

eFiled & eRecorded

DATE: 10/2/2020

TIME: 8:32 AM

PLAT BOOK: 02020

PAGE: 00246

RECORDING FEES: \$10.00

PARTICIPANT ID: 0121000214

CLERK: Holly E Henry-Perry

Rabun County, GA

NOTE: REC# 166346

THIS BLOCK RESERVED FOR THE
CLERK OF THE SUPERIOR COURT

P.B. 45/PG. 68

BEARING BASIS

SURVEYOR'S CERTIFICATE

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CHANGE THE BOUNDARIES OF THE PARCEL(S). THE SURVEYOR HAS REVIEWED THE RECORDING INFORMATION OF THE DOCUMENT(S) MAPS, PLATS OR OTHER INSTRUMENTS WHICH DESCRIBE THE PARCEL(S) AND HAS FOUND THEM TO BE CORRECT. THE SURVEYOR HAS REVIEWED THE RECORDING INFORMATION OF THE DOCUMENT(S) MAPS, PLATS OR OTHER INSTRUMENTS WHICH DESCRIBE THE PARCEL(S) AND HAS FOUND THEM TO BE CORRECT. THE SURVEYOR HAS REVIEWED THE RECORDING INFORMATION OF THE DOCUMENT(S) MAPS, PLATS OR OTHER INSTRUMENTS WHICH DESCRIBE THE PARCEL(S) AND HAS FOUND THEM TO BE CORRECT. THE SURVEYOR HAS REVIEWED THE RECORDING INFORMATION OF THE DOCUMENT(S) MAPS, PLATS OR OTHER INSTRUMENTS WHICH DESCRIBE THE PARCEL(S) AND HAS FOUND THEM TO BE CORRECT.

NOTES:

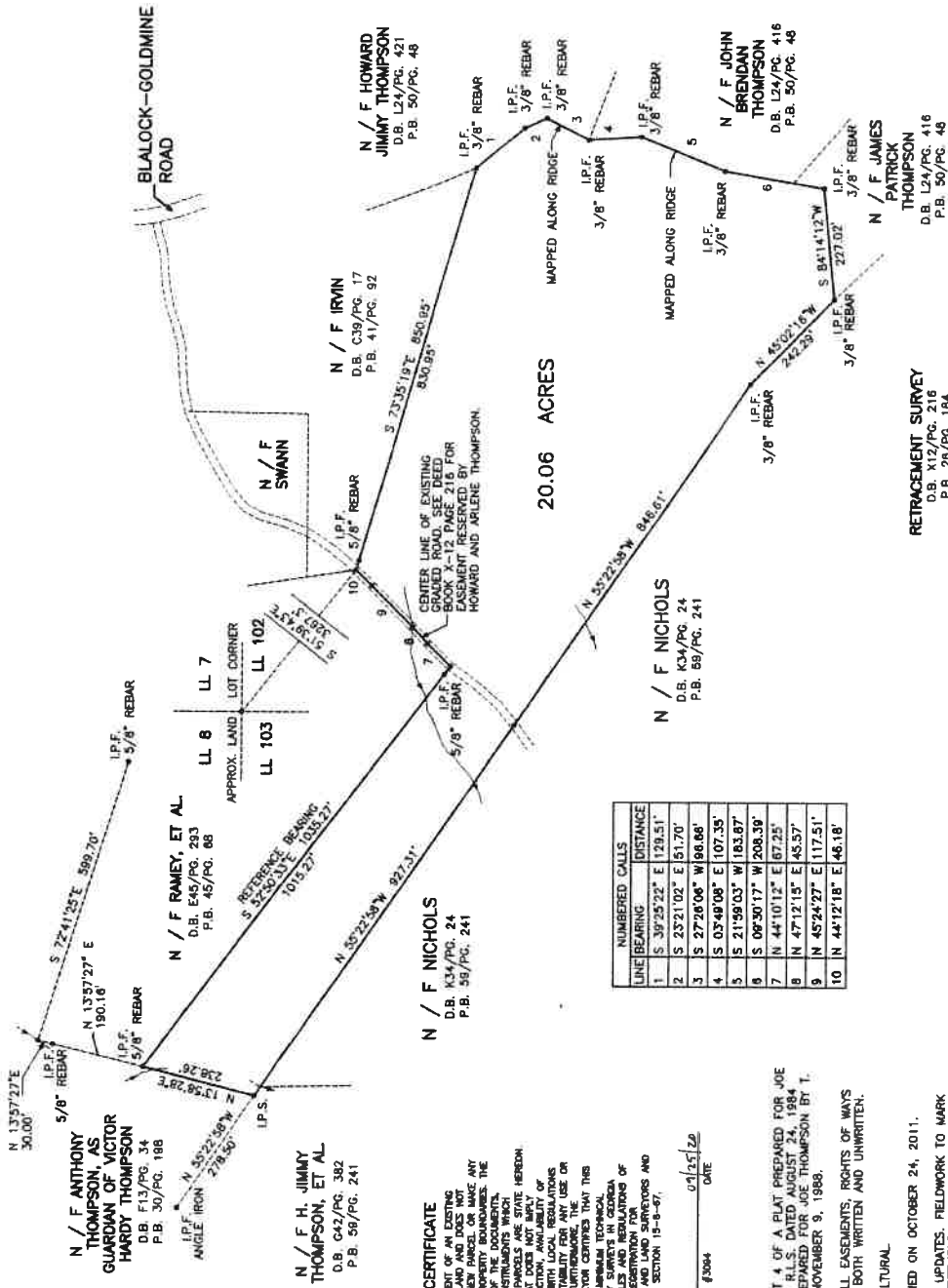
- 1) PROPERTY IS PART OF TRACT 4 OF A PLAT PREPARED FOR JOE THOMPSON BY HUBERT LOVELL, R.L.S. DATED AUGUST 24, 1984 AND ALSO PART OF A PLAT PREPARED FOR JOE THOMPSON BY T. LAMAR EDWARDS, R.L.S. DATED NOVEMBER 9, 1988.
- 2) PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHTS OF WAYS AND RESTRICTIONS OF RECORD BOTH WRITTEN AND UNWRITTEN.
- 3) PROPERTY IS ZONED AGRICULTURAL.
- 4) THE FIELD WORK WAS FINISHED ON OCTOBER 24, 2011.
- 5) REVISIONS FOR GENERAL PLAT UPDATES: FIELDWORK TO MARK PROPERTY LINES COMPLETED SEPTEMBER 16, 2020.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN: 1,724,353 FEET.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000 FEET AND AN ANGULAR ERROR OF 00'00"05" PER ANGLE AND WAS ADJUSTED USING THE COMPASS RULE.



NUMBERED CALLS	LINE BEARING	DISTANCE
1	S 39°25'22" E	128.51'
2	S 23°21'02" E	51.70'
3	S 27°26'06" W	98.86'
4	S 03°40'08" E	107.35'
5	S 21°59'03" W	183.87'
6	S 09°30'17" W	208.39'
7	N 44°10'12" E	87.25'
8	N 47°12'15" E	45.57'
9	N 45°24'27" E	117.51'
10	N 44°12'18" E	46.18'



RETRACEMENT SURVEY
D.B. X12/PG. 216
P.B. 20/PG. 184

MAP PREPARED FOR

CARRIE THOMPSON ESTATE
RABUN COUNTY
GEORGIA

SURVEYOR:
LOVELL, STROUD AND ASSOCIATES, LLC
P.O. BOX 906
CLARKESVILLE, GA 30523

R.L.S. #1553, #3094
CERTIFICATE OF AUTHORIZATION
NUMBER - LSF 000238
TELEPHONE - (706)754-9422

EMAIL ADDRESS - ldmh@windstream.net

DATE: NOVEMBER 7, 2011
REVISED: SEPTEMBER 25, 2020
LAND LOT: 102
DISTRICT: 5
COUNTY OF: RABUN
FILE #3738LT
FIELD BOOK #

INSTRUMENTS USED:
TOPCON GT5-2110
SACABUS: P=200
O.T.P.= OPEN TOP PIPE
I.P.F.= IRON PIN FOUND
I.P.S.= IRON PIN SET
(5/8" RE-BAR)

C. M. = CONCRETE MONUMENT