

# 2 Acre Home Sites



## 5 - 2 Acre Building Lots

- Great Location just 4 miles from Barnesville
  - Beautiful Hardwoods and Mature Pines
  - Paved County Road
  - New Survey

The Rock, Ga

404-313-1188

Willis Road

41  
**SOLD**  
2.0 Ac

375 ft

228 ft

398 ft

42

2.0 Ac

209 ft

415 ft

43

2.0 Ac

191 ft

44

**SOLD**

2.36 Ac

575 ft

166 ft

762 ft

45

2.36 Ac

Rest Haven Road

Highway 36

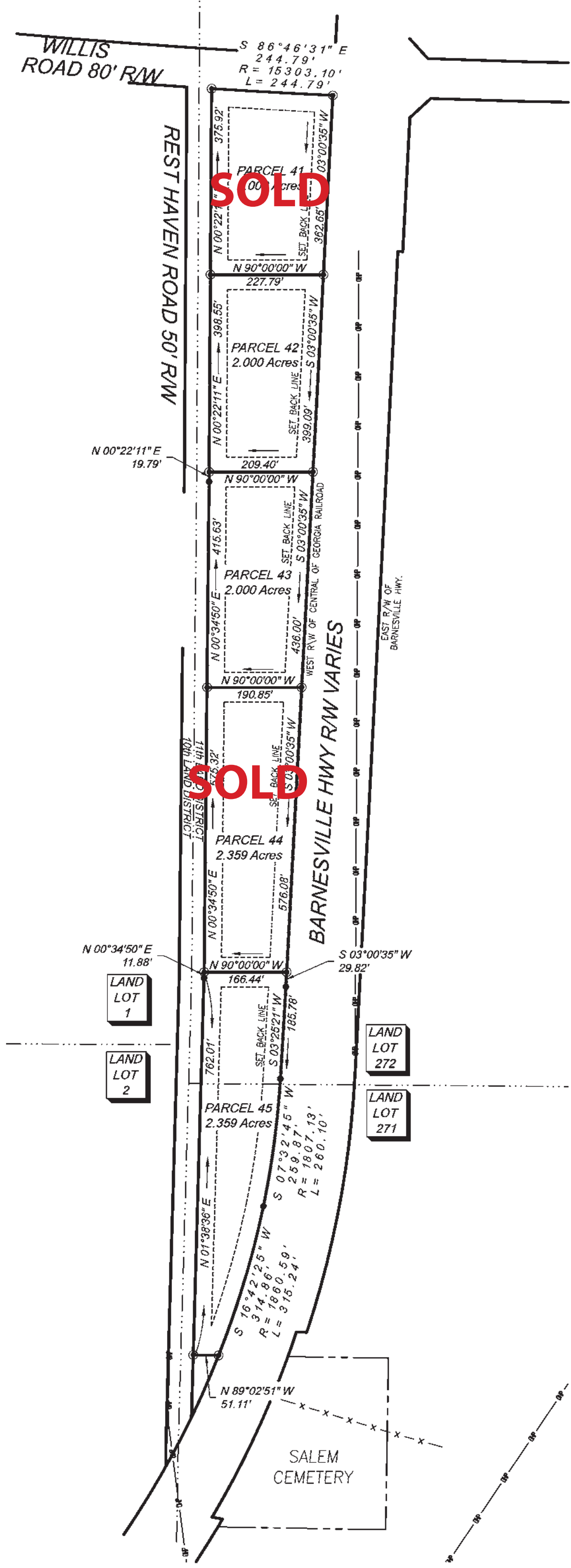
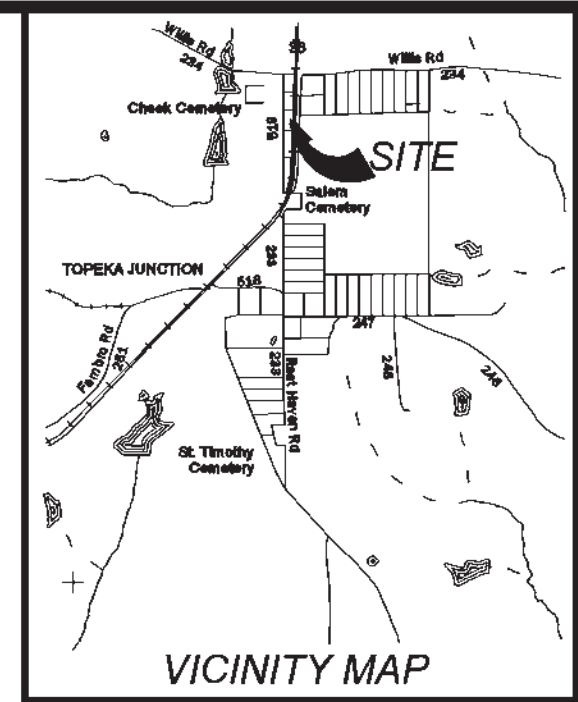
eFiled & eRecorded  
 DATE: 3/30/2020  
 TIME: 10:02 AM  
 PLAT BOOK: 00032  
 PAGE: 00219  
 RECORDING FEES: \$10.00  
 ADDITIONAL PAGES: \$40.00  
 PARTICIPANT ID: 3110638142  
 CLERK: Teresa Harper  
 Upson County, GA

*SUBDIVISION SURVEY FOR  
 REST HAVEN WOODS SUBDIVISION  
 PARCELS 41-45  
 LOCATED IN LAND LOTS 271 & 272  
 11th LAND DISTRICT  
 UPSON COUNTY, GEORGIA  
 MARCH 27, 2020  
 SHEET 5 OF 5*

THIS BLOCK RESERVED FOR THE CLERK OF SUPERIOR COURT



MATTHEW S. JOHNSON, P.L.S.  
 GEORGIA REGISTRATION NO. 2868  
 207 WOLF CREEK DRIVE  
 AMERICUS, GA 31719  
 (229) 942-5923



CERTIFICATE OF APPROVAL

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN REVIEWED BY THE UPSON COUNTY COMMISSION AND/OR ITS DESIGNEE, THE UPSON COUNTY ADMINISTRATOR AND IS IN COMPLIANCE WITH THE SUBDIVISION REGULATIONS OF UPSON COUNTY, GEORGIA AND IS HEREBY APPROVED FOR RECORDING IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF UPSON COUNTY, GEORGIA.

THIS 27th DAY OF March, 2020  
 Douglas H. Clavin  
 UPSON COUNTY ZONING ADMINISTRATOR

PLAT PREPARED	MARCH 6, 2020
REVISIONS	UPSON COUNTY ZONING REVISIONS

OWNER CERTIFICATION  
 PARCEL 32-40

I HEREBY CERTIFY THAT I AM THE OWNER OR AUTHORIZED OFFICIAL OF OLD GROWTH TIMBER LLC WHICH OWNS THE PROPERTY SHOWN HEREON.  
 NAME: Old Growth Timber LLC  
 OLD GROWTH TIMBER LLC  
 815 CHEROKEE ROAD  
 GAINESVILLE, GA 30501  
 Phone #: 404-313-1188

SURVEYOR'S CERTIFICATION (i)  
 JURISDICTIONAL APPROVAL

As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations 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. The following governmental bodies have approved this map, plat, or plan for filing:

This survey and certification given hereon is valid only if recorded in the office of the Clerk of Court in its original form by Matthew S. Johnson as shown by the participant ID in the Clerk's stamp in the upper left corner of this plat. No other uses are authorized by this surveyor.

*Matthew S. Johnson*  
 MATTHEW S. JOHNSON, GA RLS #2868

This Survey complies with both the rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and the Official Code of Georgia Annotated (OCGA) 15-6-67 as amended by HB1004 (2016), in that where a conflict exists between those two sets of specifications, the requirements of law prevail. 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/V base and rover GPS receivers, in combination with a TOPCON QS-1 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 plot closure of one foot in 111,818 feet. The field survey was completed on 3/5/2020.

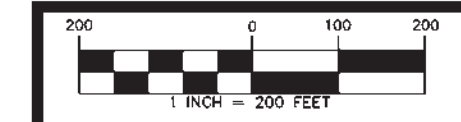
LEGEND

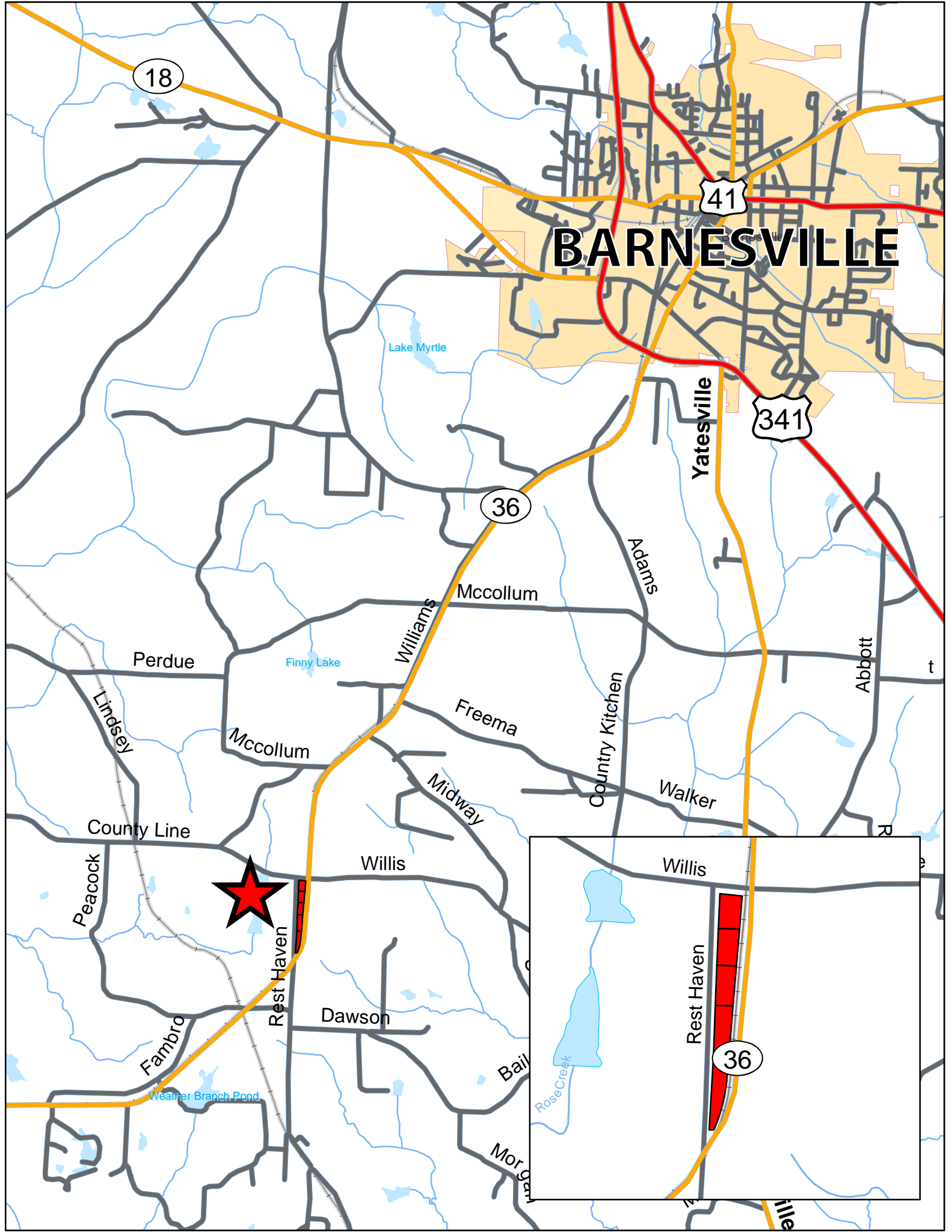
- 1/2" REBAR SET
- x — FENCE
- IRON PIN FOUND
- CONCRETE R/W MONUMENT
- RIGHT OF WAY
- LAND LOT LINE
- PROPERTY LINE
- POWER LINE
- SET BACK LINE
- ADJ. PROPERTY LINE

THE PROPERTY SHOWN HEREON AND ALL ADJ. PARCELS ARE ZONED A-R

SETBACKS:  
 FRONT 35'  
 SIDE 30'  
 REAR 35'  
 CORNER LOTS STREET SETBACK 35'

TOTAL AREA TO BE SUBDIVIDED IS 461.25 ACRES.  
 AREA SHOWN ON THIS SHEET IS 10.718 ACRES.





18

41

BARNESVILLE

341

36

Yatesville

Adams

Mccollum

Perdue

Finny Lake

Williams

Freema

Abbott

Lindsey

Mccollum

Midway

Country Kitchen

Walker

County Line

Peacock

Willis

Rest Haven

Dawson

Fambro

Weather Branch Pond

Bail

Morgan

Willis

Rest Haven

36