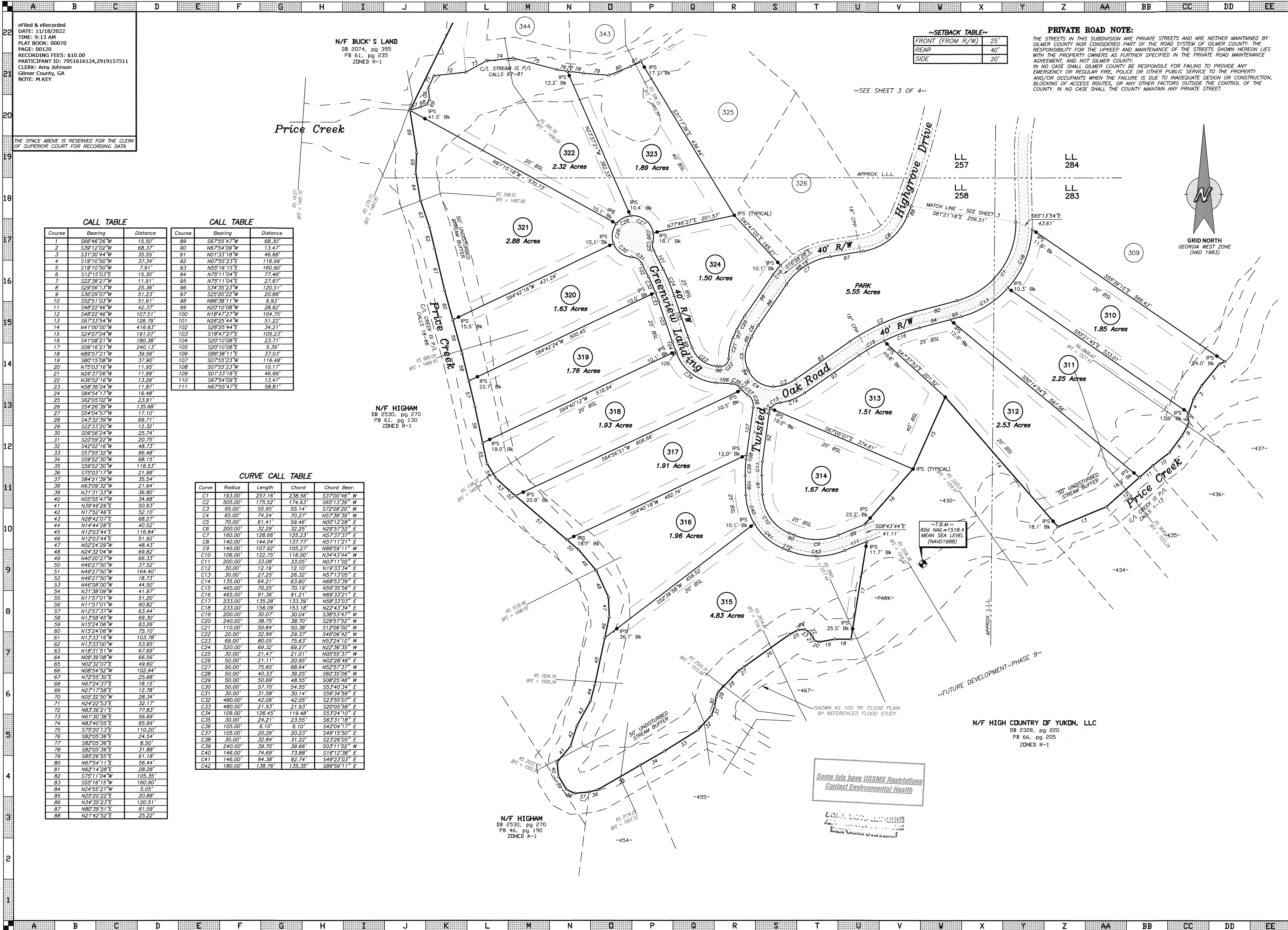




eFiled & eRecorded
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TIME: 9:13 AM
PLAT BOOK: 00070
PAGE: 00120
RECORDING FEES: \$10.00
PARTICIPANT ID: 7951616124,2919157511
CLERK: Amy Johnson
Gilmer County, GA
NOTE: M KEY

THE SPACE ABOVE IS RESERVED FOR THE CLERK
OF SUPERIOR COURT FOR RECORDING DATA

N/F BUCK'S LAND
DB 2074, pg 395
PB 61, pg 235
ZONED R-1

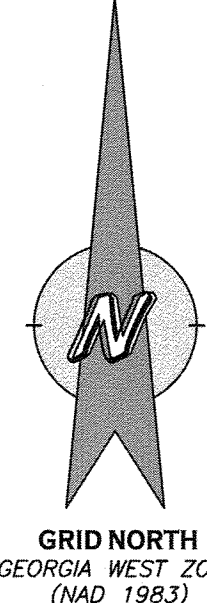
N/F HIGHAM
DB 2530, pg 270
PB 61, pg 130
ZONED R-1

N/F HIGH COUNTRY OF YUKON, LLC
DB 2328, pg 220
PB 66, pg 205
ZONED R-1

~SETBACK TABLE~

FRONT (FROM R/W)	25'
REAR	40'
SIDE	20'

PRIVATE ROAD NOTE:
THE STREETS IN THIS SUBDIVISION ARE PRIVATE STREETS AND ARE NEITHER MAINTAINED BY GILMER COUNTY NOR CONSIDERED PART OF THE ROAD SYSTEM OF GILMER COUNTY. THE RESPONSIBILITY FOR THE UPKEEP AND MAINTENANCE OF THE STREETS SHOWN HEREON LIES WITH THE PROPERTY OWNERS AS FURTHER SPECIFIED IN THE PRIVATE ROAD MAINTENANCE AGREEMENT, AND NOT GILMER COUNTY.
IN NO CASE SHALL GILMER COUNTY BE RESPONSIBLE FOR FAILING TO PROVIDE ANY EMERGENCY OR REGULAR FIRE, POLICE OR OTHER PUBLIC SERVICE TO THE PROPERTY AND/OR OCCUPANTS WHEN THE FAILURE IS DUE TO INADEQUATE DESIGN OR CONSTRUCTION, BLOCKING OF ACCESS ROUTES, OR ANY OTHER FACTORS OUTSIDE THE CONTROL OF THE COUNTY. IN NO CASE SHALL THE COUNTY MAINTAIN ANY PRIVATE STREET.



CALL TABLE

Course	Bearing	Distance
1	S66°46'26"W	15.50'
2	S33°12'02"W	68.37'
3	S31°30'44"W	35.55'
4	S19°10'50"W	37.34'
5	S19°10'50"W	7.91'
6	S12°15'03"E	15.30'
7	S22°38'27"W	11.91'
8	S29°56'13"W	25.36'
9	S36°29'07"W	51.23'
10	S52°51'03"W	51.61'
11	S48°22'46"W	42.37'
12	S48°22'46"W	107.51'
13	S67°33'54"W	126.79'
14	N41°00'00"W	416.63'
15	S24°07'04"W	191.07'
16	S41°08'21"W	180.38'
17	S09°16'21"W	240.13'
18	N89°57'21"W	39.56'
19	S80°15'08"W	37.90'
20	N75°03'16"W	11.95'
21	N26°37'06"W	11.99'
22	N36°52'16"W	13.26'
23	N58°36'04"W	11.87'
24	S84°54'17"W	16.48'
25	S62°02'02"W	23.91'
26	S54°26'39"W	135.68'
27	S54°04'57"W	17.10'
28	S43°32'39"W	69.71'
29	S22°33'20"W	12.32'
30	S09°56'24"W	25.74'
31	S20°58'22"W	20.75'
32	S42°02'16"W	48.73'
33	S57°55'32"W	96.48'
34	S59°52'30"W	68.15'
35	S59°52'30"W	118.53'
36	S75°03'17"W	21.98'
37	S84°21'39"W	35.54'
38	N63°09'32"W	21.94'
39	N31°31'33"W	36.80'
40	N05°55'47"W	34.68'
41	N39°49'26"E	50.93'
42	N17°52'40"E	52.10'
43	N28°42'07"E	68.27'
44	N14°44'28"E	40.52'
45	N12°03'44"E	116.84'
46	N12°03'44"E	51.92'
47	N02°24'29"W	48.43'
48	N24°32'04"W	69.82'
49	N40°20'27"W	66.33'
50	N49°27'50"W	37.52'
51	N49°27'50"W	164.40'
52	N49°27'50"W	18.73'
53	N46°58'00"W	44.50'
54	N31°38'09"W	41.97'
55	N11°57'01"W	51.20'
56	N11°57'01"W	90.82'
57	N12°57'57"W	63.44'
58	N13°58'45"W	69.30'
59	N15°24'06"W	83.26'
60	N15°24'06"W	75.10'
61	N13°33'16"W	103.78'
62	N13°33'16"W	53.95'
63	N18°31'51"W	67.69'
64	N09°39'08"W	66.56'
65	N02°32'07"E	49.60'
66	N08°54'52"W	102.94'
67	N12°55'30"E	25.68'
68	N67°24'37"E	18.15'
69	N27°17'58"E	12.78'
70	N05°32'50"W	28.34'
71	N24°22'53"E	32.17'
72	N83°36'21"E	77.83'
73	N61°30'38"E	56.69'
74	N83°40'05"E	65.99'
75	S75°20'13"E	110.20'
76	S82°05'36"E	24.54'
77	S82°05'36"E	8.50'
78	S82°05'36"E	31.88'
79	S85°26'55"E	61.18'
80	N67°54'11"E	56.44'
81	N62°14'28"E	28.28'
82	S75°11'04"W	105.35'
83	S55°16'15"W	160.90'
84	N24°55'27"W	5.05'
85	N25°20'22"E	20.88'
86	N34°35'23"E	120.51'
87	N80°39'51"E	81.59'
88	N21°42'52"E	25.22'

CALL TABLE

Course	Bearing	Distance
89	S67°55'47"W	68.30'
90	N67°54'09"W	13.47'
91	N01°33'18"W	46.68'
92	N07°55'23"E	116.99'
93	N55°16'15"E	160.90'
94	N75°11'04"E	77.48'
95	N75°11'04"E	27.87'
96	S34°35'23"W	120.51'
97	S25°20'22"W	20.88'
98	N86°38'11"W	6.93'
99	N20°10'08"W	28.62'
100	N18°47'27"W	104.75'
101	N26°25'44"W	51.22'
102	S26°25'44"E	34.21'
103	S18°47'27"E	105.23'
104	S20°10'08"E	23.71'
105	S20°10'08"E	5.39'
106	S05°38'11"E	37.03'
107	S07°55'23"W	116.48'
108	S07°55'23"W	10.17'
109	S01°33'18"E	46.68'
110	S67°54'09"E	13.47'
111	N67°55'47"E	58.81'

CURVE CALL TABLE

Curve	Radius	Length	Chord	Chord Bear.
C1	193.00'	257.16'	238.56'	S37°00'46" W
C2	505.00'	175.52'	174.63'	S65°13'59" W
C3	95.00'	55.95'	55.14'	S72°08'02" W
C4	65.00'	74.24'	70.27'	N57°38'39" E
C5	70.00'	61.41'	59.46'	N00°12'28" E
C6	200.00'	32.29'	32.25'	N29°57'52" E
C7	160.00'	128.66'	125.23'	N57°37'37" E
C8	140.00'	144.04'	137.77'	N51°11'21" E
C9	140.00'	107.92'	105.27'	N89°59'11" W
C10	106.00'	122.75'	118.00'	N34°43'44" W
C11	200.00'	33.08'	33.05'	N03°11'02" E
C12	30.00'	12.19'	12.10'	N19°33'34" E
C13	30.00'	27.25'	26.32'	N57°13'05" E
C14	135.00'	64.21'	63.60'	N68°53'39" E
C15	465.00'	70.25'	70.19'	N59°35'56" E
C16	465.00'	91.36'	91.21'	N69°33'21" E
C17	233.00'	135.28'	133.39'	N58°33'03" E
C18	233.00'	156.09'	153.18'	N22°43'34" E
C19	200.00'	30.07'	30.04'	S38°53'47" W
C20	240.00'	38.75'	38.70'	S29°57'52" W
C21	110.00'	50.84'	50.38'	S12°06'00" W
C22	20.00'	32.99'	29.37'	S46°06'42" W
C23	69.00'	80.05'	75.63'	N53°24'10" W
C24	520.00'	69.32'	69.27'	N22°36'35" W
C25	30.00'	21.47'	21.01'	N05°55'37" E
C26	50.00'	21.11'	20.95'	N02°28'48" E
C27	50.00'	75.65'	68.64'	N52°57'37" W
C28	50.00'	40.33'	39.25'	S69°35'06" W
C29	50.00'	50.69'	48.55'	S08°25'48" W
C30	50.00'	57.70'	54.55'	S53°40'34" E
C31	30.00'	31.58'	30.14'	S56°34'59" E
C32	480.00'	42.06'	42.05'	S23°55'07" E
C33	480.00'	21.93'	21.93'	S20°05'58" E
C34	109.00'	126.45'	119.48'	S53°24'10" E
C35	30.00'	24.21'	23.55'	S63°31'18" E
C36	105.00'	6.10'	6.10'	S42°04'17" E
C37	105.00'	20.26'	20.23'	S49°15'50" E
C38	30.00'	32.84'	31.22'	S23°26'05" E
C39	240.00'	39.70'	39.66'	S03°11'02" W
C40	146.00'	74.69'	73.88'	S16°12'38" E
C41	146.00'	94.38'	92.74'	S49°23'03" E
C42	180.00'	138.76'	135.35'	S89°59'11" E

Some lots have QSSMS Restrictions
Contact Environmental Health

DO NOT REMOVE
THIS SURVEY PLAT
FROM THE RECORDS
OF THE COUNTY



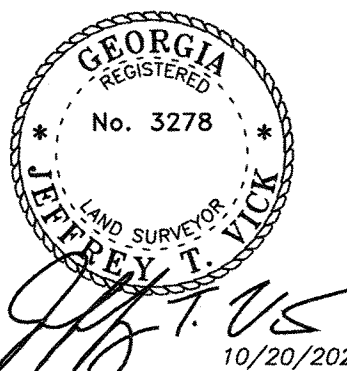
PHASE SEVEN

LAND LOTS 256, 257, 258,
283, 284, & 285
12th DISTRICT, 2nd SECTION
GILMER COUNTY, GEORGIA

DATE: OCTOBER 20, 2022

REVISIONS:

DATE	COMMENT
------	---------



LEGEND

IRON PIN SET (IPS)	UTILITY POLE	POWER BOX
COMPUTED POSITION (NO MONUMENT)	PROPERTY LINE	PROPERTY LINE
ROCK	RIGHT OF WAY	RIGHT OF WAY
CONCRETE MONUMENT	RIGHT OF WAY	RIGHT OF WAY
REBAR	RIGHT OF WAY	RIGHT OF WAY
OPEN TOP PIPE	RIGHT OF WAY	RIGHT OF WAY
CRIMP TOP PIPE	RIGHT OF WAY	RIGHT OF WAY
POINT OF BEGINNING	RIGHT OF WAY	RIGHT OF WAY
PROPERTY LINE	RIGHT OF WAY	RIGHT OF WAY
C/L	RIGHT OF WAY	RIGHT OF WAY
CENTERLINE	RIGHT OF WAY	RIGHT OF WAY
N/F	RIGHT OF WAY	RIGHT OF WAY
DEED BOOK/PAGE	RIGHT OF WAY	RIGHT OF WAY
PLAT BOOK/PAGE	RIGHT OF WAY	RIGHT OF WAY
UTILITY POLE	RIGHT OF WAY	RIGHT OF WAY
LAND LOT	RIGHT OF WAY	RIGHT OF WAY
REINFORCED CONC. PIPE	RIGHT OF WAY	RIGHT OF WAY
CORRUGATED METAL PIPE	RIGHT OF WAY	RIGHT OF WAY
CORRUGATED PLASTIC PIPE	RIGHT OF WAY	RIGHT OF WAY

MONUMENT DIMENSIONS ARE OUTSIDE/OVERALL DIMENSIONS.
ALL IPS ARE CAPPED 5/8" REBAR UNLESS OTHERWISE NOTED.

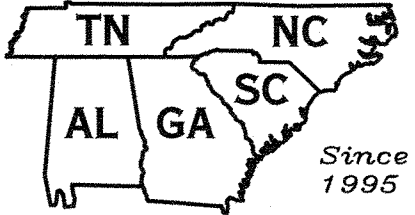
"Thou shalt not remove thy neighbor's
landmark, which they of old time have set."
Deuteronomy 19:14 KJV

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Subsurface matters not certified unless excavated.

IN GOD WE TRUST

PREPARED BY
CHASTAIN & ASSOCIATES, P.C.
SURVEYING-PLANNING-CONSULTING



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