





Received  
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Planning & Zoning

## SURVEY LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 154 OF THE 1ST DISTRICT, 1ST SECTION, CITY OF JOHNS CREEK, FULTON COUNTY GEORGIA; AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF LAND LOT 154 WITH THE MITERED INTERSECTION OF THE SOUTHWESTERLY RIGHT OF WAY OF STATE BRIDGE ROAD (R/W VARIES) AND THE SOUTHEASTERLY RIGHT OF WAY OF INDIAN VILLAGE DRIVE (50' R/W), SAID POINT BEING THE POINT OF BEGINNING;

THENCE TRAVELING ALONG SAID MITERED INTERSECTION SOUTH 81 DEGREES 22 MINUTES 12 SECONDS EAST, A DISTANCE OF 21.95 FEET TO A CONCRETE MONUMENT FOUND ON THE SOUTHWESTERLY RIGHT OF WAY OF STATE BRIDGE ROAD; THENCE TRAVELING ALONG THE SOUTHWESTERLY RIGHT OF WAY OF STATE BRIDGE ROAD THE FOLLOWING FIVE (5) COURSES AND DISTANCES: ALONG A CURVE TO THE LEFT WITH AN ARC LENGTH OF 294.10 FEET AND A RADIUS OF 1503.69 FEET, BEING SUBTENDED BY A CHORD OF SOUTH 47 DEGREES 19 MINUTES 23 SECONDS EAST A DISTANCE OF 293.63 FEET TO A CONCRETE MONUMENT FOUND; THENCE SOUTH 52 DEGREES 55 MINUTES 18 SECONDS EAST FOR A DISTANCE OF 26.95 FEET TO A CONCRETE MONUMENT FOUND; THENCE SOUTH 28 DEGREES 22 MINUTES 01 SECONDS WEST FOR A DISTANCE OF 12.36 FEET TO A POINT; THENCE SOUTH 04 DEGREES 30 MINUTES 35 SECONDS WEST FOR A DISTANCE OF 37.71 FEET TO A POINT; THENCE SOUTH 52 DEGREES 55 MINUTES 49 SECONDS EAST FOR A DISTANCE OF 17.13 FEET TO A POINT IN THE CENTER OF LONG INDIAN CREEK; THENCE LEAVING SAID RIGHT OF WAY AND TRAVELING ALONG THE CENTERLINE OF SAID CREEK THE FOLLOWING FIFTEEN (15) COURSES AND DISTANCES: SOUTH 22 DEGREES 00 MINUTES 59 SECONDS WEST FOR A DISTANCE OF 12.65 FEET TO A POINT; THENCE SOUTH 11 DEGREES 05 MINUTES 09 SECONDS WEST FOR A DISTANCE OF 60.56 FEET TO A POINT; THENCE SOUTH 59 DEGREES 24 MINUTES 51 SECONDS WEST FOR A DISTANCE OF 28.43 FEET TO A POINT; THENCE SOUTH 15 DEGREES 54 MINUTES 37 SECONDS WEST FOR A DISTANCE OF 29.12 FEET TO A POINT; THENCE SOUTH 19 DEGREES 42 MINUTES 05 SECONDS WEST FOR A DISTANCE OF 45.16 FEET TO A POINT; THENCE SOUTH 33 DEGREES 33 MINUTES 19 SECONDS WEST FOR A DISTANCE OF 42.55 FEET TO A POINT; THENCE SOUTH 19 DEGREES 51 MINUTES 24 SECONDS WEST FOR A DISTANCE OF 47.19 FEET TO A POINT; THENCE SOUTH 08 DEGREES 26 MINUTES 34 SECONDS WEST FOR A DISTANCE OF 26.91 FEET TO A POINT; THENCE SOUTH 15 DEGREES 43 MINUTES 29 SECONDS WEST FOR A DISTANCE OF 58.03 FEET TO A POINT; THENCE SOUTH 25 DEGREES 03 MINUTES 25 SECONDS WEST FOR A DISTANCE OF 83.80 FEET TO A POINT; THENCE SOUTH 00 DEGREES 16 MINUTES 04 SECONDS WEST FOR A DISTANCE OF 35.26 FEET TO A POINT; THENCE SOUTH 43 DEGREES 44 MINUTES 08 SECONDS WEST FOR A DISTANCE OF 30.49 FEET TO A POINT; THENCE SOUTH 58 DEGREES 55 MINUTES 32 SECONDS WEST FOR A DISTANCE OF 23.10 FEET TO A POINT; THENCE SOUTH 39 DEGREES 44 MINUTES 30 SECONDS WEST FOR A DISTANCE OF 33.44 FEET TO A POINT; THENCE NORTH 84 DEGREES 52 MINUTES 41 SECONDS WEST FOR A DISTANCE OF 47.90 FEET TO A POINT ON THE WEST LINE OF LAND LOT 154; THENCE LEAVING SAID CREEK

AND TRAVELING ALONG THE WEST LINE OF LAND LOT 154 NORTH 00 DEGREES 22 MINUTES 32 SECONDS EAST FOR A DISTANCE OF 762.43 FEET TO THE POINT OF BEGINNING.

SAID TRACT OR PARCEL OF LAND CONTAINS 2.886 ACRES AND IS DEPICTED ON THAT CERTAIN ALTA/NSPS PLAT OF SURVEY PREPARED BY LANDPRO SURVEYING AND MAPPING, INC., SEALED AND CERTIFIED BY JAMES H. RADER, GRLS NO. 3033, DATED SEPTEMBER 6, 2018.