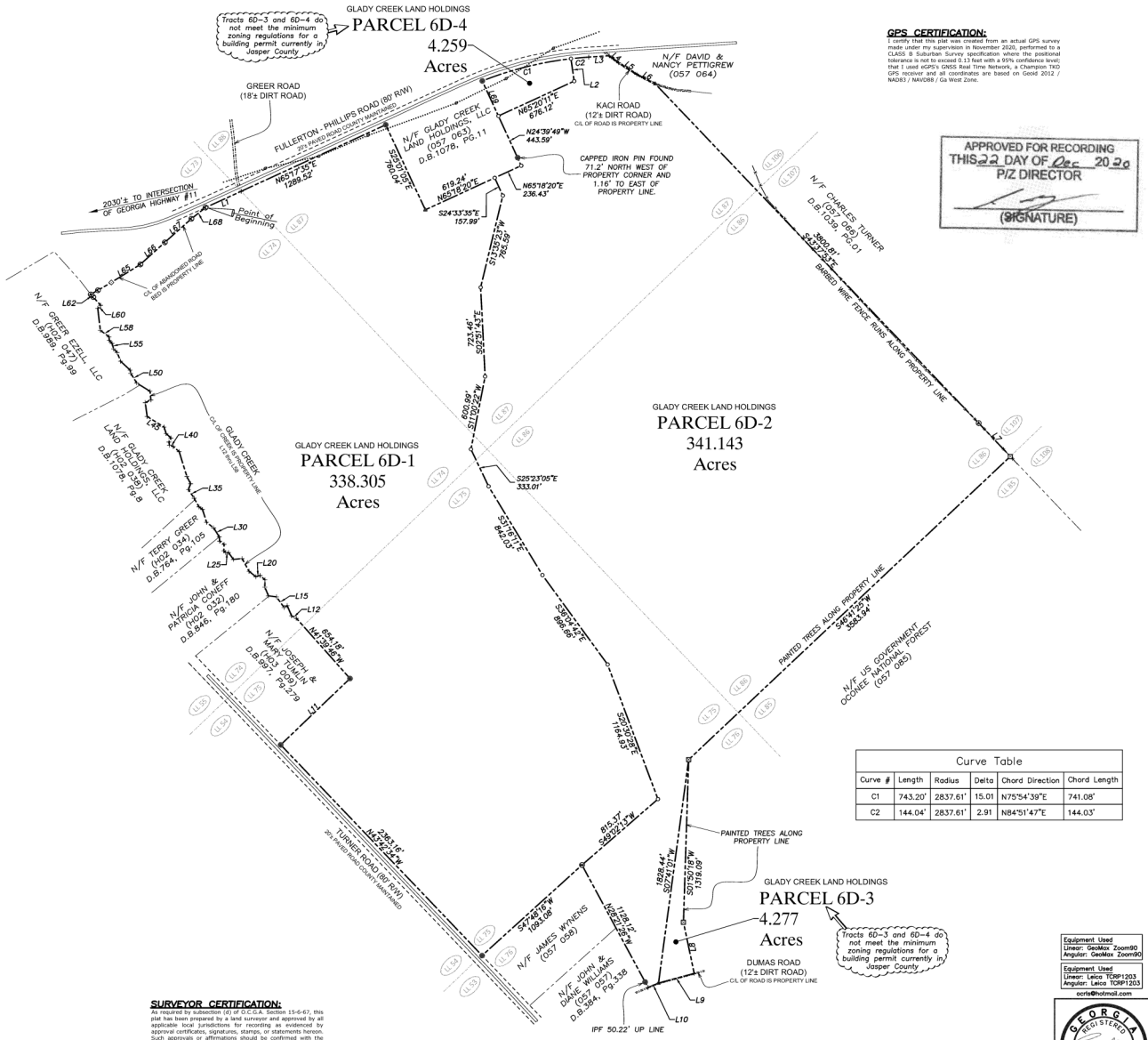
eFiled & eRecorded
DATE: 12/22/2020
TIME: 12:50 PM
PLAT BOOK: 00012
PAGE: 00071
RECORDING FEES: $10.00
PARTICIPANT ID: 4490757542
CLERK: Lynda Gasses
Jasper County, GA

7846_PLAT



APPROVED FOR RECORDING
THIS 22 DAY OF Dec 2020
P/Z DIRECTOR
(SIGNATURE)

GPS CERTIFICATION:
I certify that this plat was created from an actual GPS survey made under my supervision in November 2020, performed to a CLASS B Suburban Survey specification where the positional tolerance is not to exceed 0.13 feet with a 95% confidence level; that I used eGPS's ONSS Real Time Network, a Champion TKO GPS receiver and all coordinates are based on Geoid 2012 / NAD83 / NAVD88 / Ga West Zone.

Parcel Line Table		
Line #	Length	Direction
L1	317.85'	N65°29'56"E
L2	184.13'	N8°08'19"W
L3	167.09'	N86°19'02"E
L4	95.06'	S53°14'05"E
L5	174.27'	S57°31'00"E
L6	167.86'	S62°46'52"E
L7	372.74'	S43°34'16"E
L8	424.25'	S11°51'54"E
L9	299.82'	S74°50'14"W
L10	91.66'	S67°25'25"W
L11	777.84'	N46°15'34"E
L12	43.70'	N63°18'02"W
L13	90.35'	N22°45'26"W
L14	29.30'	S58°00'29"W
L15	106.32'	N35°49'17"W
L16	65.75'	N83°05'19"W
L17	76.68'	N22°16'12"W
L18	59.24'	N0°32'11"E
L19	51.97'	N47°47'41"W
L20	36.75'	S75°00'49"W
L21	70.15'	N51°15'00"W
L22	117.22'	N28°41'43"W
L23	70.83'	S84°28'33"W
L24	68.37'	N35°38'05"W
L25	23.25'	N87°57'20"W
L26	19.67'	N47°34'40"W
L27	53.53'	N2°13'11"E
L28	43.45'	N55°30'30"W
L29	34.82'	N5°22'01"W
L30	86.14'	N31°47'40"W
L31	73.56'	N52°00'17"W
L32	109.54'	N17°20'31"W
L33	35.34'	N54°38'05"W
L34	80.80'	N29°06'48"W
L35	83.32'	N32°56'36"W

Parcel Line Table		
Line #	Length	Direction
L36	50.98'	N19°51'56"E
L37	65.55'	N27°52'50"W
L38	211.60'	N17°09'12"W
L39	62.47'	N49°35'31"W
L40	33.30'	N70°07'35"W
L41	25.62'	N8°58'25"W
L42	36.94'	N25°39'03"E
L43	52.69'	N47°23'23"W
L44	54.67'	N17°40'15"W
L45	161.91'	N58°00'51"W
L46	114.25'	N7°42'31"W
L47	50.96'	N64°27'09"E
L48	70.05'	N6°07'15"W
L49	127.19'	N58°04'21"W
L50	92.07'	N31°24'18"W
L51	26.51'	N11°35'37"W
L52	105.58'	N47°03'41"W
L53	76.12'	N21°09'06"W
L54	41.93'	N44°22'24"W
L55	45.74'	N16°04'04"W
L56	32.53'	N42°31'45"W
L57	29.37'	N3°54'04"W
L58	87.68'	N53°40'03"W
L59	179.77'	N6°41'43"W
L60	33.93'	N43°10'43"E
L61	89.47'	N41°44'47"W
L62	29.60'	N43°28'00"W
L63	67.56'	N59°53'32"E
L64	125.11'	N59°50'05"E
L65	277.86'	N58°08'08"E
L66	266.60'	N47°59'14"E
L67	287.93'	N48°22'28"E
L68	146.16'	N51°30'49"E
L69	312.52'	N24°39'49"W

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	743.20'	2837.61'	15.01	N75°54'39"E	741.08'
C2	144.04'	2837.61'	2.91	N84°51'47"E	144.03'

LEGEND:
- ○ –1/2"ø IRON PIN SET (IPS)
- ● –1/2"ø IRON PIN FOUND (IPF)
- ◐ –5/8"ø IRON PIN FOUND (IPF)
- ◇ –3/4"ø IRON PIPE FOUND (IPPF)
- ⊗ –1"ø IRON PIPE FOUND (IPPF)
- ⊖ –AXLE FOUND
- ⊡ –CONCRETE MONUMENT FOUND
- ▲ –NAIL & RIBBON FOUND
- + –COMPUTED POINT
- ø –UTILITY POLE
- OVERHEAD POWER LINE
- RIGHT OF WAY LINE
- PROPERTY LINE

REFERENCES:
D.B.1078,PG.11
P.B.11,PG.966
D.B.11,PG.847
CLERK OF SUPERIOR COURT
JASPER COUNTY, GEORGIA

NOTES:
1) The surveyor whose seal is hereto attached has not made an independent search for unreferenced easements, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose. Matters of title are excepted.
2) The surveyor whose seal is hereto attached does not certify that all easements and encumbrances have been shown, nor does the surveyor assume any liability for any such easements or encumbrances, either dedicated or implied, which may affect this property.
3) The fieldwork was performed immediately prior to and/or concurrent with the date on this plat.
4) The adjoiner information is shown as taken from tax records at the time of survey.

SURVEYOR CERTIFICATION:
As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. 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 O.C.G.A. Section 15-6-67.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 801,395+ FEET.

GRAPHIC SCALE IN FEET
1 inch = 400 feet

Equipment Used
Linear: GeoMax Zoom90
Angular: GeoMax Zoom90

Equipment Used
Linear: Leica TCRP1203
Angular: Leica TCRP1203

ocris@hotmail.com

GEORGIA REGISTERED No.2658 LAND SURVEYOR PHILLIP H. CHIVERS

Property Survey & Division

FOR:
Glady Creek Land Holdings, LLC

770 Fullerton – Phillips Rd. Parcels 6D–1, 6D–2, 6D–3 & 6D–4 formerly the Sammons Estate, Land District 13, 293rd G. M. District
Jasper County, Georgia

Scale: 1"=400' | Date: November 30, 2020

Ogletree & Chivers
Land Surveyors
693 Dunlap Rd. Suite B
Milledgeville, GA 31061
478-453-3454 7846_PLAT

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