

Wooded Home Sites First Time on Market!



- 3 to 10 Acre Home Sites
 - Huge Oaks
- Paved Road Frontage and County Water
 - Just 6 miles from Walmart
 - New Survey
 - Great Location

Spalding County, Ga
404-313-1188



404-313-1188



4 A

6.47 Ac

3 A

4.48 Ac

SOLD

2 A

6.53 Ac

SOLD

1 A

10.39 Ac

SOLD

2 B

3.13 Ac

3 B

3.35 Ac

1 B

SOLD
3.04 Ac



TRINITY

LAND SURVEYING

BOUNDARY - SUBDIVISION - ALTA/ACSM - TOPOGRAPHIC

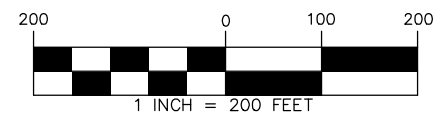
MATTHEW S. JOHNSON, P.L.S.

261 COUNTY LINE ROAD

GEORGIA REGISTRATION NO. 2868

OGLETHORPE, GA 31068

PHONE # (229) 942-5923

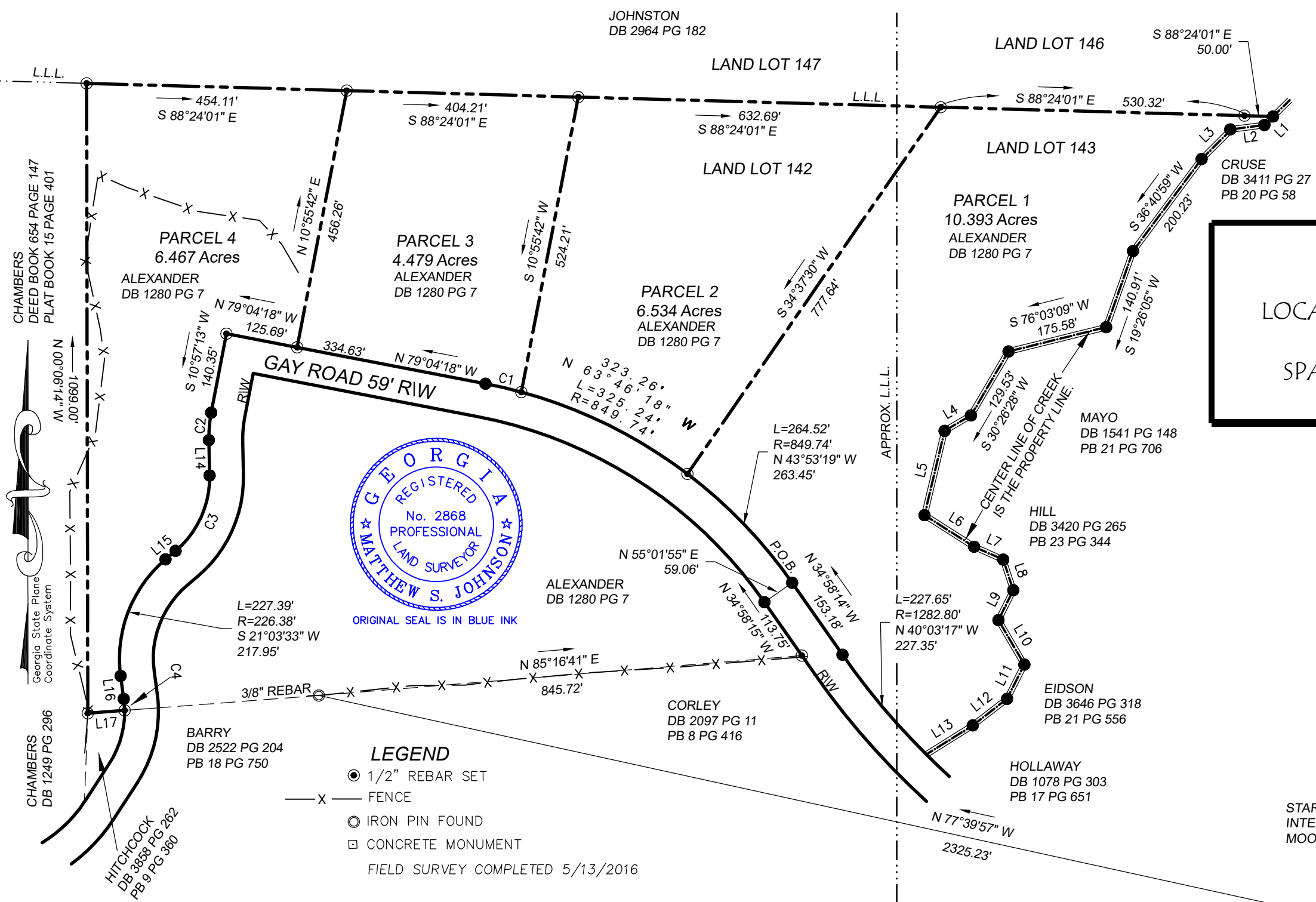


SURVEY FOR
AMERICAN FOREST, INC
LOCATED IN LAND LOTS 142 & 143
4th LAND DISTRICT
SPALDING COUNTY, GEORGIA
MAY 13, 2016

LINE	BEARING	DISTANCE
L1	N 45°27'29" E	21.35'
L2	N 82°31'14" E	58.00'
L3	N 45°12'59" E	73.36'
L4	N 59°40'25" E	53.26'
L5	N 13°25'05" E	151.20'
L6	N 57°32'14" W	102.62'
L7	N 66°11'37" W	55.53'
L8	N 18°17'30" W	56.17'
L9	N 26°24'15" E	58.32'
L10	N 30°11'51" W	89.87'
L11	N 26°47'28" E	66.91'
L12	N 52°16'55" E	75.77'
L13	N 57°58'48" E	95.57'
L14	N 01°14'33" W	61.70'
L15	N 49°50'06" E	23.08'
L16	N 07°43'01" W	40.38'
L17	N 85°36'55" E	64.42'

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	64.29'	849.74'	4°20'06"	N 76°54'15" W	64.28'
C2	48.19'	226.38'	12°11'47"	S 04°51'19" W	48.10'
C3	149.12'	167.32'	51°03'46"	S 24°18'13" W	144.23'
C4	20.15'	167.32'	6°54'05"	S 04°15'58" E	20.14'

STARTING POINT IS THE CENTER LINE
INTERSECTION OF GAY ROAD AND
MOORE ROAD. (PK NAIL SET)



LEGEND

- 1/2" REBAR SET
- X— FENCE
- ⊙ IRON PIN FOUND
- CONCRETE MONUMENT

FIELD SURVEY COMPLETED 5/13/2016

This survey was prepared in conformity with The Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act O.C.G.A. § 15-6-67. It is hereby certified that this plat is true and correct as to the property lines and all improvements shown thereon, and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist, and their location, size, type and material are correctly shown. The linear and angular measurements shown on this plat were obtained by using TOPCON HIPER II base and rover GPS receivers, in combination with a TOPCON QS-3 ROBOTIC TOTAL STATION. The relative positional accuracy obtained on the points utilized in this survey were less than or equal to 0.02' horizontal at the 95% confidence level. Distances shown hereon are ground distances obtained from grid measurements using a combined scale factor.

This plat was calculated for closure and is found to have a minimum plat closure of one foot in 186,683 feet.



TRINITY

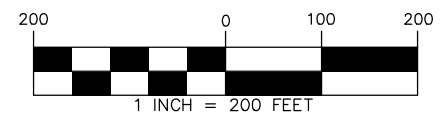
LAND SURVEYING

BOUNDARY - SUBDIVISION - ALTA/ACSM - TOPOGRAPHIC

MATTHEW S. JOHNSON, P.L.S.

261 COUNTY LINE ROAD
OGLETHORPE, GA 31068

GEORGIA REGISTRATION NO. 2868
PHONE # (229) 942-5923

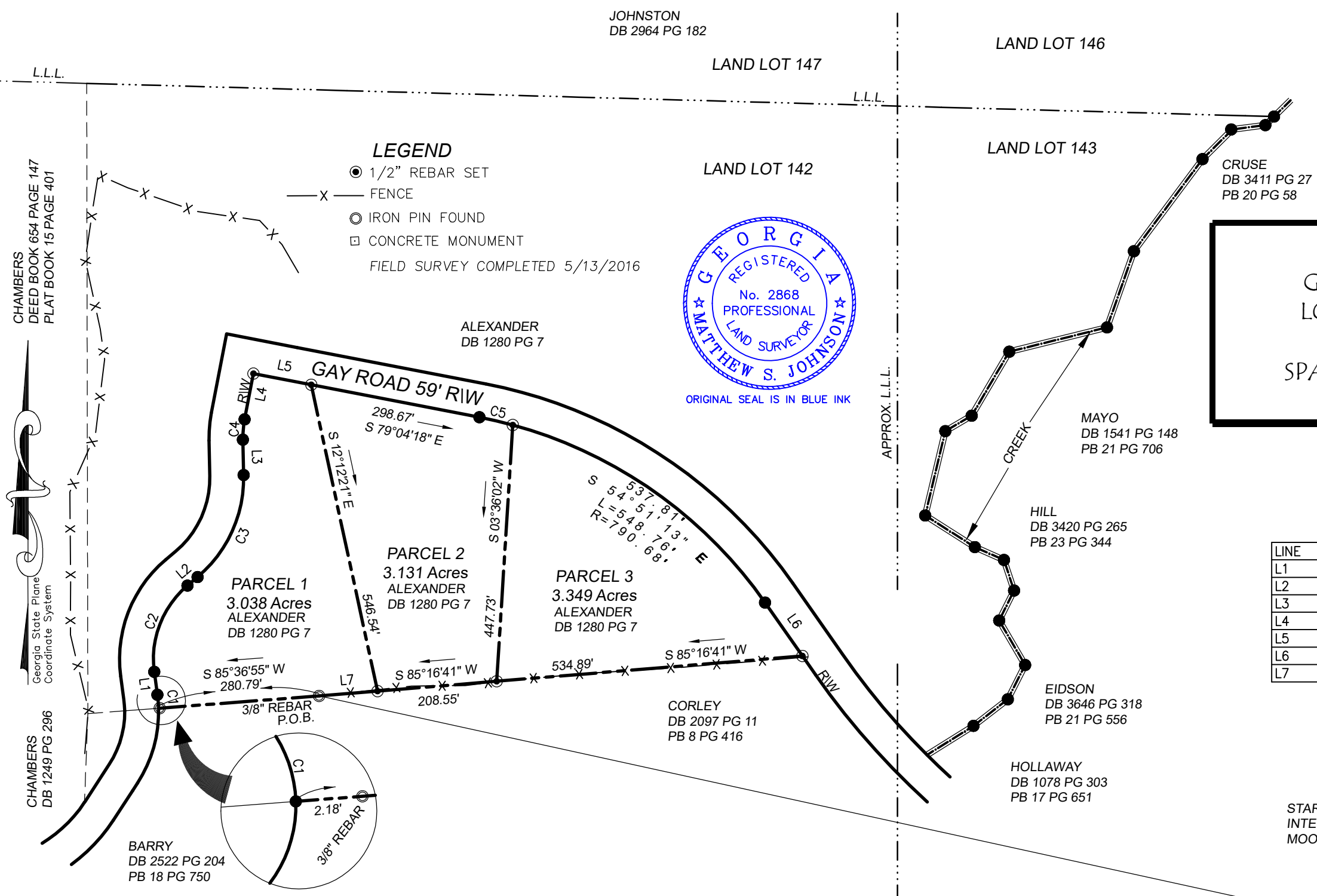


SURVEY FOR
GEORGIA PROPERTIES, INC
LOCATED IN LAND LOT 142
4th LAND DISTRICT
SPALDING COUNTY, GEORGIA
MAY 20, 2016

LINE	BEARING	DISTANCE
L1	S 07°44'17" E	40.37'
L2	S 49°50'02" W	23.08'
L3	S 01°14'36" E	61.65'
L4	S 10°57'21" W	81.32'
L5	N 79°04'18" W	102.63'
L6	N 34°58'15" W	113.75'
L7	N 85°16'41" E	102.28'

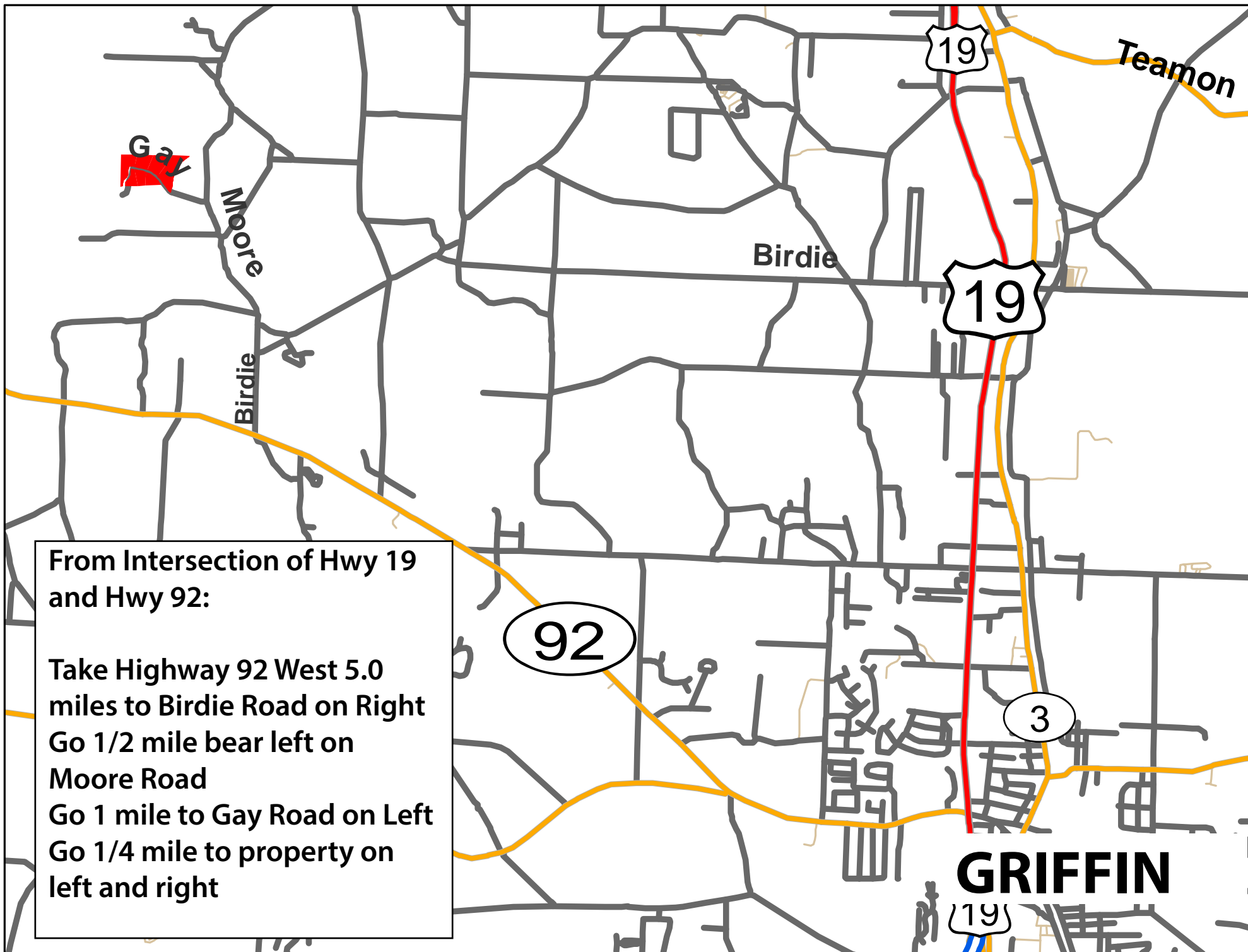
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	23.59'	226.38'	5°58'12"	N 04°43'58" W	23.58'
C2	168.07'	167.32'	57°33'11"	S 21°03'33" W	161.10'
C3	201.82'	226.38'	51°04'46"	N 24°17'47" E	195.20'
C4	35.63'	167.32'	12°11'57"	S 04°51'23" W	35.56'
C5	59.83'	790.68'	4°20'07"	N 76°54'14" W	59.81'

STARTING POINT IS THE CENTER LINE
INTERSECTION OF GAY ROAD AND
MOORE ROAD. (PK NAIL SET)



This survey was prepared in conformity with The Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act O.C.G.A. § 15-6-67. It is hereby certified that this plat is true and correct as to the property lines and all improvements shown thereon, and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist, and their location, size, type and material are correctly shown. The linear and angular measurements shown on this plat were obtained by using TOPCON HIPER II base and rover GPS receivers, in combination with a TOPCON QS-3 ROBOTIC TOTAL STATION. The relative positional accuracy obtained on the points utilized in this survey were less than or equal to 0.02' horizontal at the 95% confidence level. Distances shown hereon are ground distances obtained from grid measurements using a combined scale factor.

This plat was calculated for closure and is found to have a minimum plat closure of one foot in 186,683 feet.



From Intersection of Hwy 19
and Hwy 92:

Take Highway 92 West 5.0
miles to Birdie Road on Right
Go 1/2 mile bear left on
Moore Road
Go 1 mile to Gay Road on Left
Go 1/4 mile to property on
left and right