

BK: 64 PG: 157-157
 Filed and Recorded
 10-17-2025 04:38 PM
 DOC# P2025-000230

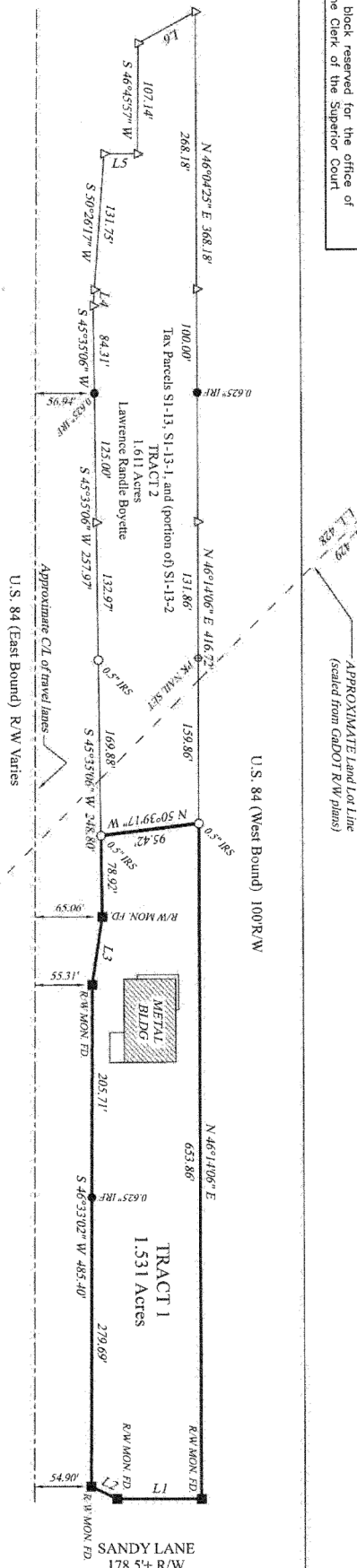
Frances B. Yeargan
 FRANCES B. YEARGAN
 CLERK OF SUPERIOR
 WAYNE COUNTY

This block reserved for the office of
 the Clerk of the Superior Court

TRACT DIVISION

Current owner: Boyette Customs, LLC
 Tax Parcel Number (portion of) S1-15-2
 Basis for Record: Plat Book 59, Page 30

- REF:
1. Deed Book 873, Page 400
 2. Plat Book 59, Page 70
 3. Plat Book 8, Page 152
 4. Plat by M. Jerry Tombelina of a 3.85 acre tract dated February 9, 2017 for Art Todd
 5. Georgia DOT Right-of-Way Plans Project EDS(19) Pages 21 thru 25 with a date of August 22, 1998.
 6. Deed Book 420, Page 333
 7. Deed Book 420, Page 338
 8. Deed Book 875, Page 335
 9. Deed Book 875, Page 337
 10. Deed Book 875, Page 339
 11. Plat Book 60, Page 47



SURVEYOR'S CERTIFICATION:

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 herein. Such approvals or affirmations should be confirmed with the appropriate governmental agencies by any purchaser of any of this plat's contents. The surveyor and the appropriate governmental agencies are not responsible for the accuracy or completeness of the information 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 as set forth in O.C.G.A. Section 15-6-67.

Charles W. Johnson, Jr.
 Charles W. Johnson, Jr.
 Date: 10-16-2025

The following governmental bodies have approved this map, plat, or plan for filing OR have affirmed that approval is not required:

Wayne County
 Wayne County
 Date: 10-17-25

PREPARED FOR:

BOYETTE CUSTOMS, LLC

PLAT OF:

TRACT 1, CONTAINING 1.531 ACRES, BEING THE NORTHEASTERN PORTION OF A 1.894 ACRE TRACT

LAND LOT:

429

LAND DISTRICT:

4B

GND:

1217b

COUNTY:

Wayne

CITY:

Screven

STATE OF:

Georgia



SCALE 1" = 100'

ANG. CLUSTERS (red) PER STA.

FIELDWORK: July 22 & 28, 2021 and October 16, 2025

DRAWN: October 16, 2025

ALTA MATA LAND SURVEYING

Charles W. Johnson, Jr.

P.O. Box 366 - Jessup, Georgia 31598

(912) 388-0480

alt209@gmail.net

Jon No. 25,78

1. This firm has not performed a complete title search of the planned property. A complete title search may disclose additional easements, rights-of-way, right-of-way restrictions, restrictions, or encumbrances that impact the subject property.

2. Easements, in addition to any shown, may impact the planned property from FEMA maps and should be considered approximate.

3. Any marsh line shown should be considered approximate and should NOT be considered DNR approved marsh line unless noted.

NOTE: Iron rods set are capped with a cap stamped "2008" unless otherwise noted. The sizes shown for round corners are approximate.

TRACT MAKEUP:
 Tract 1 consists of the northeastern portion of the 1.894 Acre tract shown on the plat in Plat Book 60, Page 47.
 Tract 2 consists of the southeastern portion of the 1.894 Acre tract along with the remainder of Tract B-1 and all of Tracts B-2, B-3, and B-4 shown on the plat in Plat Book 60, Page 47.

SURVEYOR'S NOTE:
 1. THE REFERENCE POINTS (Δ) shown on the southern most tracks were calculated from existing plans and the GADSDEN Right-of-Way Plans Project EDS-84(19) dated 9/22/98 and have not been field verified by me.
 2. With the exceptions of the four rods set on the division between Tracts 1 and 2, which were set by me on October 16, 2025, the remaining corners shown as found or set were found or set during a field survey performed by me on July 22 and 28, 2021.

LINE	BEARING	DISTANCE
L1	S 43°29'22" E	81.49'
L2	S 18°13'52" E	27.79'
L3	S 54°56'19" W	66.51'
L4	S 50°36'17" W	15.74'
L5	N 43°17'22" W	13.46'
L6	N 72°28'10" W	62.98'