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### QUITCLAIM DEED

STATE OF GEORGIA  
COUNTY OF RABUN

**THIS INDENTURE**, Made the 27<sup>th</sup> day of **April, 2018**, between **City of Sky Valley**, of the County of **Rabun**, and the **State of Georgia**, as party or parties of the first part, hereinafter called Grantor, and **Theodore William Towne and Julia Kay Towne** of the county of **Rabun**, and the **State of Georgia**, as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

**WITNESSETH** that: **City of Sky Valley** Grantor, for and in consideration of the sum of one dollar (\$1.00) and other valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey and forever **QUITCLAIM** unto the said Grantee,

**All that tract or parcel of land lying and being in Land Lot 170 & 171 of the 2nd Land District of Rabun County Georgia being designated as Lot #60A Part 1 of Ridgepole Area, Sky Valley Subdivision containing 0.02 acre, as shown upon a plat of survey dated April 24, 2018 prepared by J Scott Stroud GRLS no. 3094 recorded in clerk's office of Rabun Superior Court in Plat Book 2018-105. Reference to said plat and record thereof for the express purpose of incorporating the full complete description of the property herein described.**

**Subject to the Declaration of Restrictions dated September 19, 1978 recorded in Deed Book V-6 Page 296 in clerk's office of Rabun Superior Court, which restrictions are incorporated herein by reference.**

**TO HAVE AND TO HOLD** the said described premises to grantee, so that neither grantor nor any person or persons claiming under grantor shall at any time, by any means or ways, have, claim or demand any right to title to said premises or appurtenances, or any rights thereof.

**IN WITNESS WHEREOF**, the Grantor has signed and sealed this deed, the day and year first above written.

Sworn to and subscribed before me on this 27  
day of April 2018:

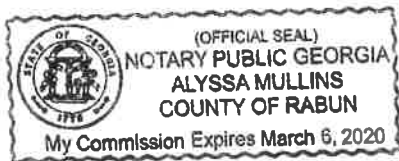
Terence Payne  
Witness

Alyssa Mullins  
Notary Public

MY COMMISSION EXPIRES: March 6, 2020

City of Sky Valley

Robert McNeil (Seal)  
By:



**SURVEYOR'S CERTIFICATE**

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 STATE HEREOF. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OR CORRECTION OF THE AVAILABILITY OF PREVIOUS RECORDS OR INSTRUMENTS, 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 15-9-67.

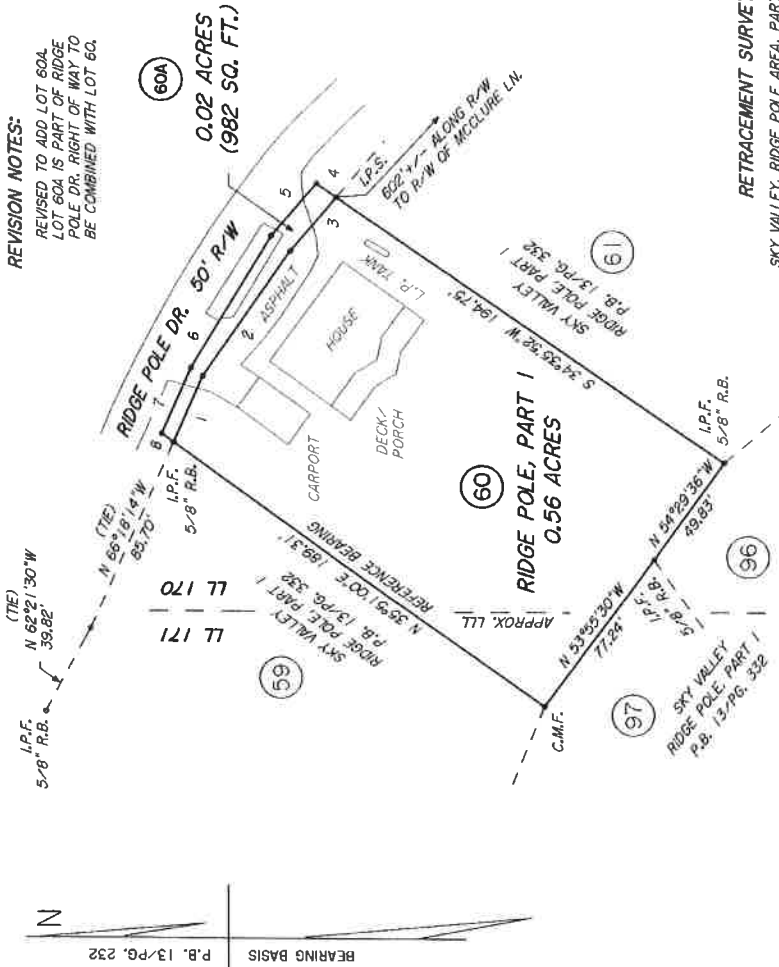
J. SCOTT STROUD, GA RLS #3094 \_\_\_\_\_ DATE \_\_\_\_\_

**NOTES:**

- 1) PROPERTY IS LOT 60 OF SKY VALLEY, RIDGE POLE, PART 1, AS MAPPED BY JAMES A. LONG, R.L.S., DATED SEPTEMBER 9, 1978.
- 2) PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, AND RESTRICTIONS OF RECORD, WRITTEN AND UNWRITTEN.
- 3) FIELDWORK COMPLETED APRIL 10, 2018.

**REVISION NOTES:**

REVISED TO ADD LOT 60A.  
LOT 60A IS PART OF RIDGE POLE DR. RIGHT OF WAY TO BE COMBINED WITH LOT 60.



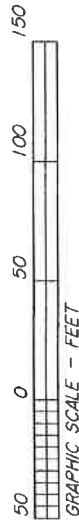
THIS BLOCK RESERVED FOR THE CLERK OF THE SUPERIOR COURT

**NUMBERED CALLS**

COURSE	BEARING	DISTANCE
1	S 66°18'14" E	30.10'
2	S 50°03'14" E	64.10'
3	S 34°35'14" E	28.40'
4	N 24°25'52" E	10.60'
5	N 69°36'14" W	22.85'
6	N 56°06'19" W	64.60'
7	N 66°18'14" W	30.10'
8	S 35°51'00" W	6.00'

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN LOT 60 - 109,292 FEET.  
LOT 60A - 153,188 FEET.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 13,700 FEET AND AN ANGULAR ERROR OF 0"00'07" PER ANGLE AND WAS ADJUSTED USING THE COMPASS RULE.



RETRACEMENT SURVEY  
SKY VALLEY, RIDGE POLE AREA, PART 1, LOT 60  
D.B. H30/Pg. 97, P.B. 13/Pg. 332

MAP PREPARED FOR

**THEODORE W. TOWNE**

AND

**JULIA K. TOWNE**

P. O. BOX 906  
CLARKESVILLE, GA. 30523

R. L. S. #1553, #3094

CERTIFICATE OF

AUTHORIZATION

NUMBER - LSF 000298

TELEPHONE - (706) 754-9422

CITY OF SKY VALLEY

RABUN COUNTY

GEORGIA

EMAIL ADDRESS - jdmih@windstream.net

SURVEYORS:

LOVELL, STROUD AND ASSOCIATES, LLC

P. O. BOX 906

CLARKESVILLE, GA. 30523

R. L. S. #1553, #3094

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CITY OF SKY VALLEY

RABUN COUNTY

GEORGIA

EMAIL ADDRESS - jdmih@windstream.net

DATE: APRIL 24, 2018  
REVISED: APRIL 25, 2018  
LAND LOT: 170 & 171  
DISTRICT: 2ND  
COUNTY OF RABUN

FILE # 18-0274

FIELD BOOK # PS10N

INSTRUMENTS USED:

TOPCON GTS-211D

SCALE - 1"=50'

SYMBOLS:

O.P.P. = OPEN TOP PIPE

I.P.F. = IRON PIN FOUND

I.P.S. = IRON PIN SET

(5/8" RE-BAR)

C. M. = CONCRETE MONUMENT

