

- NOTES**
1. BLOCK E - 22 LOTS
 2. BLOCK F - 21 LOTS
 3. BLOCK G - 6 LOTS
 4. TOTAL - 47 LOTS
 5. TOTAL AREA = 11.91 AC
 6. STREET FRONT OF WAY ARE:
 - a. 5' DE
 - b. 25' DE
 - c. 5' DE
 - d. 5' DE
 - e. 5' DE
 - f. 5' DE
 - g. 5' DE
 - h. 5' DE
 - i. 5' DE
 - j. 5' DE
 - k. 5' DE
 - l. 5' DE
 - m. 5' DE
 - n. 5' DE
 - o. 5' DE
 - p. 5' DE
 - q. 5' DE
 - r. 5' DE
 - s. 5' DE
 - t. 5' DE
 - u. 5' DE
 - v. 5' DE
 - w. 5' DE
 - x. 5' DE
 - y. 5' DE
 - z. 5' DE
 7. ALL EASEMENTS ARE FOR DRAINAGE & UTILITY UNLESS OTHERWISE NOTED.
 8. STREETS:
 - a. POINT 25'
 - b. ROAD 25'
 - c. DRIVE 5'
 9. STREET EASEMENT ALONG FRONT OF ALL LOTS.
 10. THE PROPERTY IS ZONED CA.
 11. SUBJECT PROPERTY IS LOCATED ON TAX MAP 004.
 12. THE LAND PARCELS WHOSE SEAL IS AFFIXED HERETO MEAS THE GUARANTEE THAT ALL EASEMENTS WOULD AFFECT THIS PROPERTY ARE SHOWN.

SURVEYOR'S CERTIFICATION

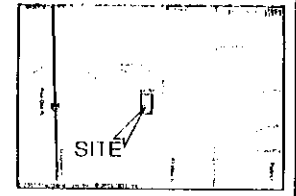
THE FIELD DATA UPON WHICH THIS MAP OR PLAN IS BASED HAS A CLOSURE (PERCENTAGE OF THE TOTAL) OF 37.251 FEET, AND AN ANGULAR ERROR OF 0.00 PER ANGLE POINT, AND WAS ADJUSTED USING THE LEAST SQUARES METHOD.

THIS MAP OR PLAN HAS BEEN ACCURATELY PLANNED, DRAWN, AND IS TRUING TO BE ACCURATE AS OF THE DATE OF 9/27/05.

THE LINEAR AND ANGULAR MEASUREMENTS SHOWN ON THIS PLAN WERE OBTAINED BY ME OR BY OTHERS UNDER MY SUPERVISION.

REFERENCES

DB 24-116
 EP 24-120
 PB 22-171



VICINITY MAP
 N.T.S.

THELMA W. PEAVY & CYNTHIA P. RHODES

FUTURE PRESTON DEVELOPMENT, LLC

MANCHESTER LANE 50' R/W

ALEXIS WAY 50' R/W

FUTURE PARCEL "B2" KEITH AND LISA NEWTON

CURVE	RADIUS	LENGTH	CORD	CHORD BEAR
C1	135.00	12.22	17.71	S 05°16'03" W
C2	135.00	57.62	57.18	S 19°28'56" W
C3	135.00	13.53	13.52	S 34°34'46" W
C4	75.00	4.87	4.87	N 35°13'01" E
C5	75.00	44.13	46.49	N 16°48'04" E
C6	125.00	43.02	42.81	S 07°43'54" W
C7	125.00	43.32	43.11	S 27°31'16" W
C8	65.00	55.84	54.85	S 16°41'53" W
C9	25.00	30.44	30.33	N 78°19'08" E
C10	125.00	50.73	50.38	N 78°19'08" E



OWNER/DEVELOPER
 THELMA W. PEAVY & CYNTHIA P. RHODES, LLC
 500 CORPORATE POINT
 WARRIOR RHINES, GA 31094

OWNER'S CERTIFICATION
 STATE OF GEORGIA, COUNTY OF PEACH, CITY OF BURTON
 THE UNDERSIGNED CERTIFIES THAT HE IS THE OWNER OF THE LAND SHOWN ON THIS PLAN AND ACKNOWLEDGES THE PLAN AND ALLOTMENT TO BE HIS FREE ACT AND DEED AND DEDICATES TO PUBLIC USE FOREVER ALL AREAS SHOWN OR INDICATED ON THE PLAN AS STREETS, ALLEYS, EASEMENTS, OR PARKS.

*Paula Rhodes LLC by
 19 Thomas Rhodes*

CITY ENGINEER CERTIFICATION
 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 REGULATIONS OF THE CITY OF BURTON, GEORGIA. I HAVE POSTED A PERFORMANCE BOND OR CASHIER'S CHECK IN LIEU THEREOF.

9/28/05 [Signature]

BYRON PLANNING & ZONING COMMISSION
 I CERTIFY THAT ALL THE REQUIREMENTS FOR THE APPROVAL OF THIS PLAN HAVE BEEN FULFILLED IN ACCORDANCE WITH THE REGULATIONS OF THE CITY OF BURTON GEORGIA, AND THE REGULATIONS OF THE BYRON PLANNING AND ZONING COMMISSION.

9/28/05 [Signature]
 ZONING ENFORCEMENT OFFICER

FLOOD PLAIN CERTIFICATION
 I CERTIFY THAT I HAVE EXAMINED THE FEMA MAP NO. 13130570020B RELATING TO THE PROPERTY SHOWN HEREON AND THE SAME IS NOT LOCATED IN A FEMA DESIGNATED FLOOD PLAIN.

9/9/05 [Signature]
 GEORGIA REGISTERED LAND SURVEYOR

- LEGEND**
- FE=FEET, LINE
 - PE=PERCENT, SETBACK, LINE
 - LAND LOT NUMBER
 - PLAT DRAW, PAGE
 - PLAT BOOK, PAGE
 - ENGINEER EASEMENT
 - SANITARY SEWER EASEMENT
 - UTILITY EASEMENT
 - KOO
 - 0
 - 100
 - 200
 - 300

LL 114
 PB 89/815
 PB 89/815

**SUBDIVISION SURVEY
 MANCHESTER PLACE
 PHASE 2
 FOR**

ADAMS & HEALD
 LAND PLANNERS - DEVELOPERS - MANAGERS - SURVEYORS
 7030 WASHINGTON AVENUE, SUITE 100