

UTILITY NOTE

THE UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON LOCATION OF MARKINGS PROVIDED BY:

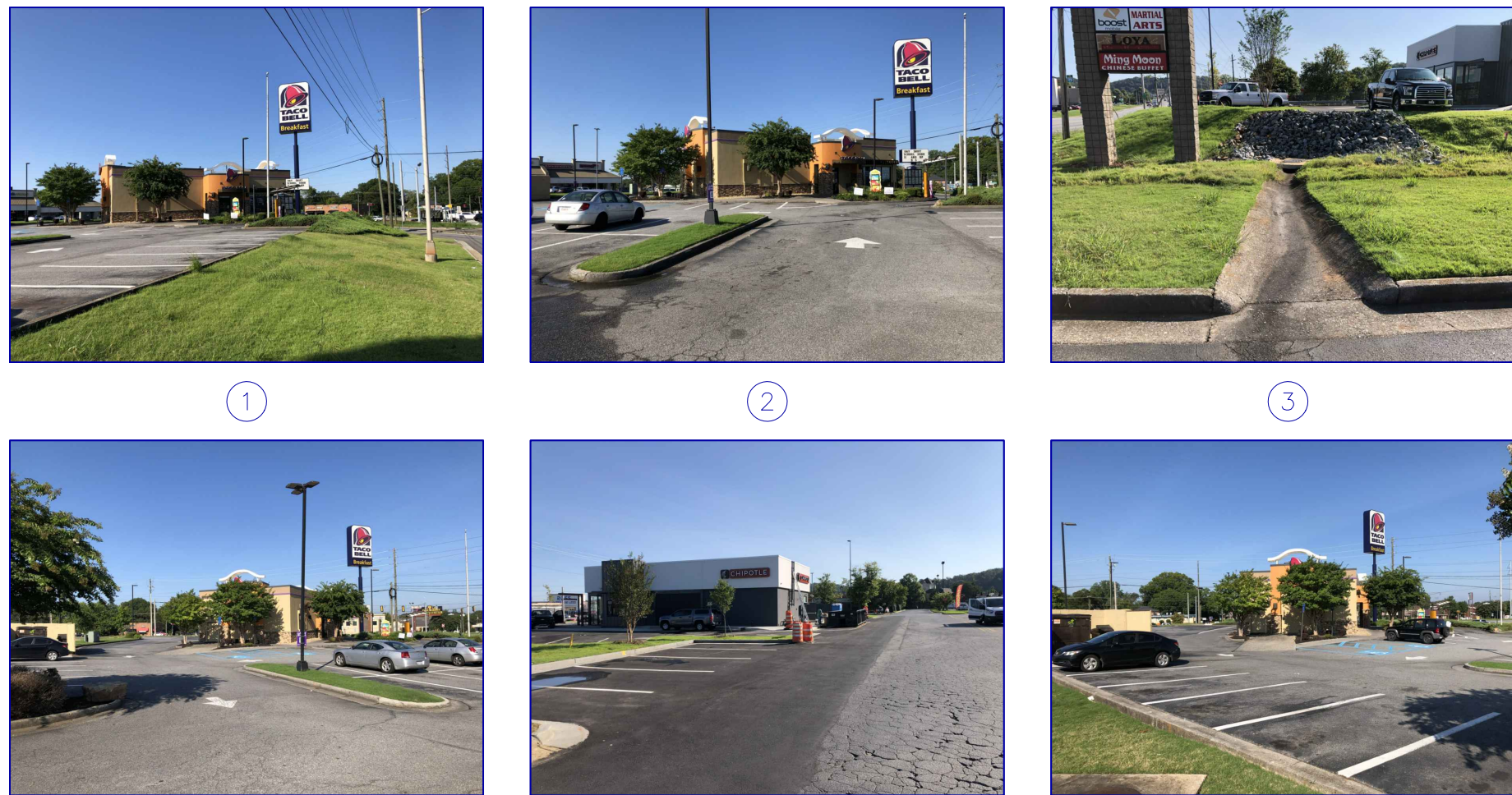
UTILISURVEY, LLC
1227 NORTH PEACHTREE PARKWAY, STE 178
PEACHTREE CITY, GA 30269

THE UNDERGROUND UTILITIES (EXCEPT THE LOCATION OF EXISTING DRAINAGE, SEWER AND IRRIGATION UTILITIES AS WELL AS UNDERGROUND STORAGE TANKS) WERE LOCATED BY UTILISURVEY, LLC, UTILIZING RADIO FREQUENCY TECHNIQUE. THIS TECHNIQUE IS CAPABLE OF LOCATING METALLIC UTILITIES AND TRACER WIRES. ANY NON-METALLIC UTILITIES (WITHOUT TRACER WIRE) ARE NOT LOCATED.

THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN-SERVICE OR ABANDONED. UNDERGROUND UTILITIES NOT OBSERVED OR LOCATED UTILIZING THIS TECHNIQUE MAY EXIST ON THIS SITE BUT NOT BE SHOWN, AND MAY BE FOUND UPON EXCAVATION. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

INFORMATION REGARDING MATERIAL AND SIZE OF UTILITIES IS BASED ON RECORDS ACQUIRED FROM THE UTILITY OWNERS.

SITE PHOTOGRAPHS

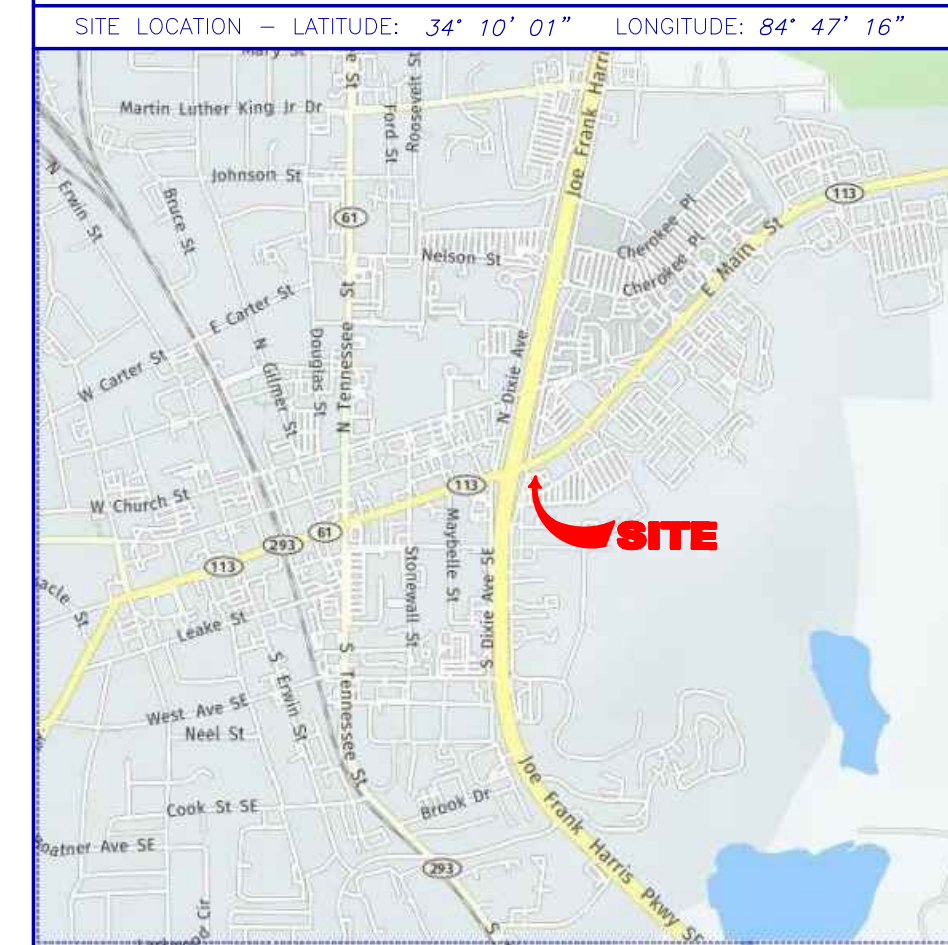


TITLE EXCEPTIONS

THE FOLLOWING EXCEPTIONS ARE LISTED IN EXHIBIT B, OF ATTORNEY'S OPINION OF TITLE, AS PREPARED BY CHICAGO TITLE INSURANCE COMPANY, FILE NO. 200426PC, EFFECTIVE DATE NOVEMBER 20TH, 2020.

- Department of Transportation Right of Way Deed from Cartersville Crossing Associates, Ltd, dated March 12, 1987, filed of record March 12, 1987, as recorded in Deed Book 536, Page 258, Bartow County, Georgia records. AFFECTS SITE AS SHOWN.
- Declaration of Restrictions, Conditions and Easements by Cartersville Crossing Associates, Ltd, dated January 27, 1988, filed of record February 2 1988, as recorded in Deed Book 565, Page 372, Bartow County, Georgia records. AFFECTS SITE AS SHOWN.
- Declaration of Utilities by Cartersville Crossing Associates, Ltd, dated January 27, 1988, filed of record February 2 1988, as recorded in Deed Book 565, Page 372, Bartow County, Georgia records. AFFECTS SITE AS SHOWN.
- Declaration of Restrictions by Cartersville Crossing Associates, Ltd, dated June 6, 1988, filed of record July 12 1988, as recorded in Deed Book 560, Page 552, Bartow County, Georgia records. NOT A SURVEY MATTER.
- Easement Agreement by and among Cartersville Crossing Associates, LLLP, formerly Cartersville Crossing Associates, Ltd and Taco Del Sur, Inc., a Georgia corporation, dated April 10, 2001, filed of record April 11, 2001, as recorded in Deed Book 1392, Page 214, Bartow County, Georgia records. AFFECTS SITE AS SHOWN.

VICINITY MAP



GENERAL NOTES

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HEREON. NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE INSPECTION REPORT. EASEMENTS OR OTHER ENCUMBRANCES MAY EXIST ON PUBLIC RECORD BUT NOT BE SHOWN HEREON.

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA BASED ON THE FLOOD INSURANCE RATE MAP FOR THIS AREA, THE MAP NUMBER FOR THIS AREA IS 13015C0266H, AND THE DATE OF SAID MAP IS 10/05/2018. THIS DETERMINATION WAS MADE BY GRAPHICALLY DETERMINING THE POSITION OF THIS SITE ON SAID FIRM MAPS UNLESS OTHERWISE NOTED.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS, AND BASED ON POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK DEVELOPED BY EOPSS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983(2011)-STATE PLANE COORDINATE SYSTEM OF GEORGIA-WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN VERTICAL DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

NO ZONING REPORT OR ZONING LETTER WAS PROVIDED TO THE SURVEYOR. THE SITE IS ZONED "G-C" (GENERAL COMMERCIAL DISTRICT) AS SHOWN ON THE ZONING MAP OF CITY OF CARTERSVILLE ZONING MAP. THE MINIMUM YARD SETBACKS ARE: FRONT - 20 FEET; SIDE - 10 FEET; AND REAR - 20 FEET.

ZONING AND SETBACKS SHOULD BE CONFIRMED AND VERIFIED BY PLANNING AND ZONING PRIOR TO DESIGN OR CONSTRUCTION ACTIVITIES.

SURVEY REFERENCES

- CONSTRUCTION PLAN PROVIDED BY SARAH MCGOWAN, CPD GROUP ARCHITECTS, ENGINEERS, PLANNERS.

SURVEYOR CERTIFICATION

This plat is a retracement of an existing parcel or parcels of land and does not subdivide or create a new parcel or make any changes to any real property boundaries. The recording information of the documents, maps, plats, or other instruments which describe the parcel or parcels are stated herein. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in G.C.C.A. Section 15-6-67.

Jonathan E. Moeller
Jonathan E. Moeller
Georgia Registered
Land Surveyor # 3345

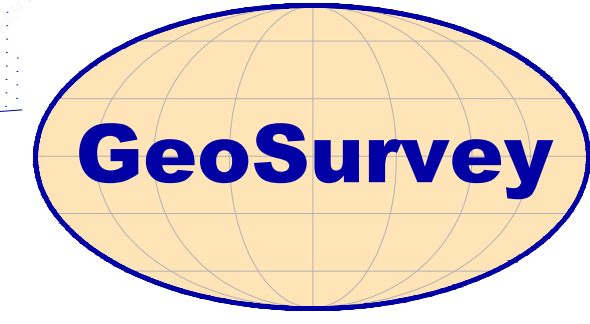


TOTAL SITE AREA
0.772 Acres
33,467 sf
ZONED G-C

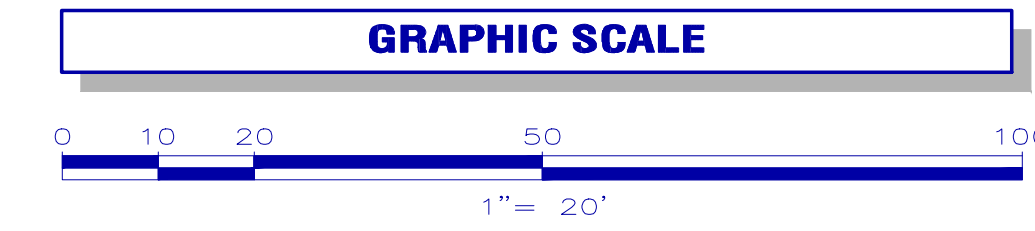
PARKING SUMMARY
28 REGULAR
2 HANDICAP
30 TOTAL

BOUNDARY & TOPOGRAPHIC SURVEY

403 EAST MAIN STREET
FOR
TACO BELL OF AMERICA, INC.



Land Surveying • 3D Laser Scanning
1660 Barnes Mill Road
Marietta, Georgia 30062
Phone: (770) 795-9900
Fax: (770) 795-8880
www.geosurvey.com
EMAIL: info@geosurvey.com
Certificate of Authorization #LSF-000621



| LEGEND | |
|---------------------------------|----------------------------------|
| STANDARD ABBREVIATIONS | STANDARD SYMBOLS |
| AC AIR CONDITIONER | ⊕ OVERHEAD TRAFFIC SIGNAL LIGHT |
| BH BORE HOLE | ⊖ POWER POLE |
| BSL BUILDING SETBACK LINE | — GUY WIRE |
| CI CURB INLET | ⊙ LIGHT POLE |
| CMF CORRUGATED METAL PIPE | ⊠ ELECTRIC TRANSFORMER |
| CMF CONCRETE MONUMENT FND | ⊠ WATER VAULT |
| CO SANITARY CLEANOUT | ⊠ GAS VALVE |
| CPED COMMUNICATION PEDESTAL | ⊠ GAS METER |
| CRIMP CRIMPED TOP PIPE | ⊠ WATER VALVE |
| DI DROP INLET | ⊠ WATER METER |
| DIP DUCTILE IRON PIPE | ⊠ FIRE HYDRANT |
| DWCB DOUBLE WING CATCH BASIN | ⊠ MANHOLE |
| FNC FENCE | — UNDERGROUND ELECTRIC LINE |
| FND FOUND | — UNDERGROUND GAS LINE |
| GM GAS METER | — UNDERGROUND COMMUNICATION LINE |
| INV INVERT | — UNDERGROUND WATER LINE |
| JB JUNCTION BOX | ⊙ PHOTO POSITION INDICATOR |
| MH MANHOLE | ⊠ REGULAR PARKING SPACE COUNT |
| OCS OUTLET CONTROL STRUCTURE | ⊠ HANDICAP PARKING SPACE |
| OFP OPEN TOP PIPE | ⊙ TREE POSITION INDICATOR |
| PM POWER METER | ⊙ SIGN |
| PKS PK NAIL SET | |
| POB POINT OF BEGINNING | |
| POC POINT OF COMMENCEMENT | |
| RPC REINFORCED CONCRETE PIPE | |
| RBR IRON REINFORCING BAR | |
| RBS 5/8" RBR SET CAPTED LSF 621 | |
| SS SINGLE WING CATCH BASIN | |
| SWCB SINGLE WING CATCH BASIN | |
| TRANS ELECTRIC TRANSFORMER | |

CLOSURE STATEMENT

THE FIELD CLOSURE UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 219,453. AND WAS ADJUSTED USING THE LEAST SQUARES METHOD. A TRIMBLE "S" SERIES TOTAL STATION AND TRIMBLE TSC-3 DATA COLLECTOR WERE USED TO COLLECT THIS FIELD DATA.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 160,525 FEET. SEM. IN1.

IF YOU DIG

Know what's below.
Call before you dig.
Dial 811
Or Call 800-282-7411

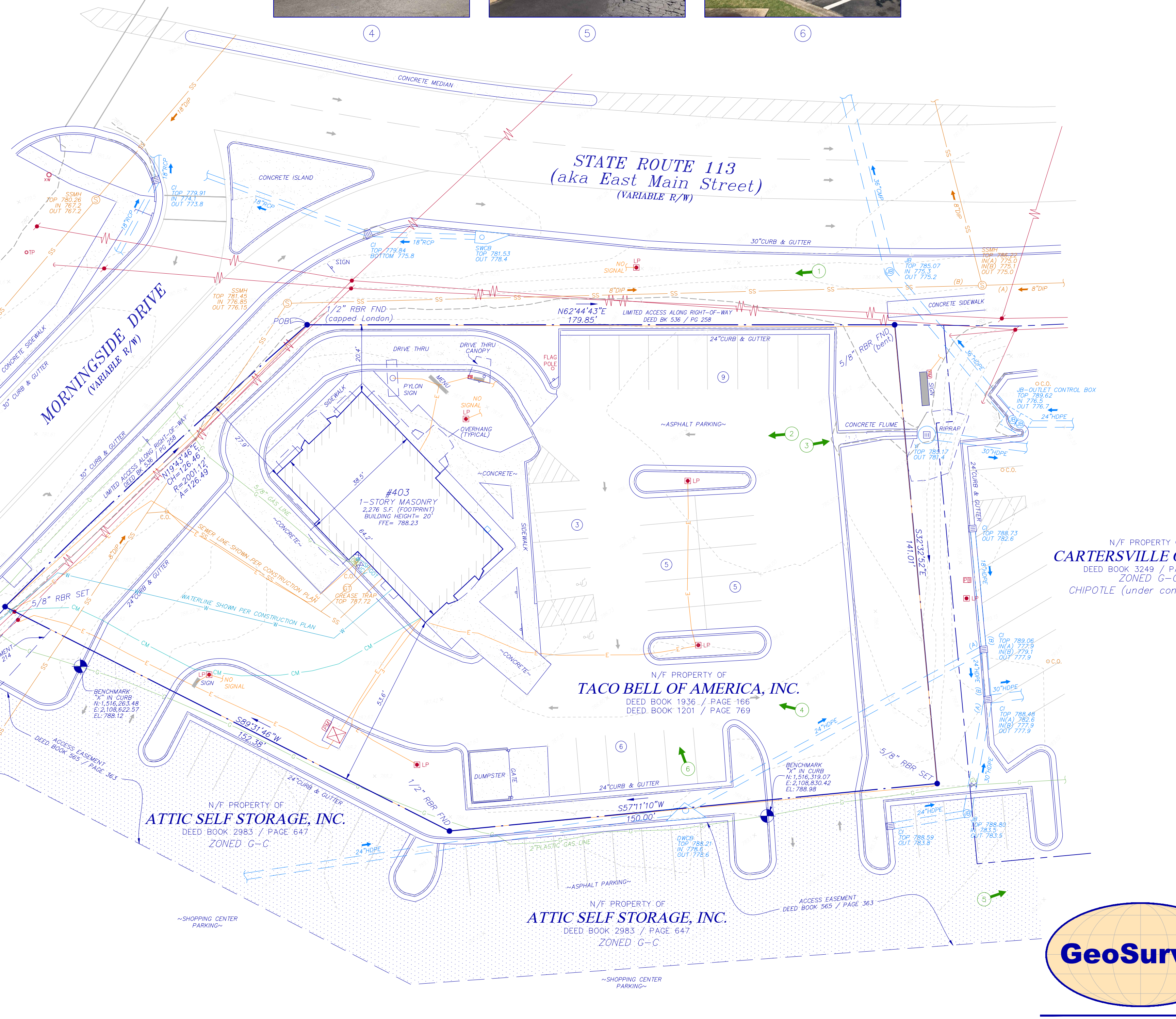


N/F PROPERTY OF
ATTIC SELF STORAGE, INC.
DEED BOOK 2983 / PAGE 647
ZONED G-C

N/F PROPERTY OF
TACO BELL OF AMERICA, INC.
DEED BOOK 1936 / PAGE 166
DEED BOOK 1201 / PAGE 769

N/F PROPERTY OF
CARTERSVILLE QSR, LLC
DEED BOOK 3249 / PAGE 259
ZONED G-C
CHIPOTLE (under construction)

N/F PROPERTY OF
ATTIC SELF STORAGE, INC.
DEED BOOK 2983 / PAGE 647
ZONED G-C



(CLERK OF COURT RECORDING INFORMATION)