NOW OR FORMERLY MAP TO SHOW BOUNDARY SURVEY OF LANDS OF **NOW OR FORMERLY** A PORTION OF LAND LOT 115 **WILLIE J. JOHNSON** LANDS OF (MS/O) LYING IN THE 20th LAND DISTRICT, **DORETHA ETAL HARDY** Mo Corno POINT OF BEGINNING -OLD FENCE ALONG LINE (D.B. 277, PG. 249) DODGE COUNTY, GEORGIA (FOR FORMER "PRICE TRACT") OLD FENCE ALONG LINE -÷ (LANDS DESCRIBED AS TRACT No. 6 IN D.B. 103, PG. 313 AND P.B. 6, PG. 231, PUBLIC RECORDS OF SAID COUNTY.) N45°31'44"E 2980.38' FOUND "RAYONIER" 1357.00' 1623.38 FOR: RAYONIER FOREST RESOURCES KUDZU PATCH 6 **ALONG FORMER NOW OR FORMERLY** "PRICE TRACT" LANDS OF ±154.586 Ac. BYRON D. WHIGGUM FOUND (D.B. 103, PG. 313 & P.B. 6, PG. 231) (D.B. 5, PG. 209) **AUCTION PARCEL 27-C** 3/4" PIPE ±67.54 ACRES POND BRANCH **RECORDING DATA INFORMATION:** STATE OF GEORGIA, COUNTY OF DODGE: NOW OR FORMERLY LANDS OF SUGAR CREEK INVESTMENTS (D.B. 35, PG. 5) OFFICE OF CLERK OF SUPERIOR COURT **AUCTION PARCEL 26-C** THE WITHIN PLAT RECORDED IN PLAT **±87.04 ACRES** CABINET _____ MAP No. ____ THIS ______ DAY OF _____ 2010. FOUND 1/2" PIPE FOUND "RAYONIER" S4417'37"W 1459.38' NEAR RÁYONIER CMF (LEANING) DEPUTY CLERK TINE **NOW OR FORMERLY** LANDS OF ALONG **CHARLES & YMOGENE WILSON** (D.B. 5, PG. 209) PAINTED FENCE POST 0.3' NE'LY ОГО Ю FOUND NOW OR FORMERLY LANDS OF **RUBY YAWN** GRAPHIC SCALE (Mo (D.B. 28, PG. 223) -OLD FENCE ALONG LINE & 6 PAINTED TREES ALONG R/W FOUND "RAYONIER" CONC. ₹ MON. ON LINE 1217.00' 4.7' NW'LY AT FENCE CORNER (IN FEET) -S45°00'00"W -15<u>57.95</u> 1 inch = 300 ft.6 - APPROXIMATE LAND LOT LINE ANTIOCH CHURCH ROAD (24' PAVED) **EQUIPMENT USED:** (A.K.A. COUNTY ROAD 348) (100' RIGHT-OF-WAY ANGULAR: TOPCON 303 BY P.B. 35, PG. 5) `_±21.5' SE'LY TO LINEAR: TOPCON 303 LAND LOT CORNER CLOSURE NOTE: **NOTES:** THE FIELD DATA UPON WHICH THIS MAP IS BASED HAS A CLOSURE PRECISION OF PARCEL 2010-3-4B ONE FOOT IN 132,385 FEET AND AN ANGULAR ERROR OF 2 SECONDS PER ANGLE AND WAS ADJUSTED USING THE COMPASS RULE. 1.) BEARINGS SHOWN HEREON REFER TO THE BEARING OF S45'00'00"W FOR THE SURVEY DATE: <u>DECEMBER 09, 2009</u> NORTHWEST RIGHT-OF-WAY LINE OF ANTIOCH CHURCH ROAD ACCORDING TO LEGEND: THIS MAP HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE PLAT RECORDED IN DEED BOOK 103, PAGE 313, PUBLIC RECORDS OF SAID DWN. BY: CKD. BY: WITHIN ONE FOOT IN 1,000,000+ FEET. $O = SET \frac{1}{2}$ " IRON PIPE (L.S.F. 166) B.Z.P. *B.S.B.* 2.) NO ATTEMPT HAS BEEN MADE TO DETERMINE WETLAND AREAS OR = FOUND PIPE (IDENTIFICATION AS NOTED) ENVIRONMENTAL ISSUES, IF ANY, WHICH MAY AFFECT THE SUBJECT PROPERTY. ■ = FOUND RAYONIER CONCRETE MONUMENT 3.) THIS SURVEY HAS BEEN PERFORMED WITHOUT THE BENEFIT OF A TITLE P.B. = PLAT BOOK**SURVEYOR'S CERTIFICATE:** 4.) THERE MAY EXIST ADDITIONAL RESTRICTIONS LYING OVER SUBJECT PROPERTY **PRIVETT** D.B. = DEED BOOK I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND ACCURATE AND WAS PREPARED NOT SHOWN HEREON WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF SAID FROM AN ACTUAL SURVEY OF THE PROPERTY DONE UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTATION SHOWN HEREON HAS BEEN SET OR ASSOCIATES, INC. 5.) SURVEYOR'S REPORT AND LEGAL DESCRIPTION FURNISHED SEPARATELY. SURVEYORS & LAND PLANNERS LICENSED SURVEY FIRM No. 166, GA. LICENSED BUSINESS No. 4204, FL. **PRELIMINARY** 1201 SHADOWLAWN DRIVE <u>CERTIFICATION</u>: THIS IS TO CERTIFY TO THE CLERK OF SUPERIOR COURT OF DODGE COUNTY, GEORGIA, THAT TO THE BEST ST. MARYS, GEORGIA 31558 OF MY KNOWLEDGE AND BELIEF, THE PROVISIONS, RELATIVE TO THE ACT CREATED BY GEORGIA CODE SECTION 15-6-67 AMENDED F.B. <u>MOBLEY LOOSE LEAF</u>, PG. <u>1–4</u> BEN BRANDON, JR. (912) 882-3738 (No. 1366—SENATE BILL No. 735), HAVE BEEN MET AND APPROVAL OF THIS PLAT BY THE APPROPRIATE LOCAL GOVERNING GEORGIA REG. SURVEYOR No. 2053 CADD FILE: <u>K:\TERRAPOINTE 2010\DODGE COUNTY\2010—3—4B 155 ACRES PETE.DWG</u> DWG. No.: B-1-3623(R)-1-10 AUTHORITY IS NOT NECESSARY FOR RECORDING PURPOSES.