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THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HEREON. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. 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.

Plat Doc: PLAT
Recorded 11/07/2022 11:39AM

AMANDA A DOSS, Clerk Superior Court
LINCOLN COUNTY SUPERIOR/JUVENILE
COURT County, Ga.
Bk E2022 Pg 0100
Penalty: \$0.00
Interest: \$0.00
Participants: 8402829220

JAMES F. MATTISON, IV, P.L.S. #2701 DATE: 11/7/2022

MATTISON & ASSOCIATES, INC.
CERTIFICATE OF AUTHORIZATION LSF00690
P.O. BOX 714
LINCOLN, GEORGIA 30817
(706) 359-5853
EMAIL: jfmatt2@nu-z.net



BOUNDARY PLAT FOR

RICHARD E. LEE

SHOWING PROPERTY KNOWN AS TAX MAP 56A 003A
LOT 3-B BLOCK "A" HIDDEN HARBOR

184th. G.M.D. 2.00 ACRES

LINCOLN COUNTY, GEORGIA

SCALE: 1"=50' NOVEMBER 4, 2022 (FIELD WORK)
NOVEMBER 7, 2022 (PLAT COMPLETED)

TOPCON GPT 1003-HIPER V
MAP CHECK 1/162,182'

- - CONCRETE MONUMENT FOUND
- - 1/2" REBAR FOUND
- ▣ - 1/2" REBAR SET ON NAIL FOUND

THIS PLAT IS SUBJECT TO ALL EASEMENTS, RIGHTS-OF-WAY
AND PROTECTIVE COVENANTS OF RECORD.

APPROVED BY LINCOLN COUNTY
PLANNING AND ZONING

Digitally signed
by Robert D
Seymour
Date:
2022.11.07
10:59:40 -05'00'

RICHARD E. LEE
TAX MAP 56 001
DEED BOOK 298-44

N 79°41'00"E
583.07'

2.00 Ac.

JENNIFER L. DAVIS and
PRISCILLA L. DAVIS
TAX MAP 56A 003
DEED BOOK 241-474
PLAT BOOK "A", PAGE 114

N 45°41'11"W
229.65'

S 71°30'42"W
132.74'

S 77°04'55"W
159.97'

S 84°00'58"W
141.74'

S 04°27'55"E
172.75'

MANDY C. STOUT
TAX MAP 56A 004
DEED BOOK 207-523
PLAT BOOK "A", PAGE 114

962' TO C/L OF DOVE COURT

HIDDEN HARBOR ROAD 80' R/W



JOB#2022164L