

LEGEND

- 1/2" REBAR SET
- 1/2" REBAR FOUND UNLESS OTHERWISE NOTED
- OPEN TOP PIPE FOUND
- △ CALCULATED CORNER
- CONCRETE MONUMENT FOUND
- RIGHT OF WAY
- BUILDING LINE
- PROPERTY LINE
- DRAINAGE EASEMENT
- UTILITIES EASEMENT
- SANITARY SEWER EASEMENT
- MANHOLE
- CATCH BASIN
- JUNCTION BOX
- DROP INLET
- HEADWALL
- ACRE
- PAVEMENT
- CREEK
- LAND LOT LINE
- FIRE HYDRANT
- FENCE LINE
- FINISH FLOOR ELEVATION
- POWER LINE
- POWER POLE
- CENTER LINE
- TEST HOLE
- SITE PLAN ENG. DEPT.
- SITE PLAN HEALTH DEPT.
- RADIUS
- ELEVATION
- RESIDENTIAL DRAINAGE PLAN
- REINFORCED CONCRETE PIPE
- CORRUGATED METAL PIPE
- LIGHT POLE
- WATER VALVE
- WATER METER
- POINT OF BEGINNING
- NOW OR FORMERLY
- HOUSE PLAN TYPE
- ADDRESS

I CERTIFY ALL THE REQUIREMENTS FOR FINAL APPROVAL OF THIS PLAT HAVE BEEN FULFILLED IN ACCORDANCE WITH THE REGULATIONS OF THE CITY OF WARNER ROBINS, GEORGIA, AND THE REQUIREMENTS OF THE WARNER ROBINS PLANNING AND ZONING COMMISSION.

DATE

Darin Curtis
SECRETARY OF THE WARNER ROBINS
PLANNING & ZONING COMMISSION

"CERTIFICATION OF APPROVAL BY THE CITY ENGINEER"

"I CERTIFY THAT THE OWNER, OR HIS AGENT, HAS COMPLETED THE CONSTRUCTION AND INSTALLATION OF THE STREETS, DRAINAGE, UTILITIES, AND OTHER IMPROVEMENTS IN ACCORDANCE WITH THE REGULATIONS OF THE CITY OF WARNER ROBINS, GEORGIA, OR HAS POSTED A PERFORMANCE BOND OR CASHIER'S CHECK IN LIEU THEREOF."

Douglas P. Webb

CITY ENGINEER

8/13/2025, 9:05:20 AM

DATE

SURVEYOR'S CERTIFICATION

IT IS CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY BY ME OR UNDER MY SUPERVISION, THAT ALL MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN, AND THAT ALL SURVEYING AND PLATTING REQUIREMENTS OF THE LAND SUBDIVISION REGULATIONS OF THE CITY / COUNTY, HAVE BEEN FULLY COMPLIED WITH, FURTHERMORE, THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-6-67, AUTHORITY O.C.G.A. SECS. 15-6-67, 43-1-43, 15-6-43, 43-15-19, 43-15-22.

BY (MARTY A. MCLEOD)
REGISTERED GEORGIA LAND SURVEYOR NUMBER - 2991

"OWNER'S CERTIFICATION"
STATE OF GEORGIA, COUNTY OF HOUSTON

THE UNDERSIGNED CERTIFIES THAT HE IS THE OWNER OF THE LAND SHOWN ON THIS PLAT AND ACKNOWLEDGES THIS PLAT AND ALLOTMENT TO BE HIS FREE ACT AND DEED AND DEDICATES TO PUBLIC USE FOREVER ALL AREAS SHOWN OR INDICATED ON THIS PLAT AS STREETS, ALLEYS, EASEMENTS OR PARKS.

Marty A. McLeod
AGENT SIGNATURE

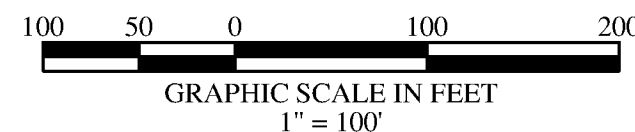
6/2/2025
DATE

TOTAL AREA: 19.22 ACRES

NOTES:
THIS PROPERTY IS SUBJECT TO ANY RESTRICTIONS OR EASEMENTS THAT MAY NOT BE SHOWN HEREON.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED WAS OBTAINED USING A TOPCON GTS 211D AND HAS A LINEAR PRECISION RATIO OF ONE FT. IN 24,000 FEET AND AN ANGULAR ERROR OF 0.3 SECONDS PER ANGLE AND WAS ADJUSTED USING THE COMPASS RULE. THIS PLAT HAS BEEN CHECKED FOR MATHEMATICAL ACCURACY AND CLOSURES WITHIN ONE FT. IN 1,000,000 FEET.

ACCORDING TO INFORMATION SHOWN ON F.E.M.A. COMMUNITY PANEL NUMBER 13153 C 0125 E, EFFECTIVE DATE SEPTEMBER 28, 2007, NO PORTION OF THIS PROPERTY IS LOCATED IN A F.L.A. FLOOD HAZARD ZONE.



Type: GEORGIA STANDARD PLATS
Recorded: 8/15/2025 10:28:00 AM
Fee Amt: \$10.00 Page 1 of 1
Houston County Georgia
Terri L Childers Clerk of Superior Court
BK 85 PG 313

FOR THE CLERK OF SUPERIOR COURTS USE ONLY



PARCEL LINE TABLE		
Line #	Length	Direction
L533	22.16'	N00° 51' 09"E
L534	43.84'	N00° 51' 09"E
L535	66.00'	N00° 51' 09"E
L536	66.00'	N00° 51' 09"E
L537	23.60'	N00° 51' 09"E
L538	42.40'	N00° 51' 09"E
L539	78.61'	N32° 02' 54"W
L540	55.05'	S00° 51' 33"W
L541	54.69'	S89° 08' 51"E
L542	25.98'	S61° 26' 30"W
L543	59.64'	S61° 26' 30"W
L544	31.83'	N89° 25' 54"E
L545	52.55'	N89° 25' 54"E
L546	39.59'	N67° 04' 07"W
L547	89.81'	N67° 04' 07"W
L549	75.88'	S67° 04' 07"E

PARCEL CURVE TABLE				
CURVE #	ARC	RADIUS	DIRECTION	LENGTH
C369	84.08'	381.95'	S83° 43' 41"W	83.92'
C370	106.53'	381.95'	S69° 25' 53"W	106.18'
C371	42.12'	325.00'	S65° 09' 14"W	42.09'
C372	97.50'	325.00'	S77° 27' 38"W	97.13'
C373	19.15'	325.00'	S87° 44' 35"W	19.15'
C374	17.26'	300.00'	S64° 09' 22"W	16.73'
C375	122.34'	50.00'	N70° 28' 08"W	94.03'
C376	79.93'	50.00'	N45° 25' 20"E	71.69'
C377	42.07'	50.00'	S64° 40' 39"E	40.84'
C378	17.26'	200.00'	S65° 17' 38"E	16.73'
C379	109.43'	275.00'	N78° 01' 52"E	108.71'
C380	24.91'	275.00'	N64° 02' 11"E	24.90'
C381	101.77'	431.95'	N68° 11' 27"E	101.53'
C382	113.80'	431.95'	N82° 29' 15"E	113.47'
C383	31.28'	200.00'	S45° 39' 41"W	28.19'
C390	20.47'	200.00'	S28° 28' 22"E	19.59'
C392	5.15'	200.00'	S65° 10' 10"E	5.13'
C394	64.05'	50.00'	S35° 50' 27"E	59.76'
C396	31.42'	200.00'	N44° 57' 59"W	28.28'
C397	31.55'	200.00'	S44° 20' 19"E	28.38'
C398	31.57'	200.00'	N44° 21' 33"W	28.39'
C399	117.23'	75.00'	S45° 38' 21"W	105.66'
C400	43.62'	125.00'	N09° 34' 43"W	43.40'
C401	90.52'	125.00'	N40° 19' 17"W	88.55'
C402	13.09'	125.00'	N64° 04' 03"W	13.09'
C403	116.84'	225.00'	N52° 11' 32"W	115.53'
C404	51.55'	125.00'	N12° 40' 23"E	51.19'
C405	69.55'	125.00'	N40° 25' 41"E	68.66'
C406	74.29'	125.00'	N73° 23' 38"E	73.20'
C407	17.45'	200.00'	S65° 25' 19"W	16.90'
C408	17.45'	200.00'	N68° 25' 19"E	16.90'
C409	20.42'	50.00'	N52° 07' 22"E	20.28'
C410	61.40'	50.00'	S81° 00' 06"E	57.61'
C411	74.78'	50.00'	S02° 58' 36"E	68.01'
C412	9.20'	50.00'	S45° 08' 34"W	9.19'
C413	17.45'	200.00'	S25° 25' 00"W	16.90'
C414	88.34'	75.00'	S33° 19' 29"E	83.32'
C415	27.15'	275.00'	S64° 14' 26"E	27.13'
C416	97.88'	275.00'	S51° 12' 58"E	97.37'

DRAINAGE & SEWER EASEMENT NOTE:
ALL EASEMENTS ARE 20' WIDE
AND ARE CENTERED ON
STRUCTURES.

* LOT NOTE:
LOT 2064 INCLUDES TRACT "B-2"
TO MAKE THE 20.155 S.F. (0.46 ACRES) LOT.
LOT 2060 INCLUDES TRACT "B-1"
TO MAKE THE 19.458 S.F. (0.45 ACRES) LOT.

P.O. BOX 1821
Perry, Georgia 31069
office (478) 224-7070
fax (478) 224-7072
WWW.MCLEODSURVEYING.COM

McLeod
SURVEYING

COUNTY: HOUSTON
SUBJECT: 246-247 - 10TH
DWG: 0652-020 - PLAT
DATE: 6/2/2025
SCALE: 1"=100'
JOB NO.: 0652-020

FINAL PLAT:
THE WOODLANDS OF HOUSTON
SECTION 3, PHASE 8

REVISIONS
NO. DATE DESCRIPTION

S-1.1