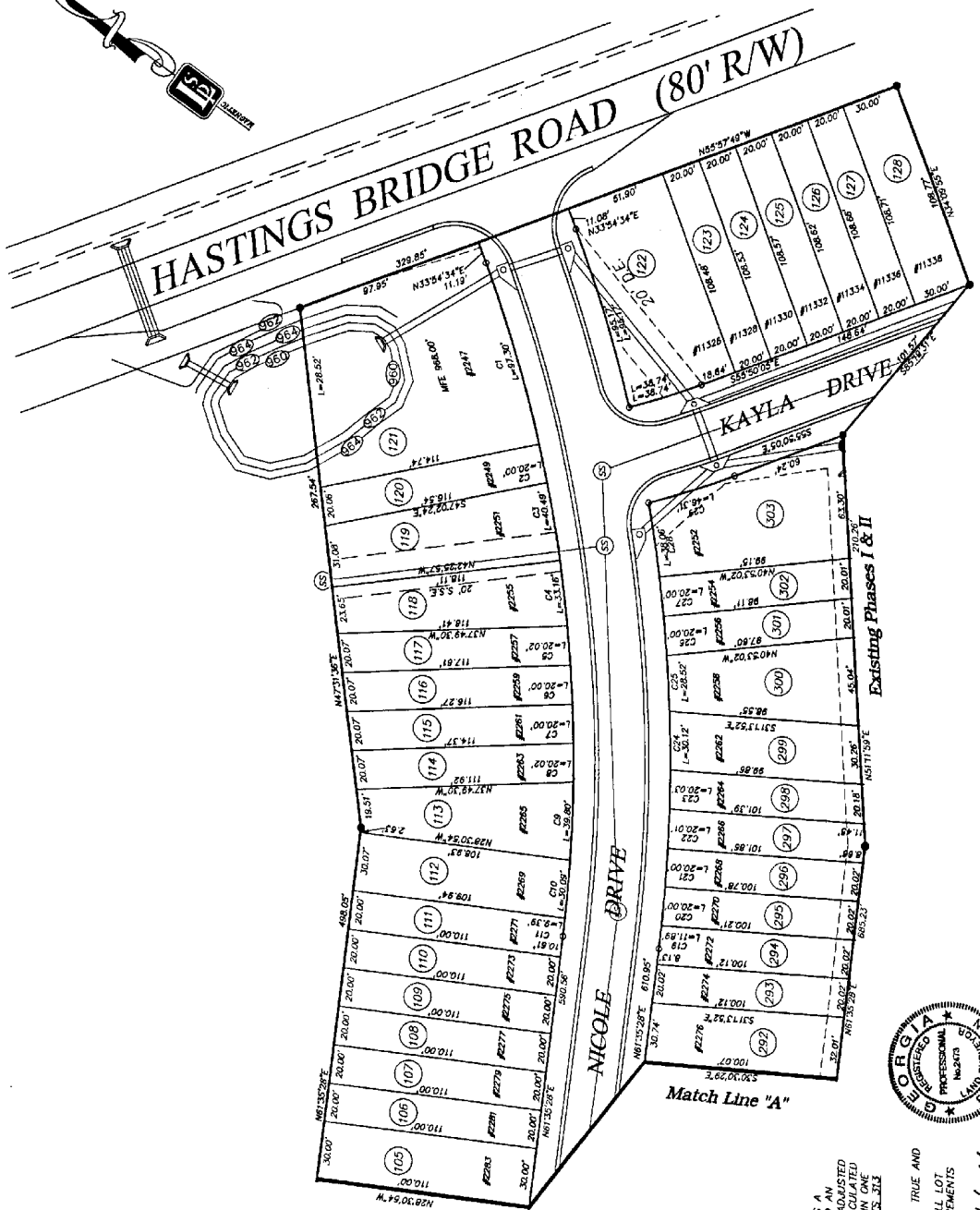
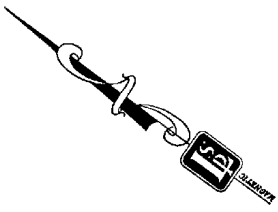


**FINAL PLAT OF
CALLAWAY CROSSING
UNIT THREE**
SHEET 2 OF 3
CITY OF LOVELDY
LOCATED IN LAND LOTS 132 & 157 OF THE 6th DISTRICT
CLAYTON COUNTY, GEORGIA
DATE: OCTOBER 22, 2003 SCALE: 1"=40'



- land surveying
- land planning
- land development design
- construction layout

Hudson 75 Business Park
218 Willis Drive
Stockbridge, Ga. 30281
Phone: (770) 307-3387
Fax: (770) 307-3389

LANDMARK
SURVEYING & PLANNING, INC.

OWNER/DEVELOPER:
THE DEVELOPER WARRANTS THE STREETS, CURBS, SIDEWALKS, SEWERAGE, AND UTILITIES SHOWN ON THIS PLAT TO BE ACCURATE AND TO CONFORM WITH THE CITY OF LOVELDY'S PLAT MAPS AND ORDINANCES. THE DEVELOPER SHALL BE RESPONSIBLE FOR THE REPAIR AND MAINTENANCE OF THE STREETS, CURBS, SIDEWALKS, SEWERAGE, AND UTILITIES SHOWN ON THIS PLAT FOR A PERIOD OF 24 MONTHS FROM THE DATE OF COMPLETION OF THE DEVELOPMENT. THE DEVELOPER SHALL BE RESPONSIBLE FOR THE REPAIR AND MAINTENANCE OF THE STREETS, CURBS, SIDEWALKS, SEWERAGE, AND UTILITIES SHOWN ON THIS PLAT FOR A PERIOD OF 24 MONTHS FROM THE DATE OF COMPLETION OF THE DEVELOPMENT.

OWNER/DEVELOPER:
LOVELDY, GEORGIA, LLC
178 SOUTH MAIN STREET
JONESBORO, GEORGIA 30238
24 HOUR CONTACT: DAVID HARRIS (770) 478-8000

Match Line "A"

GENERAL NOTES:
ZONING: P.U.D.
LOT AREA: 1.45 ACRES, 62,640 SF
TOTAL SITE AREA: 747 ACRES, UNIT THREE
TOTAL NUMBER OF LOTS: 94, UNIT THREE
MIN. LOT AREA: 2,000 SF, MIN.
WATER & SEWER BY CLAYTON COUNTY WATER AUTHORITY

CITY OF LOVELDY APPROVAL:
PURSUANT TO THE PROVISIONS OF APPLICABLE SUBDIVISION REGULATIONS, THIS PLAT WAS GIVEN FINAL APPROVAL BY THE CITY OF LOVELDY ON OCTOBER 22, 2003, UNDER THE CONDITIONS OF APPROVAL HAVING BEEN SAID. THIS PLAT HAS BEEN CALCULATED AND THIS APPROVAL GRANTED UNDER THE AUTHORITY OF SAID REGULATIONS.

Jack Kelly
MAYOR, CITY OF LOVELDY

DATE: 1-6-04

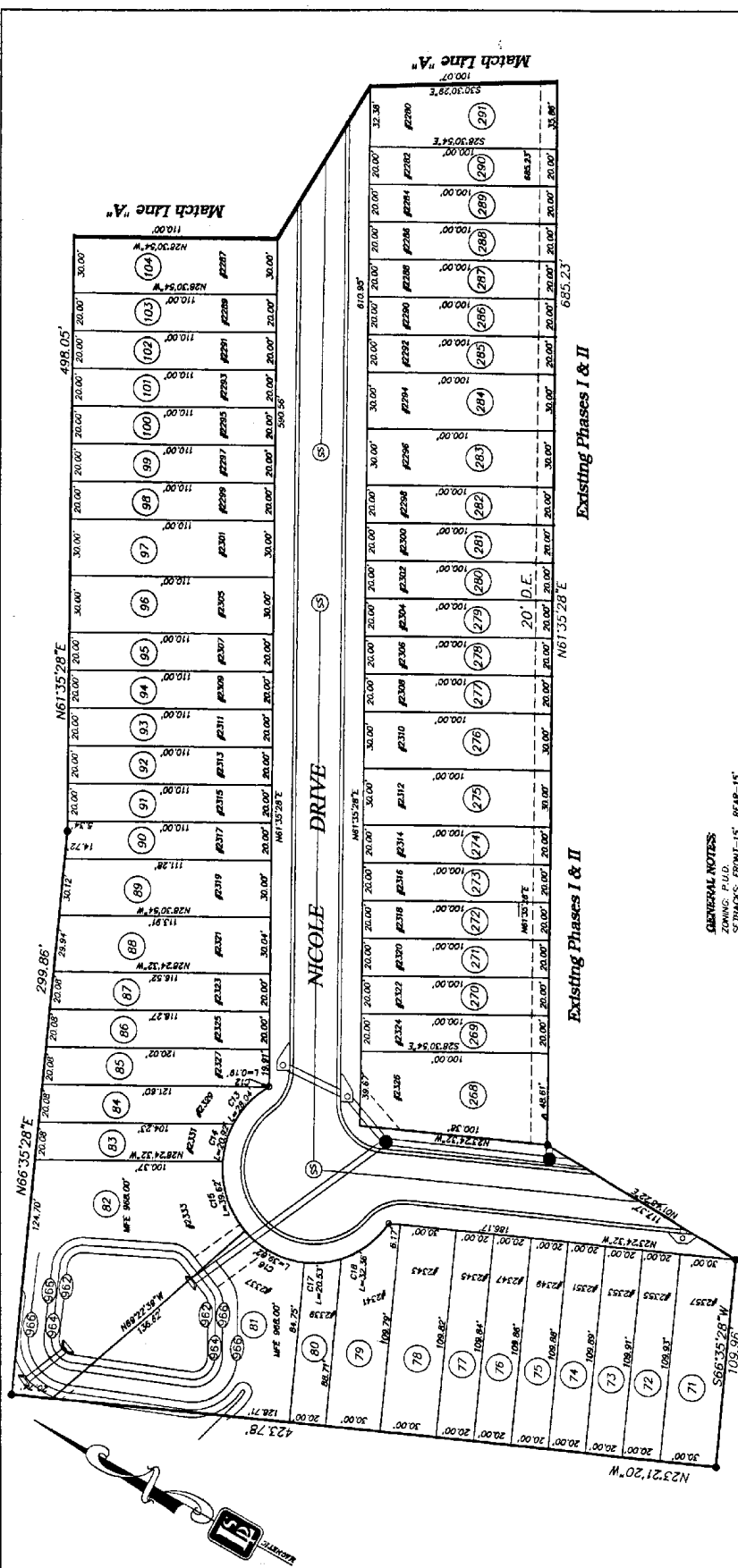
FIELD CLOSURE:
THE FIELD DATA UPON WHICH THIS PLAT IS BASED WAS A CLOSED POLYGON. THE FIELD CLOSURE WAS CALCULATED USING THE COMPASS RULE. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 100,000 FEET. EQUIPMENT USED: TOPCON GTS-313

SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY THAT THIS PLAT WAS MADE FROM A TRUE AND CORRECT SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IRON PINS WERE PLACED AT ALL LOT CORNERS AND INTERSECTIONS. THIS PLAT MEETS ALL THE REQUIREMENTS OF THE LAND SURVEYING ACT OF CLAYTON COUNTY.

Ricky L. Nixon
RICKY L. NIXON, R.L.S.

DATE: 1-6-04





GENERAL NOTES:
 P.L.D. 15' 00"
 CONSTRUCTION - 15' 00"
 TOTAL SITE AREA: 7.47 ACRES / UNIT THREE
 TOTAL NUMBER OF LOTS: 94 / UNIT THREE
 MINIMUM LOT AREA: 10,000 SQ. FT.
 MINIMUM LOT WIDTH: 20.00 FT.
 WATER & SEWER BY CLAYTON COUNTY WATER AUTHORITY

CONCRETE/DEVELOPER:
 THE DEVELOPER WARRANTS THE STREETS, CURBS, SIDEWALKS, DRIVEWAYS, AND UTILITY LINES TO BE FREE FROM DEFECTS IN MATERIALS AND WORKMANSHIP FOR A PERIOD OF 24 MONTHS FROM THE DATE OF COMPLETION OF THE PROJECT. THIS WARRANTY DOES NOT COVER DAMAGE CAUSED BY NEGLIGENCE, ABUSE, OR MISUSE OF THE PROPERTY.

CONCRETE/DEVELOPER:
 THE DEVELOPER WILL BE HELD RESPONSIBLE FOR THE PROVISIONS OF THE SUBDIVISION MAP ACT AND ALL OTHER APPLICABLE LAWS AND REGULATIONS. ALL LOTS ARE TO BE COMPLETED AND STABILIZED PRIOR TO ACCEPTANCE OF THE STREETS. THE DEVELOPER WILL BE RESPONSIBLE FOR MAINTENANCE OF ALL TEMPORARY SEEDING AND EROSION CONTROL MEASURES DURING CONSTRUCTION.

OWNER/DEVELOPER:
 LOVELLY TOWNHOMES, LLC
 118 SOUTH MAIN STREET
 LAWRENCEVILLE, GEORGIA 30046
 24 HOUR CONTACT: DAVID HARRIS (770) 478-8000

OWNER/DEVELOPER:
 DAVID HARRIS
 PHONE: (770) 478-8000

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 PHONE: (770) 478-8000

**FINAL PLAT OF
 CALLAWAY CROSSING
 UNIT THREE
 SHEET 3 OF 3**

CITY OF LOVELLY
 LOCATED IN LAND LOTS 132 & 157 OF THE 6th DISTRICT
 CLAYTON COUNTY, GEORGIA
 SCALE: 1"=40'

CITY OF LOVELLY APPROVAL:
 PURSUANT TO THE PROVISIONS OF APPLICABLE SUBDIVISION MAP ACT AND ALL OTHER APPLICABLE LAWS AND REGULATIONS, THE CITY OF LOVELLY HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT MEETS ALL THE REQUIREMENTS OF THE LAW AND OF CLAYTON COUNTY.

[Signature]
 MAYOR or CLERK City of Lovelly
 DATE: 1-6-04

CONCRETE/DEVELOPER:
 THE DEVELOPER WARRANTS THE STREETS, CURBS, SIDEWALKS, DRIVEWAYS, AND UTILITY LINES TO BE FREE FROM DEFECTS IN MATERIALS AND WORKMANSHIP FOR A PERIOD OF 24 MONTHS FROM THE DATE OF COMPLETION OF THE PROJECT. THIS WARRANTY DOES NOT COVER DAMAGE CAUSED BY NEGLIGENCE, ABUSE, OR MISUSE OF THE PROPERTY.

CONCRETE/DEVELOPER:
 THE DEVELOPER WILL BE HELD RESPONSIBLE FOR THE PROVISIONS OF THE SUBDIVISION MAP ACT AND ALL OTHER APPLICABLE LAWS AND REGULATIONS. ALL LOTS ARE TO BE COMPLETED AND STABILIZED PRIOR TO ACCEPTANCE OF THE STREETS. THE DEVELOPER WILL BE RESPONSIBLE FOR MAINTENANCE OF ALL TEMPORARY SEEDING AND EROSION CONTROL MEASURES DURING CONSTRUCTION.

OWNER/DEVELOPER:
 LOVELLY TOWNHOMES, LLC
 118 SOUTH MAIN STREET
 LAWRENCEVILLE, GEORGIA 30046
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LANDMARK
 SURVEYING & PLANNING, INC.
 218 White
 Stockbridge, Ga. 30281
 Phone: (770) 507-3387
 Fax: (770) 507-3389



FIELD CLOSURE:
 THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 26,800 FEET AND AN AVERAGE OF ONE PERCENT. THE FIELD DATA WAS ADJUSTED BY THE METHOD OF LEAST SQUARES. THIS PLAT IS BEING PREPARED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 100,000 FEET. EQUIPMENT USED: TOPCON GTS JAI

SURVEYORS CERTIFICATION:
 THIS PLAT WAS MADE FROM A TRUE AND CORRECT SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IRON PINS WERE PLACED AT ALL LOT CORNERS AND THAT THIS PLAT MEETS ALL THE REQUIREMENTS OF THE LAW AND OF CLAYTON COUNTY.

[Signature]
 RICKY L. NIX, R.L.S.
 DATE: 1-6-04

OWNER/DEVELOPER:
 DAVID HARRIS
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