E-Filed By: Brantley County Clerks Office Clerk of Courts Debbie Sirmans 09/11/2024 10:50 AM Plat Book: 00EF3 Page: 0341 Participant IDs: 7682788140 \$10.00 Recording Fee

RESERVED FOR THE CLERK OF COURT

GENERAL NOTES:

1. UNOBSTRUCTED PORTIONS OF THE SITE WERE SURVEYED USING DUAL FREQUENCY, REAL TIME KINEMATIC GPS METHODS WITH A RELATIVE POSITIONAL ACCURACY < ±0.07'+50 PPM.

2. THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 354,693 FEET.

3. THIS SURVEY WAS PERFORMED USING A SOKKIA ROBOTIC TOTAL STATION AND CARLSON BRX7 GPS BASE AND ROVER.

- BASE AND ROVER.
- 4. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A TITLE ABSTRACT. 5. NO ATTEMPT WAS MADE TO DETERMINE WETLANDS OR OTHER ENVIRONMENTAL ISSUES, IF ANY, THAT MAY AFFECT THE SUBJECT PROPERTY.
- 6. THERE MAY EXIST ADDITIONAL EASEMENTS NOT

SHOWN HEREON. 7. ALL IMPROVEMENTS NOT SHOWN.

REFERENCES: 1. DEED BOOK 744, PAGE 232 2. PLAT BOOK 26, PAGE 77

CERTIFICATION:

CERTIFICATION:

AS REQUIRED BY SUBSECTION (D) OF O.C.G.A. SECTION 15-6-67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR. THIS PLAT HAS BEEN APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS THAT REQUIRE PRIOR APPROVAL FOR RECORDING THIS TYPE OF PLAT OR ONE OR MORE OF THE APPLICABLE LOCAL JURISDICTIONS DO NOT REQUIRE APPROVAL OF THIS TYPE OF PLAT. FOR ANY APPLICABLE LOCAL JURISDICTION THAT REQUIRES APPROVAL OF THIS TYPE OF PLAT, THE NAMES OF THE INDIVIDUALS SIGNING OR APPROVING THIS PLAT, THE AGENCY OR OFFICE OF THAT INDIVIDUAL, AND THE DATE OF APPROVAL ARE LISTED IN THE APPROVAL TABLE SHOWN HEREON. FOR ANY APPLICABLE LOCAL JURISDICTION THAT DOES NOT REQUIRE APPROVAL OF THIS TYPE OF PLAT, THE NAME OF SUCH LOCAL JURISDICTION AND THE NUMBER OF THE APPLICABLE ORDINANCE OR RESOLUTION PROVIDING THAT NO SUCH APPROVAL IS REQUIRED ARE LISTED IN THE APPROVAL TABLE SHOWN HEREON. SUCH APPROVALS, AFFIRMATIONS, OR ORDINANCE OR RESOLUTION NUMBERS 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.

O9/11/2024

MATTHEW M JORDA R.C.S. 3011

DATE

P.O.B. N:471972.14 E:781387.69 TIMOTHY PADGETT DB 483, PG 115 S 29'34'44" W S 29'34'44" 8 LEE CEMETERY S 21°51′56″ W \_ 67.62′ -7.76±AC S 85'44'35" F 1748.67 S 68°08'04" E 210.00' 3.00±AC 24.50±AC N 77'58'13" W 523,00' S 7758'13" E 523.00' 6 3.00±AC 10 N 77'58'13" W 523.00' 14.87±AC - 60.00' S 77'58'13" E 523.00' (5) 3.00±AC 11) N 77'58'13" W 523.00' - 60.00 14.15±AC S 77'58'13" E 523.00'  $3.00\pm AC$ (12) N 77'58'13" W 523.00' 13.42±AC S 77'58'13" E 523.00' N 77'58'13" W REDDY YENAMALA DB 743, PG 210 1734.26 3.00±AC 13 N 77.58'13" W 523.00' 12.70±AC - 60.00 S 77'58'13" E 523.00' 14)  $3.00\pm AC$ PARCEL B083 052 N 77:58'13" W 523.00' 11.98±AC 135.26± ACRES S 77'58'13" E 523.00'  $3.01\pm AC$ N 77'43'37" W IPFN 78'43'55" W 14.86±AC SANCHEZ LAWRENCE DB 757, PG 127 N 79.05'52" W DAVID DURRANCE DB 89, PG 235 THOMAS MCCANN DB 462, PG 13 RAYONIER FOREST RESOURCES DB 562, PG 30

GRAPHIC SCALE

( IN FEET ) 1 inch = 200 ft.

P.O.C.

**SUBDIVISION FOR:** 

BLUELAKE LLC TAX PARCEL No. Bo83 052,

334th G.M.D.,

BRANTLEY COUNTY,

GEORGIA

LECEND:

IPF IRON PIN FOUND

(1/2" REBAR UNLESS NOTED)

IPS IRON PIN SET

(1/2" REBAR)

R/W RICHT OF WAY

CME CONCORTE MONIMENT FOUND R/W RIGHT OF WAY
CMF CONCRETE MONUMENT FOUND
CLF CHAIN LINK FENCE
CONC. CONCRETE
OHP OVERHEAD POWER
POB POINT OF BEGINNING
N/F NOW OR FORMERLY
DB DEED BOOK
PB PLAT BOOK
PG PAGE
BL SETBACK LINE
(T) TOTAL

(T) TOTAL

SURVEYORS

300 CAMDEN AVENUE WOODBINE, GA 31569 (912) 576-8854 L.S.F. 882

 
 DWG.
 BY:
 ET
 PM:
 MJ

 DWG:
 07/08/2024
 SURVEYED:
 07/2024
 JOB: 24132 1" = 200'