

# SALE PLAT

NOTE: CHORDS ALONG CREEK BANK

LINE	BEARING	DISTANCE
L1	N 16°43'46" E	16.92'
L2	N 35°08'16" E	21.09'
L3	N 49°29'05" E	44.76'
L4	N 31°51'49" E	55.80'
L5	N 20°38'13" E	19.73'
L6	N 29°20'20" W	11.77'
L7	S 82°39'31" W	15.61'
L8	S 22°29'49" W	8.48'
L9	S 81°20'51" W	13.27'
L10	N 45°48'09" W	17.33'
L11	N 11°27'09" E	60.22'
L12	N 57°29'06" E	33.42'
L13	N 06°28'59" W	30.52'
L14	N 21°01'28" E	45.23'
L15	N 24°45'19" W	17.96'
L16	N 78°57'16" W	26.47'
L17	N 43°55'29" W	21.71'
L18	N 25°50'26" W	14.70'

## LAND DIVISION SURVEY FOR ESTATE OF RUBY WORLEY BEING IN LAND LOTS 165 & 196 14TH DISTRICT 3RD SECTION GORDON COUNTY GEORGIA

SCALE 1" = 250' PLAT DATE SEPTEMBER 10, 2025  
REVISED SEPTEMBER 22, 2025

The field data upon which this plat was collected by GPS observations using a Carlson BRx7 dual frequency receiver/rover running Carlson SurveCE software. Relative positional accuracy: 0.04' ( 95% confidence level )



DATE OF FIELD WORK: AUGUST 27, 2025  
THIS SURVEY AUTHORIZED BY: DEMPSEY AUCTION COMPANY  
TOTAL ACREA - 29.18 ACRES

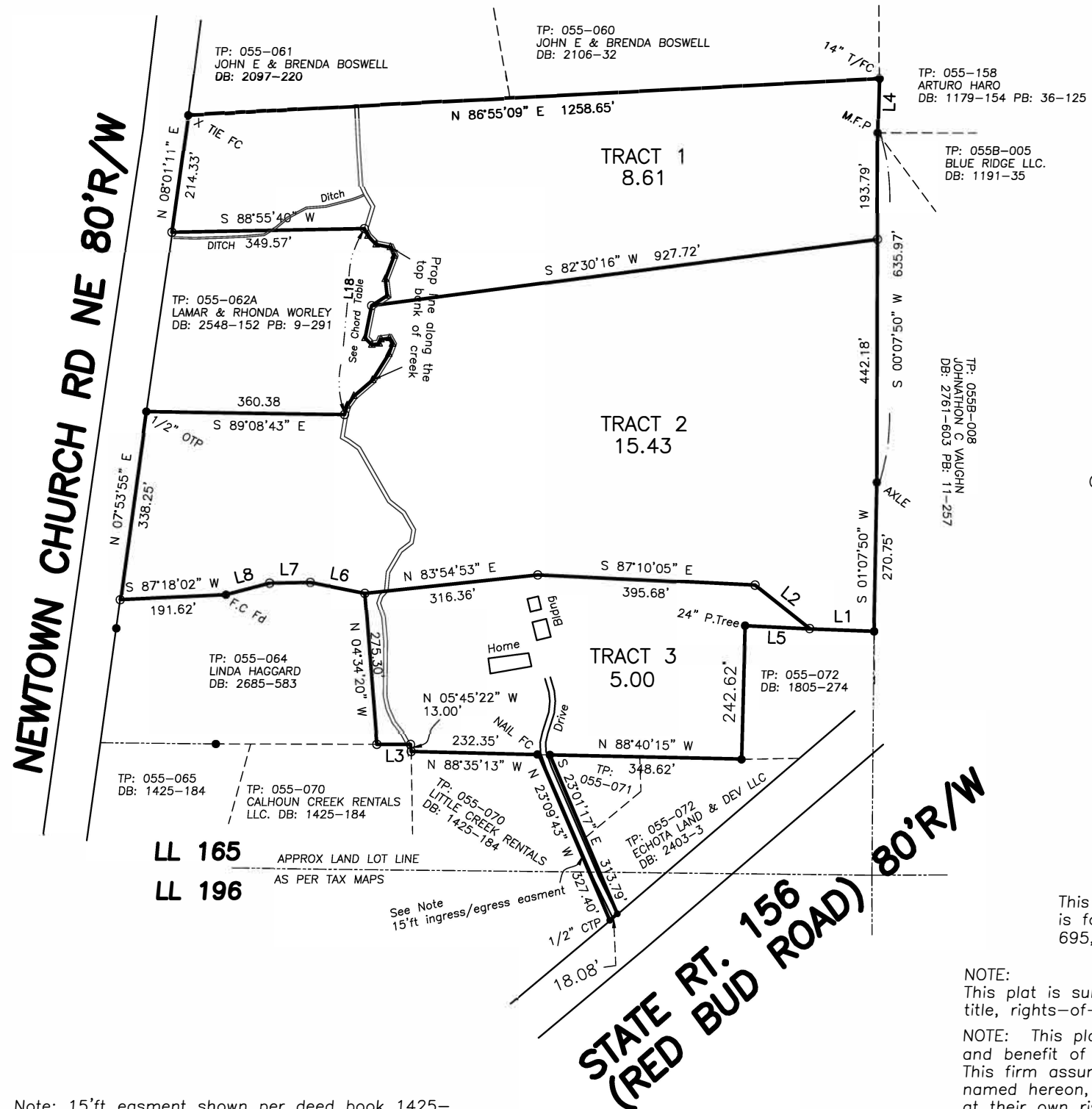
NOTES:

- = 1/2" REBAR SET
- = MONUMENT FOUND OR AS NOTED HEREON
- △ = POINT ON LINE
- ⊕ = UTILITY POLE

1. MONUMENT FOUND DENOTES 1/2" REBAR FOUND.
2. POINT ON LINE DENOTES BREAK POINT IN LINE.
3. THIS PROPERTY IS SHOWN ON THE GORDON COUNTY GEOGRAPHIC INFORMATION SYSTEM (GIS) AS TAX PARCEL 055-062
4. AS OF THE DATE OF THIS SURVEY, THE CURRENT PROPERTY OWNER IS THE STATE OF RUBY WORLEY PER WARRANTY DEED RECORDED IN DEED BOOK 2488, PAGE 65.
5. THIS PROPERTY IS CURRENTLY ZONED A-1 (AGRICULTURAL RESIDENTIAL).
6. THE TERM "CERTIFICATION" AS USED IN RULE 180-6 -. 09(2) AND (3) AND RELATING TO PROFESSIONAL ENGINEERING OR LAND SURVEYING SERVICES, AS DEFINED IN O.C.G.A. 43-15-2(6) AND (11), SHALL MEAN A SIGNED STATEMENT BASED UPON FACTS AND KNOWLEDGE KNOWN TO THE REGISTRANT AND IS NOT A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED.
7. RIGHT-OF-WAY(S) USED ON THIS PLAT IS (ARE) BASED ON APPARENT WIDTHS, EXISTING ALIGNMENTS, MONUMENTS FOUND, OR PREVIOUS REFERENCED SURVEYS. NO DEED(S) FOR R/W FOUND UNLESS NOTED OTHERWISE.

LINE	BEARING	DISTANCE
L1	N 87°53'49" W	116.09'
L2	S 51°52'36" E	127.30'
L3	N 89°52'26" W	61.18'
L4	S 01°43'03" W	99.32'
L5	N 87°07'45" W	118.36'
L6	N 78°42'38" W	101.67'
L7	S 88°55'40" W	74.00'
L8	S 75°12'18" W	82.31'

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 heron. 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 approval signatures above were not in place when this survey was issued, and are to be properly obtained prior to recording.



**ELBERT H. ANGEL**  
GEORGIA REG. LAND SURVEYOR - 1742  
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CEDARTOWN, GA. 30125  
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This plat has been calculated for closure and is found to be accurate within one foot in 695,416 feet.

NOTE: This plat is subject to all easements, matters of title, rights-of-way and local government approval.  
NOTE: This plat of survey is made for the sole use and benefit of the person(s) or entities named hereon. This firm assumes no liability to persons or entities not named hereon, and any use by unnamed parties is done at their own risk.

Note: 15'ft easment shown per deed book 1425-184. Strip is shown hereon by monuments found & a referenced plat by David Glass dated 04/02/2022.