

MLS #: L1589038A (Active) List Price: \$20,000

Lot 29 Shelly Rentz Road Other, GA 31539



Apx Total Acreage: 1.35
Price Per ACRE: \$14,814.81
Improvements: none
Lot Features: Interior, Level, Subdiv
Recorded

Unit #:
Main Area: OT:Other Counties
Subdivision: No Recorded
Subdivision
County: Other
Elementary School:
Middle School:
High School:
Current Zoning: County, Res Single
Zoning: R1

Tax ID: H0008 088

Lgl Desc: LL 410

Lot Front: 187

Lot Rear: 190

Lot Left: 290

Lot Right: 326

Ttl Lot SqFt:

DdRstrctns: No

PlatBk/Pg: 17/244

RdFrntg: 187

Fld Zn: No

FldInsReq: No

X Zone: No

Frontage: Natural, Residential

Annual Taxes: 140.00

Tax Year: 2017

Lease Expire Date:

HOA:

HOA Fee:

HOA Fee Paid:

Assoc Fees Include:

Project Facilities:

Lot Access: County Road, Dirt/Clay Road

Farm Information: Not Applicable

Utilities: None

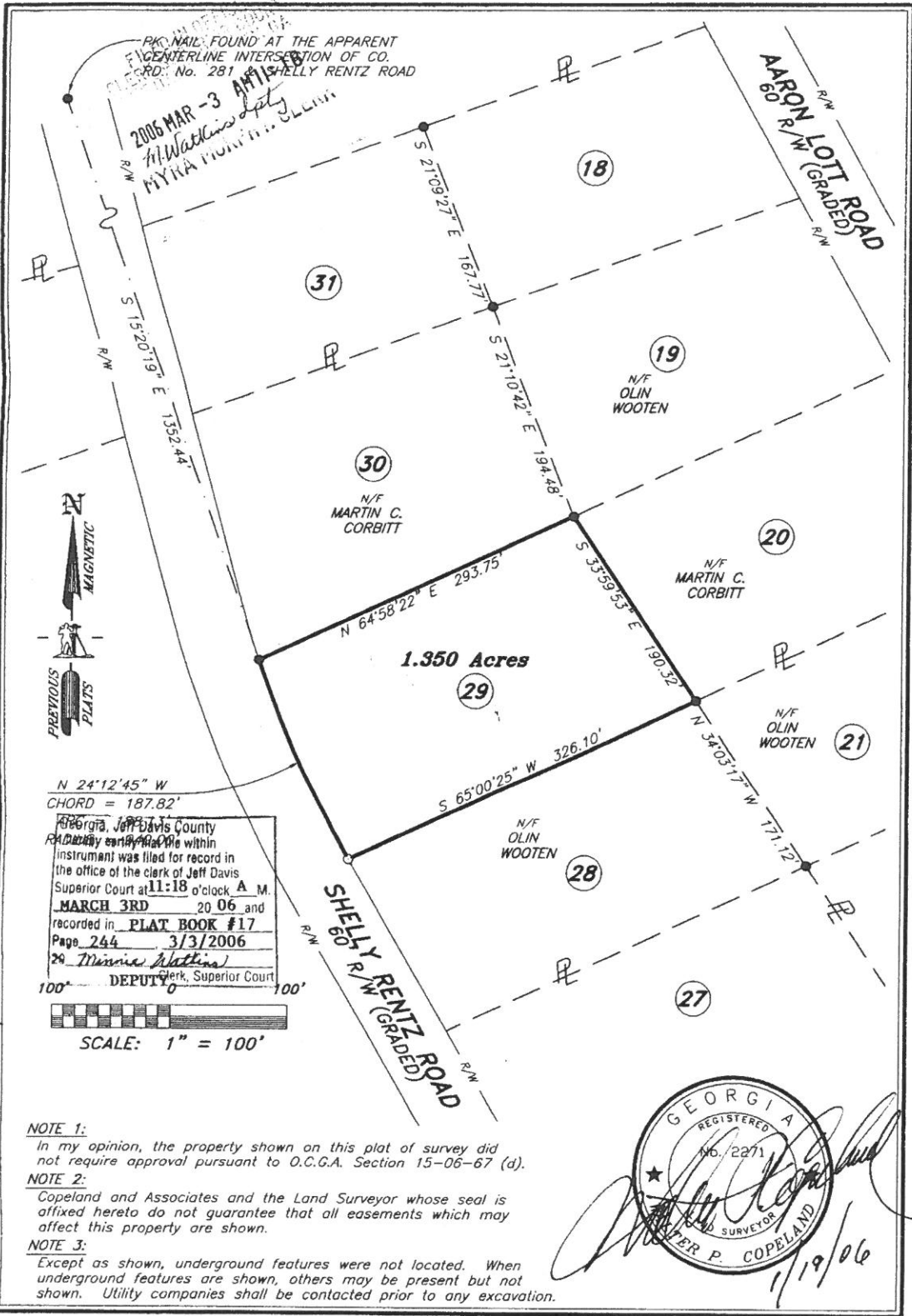
Directions: From Hwy. 341 N. take a slight left onto E. Jarman St. left onto N. Tallahassee St., right onto Franklin St., left onto Pat Dixon Road, Right onto Buford Road, take 1st left onto Shelly Rentz Road... lot on left - see sign.

Public Remarks: Wooded residential lot in growing area... 1.35 AC parcel with no improvements. Motivated seller, property is being sold as-is, with no sellers disclosure statement as seller has not seen or been on the property.

Listing Office: Seaboard Real Estate (#:1062)

Information Herein Deemed Reliable but Not Guaranteed

MLS #: L1589038A



Georgia, Jeff Davis County
 instrument was filed for record in
 the office of the clerk of Jeff Davis
 Superior Court at 11:18 o'clock A.M.
 MARCH 3RD 20 06 and
 recorded in PLAT BOOK #17
 Page 244 3/3/2006
 Minnie Watkins
 DEPUTY Clerk, Superior Court

GEORGIA REGISTERED
 No. 2271
 WALTER P. COPELAND
 LAND SURVEYOR
 1/19/06

NOTE 1:
 In my opinion, the property shown on this plat of survey did not require approval pursuant to O.C.G.A. Section 15-06-67 (d).

NOTE 2:
 Copeland and Associates and the Land Surveyor whose seal is affixed hereto do not guarantee that all easements which may affect this property are shown.

NOTE 3:
 Except as shown, underground features were not located. When underground features are shown, others may be present but not shown. Utility companies shall be contacted prior to any excavation.

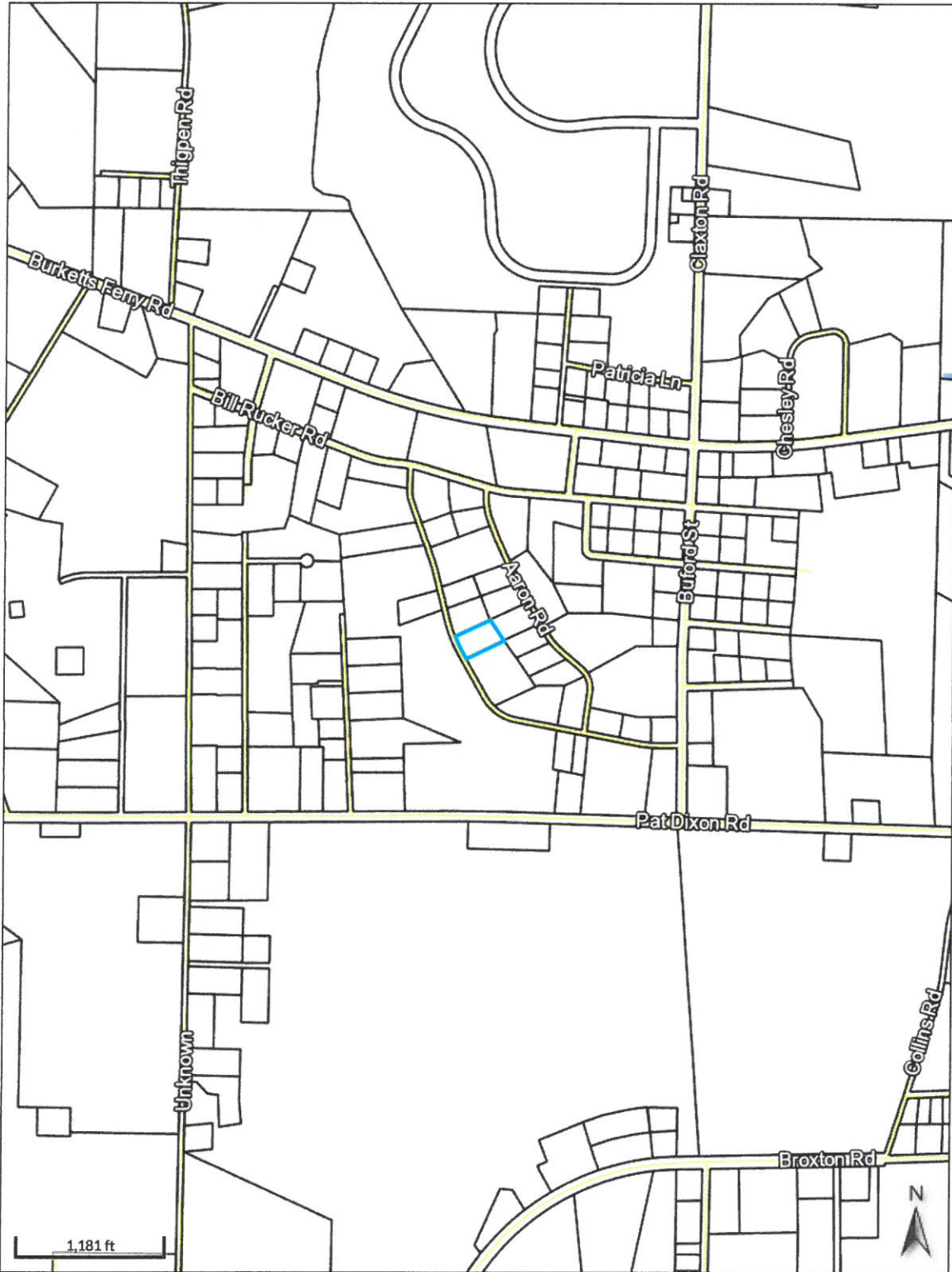
SURVEY FOR:
Annie P. Bennett

LAND LOT	LAND DIST.	COUNTY	CITY	STATE	DATE
410	1st.	JEFF DAVIS		GEORGIA	JAN. 19, 2006

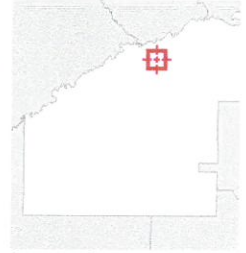
- IRON PIN/PIPE FOUND ●
- IRON PIN SET ○
- CONC. MONU. FOUND ■
- CONC. MONU SET □
- NO CORNER SET △

COPELAND & ASSOCIATES
 SURVEYING CONSULTANTS
 79 SOUTH TALLAHASSEE STREET
 HAZLEHURST, GA 31539 (912) 375-4645
 WA L T E R P. C O P E L A N D, R. L. S.
 GA. Reg. L.S. # 2271
 S.C. Reg. L.S. # 11054







TOTAL STATION: TOPCON GTS303
 FIELD CLOSURE: 1/24,500
 ANGLE CLOSURE: 04"/ANGLE
 ADJUSTMENT: COMPASS
 PLAT CLOSURE: 1/100,000+
 FIELD SURVEY BY: C.B.
 DATA COLLECTOR FILE: WOOTEN
 SURVEY DATE: JAN. 2006
 REF. JOBS: WOOTEN
 PLAT BY: CHAD GREENWAY
 JOB NO.: J06-514



Overview



Legend

-  Parcels
-  Roads
- Flood Map**
-  A - 100 Year Flood Area - Areas of 1% annual chance flood also known as the base flood. Base Flood Elevations (BFE) have not been determined.
-  AE -100 Year Flood Area - Areas of 1% annual chance flood also known as the base flood. Determined by detailed methods with Base Flood Elevations (BFE).
-  VE: Coastal SFHA with BFE & velocity wave action - Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.
-  X: 500 Year Flood - Areas of 0.2% annual chance flood