

LAND LOT 178 & 179  
2ND DISTRICT  
HENRY COUNTY, GEORGIA

OWNER'S AGENT:  
(PRIMARY CONTACT FOR PROPERTY INFORMATION)

TIMOTHY P. DEAN, BROKER  
LEED-AP

PROVISION BROKERAGE SERVICES, INC.  
Commercial Real Estate Development Services

821 Luella Road,  
Locust Grove, GA 30248

(404) 392-2499  
FAX# 1-866-777-9483

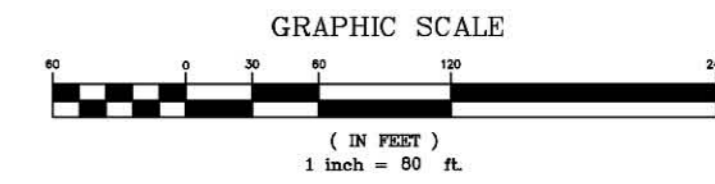
GREC FIRM NO. H-59564  
GREC BROKER NO. 247163

OWNER:  
THE TESTAMENTARY TRUST FBO STEPHANIE B. HOFFMAN, dated 1/1/05  
THE TESTAMENTARY TRUST FBO AMY B. BODLE, DATED 1/1/05  
THE A. BALLARD FAMILY LIMITED PARTNERSHIP

ENGINEER/SURVEYOR:  
J. WAYNE PROCTOR  
319 ATLANTA STREET, SE  
SUITE 240  
MARIETTA, GA 30060  
(770)425-6890

LEGEND

Existing Contour	---990---	Radius	R
Proposed Contour	---990---	Chord Bearing	CB
Exist. Spot Elev.	392.0	Chord	C
Proposed Spot Elev.	392.0	Service Pole	SP
Sanitary Sewer	SS	Long Pole	LPL
Fire Hydrant	HF	Overhead Utility Line	OHUL
S&T Fence	X-X	Man Hole	MH
Water Line	W	Catch Basin	CB
Traffic Flow	→	Junction Box	JB
Power Pole	PP	Drop Inlet	DI
Gas Line	G	Headwall	HW
Iron Pin Set	IPS	Corrugated Metal Pipe	CHMP
Iron Pin Found	IPF	Reinforced Concrete	RCP
Concrete Monument Found	CMF	Cross Drain	CD
Monument	MON	Sewer Easement	SE
Nail & Cap	N&C	Drainage Easement	DE
Fence Corner	FC	Water Valve	WV
Fence	---	Water Meter	WM
Open Top Pin	OTP	Gas Valve	GV
Crimp Top Pin	CT	Gas Meter	GM
Reinforcing Bar	Re-bar	Arc	A
Centerline	C	Underground Electricity	UE
Right-of-Way	R/W	Underground Telephone	UT
		To Be Removed	TBR



VICINITY MAP  
SCALE: 1"=2000'

LANDSCAPE LEGEND

COMMON NAME	BOTANICAL NAME	QTY	UNIT VALUE	TOTAL VALUE	SIZE AT PLANTING	PROP. GROWTH TYPE	PROP. GROWTH TYPE
BLACKBERRY	VITICORPA	12	54	4.8	3" CAL.	SHRUB	UNDER STORY TREES
RED MAPLE	ACER RUBRUM	13	54	5.2	3" CAL.	SHRUB	DECIDUOUS TREES
LOBLOLLY PINE	PINUS TAEDA	10	54	5.2	3" CAL.	SHRUB	CANOPY TREES
WATER OAK	QUERCUS NIGRA	9	54	3.6	3" CAL.	SHRUB	CANOPY TREE
ORANGE NYCTALE	LARIX TREMULA	14	54	5.4	3" CAL.	SHRUB	UNDER STORY TREES
ORANGE NYCTALE	ADALEA TRINCA	199	N/A	N/A	# 8.5" DC	SHRUBS	
BEYONDED	TEMPERIFERUS	365	N/A	N/A	# 3" DC	SHRUBS	
		TOTAL # OF TREES = 58					
2 KINDS OF DECIDUOUS TREES		TOTAL = 23 UNITS PROPOSED					
67% OF UNDER STORY TREES		33% OF CANOPY TREES					

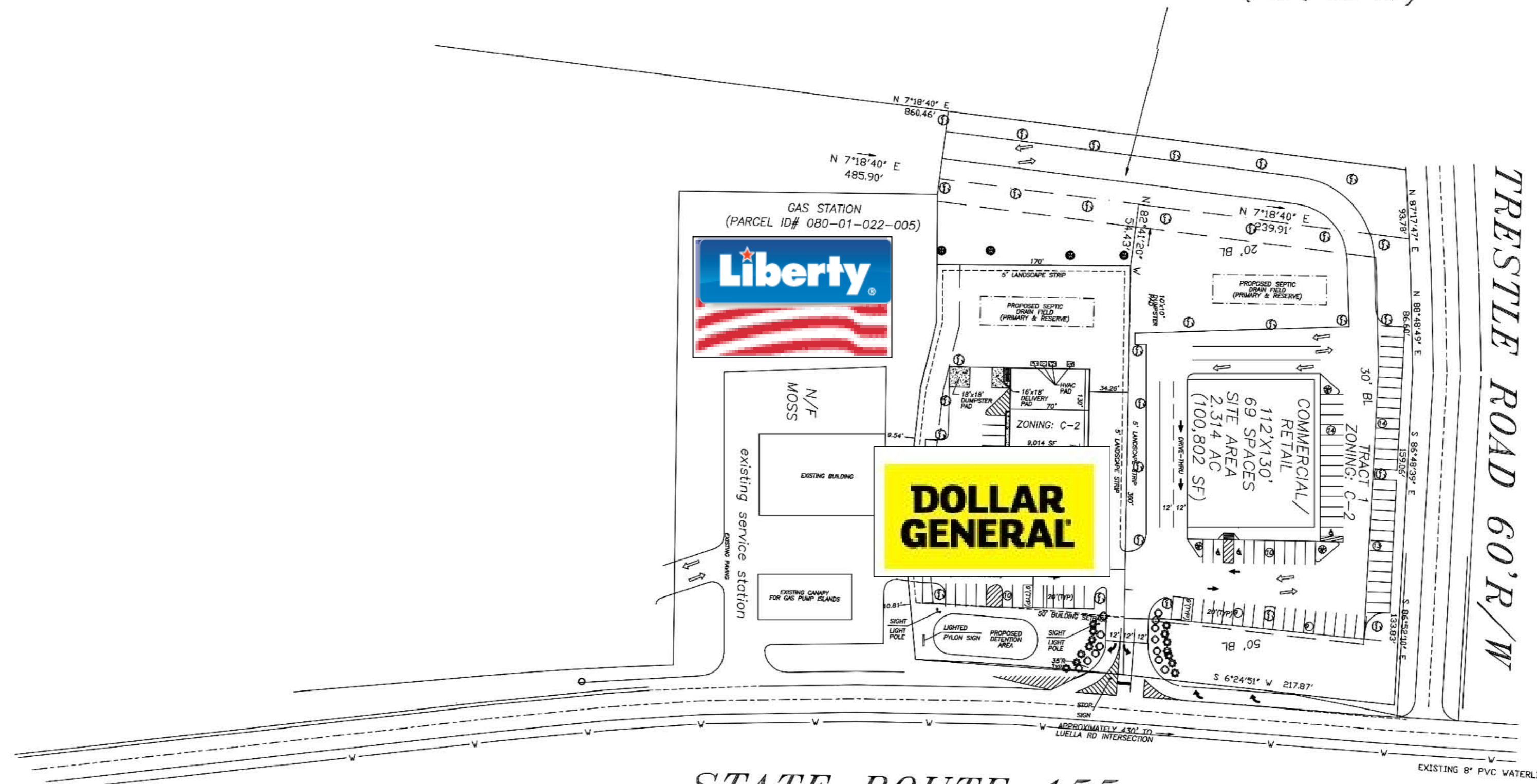
24-HOUR POINT OF CONTACT:  
TIM DEAN 404-392-2499  
LEED-AP  
PROVISION BROKERAGE SERVICES, INC.  
COMMERCIAL REAL ESTATE SERVICES

THIS PROPERTY IS NOT IN THE 100 YEAR FLOOD PLAIN.  
ACCORDING TO THE F.I.R.M. COMMUNITY PANEL NUMBER 13151-C0260 C, DATED 5-16-06 THIS PROPERTY (is not) LOCATED IN AN AREA HAVING SPECIAL FLOOD HAZARDS.  
ALL EROSION AND SEDIMENTATION CONTROL METHODS SHALL CONFORM TO THE LATEST EROSION AND SEDIMENTATION CONTROL REGULATIONS FOR THE STATE, COUNTY, AND/OR CITY OF WHICH THIS PROPERTY IS A PART OF.  
THIS PROPERTY, PROPERTY #1 THE SEPTIC PROPERTY, CAN BE DEVELOPED UTILIZING SEPTIC. DEVELOPER SHALL BE ABLE TO OBTAIN A LAND DISTURBANCE PERMIT FOR THE SEPTIC PROPERTY WITHOUT ANY REQUIREMENT TO BRING PUBLIC SEWER TO THE SEPTIC PROPERTY OR ANY LARGER TRACT OF WHICH THE SEPTIC PROPERTY MAY NOW BE OR MAY HAVE FORMERLY BEEN A PART OF.  
UTILITIES PROTECTION CENTER  
CALL 811 THREE DAYS BEFORE DIGGING.



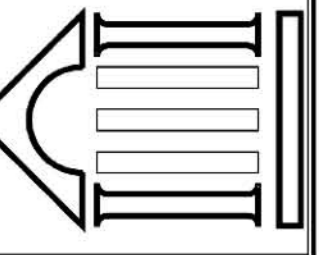
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PROPERTY #1: Septic Property  
Total Acreage: 4.641 AC  
(202,169 SF)



STATE ROUTE 155  
(AKA McDONOUGH RD)  
45 M.P.H. SPEED LIMIT

707 Whitlock Ave., S.W. Suite H-12, Marietta, Georgia 30064  
**ACME AMERICAN, L.L.C.**  
Architects, Construction Managers, Engineers  
voice (770) 425-6890 - fax (770) 425-5777



PROJECT#

Property #: Septic Property  
**Ballard Commercial Park**  
State Route 155  
LAND LOT 178 & 179, 2ND DISTRICT  
HENRY COUNTY, GEORGIA

seal

9-21-09

seal

5-11-09

revisions:

date: 9-21-09  
dwg. by:  
chkd. by: JWP

sheet:  
C-1