SURVEY FOR

TRINITY ARON HOWARD

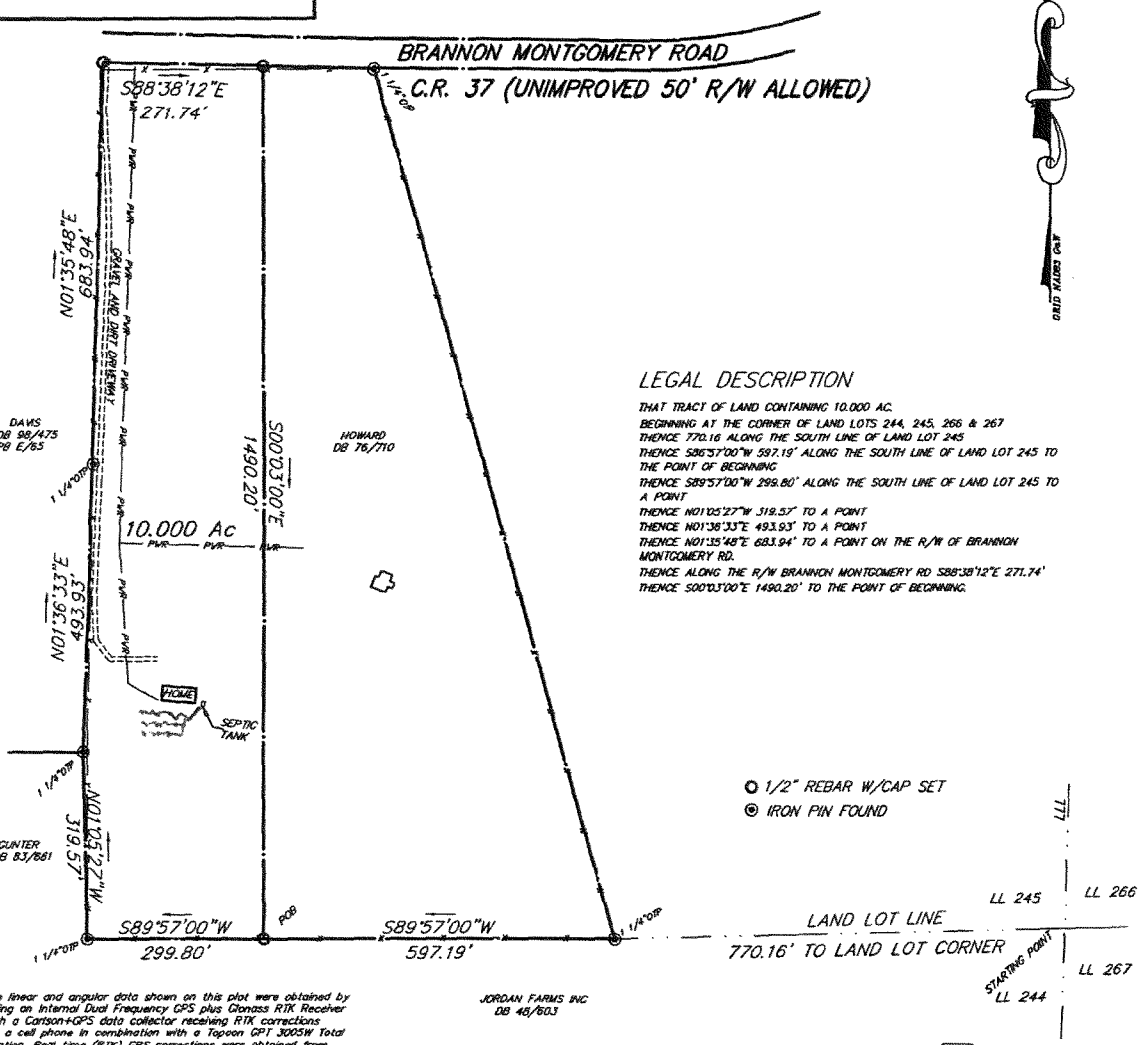
LOCATED IN

LAND LOT 245

11th LAND DISTRICT

MARION COUNTY GEORGIA

APRIL 26, 2019



LEGAL DESCRIPTION

THAT TRACT OF LAND CONTAINING 10.000 AC.
BEGINNING AT THE CORNER OF LAND LOTS 244, 245, 266 & 267
THENCE 770.16 ALONG THE SOUTH LINE OF LAND LOT 245
THENCE S86°57'00"W 597.19' ALONG THE SOUTH LINE OF LAND LOT 245 TO THE POINT OF BEGINNING
THENCE S89°57'00"W 299.80' ALONG THE SOUTH LINE OF LAND LOT 245 TO A POINT
THENCE N01°05'27"W 319.57' TO A POINT
THENCE N01°38'33"E 493.93' TO A POINT
THENCE N01°35'48"E 683.94' TO A POINT ON THE R/W OF BRANNON MONTGOMERY RD.
THENCE ALONG THE R/W BRANNON MONTGOMERY RD S88°38'12"E 271.74'
THENCE S00°03'00"E 1490.20' TO THE POINT OF BEGINNING.

The linear and angular data shown on this plat were obtained by using an Internal Dual Frequency GPS plus Glonass RTK Receiver with a Carlson+GPS data collector receiving RTK corrections via a cell phone in combination with a Topcon GPT 3005W Total Station. Real time (RTK) GPS corrections were obtained from the Trimble VRS real time network operated by eGPS Solutions, Inc. The relative positional accuracy obtained on the points utilized in this survey were 0.04 ft. horizontal and 0.07 ft. vertical at the 95% confidence level.

This plat has been calculated for closure and closes with an error of 1/419,924 Date of Survey APRIL 29, 2019

This is to certify that the plat shown hereon was prepared in conformity with the minimum technical standards and requirements of Georgia State law as set forth in chapter 180-7 of the rules of the Georgia Board of Registration for Professional Engineers and and Land Surveyors and set forth in the Ga Plat Act O.C.G.A., 15-6-67. It is hereby certified that this survey is a true and correct representation of a survey made under my supervision and is correct to the best of my knowledge.
All matters of title are excepted.

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 created the parcel or parcels are stated hereon. 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 O.C.G.A. Section 15-6-67

GEORGIA REGISTERED 2091 LAND SURVEYOR PAUL H. JOHNSON Jr.

JOHNSON SURVEYING
285 HOWARD JOHNSON ROAD
AMERICUS, GEORGIA 31719
(229) 924-5647

PAUL H. JOHNSON JR ------ GEORGIA REGISTRATION NUMBER 2091

APRIL 26 2019
DATE

GRAPHIC SCALE

200 0 100 200 400 800

(IN FEET)
1 inch = 200 ft.