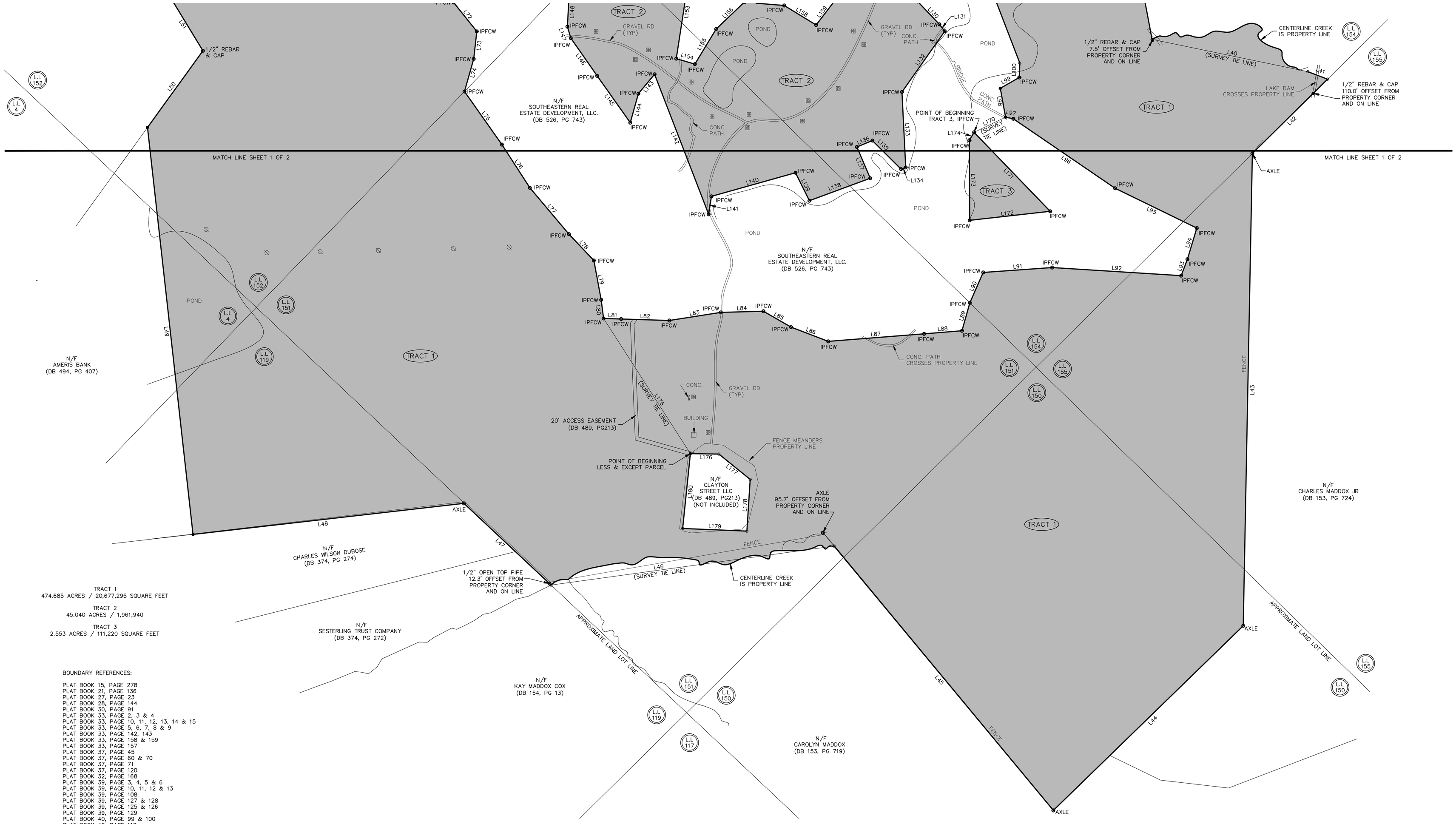

TRACT 1
474.685 ACRES / 20,677,295 SQUARE FEET

TRACT 2
45.040 ACRES / 1,961,940

TRACT 3
2.553 ACRES / 111,220 SQUARE FEET

BOUNDARY REFERENCES:

PLAT BOOK 15, PAGE 278
PLAT BOOK 21, PAGE 136
PLAT BOOK 27, PAGE 23
PLAT BOOK 28, PAGE 144
PLAT BOOK 30, PAGE 91
PLAT BOOK 33, PAGE 2, 3 & 4
PLAT BOOK 33, PAGE 10, 11, 12, 13, 14 & 15
PLAT BOOK 33, PAGE 5, 6, 7, 8 & 9
PLAT BOOK 33, PAGE 142, 143
PLAT BOOK 33, PAGE 158 & 159
PLAT BOOK 33, PAGE 157
PLAT BOOK 37, PAGE 45
PLAT BOOK 37, PAGE 60 & 70
PLAT BOOK 37, PAGE 71
PLAT BOOK 37, PAGE 120
PLAT BOOK 32, PAGE 168
PLAT BOOK 39, PAGE 3, 4, 5 & 6
PLAT BOOK 39, PAGE 10, 11, 12 & 13
PLAT BOOK 39, PAGE 108
PLAT BOOK 39, PAGE 127 & 128
PLAT BOOK 39, PAGE 125 & 126
PLAT BOOK 39, PAGE 129
PLAT BOOK 40, PAGE 99 & 100
PLAT BOOK 40, PAGE 119
PLAT BOOK 42, PAGE 26
PLAT BOOK 42, PAGE 58 & 59

NAD 1983 GRID
GEORGIA WEST ZONE
NORTH

SCALE: 1"=250'

NO.	REVISION	DATE
1		
2		
3		
4		
5		
6		
7		
8		
9		

BOUNDARY SURVEY

PREPARED FOR: PAUL DONNELLY

LAND LOTS 150, 151, 152, 153, 154, 155, 185 & 186, 4TH DISTRICT,
LAND LOT 1, 2, 4, 117 & 119, 5TH DISTRICT,
MORGAN COUNTY, GEORGIA - 04/28/14

NOT VALID WITHOUT ORIGINAL SIGNATURE

THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. EASEMENTS AND ENCUMBRANCES MAY EXIST WHICH BENEFIT AND BURDEN THIS PROPERTY.

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON AND DOES NOT EXTEND TO ANY UNNAMED PERSON WITHOUT A RECERTIFICATION BY THE SURVEYOR NAMING SAID PERSON.

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TOTAL AREA: 522.278 ACRES / 22,750,455 SQUARE FEET (SEE TABLE ABOVE).

BOUNDARY REFERENCE: SEE ABOVE.
FIELDWORK PERFORMED ON 04/24/14.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 341,258 FEET.

THIS PLAT HAS BEEN PREPARED USING A TRIMBLE 5603 ROBOTIC TOTAL STATION.

THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 32,588 FEET, AND ANGULAR ERROR OF 4 SECONDS PER ANGLE POINT, AND WAS ADJUSTED USING COMPASS RULE.

LEGEND:

- PROPERTY CORNER FOUND (AS NOTED)
- 1/2" REBAR WITH CAP SET LSF# 839
- R/W MONUMENT
- FIRE HYDRANT
- WATER METER
- WATER VALVE
- POWER POLE
- JUNCTION BOX
- SUBJECT PARCEL
- POWER METER
- POWER BOX
- A/C UNIT
- LIGHT POLE
- GUY WIRE
- MANHOLE
- CLEAN OUT
- GAS METER
- GAS VALVE
- CABLE BOX
- TELEPHONE BOX
- SIGN
- —W— WATER LINE
- —U— OVERHEAD UTILITY LINE
- —S— SEWER LINE
- —G— GAS LINE
- —C— CABLE LINE
- —T— TELEPHONE LINE
- —X— FENCE LINE
- —920— CONTOUR LINE
- BSL BUILDING SETBACK LINE
- CONC CONCRETE
- EOP EDGE OF PAVEMENT
- L.L. LAND LOT
- N/F NOW OR FORMERLY
- R/W RIGHT-OF-WAY
- OH OVERHANG
- IPF 1/2" REBAR FOUND
- IPFCW 1/2" REBAR & CAP "WHITLEY RLS" FOUND

GRAPHIC SCALE - IN FEET

125 0 250 500 750 1000

BOUNDARY zone, inc. LAND SURVEYING SERVICES
WWW.BOUNDARYZONE.COM
(770) 271-5772 / (919) 363-9226

BUFORD
4195 SOUTH LEE STREET, SUITE I, BUFORD, GEORGIA 30518

ATLANTA
235 PEACHTREE STREET NE, SUITE 400, ATLANTA, GEORGIA 30303

RALEIGH
2205-C CANDUN DRIVE, APEX, NORTH CAROLINA 27523

PROJECT
1488801

SHEET
2 OF 2