

NOTES:  
 SURVEYOR HAS MADE NO INVESTIGATION  
 OR INDEPENDENT SEARCH FOR EASEMENTS  
 OR EGRESS ENCUMBRANCES, EASEMENTS,  
 COVENANTS, OWNERSHIP TITLE DEFECTS  
 OR ANY OTHER FACTS THAT AN ACCURATE  
 AND CURRENT TITLE SEARCH MAY DISCLOSE.

STATE OF GEORGIA  
 JENKINS COUNTY  
 1637th C.M.D.  
 PLAT DATE: 22 AUGUST 2014  
 FIELD SURVEY: 19 AUGUST 2014  
 FIELD E.O.C. = 1" IN N/A +  
 ANGULAR ERROR = N/A PER < POINT +  
 PLAT E.O.C. = 1" IN SEE NOTE +  
 ADJUSTMENT - NONE  
 EQUIPMENT USED  
 ELECTRONIC TOTAL STATION

THE MAJORITY OF THE SURVEY FOR THIS PLAT WAS PERFORMED USING RTK  
 GPS SURVEYING METHODS. THE BEARINGS SHOWN ON THIS PLAT ARE BASED  
 UPON A NORTH-POINTING ZONE GRID TAKEN FROM GCS  
 OBSERVATION AND IS NOT TIED TO GEODETIC MONUMENTATION. THE BEARINGS  
 SHOWN ON THIS PLAT MAY DIFFER FROM THOSE SHOWN ON PREVIOUS PLATS  
 EVEN THOUGH THE LINES ARE THE SAME EQUIPMENT USED: SOKKIA GSR2700  
 ISK GPS BASE AND ROVER; MAXIMUM HORIZONTAL TOLERANCE = 0.05

TYPE OF SURVEY: LARGE LOT SUBDIVISION  
 PARENT PARCEL TAX ID: 028 080  
 PARENT PARCEL DESCRIPTION: 08 6H PG  
 716-719 PG 18 PG 20  
 CURRENT OWNER: HARRY TRAILS HOLDINGS, LP  
 PLAT E.O.C.'s  
 TRACT #1: 1" IN 223,250'  
 TRACT #2: 1" IN 358,452'  
 TRACT #3: 1" IN 916,138'  
 TRACT #4: 1" IN 605,284'  
 TRACT #5: 1" IN 211,078'  
 TRACT #6: 1" IN 291,976'

**SURVEY FOR:  
 COUNTRY LOTS, LLC**

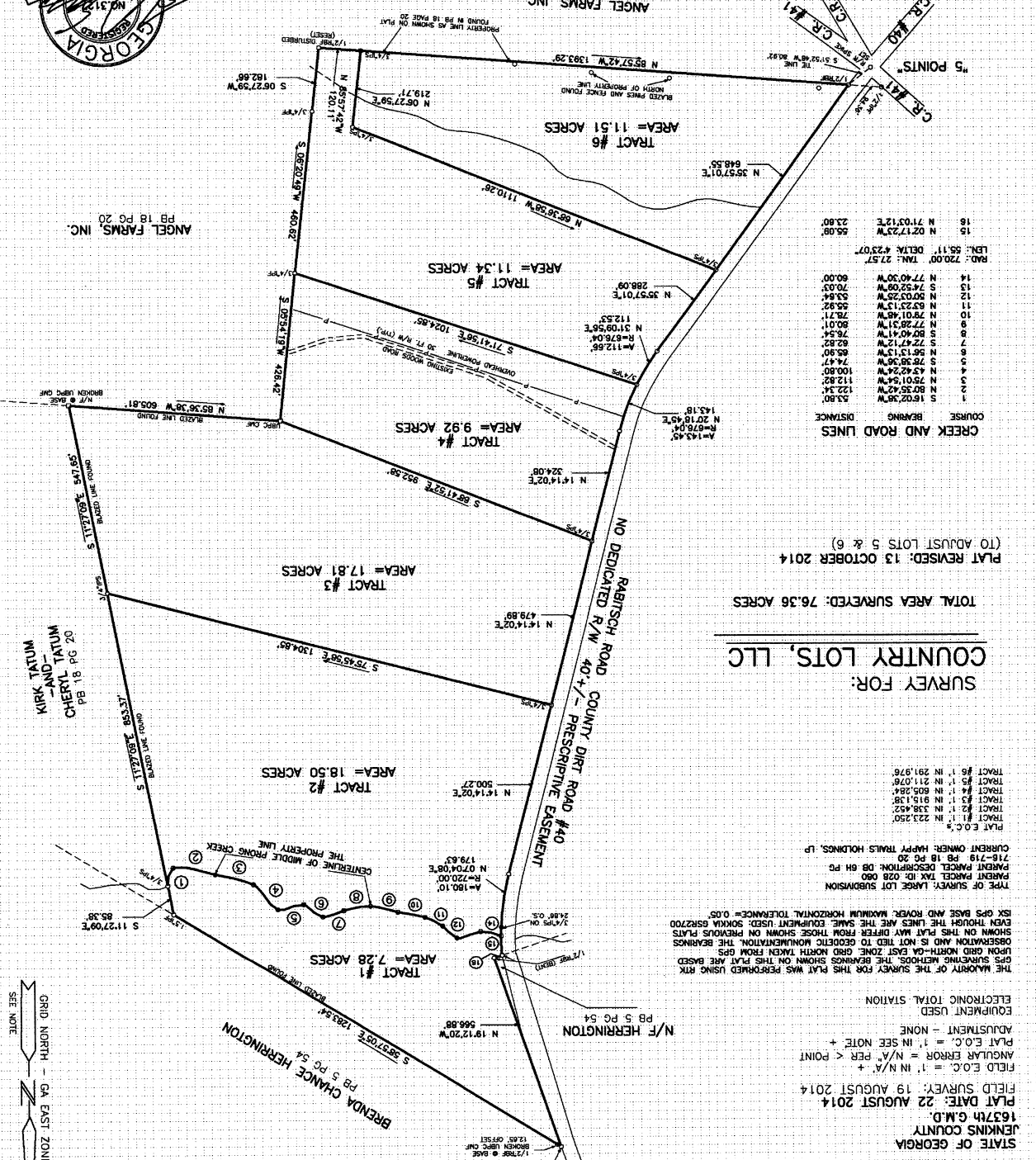
TOTAL AREA SURVEYED: 76.36 ACRES  
 (TO ADJUST LOTS 5 & 6)  
 PLAT REVISED: 13 OCTOBER 2014

**CREEK AND ROAD LINES**

LINE	BEARING	DISTANCE
1	N 82°55'42"W	23.80'
2	N 29°01'54"W	112.82'
3	N 29°01'54"W	112.82'
4	N 43°42'24"W	100.80'
5	N 25°52'52"W	65.90'
6	N 56°13'13"W	65.90'
7	S 72°47'12"W	62.82'
8	S 20°40'41"W	74.47'
9	S 72°28'31"W	80.04'
10	N 79°01'48"W	78.21'
11	N 63°23'13"W	55.92'
12	S 20°03'25"W	53.54'
13	S 74°52'08"W	70.03'
14	S 77°40'30"W	60.00'
LN: 720.00'	TM: 22.57'	
LN: 55.11'	DELTA: 423.07'	
15	N 02°17'23"W	55.08'
16	N 71°03'12"E	23.80'

GRAPHIC SCALE  
 SCALE - 1 INCH = 200 FEET  
 200  
 400  
 600  
 FILE #140805 DRAWN BY: ADE

EASON LAND SURVEYING  
 P.O. BOX 753  
 CLAXTON, GA. 30417  
 (912) 739-7143



GRID NORTH - GA EAST ZONE  
 SEE NOTE

Country Lots, LLC  
Restrictive Covenants - Millen Farms Subdivision  
Jenkins County, Georgia

1. All lots shall be for one single family private dwelling with customary out buildings with no structure placed or improved upon any tract or lot being used for any type of business or commercial enterprise, other than for agriculture.
2. No building shall be placed or improved on any lot to be used as a school, church or kindergarten.
3. No temporary house, shack, tent, or trailer shall be erected.
4. No accumulation of discarded personal effects, debris, waste, garbage or other unsightly objects or matter will be permitted on any lot.
5. No junk vehicles or parts of same shall be permitted on any lot. Any motor vehicle parked or placed on any lot must be registered and licensed.
6. No livestock or other animals may be raised or kept for commercial purposes. All swine and goats are prohibited from placement upon any lot, even if regarded as a pet.
7. No dwelling placed upon any lot shall be nearer than 70 feet from the road right-of-way or 30 feet from an adjoining property line on either side of a lot, when facing a public right-of-way, or 50 feet from a rear property line.
8. All structures erected on any lot shall be completed within one year of when construction commences.
9. No timber may be cut for timber sale on any lot without permission of developer.-

Buyer: \_\_\_\_\_

Buyer: \_\_\_\_\_

# Scan Me



## GPS Options:

1001 Rabitsch Rd Millen GA 30442

## Directions From Millen GA:

Take GA-67 N 1.8 Miles

Continue onto Buttermilk Rd. 4.1 miles

Turn Left 5 Point Rd 1.2 Miles (dirt)

Turn Left onto Owens Rd. (dirt)

Immediate Right onto Rabitsch Rd. (dirt)

Please reference Above Plat to find exact lot.