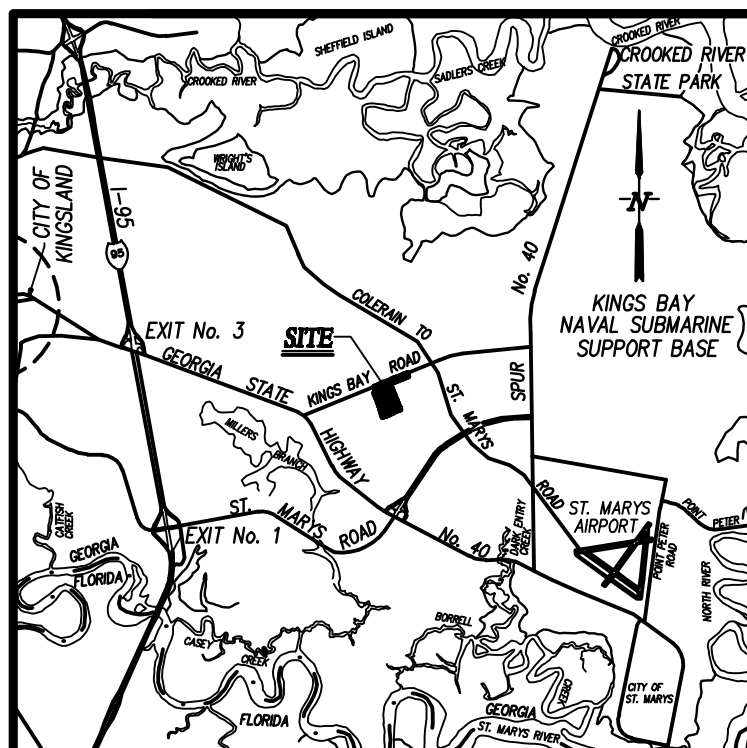


COLERAIN ROAD COMMERCIAL SITE
CITY OF ST. MARYS, 29th. G.M.D.,
CAMDEN COUNTY, GEORGIA

(BEING LOTS 9-11 AS SHOWN ON PLAT RECORDED IN P.C. 2, FILE No. 32B, PUBLIC RECORDS OF SAID COUNTY)

FOR: STARMAX GEORGIA, LLC, OR IT'S ASSIGNS



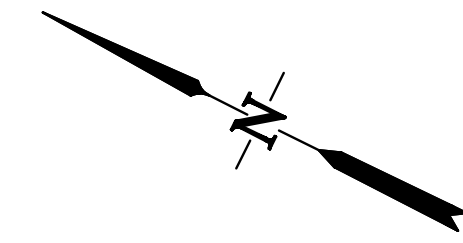
VICINITY (N.T.S.) MAP

OWNER'S CERTIFICATE:

STATE OF GEORGIA, COUNTY OF CAMDEN

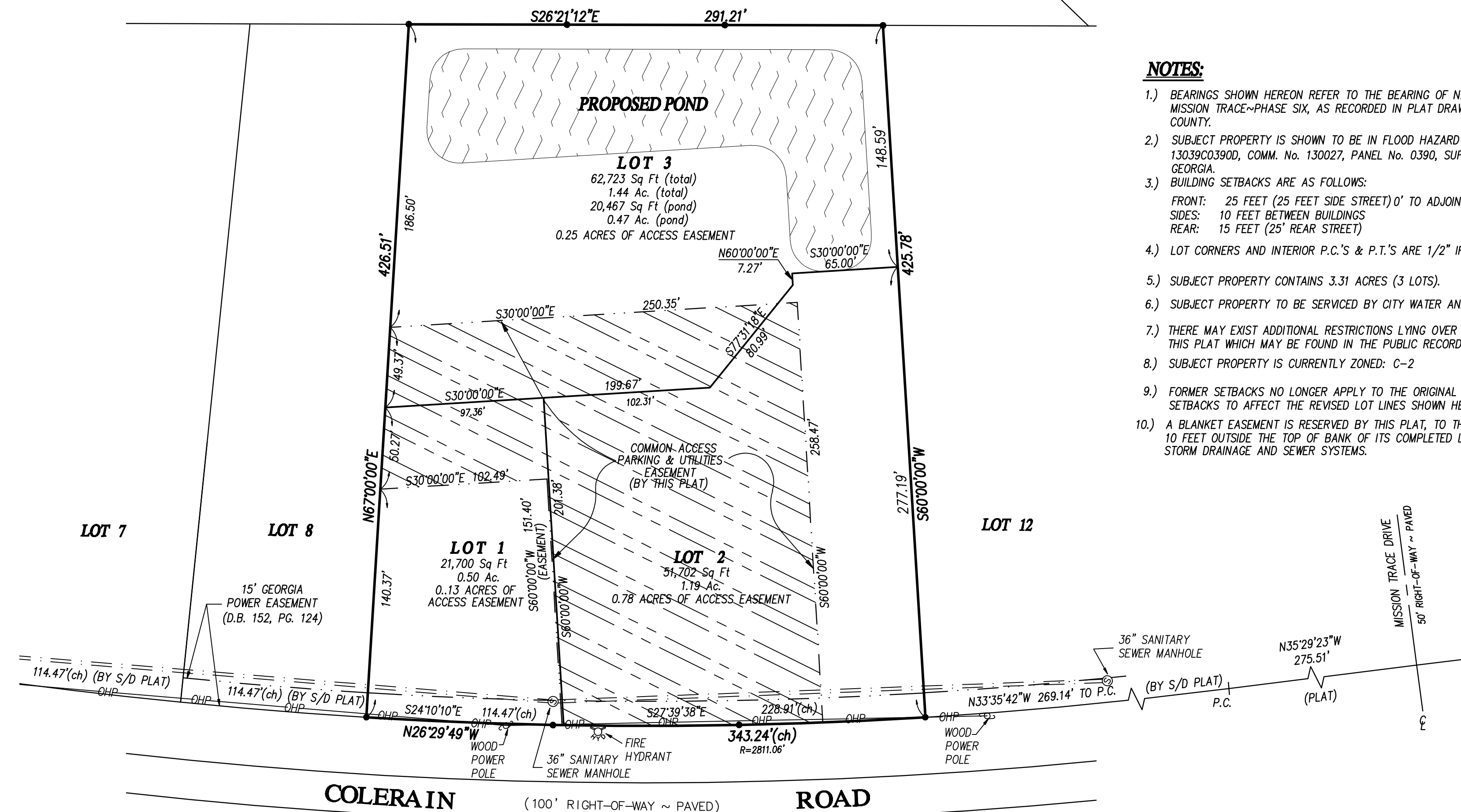
THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, CERTIFIES THAT SAID OWNER HAS CAUSED THE SUBDIVISION OF THE LAND SHOWN HEREON BY AN ACTUAL SURVEY, AND DOES HEREBY IRREVOCABLY DEDICATE TO THE USE OF THE PUBLIC ALL ROADS AND EASEMENTS FOR THE PURPOSES THAT THEY ARE LABELED.

BY: _____ DATE: _____
 BARKSDALE MCKAY



NOTES:

- 1.) BEARINGS SHOWN HEREON REFER TO THE BEARING OF N26°-21'-12"W FOR THE SOUTHERLY BOUNDARY LINE OF MISSION TRACE~PHASE SIX, AS RECORDED IN PLAT DRAWER 22, MAP No. 24, PUBLIC RECORDS OF SAID COUNTY.
- 2.) SUBJECT PROPERTY IS SHOWN TO BE IN FLOOD HAZARD ZONE "X" (UNSHADED) AS PER F.I.R. MAP No. 13039C0390D, COMM. No. 130027, PANEL No. 0390, SUFFIX "D", DATED: JULY 3, 1995, FOR CAMDEN COUNTY, GEORGIA.
- 3.) BUILDING SETBACKS ARE AS FOLLOWS:
 FRONT: 25 FEET (25 FEET SIDE STREET) 0' TO ADJOINING UNITS
 SIDES: 10 FEET BETWEEN BUILDINGS
 REAR: 15 FEET (25' REAR STREET)
- 4.) LOT CORNERS AND INTERIOR P.C.'S & P.T.'S ARE 1/2" IRON PIPES AND ARE SHOWN THUS: FOUND: ● SET: ○
- 5.) SUBJECT PROPERTY CONTAINS 3.31 ACRES (3 LOTS).
- 6.) SUBJECT PROPERTY TO BE SERVICED BY CITY WATER AND SEWER, DEVELOPER TO INSTALL LINES WITHIN SUBDIVISION.
- 7.) THERE MAY EXIST ADDITIONAL RESTRICTIONS LYING OVER THE SUBJECT PROPERTY THAT ARE NOT SHOWN ON THIS PLAT WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF SAID COUNTY.
- 8.) SUBJECT PROPERTY IS CURRENTLY ZONED: C-2
- 9.) FORMER SETBACKS NO LONGER APPLY TO THE ORIGINAL LOT LAYOUT. THIS PLAT IMPLIES FOR THE REQUIRED SETBACKS TO AFFECT THE REVISED LOT LINES SHOWN HEREON.
- 10.) A BLANKET EASEMENT IS RESERVED BY THIS PLAT, TO THE CITY OF ST. MARYS, OVER THE ENTIRE LAKE AREA 10 FEET OUTSIDE THE TOP OF BANK OF ITS COMPLETED LOCATION TO MAINTAIN SAID LAKE AND STORM DRAINAGE AND SEWER SYSTEMS.



LEGEND:

- = FOUND 1/2" IRON PIPE R.L.S. 2218
- ⊕ = CENTERLINE
- R = RADIUS
- (ch) = CHORD

SCALE: 1" = 50'



COLERAIN ROAD (100' RIGHT-OF-WAY ~ PAVED)

MINOR PLAT CERTIFICATION:

THIS PLAT MEETS THE REQUIREMENTS FOR FILING WITH THE CLERK OF SUPERIOR COURT AS A MINOR SUBDIVISION.

ROGER WEAVER
 PLANNING & BUILDING DIRECTOR

RECORDING DATA INFORMATION:

STATE OF GEORGIA, COUNTY OF CAMDEN:
 OFFICE OF CLERK OF SUPERIOR COURT
 THE WITHIN PLAT RECORDED IN PLAT

CABINET _____ FILE No. _____
 THIS _____ DAY OF _____ 2005.

BY: _____ DATE: _____
 DEPUTY CLERK

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND ACCURATE AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY DONE UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTATION SHOWN HEREON HAS BEEN SET OR FOUND.

BY: _____ DATE: _____

ERNEST R. BENNETT, Jr.
 GEORGIA REG. SURVEYOR No. 2893

DWG. No.: B-1-3203-01-06

DWN. BY: G.D. CKD. BY: R.B.

PREPARED BY:
PRIVETT-BENNETT & ASSOCIATES, INC.
 SURVEYORS & LAND PLANNERS
 LICENSED BUSINESS No. 166, GA.
 LICENSED BUSINESS No. 4204, FL.
 1201 SHADOWLAWN DRIVE
 ST. MARYS, GEORGIA 31558
 (912) 882-3738

SURVEY DATE: 2-23-08
 F.B. 363, Pg. 18-20

CADD FILE: CAD\gina\DWG08\COLERDCOMMERCIAL