

JOINT APPLICATION
FOR
A DEPARTMENT OF THE ARMY, CORPS OF ENGINEERS PERMIT,
STATE OF GEORGIA MARSHLAND PROTECTION PERMIT,
REVOCABLE LICENSE AGREEMENT
AND REQUEST FOR
WATER QUALITY CERTIFICATION
AS APPLICABLE

INSTRUCTIONS FOR SUBMITTING APPLICATION:

Every Applicant is Responsible to Complete The Permit Application and Submit as Follows: One copy each of application, location map, drawings, copy of deed and any other supporting information to addresses 1, 2, and 3 below. If water quality certification is required, send only application, location map and drawing to address No. 4.

1. For Department of the Army Permit, mail to: Commander, Savannah District, US Army Corps of Engineers, ATTN: CESAS-RD, 100 W. Oglethorpe Avenue, Savannah, Georgia 31401-3640. Phone (912) 652-5347 and/or toll free, Nationwide 1-800-448-2402.

2. For State Permit - State of Georgia (six coastal counties only) mail to: Habitat Management Program, Coastal Resources Division, Georgia Department of Natural Resources, 1 Conservation Way, Brunswick, Georgia 31523. Phone (912) 264-7218.

3. For Revocable License - State of Georgia (six coastal counties plus Effingham, Long, Wayne, Brantley and Charlton counties only) - Request must have State of Georgia's assent or a waiver authorizing the use of State owned lands. All applications for dock permits in the coastal counties or for docks located in tidally influenced waters in the counties listed above need to be submitted to Real Estate Unit. In addition to instructions above, you must send two signed form letters regarding revocable license agreement to: Ecological Services Coastal Resources Division, Georgia Department of Natural Resources, 1 Conservation Way, Brunswick, Georgia 31523. Phone (912) 264-7218.

4. For Water Quality Certification State of Georgia, mail to: Water Protection Branch, Environmental Protection Division, Georgia Department of Natural Resources, 4220 International Parkway, Suite 101, Atlanta, Georgia 30354 (404) 675-1631.

The application must be signed by the person authorized to undertake the proposed activity. The applicant must be the owner of the property or be the lessee or have the authority to perform the activity requested. Evidence of the above may be furnished by copy of the deed or other instrument as may be appropriate. The application may be signed by a duly authorized agent if accompanied by a statement from the applicant designating the agent. See item 6, page 2.

1. Application No. _____

2. Date 11/9/2024

3. For Official Use Only _____

4. Name and address of applicant. David W. Lang

5. Location where the proposed activity exists or will occur.

Lat. 30.720103° Long. -81.547589°

<u>Camden</u>	<u>29th</u>	<u>St. Mary</u>
County	Military District	In City or Town
<u>St Marys</u>	<u>N/A</u>	<u>Portion of Marginal Lot 4</u>
Near City or Town	Subdivision	Lot No.
<u>0.12 Acre</u>	<u>8 Ft</u>	<u>GA</u>
Lot Size	Approximate Elevation of Lo	State
<u>Saint Marys River</u>	<u>Saint Marys River</u>	
Name of Waterway	Name of Nearest Creek, River, Sound, Bay or Hammock	

6. Name, address and title of applicant's authorized agent for permit application coordination.

Sam LaBarba (912) 215-1255

139 Altama Connector #161 Brunswick, GA 31525

Statement of Authorization: I hereby designate and authorize the above named person to act in my behalf as my agent in the processing of this permit application and to furnish, upon request, supplemental information in support of this application.

DocuSigned by: David W. Lang 11/20/2024

Signature of Applicant 7123A3E567304F6... Date

7. Describe the proposed activity, its purpose and intended use, including a description of the type of structures, if any to be erected on fills, piles, of float-supported platforms, and the type, composition and quantity of materials to be discharged or dumped and means of conveyance. If more space is needed, use remarks section on page 4 or add a supplemental sheet. (See Part III of the Guide for additional information required for certain activities.)

See attached project narrative and drawings.

8. Proposed use: Private Public Commercial Other (Explain)

9. Names and addresses of adjoining property owners whose property also adjoins the waterway.

See attached project narrative

10. Date activity is proposed to commence. Upon approval
Date activity is expected to be completed. Within 3 year

11. Is any portion of the activity for which authorization is sought now complete Y N

- a. If answer is "Yes", give reasons in the remarks in the remarks section. Indicate the existing work on the drawings.
- b. If the fill or work is existing, indicate date of commencement and completion.
- c. If not completed, indicate percentage completed.

12. List of approvals or certifications required by other Federal, State or local agencies for any structures, construction discharges, deposits or other activities described in this application. Please show zoning approval or status of zoning for this project.

<u>Issuing Agency</u>	<u>Type Approval</u>	<u>Identification No.</u>	<u>Date/Application</u>	<u>Date/Approval</u>
GA DNR	CMPA Permit	TBD		TBD

13. Has any agency denied approval for the activity described herein or for any activity directly related to the activity described herein?
 Yes NO (If "yes", explain).

Note: Items 14 and 15 are to be completed if you want bulkhead, dredge or fill.

14. Description of operation: (If feasible, this information should be shown on the drawing).

a. Purpose of excavation or fill _____.

1. Access channel length _____ depth _____ width _____

2. Boat basin length _____ depth _____ width _____

3. Fill area length _____ depth _____ width _____

4. Other _____ length _____ depth _____ width _____

(Note: If channel, give reasons for need of dimensions listed above.)

b. If bulkhead, give dimensions _____

-- Type of bulkhead construction (material) _____

1. Backfill required: Yes _____ No _____ Cubic yards _____

2. Where obtained _____

c. Excavated material

1. Cubic yards _____

2. Type of material _____

15. Type of construction equipment to be used _____

a. Does the area to be excavated include any wetland? Yes No

b. Does the disposal area contain any wetland? Yes No

c. Location of disposal area _____

d. Maintenance dredging, estimated amounts, frequency, and disposal sites to be utilized: _____

e. Will dredged material be entrapped or encased? _____

f. Will wetlands be crossed in transporting equipment to project site? _____

g. Present rate of shoreline erosion (if known) _____

16. Description of Avoidance, Minimization and Compensation: Provide a brief explanation describing how impacts to waters of the United States are being avoided and minimized on the project site. Also, provide a brief description of how impacts to waters of the United States will be compensated for, or a brief statement explaining why compensatory mitigation should not be required for those impacts.

The proposed project will be entirely pile supported and will not require compensatory mitigation.

17. Water Quality Certification: In some cases, Federal law requires that a Water Quality Certification from the State of Georgia be obtained prior to issuance of a Federal license or permit. Applicability of this requirement to any specific project is determined by the permitting Federal agency. The information requested below is generally sufficient for the Georgia Environmental Protection Division to issue such a certification if required. Any item, which is not applicable to a specific project, should be so marked. Additional information will be requested if needed.

a. Please submit the following:

1. A plan showing the location and size of any facility, existing or proposed, for handling any sanitary or industrial waste waters generally on your property.
2. A plan of the existing or proposed project and your adjacent property for which permits are being requested.
3. A plan showing the location of all points where petro-chemical products (gasoline, oils, cleaners) used and stored. Any aboveground storage areas must be diked, and there should be no storm drain catch basins within the dike areas. All valving arrangements on any petro-chemical transfer lines should be shown.
4. A contingency plan delineating action to be taken by you in the event of spillage of petro-chemical products or other materials from your operation.
5. Plan and profile drawings showing limits of areas to be dredged, areas to be used for placement of spoil, locations of any dikes to be constructed showing locations of any weir(s), and typical cross sections of the dikes.

b. Please provide the following statements:

1. A statement that all activities will be performed in a manner to minimize turbidity in the stream.
2. A statement that there will be no oils or other pollutants released from the proposed activities which will reach the stream.
3. A statement that all work performed during construction will be done in a manner to prevent interference with any legitimate water uses.

18. Application is hereby made for a permit or permits to authorize the activities described herein; Water Quality Certification from the Georgia Environmental Protection Division is also requested if needed. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete and accurate. I further certify that I possess the authority to undertake the proposed activities.

DocuSigned by:

David W. Lang

7123A3E567304F6
Signature of Applicant

19. U.S.C. Section 1001 provides that: Whoever, in any matter within the jurisdiction of any department or agency of the United States, knowingly and willfully falsifies, conceals, or covers up by any trick, scheme, or device a material fact or makes any false, fictitious, or fraudulent statements or representations, or makes or uses false writing or document knowing same to contain any false, fictitious or fraudulent statement or entry, shall be fined no more than \$10,000 or imprisoned not more than 5 years or both.

PRIVACY ACT NOTICE

The Department of the Army permit program is authorized by Section 10 of the Rivers and Harbors Act of 1899, Section 404 of the Clean Water Act and Section 103 of the Marine Protection, Research and Sanctuaries Act of 1972. These laws require permits authorizing structures and work in or affecting navigable waters of the United States, the discharge of dredged or fills material into waters of the United States, and the transportation of dredged material for the purpose of dumping it into ocean waters. Information provided will be used in evaluating the application for a permit. Information in the application is made a matter of public record through issuance of a public notice. Disclosure of the information requested is voluntary; however, the data requested are necessary in order to communicate with the applicant and to evaluate the permit application. If necessary information is not provided, the permit application cannot be processed nor can a permit be issued.

SUPPORTING REMARKS:

**U.S. Army Corps of Engineers
Regulatory Branch, Coastal Area Section
100 West Oglethorpe Avenue
Savannah, Georgia 31401-3640**

To Whom It May Concern:

This is to certify the work subject to the jurisdiction of the U.S. Army Corps of Engineers as described in my application dated 11.11.2024, is to the best of my knowledge, consistent with the Georgia Management Plan.

Since my project is located in the Coastal Area of Georgia, I understand the U.S. Army Corps of Engineers must provide this statement to the Georgia Department of Natural Resources, Coastal Resources Division, Ecological Services Section (GADNR-CRD) for its review, and a Department of Army permit will not be issued until the GADNR-CRD concurs with my findings. I also understand additional information may be required by the GADNR-CRD to facilitate its review of my project and the additional information certifications may be required for other Federal or State authorizations.

<i>Signature of Application:</i>	<small>DocuSigned by:</small>  <small>7123A3E567304F6...</small>
<i>Date:</i>	<u>11.11.2024</u>
<i>Printed Name of Applicant:</i>	<u>David W. Lang</u>
<i>Street Address:</i>	<u>100 E. St. Marys Street</u>
<i>City, State, Zip Code:</i>	<u>St. Marys, Georgia 31558</u>
<i>Phone Number:</i>	<u>(912) 322-9593</u>
<i>Fax Number:</i>	<u></u>
<i>E-Mail Address:</i>	<u>langsseafood2@tds.net</u>

**For questions regarding consistency with the Georgia Coastal Management Program,
Please contact Kelie Moore, GADNR-CRD, (912) 264-7218.**

FEDERAL CONSISTENCY CERTIFICATION STATEMENT

Printed Name of Applicant(s): David W. Lang

Applicant Email: langsseafood2@tds.net **Phone:** (912) 322-9593

Agent Name (if applicable): Sam LaBarba **Phone:** (912) 215-1255

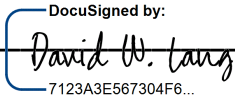
To Whom It May Concern:

This is to certify that I have made application to the U.S. Army Corps of Engineers (USACE) for authorization to impact Waters of the United States and that such proposed work is, to the best of my knowledge, consistent with Georgia’s Coastal Management Program.

I understand I must provide this Consistency Certification Statement, along with a copy of my permit application submitted to USACE, to the Georgia Department of Natural Resources Coastal Resources Division (CRD) before they can begin evaluating my proposed project for consistency with Georgia’s enforceable policies. I understand additional information may be required to facilitate review.

Once any required authorizations or permits from CRD have been issued, and CRD has concurred with my findings by signing this Consistency Certification Statement, CRD must submit it to USACE in order for them to issue any required federal permits or authorizations, or to validate any provisional authorizations they have already issued. A USACE provisional authorization or permit will not be valid until they receive this Certification Statement signed by CRD.

Attached is a copy of my application to USACE (required)

Signature of Applicant:  **Date:** 11/20/2024
7123A3E567304F6...

FOR AGENCY INTERNAL USE ONLY:	Date Received (Commencement Date): _____
USACE Authorization/Permit Number (assigned by USACE): _____	
USACE Authorization Type (select one): <input type="checkbox"/> Individual Permit <input type="checkbox"/> General Permit # ___ <input type="checkbox"/> NWP # ___	
USACE Project Manager: _____	
CRD Authorization/Permit Number (assigned by CRD): _____	
CRD Project Manager: _____	

CRD HAS REVIEWED AND CONCURS WITH THIS CONSISTENCY CERTIFICATION STATEMENT TO THE EXTENT THE USACE AUTHORIZED PROJECT DESCRIPTION IS CONSISTENT WITH THE AUTHORIZED PROJECT DESCRIPTION FOR ANY CRD PERMIT ISSUED FOR THIS PROJECT

CRD Signature: _____ **Date:** _____
Printed Name: _____ **Title:** _____

For questions regarding consistency with the Georgia Coastal Management Program, please contact the Federal Consistency Coordinator at (912) 264-7218 or visit www.CoastalGADNR.org.

Appendix B: Revocable License Request

STATE OF GEORGIA

REQUEST FOR A REVOCABLE LICENSE FOR THE USE OF TIDAL WATERBOTTOMS

APPLICANT NAME(S): David W. Lang

MAILING ADDRESS: PO Box 388, St. Marys, GA 31558
(Street) (City) (State) (Zip)

PROJECT ADDRESS/LOCATION: 100 E. St. Marys Street, St. Marys, GA 31558

COUNTY: Camden WATERWAY: St Marys River

LOT, BLOCK & SUBDIVISION NAME FROM DEED: Portion of Marginal Lot 4. Map and Parcel Number S41 13 001

Georgia Department of Natural Resources
Coastal Resources Division
One Conservation Way
Brunswick, Georgia 31520-8687

I am requesting that I be granted a revocable license from the State of Georgia to encroach on the beds of tidewaters, which are state owned property. Attached hereto and made a part of this request is a copy of the plans and description of the project that will be the subject of such a license. I certify that all information submitted is true and correct to the best of my knowledge and understand that willful misrepresentation or falsification is punishable by law.

I understand that if permission from the State is granted, it will be a revocable license and will not constitute a license coupled with an interest. I acknowledge that this revocable license does not resolve any actual or potential disputes regarding the ownership of, or rights in, or over the property upon which the subject project is proposed, and shall not be construed as recognizing or denying any such rights or interests. I acknowledge that such a license would relate only to the property interests of the State and would not obviate the necessity of obtaining any other State license, permit, or authorization required by State law. I recognize that I waive my right of expectation of privacy and I do not have the permission of the State of Georgia to proceed with such project until the Commissioner of DNR or his/her designee has executed a revocable license in accordance with this request.

Sincerely,

By: 
Signature of Applicant

Date: 11/20/2024

Title, if applicable

By: _____
Signature of Applicant

Date: _____

Title, if applicable

Attachments

Appendix C: Coastal Marina, Community or Commercial Dock Checklist

Coastal Marina, Community or Commercial Dock Checklist

(fill in the blanks as indicated or answer yes or no)

LOCATION:

County	Camden	Landmarks	St Marys Waterfront
Municipality	St Marys	Waterway	St Marys River

FACILITY:

Facility Type	Private	Public	X Commercial	Other
Dock Space	X Leased	Sold	Rented	Other
Size of Upland Area (sq. ft.)	N/A		Size of Submerged Area (sq. ft)	

WATERWAY INFORMATION:

open water	river <input checked="" type="checkbox"/>	creek	basin
Tidal Range (ft MLW)	5.86'	Water Depth (ft. MLW)	22'
Channel Width (ft. MLW)	1,200	Depth of Dredging (ft. MLW)	N/A
Distance facility will extend into the waterway beyond MLW _____			

EXISTING OR PLANNED SERVICES IN JURISDICTION:

_____ boat ramp	_____ hoist	_____ mobile lift	_____ vessel TV hookup
_____ railway	<input checked="" type="checkbox"/> fuel	_____ propeller repair	_____ electrical repair
_____ pump-out vessels	_____ hull repair	_____ engine repair	<input checked="" type="checkbox"/> vessel electric hookup
_____ boat building	_____ ship's store	_____ dockmaster's office	_____ fire protection
_____ restrooms	_____ showers	_____ restaurant	_____ laundromat
_____ hotel	_____ # of vehicle parking spaces		_____ # of trailer parking spaces

DREDGING/FILLING/ShORELINE STABILIZATION:

No	Will dredging be required for the access channel?
No	Will dredging be required for boat basin?
No	Is filling proposed in tidal wetlands?
No	Is filling proposed in open water?
No	Will dredge disposal sites be required?
No	Have future dredge disposal sites been identified?
No	Have future dredge spoil sites been set aside with deeds or easements?
No	Is shoreline stabilization proposed? If so, what type? _____
No	Is the project in or near a US Army Corps of Engineers maintained channel or basin with an authorization depth of 12 feet or greater? (if so, contact the Corps of Engineers)

HABITAT/WILDLIFE/CULTURAL RESOURCES: (contact GADNR Wildlife Resources Division, US Fish & Wildlife Service, GADNR Coastal Resources Division- Marine Fisheries, National Marine Fisheries Service OR GADNR Historic Resources)

NO Is this site located near a wildlife refuge, wilderness area, special management area, or other area specifically located for the protection of fish and wildlife?
If yes, what is the distance? _____

NO *Is this habitat identified as “essential fish habitat”?

YES Are rare, threatened, endangered or otherwise designated unique or outstanding aquatic or terrestrial species or their habitats known to be present at or near the project site?

NO Do oyster or clam beds occur in or near the project site or access channels?
If yes, what is the distance? _____ If yes, what is the acreage? _____

NO *Is project site near active crabbing areas?

NO *Is the project site in designated bait zones?

NO Is the project site in or near an area of historic, archeological, or scenic value?
If yes, explain See attached appendix for historic/cultural resource data.

* GA DNR Coastal Resources Division’s Marine Fisheries staff can direct the applicant to appropriate source materials.

Appendix D: CMTA Jurisdiction Verification Letter



DEPARTMENT OF NATURAL RESOURCES
COASTAL RESOURCES DIVISION

ONE CONSERVATION WAY · BRUNSWICK, GA 31520 · 912-264-7218

WALTER RABON
COMMISSIONER

DOUG HAYMANS
DIRECTOR

Marsh/Shore Jurisdiction Determination Request

Property Owner Name(s): David W. Lang

Mailing Address: P.O Box 388, St Marys, Georgia, 31558

(Street) (City) (State) (Zip)
Telephone: (912) 322-9593 **Email:** langsseafood2@tds.net

Fax: _____

Name of Agent/Surveyor (if desired): Sam LaBarba

Mailing Address: 139 Altama Connector #161

Telephone: (912) 215-1255 **Email:** sam@labarbaenvironmentalservices.com

Fax: _____

Property Location: 100 E. St. Marys Street. St Marys, GA 31558

County: Camden **Waterway:** St Marys River **Tax Parcel ID:** S41 13 001

Lot, Block & Subdivision Name from Deed: Portion of Marginal Lot 4. Map and Parcel Number S41 13 001

Reason for Request of Marsh/Shore: CMPA Dock Permit

Georgia Department of Natural Resources-Coastal Resources Division
One Conservation Way
Brunswick, Georgia 31520-8687

I, David Lang, am requesting to have a jurisdictional determination for the marsh/shore area at my property. By this request, I am permitting Department Staff to access my property for such determination. I also understand that upon receipt of this request, additional information may be required before the Department delineates the marsh/shore jurisdictional area.

Sincerely,

By: David W. Lang
(Applicant), title if applicable

By: _____
(Applicant), title if applicable

Appendix E: Property Records



Camden County, GA



Overview



Legend

- Parcels
- USA Major Highways**
- Limited Access
- Highway
- Major Road
- Local Road
- Minor Road
- Other Road
- Ramp
- Ferry
- Pedestrian Way
- City Labels**

Parcel ID	S41 13 001	Owner	LANG DAVID W	Last 2 Sales			
Class Code	Commercial		POST OFFICE BOX 388	Date	Net Price	Reason	Qual
Taxing District	ST. MARYS TAD1		ST MARYS, GA 31558	6/13/2024	0	QC	U
	ST. MARYS TAD1	Physical Address	100 E ST MARYS ST	1/4/2018	0	NM	U
Acres	0.12	Assessed Value	Value \$262531				

(Note: Not to be used on legal documents)

THE PARCEL LINES SHOWN ON THIS SITE ARE NOT LEGAL BOUNDRIES AND MUST NOT BE USED FOR LEGAL DOCUMENTS. THE PARCEL LINEWORK ARE FOR LOCATING PARCELS FOR TAX PURPOSES ONLY. THEY ARE NOT SURVEYS DUE TO THE NATURE OF HOW THE ARE PRODUCED. LEGAL BOUNDRIES SHOULD BE TAKEN FROM LEGALLY DOCUMENTED PLATS AND DEEDS.

Date created: 11/9/2024

Last Data Uploaded: 11/8/2024 7:47:11 PM

Developed by SCHNEIDER
GEO.SPATIAL

Camden County, GA

Summary

Parcel Number S41 13 001
Account/Realkey 3066
Location Address 100 E ST MARYS ST
Legal Description COMM (warehouse)/L MARINA/RIVER FRONT
 (Note: Not to be used on legal documents)
Class C4-Commercial
 (Note: This is for tax purposes only. Not to be used for zoning.)
Tax District ST. MARYS TAD1 (District 11)
Millage Rate N/A
Acres 0.12
Homestead Exemption No (S0)
Landlot/District N/A

[View Map](#)



Owner

[LANG DAVID W](#)
 POST OFFICE BOX 388
 ST MARYS, GA 31558

Land

Type	Description	Calculation Method	Frontage	Depth	Acres	Lots
Commercial	Commercial - St. Marys Water	Acres	268	20	0.12	0

Commercial Improvement Information

Description Warehouse/Distribution
Value \$69,313
Actual Year Built 1940
Effective Year Built 1975
Square Feet 6000
Wall Height 12
Wall Frames Wood
Exterior Wall Plywood
Roof Cover Galvanized Metal
Interior Walls Unfinished
Floor Construction Reinforced Concrete
Floor Finish Concrete
Ceiling Finish No Ceiling
Lighting Incandescent Fix.
Heating No Heat
Number of Buildings 1

Accessory Information

Description	Year Built	Dimensions/Units	Identical Units	Value
Boat Dock - Metal Catwalk	2021	4x24 / 0	0	\$3,763
Boat Dock-Floating	2021	10x48 / 0	0	\$9,455

Sales

Sale Date	Deed Book / Page	Plat Book / Page	Sale Price	Reason	Grantor	Grantee
6/13/2024	2313 497		\$0	Quit Claim Deed	LANG DAVID W	LANG DAVID W
1/4/2018	1899 244		\$0	Non-Market	LANG, CALVIN	LANG CALVIN & DAVID W
8/1/1985	208 211		\$126,000	Fair Market Value	SMALL BUSINESS ADMIN	LANG, CALVIN
7/1/1984	191 629		\$0	Non-Market		SMALL BUSINESS ADMIN
			\$0	Non-Market		DICKEY, ALVIN J & VI

Valuation

	2024	2023	2022	2021	2020	2019
Previous Value	\$262,531	\$262,627	\$226,246	\$226,246	\$226,246	\$226,246
Land Value	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000
+ Improvement Value	\$69,313	\$69,313	\$69,409	\$46,246	\$46,246	\$46,246
+ Accessory Value	\$13,218	\$13,218	\$13,218	\$0	\$0	\$0
= Current Value	\$262,531	\$262,531	\$262,627	\$226,246	\$226,246	\$226,246

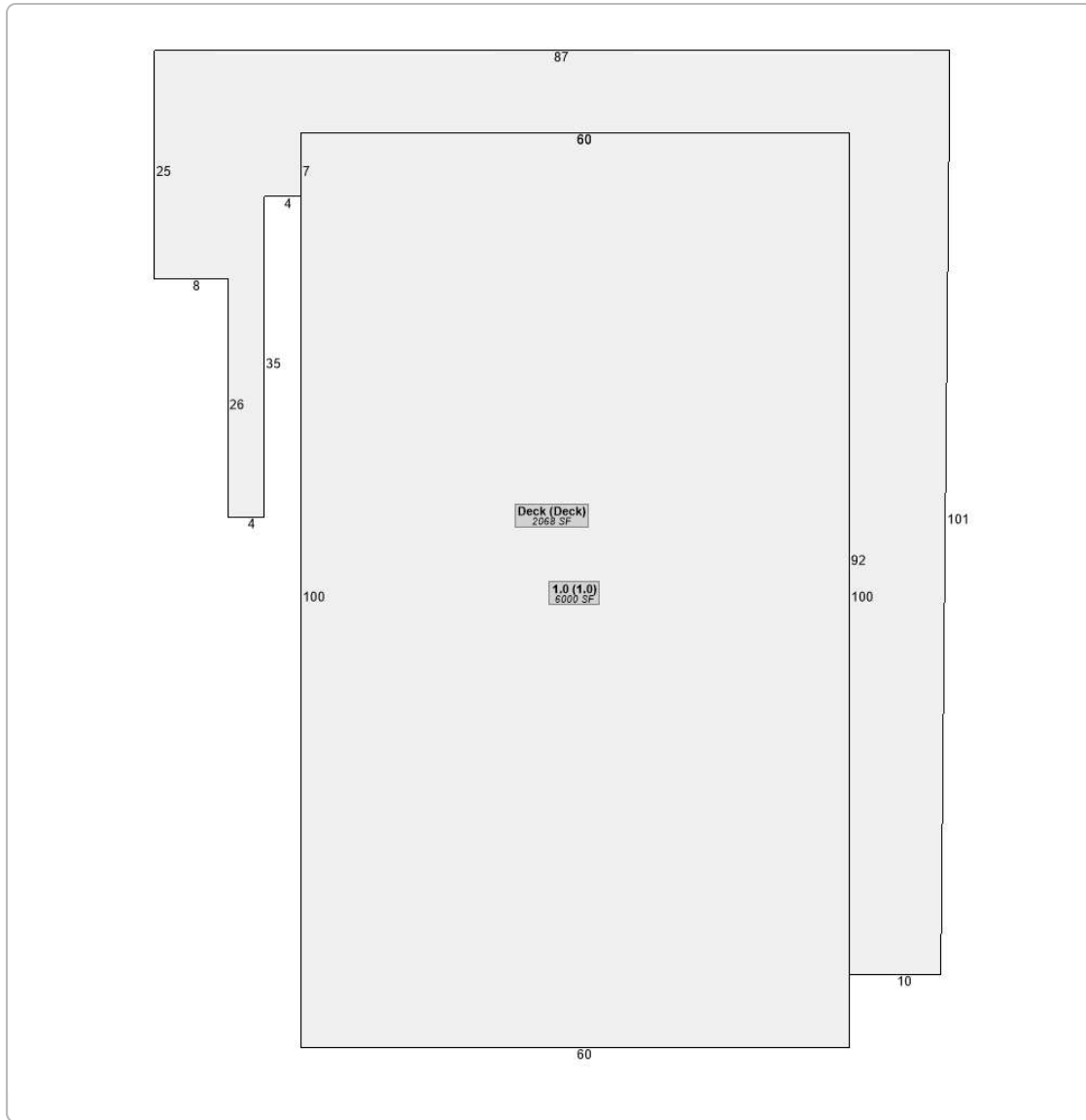
Assessment Notices

- [2024 Assessment Notice \(PDF\)](#)
- [2023 Assessment Notice \(PDF\)](#)
- [2022 Assessment Notice \(PDF\)](#)

Photos



Sketches



No data available for the following modules: Rural Land, Conservation Use Rural Land, FLP, Residential Improvement Information, Mobile Homes, Prebill Mobile Homes, Permits.

The information contained herein reflects the values as approved by the Camden County Board of Assessors for the 2023 tax digest. Parcel mapping is current with the latest update shown. Please note that the Assessors' Office establishes values only. The Camden County Tax Commissioner should be contacted with tax bill related questions.
[User Privacy Policy](#) | [GDPR Privacy Notice](#)
Last Data Upload: 11/8/2024, 7:47:11 PM

Contact Us

Developed by
 SCHNEIDER
GEO SPATIAL

212

DOCH 000213
FILED IN OFFICE
1/16/2018 02:17 PM
BK:1899 PG:244-245
JOY LYNN TURNER
CLERK OF SUPERIOR COURT
CAMDEN COUNTY

Return to: → JAMES E. STEIN, P.C.
P. O. Box 5130
St. Marys, Georgia 31558

JAN 16 '18 AM 10:40

PT-61 020-2018-000081

STATE OF GEORGIA
COUNTY OF CAMDEN

**DEED OF GIFT
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

THIS INDENTURE is made as of the 4th day of January, 2018,
between **CALVIN LANG**, (hereinafter referred to as "Grantor") and **CALVIN LANG** and
DAVID W. LANG, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,
(hereinafter referred to as "Grantees") (Grantor" to include Grantor's heirs, successors,
executors, administrators, legal representatives and assigns where the context requires
or permits).

WITNESSETH

GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good
valuable consideration, the receipt and sufficiency where of are hereby acknowledged,
has granted, bargained, sold, aliened, conveyed and confirmed, and does hereby grant,
bargain, sell, alien, convey and confirm unto Grantee, all that lot, tract or parcel of land
lying and being in Camden County, Georgia being more fully described as follows:

All that certain lot tract or parcel of land situate lying and being in the City of St.
Marys 29th G. M. District of Camden County, Georgia and being the eastern part or
portion of marginal lot 4 (also known as wharf Lot 4) in the original survey or plan of said
city or town being more fully shown and described as follows, to wit:

BEGINNING at the point of intersection of the west right-of-way line Ready Street
with the south right-of-way line of St. Marys Street; and from said point of beginning
running N. 70° 48' W along and following said south right-of-way line of St. Marys Street
Tow Hundred Sixty-Seven feet four inches (267; 4") more or less to lands of Calvin W.
Lang; thence, running S 11° 12' W along and following the east boundary line of lands
of Lang to the point of intersection of said boundary line with the westward projection of
the southerly line of "Dickey's Dock"; thence, running in an easterly direction along and
following said southerly line of "Dickey's Dock", and then easterly and westerly
projections thereof, to its intersection with said west right-of-way line of Ready Street;
thence running N 11° 12' E along and following said right-of-way line of Ready Street to
said point of beginning

Subject to all Deeds, Easements, restrictions, liens and any and all other
documents of record.

TO HAVE AND TO HOLD the land, with all and singular the rights, members and
appurtenances thereof, to the same being, belonging, or in any way appertaining, to the
only proper use, benefit and behoof of Grantee, in fee simple.

Being the same parcel of land conveyed to Calvin Lang from the Small Business
Administration by that Limited Warranty Deed dated the 28th day of August, 1985, and
recorded the 29th day of August, 1985 in Deed Book 208, at page 211 of the Camden
County, Georgia, public registry. Reference to said deed being hereby made for
descriptive and all other purposes.

BK:1899 PG:245

MAP AND PARCEL NUMBER S41 13 001

AND GRANTOR WILL WARRANT and forever defend the right and title to the land unto Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part have hereunto set her hand and affixed her seal, the day and year first above written.

Calvin Lang
_____(SEAL)
CALVIN LANG

Signed, sealed and delivered
in the presence of:

Shonda Shaw

WITNESS

Sworn to and subscribed before me,

This ^{11th} day of ~~February~~ ^{January}, 2018.

[Signature]

Notary Public
My Commission Expires


2

DOCH:2024-004630
FILED IN OFFICE
7/15/2024 4:08:00 PM
BK:2313 PG:497-498
JOY LYNN TURNER
CLERK, SUPERIOR COURT
CAMDEN COUNTY, GA

→ Return to: David W. Lang
P. O. Box 388
St. Marys, Georgia 31558



REAL ESTATE TRANSFER TAX
PAID: \$0.00

PT-61 020-2024-001840

STATE OF GEORGIA
COUNTY OF CAMDEN

QUIT CLAIM DEED

THIS INDENTURE is made as of the 13th day of June, 2024, between **DAVID W. LANG AS SURVIVING JOINT TENANT**, (hereinafter referred to as "Grantor") and **DAVID W. LANG**, (hereinafter referred to as "Grantee") (Grantor to include Grantor's heirs, successors, executors, administrators, legal representatives and assigns where the context requires or permits).

WITNESSETH

GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good valuable consideration, the receipt and sufficiency where of are hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and does hereby grant, bargain, sell, alien, convey and confirm unto Grantee, all that lot, tract or parcel of land lying and being in Camden County, Georgia being more fully described as follows:

All that certain lot tract or parcel of land situate lying and being in the City of St. Marys 29th G. M. District of Camden County, Georgia and being the eastern part or portion of marginal lot 4 (also known as wharf Lot 4) in the original survey or plan of said city or town being more fully shown and described as follows, to wit:

BEGINNING at the point of intersection of the west right-of-way line Ready Street with the south right-of-way line of St. Marys Street; and from said point of beginning running N. 70° 48" W along and following said south right-of-way line of St. Marys Street Tow Hundred Sixty-Seven feet four inches (267; 4") more or less to lands of Calvin W. Lang; thence, running S 11° 12' W along and following the east boundary line of lands of Lang to the point of intersection of said boundary line with the westward projection of the southerly line of "Dickey's Dock"; thence, running in an easterly direction along and following said southerly line of "Dickey's Dock", and then easterly and westerly projections thereof, to its intersection with said west right-of-way line of Ready Street; thence running N 11° 12' E along and following said right-of-way line of Ready Street to said point of beginning

Subject to all Deeds, Easements, restrictions, liens and any and all other documents of record.

No Title Examination Made.

Being the same parcel of land conveyed to Calvin W. Lang AND David W. Lang as Joint Tenants With Right of Survivorship from Calvin W. Lang by that Deed of Gift dated the 4th day of January, 2018, and recorded the 16th day of January, 2018 in Deed Book 1899, at page 244 and Affidavit dated the 8th day of May, 2018, and recorded on the 5th day of July, 2018, in book 1927, Page 112 of the Camden County, Georgia, public registry. Reference to said deed being hereby made for descriptive and all other purposes.

MAP AND PARCEL NUMBER S41 13 001

Together with all rights, members and appurtenances to the above description property in any wise appertaining or belonging.

TO HAVE AND TO HOLD the aforesaid property to the said party of the second part so that neither the said party of the first part or his heirs, or any other person, or persons claiming under him shall at any time, by any means, or ways, have, claim or demand any right of title to the aforesaid property, or its appurtenances, or any right thereof.


The words "first party" and "second party" whenever used herein shall include individuals, corporations (and if a corporation, it officers, employees, agents or attorneys) and any and all other persons or entities, and the respective heirs, executors, administrators, legal representatives, successors and assigns of the parties hereto, and all those holding under either of them, and the pronouns used herein shall include when appropriate either gender and both singular and plural.

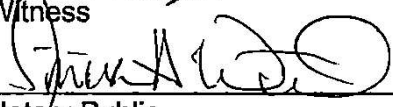
IN WITNESS WHEREOF first party has hereunto set his hand, and affixed his seal the day and year first above written.



DAVID W. LANG
SURVIVING TENANT (Seal)

Signed, sealed and delivered
in the presence of:



Witness


Notary Public

My commission expires: 5/18/27 (SEAL)



COORDINATES OF POINTS

POINT NO. 1	CITY LIMIT	X=264853.8	Y=660973.5
POINT NO. 2	CITY LIMIT	X=265028.4	Y=661078.5
POINT NO. 3	CITY LIMIT	X=270899.0	Y=662085.9
POINT NO. 4	CITY LIMIT	X=272586.1	Y=662735.6
POINT NO. 5	CITY LIMIT	X=273539.3	Y=663273.5
POINT NO. 6	CITY LIMIT	X=273916.0	Y=663757.7
POINT NO. 7	CITY LIMIT	X=273967.7	Y=664228.4
POINT NO. 8	CITY LIMIT	X=263575.4	Y=663227.2
POINT NO. 23	PROP LINE	X=263118.7	Y=663286.2
POINT NO. 24	PROP LINE	X=263761.6	Y=663286.2
POINT NO. 25	PROP LINE	X=271903.9	Y=662567.9
POINT NO. 26	PROP LINE	X=262439.9	Y=664116.3
S.E. COR. BLOCK 3		X=267197.1	Y=665556.1
S.E. COR. BLOCK 800		X=267197.1	Y=662845.0
S.E. COR. BLOCK 8		X=263228.9	Y=665790.7
S.E. COR. BLOCK 800		X=263228.9	Y=662845.0
C.L. S.E. COR. BLOCK 8		X=271348.4	Y=665878.4
C.L. S.E. COR. BLOCK 800		X=268191.3	Y=665272.1
C.L. S.E. COR. BLOCK 50		X=268288.9	Y=665783.1
C.L. S.E. COR. BLOCK 210		X=268474.5	Y=665789.1

NOTES

- ALL STREETS ARE 100.0 FEET IN WIDTH.
- ALL CITY BLOCKS SOUTH OF BOUNDARY STREET ARE 400.0' ON THE EAST-WEST LINES AND 438.0' ON THE NORTH-SOUTH LINES. ALL BLOCKS NORTH OF BOUNDARY STREET ARE 300.0' ON THE EAST-WEST LINES AND 368.0' ON THE NORTH-SOUTH LINES.
- BEARINGS SHOWN ARE TRUE BEARINGS AND WERE COMPUTED FROM U.S. COAST AND GEODETIC SURVEY MARKERS.
- ALL ANGLES AT BLOCK CORNERS ARE 90.00°
- ALL COORDINATES SHOWN REFER TO THE GEORGIA COORDINATE SYSTEM-EAST ZONE.
- NO SURVEY WAS MADE OF THE AREA SHOWN OUTSIDE OF THE CITY LIMITS. ALL PROPERTY LINES, BLOCK LINES, MARSHES, RIVERS, ETC., IN THIS AREA, WERE PLOTTED FROM EXISTING MAPS.

ST MARYS AIRPORT

NORTH RIVER

DESCRIPTION OF MARKERS

CITY LIMIT MARKER-A 3" DIAMETER BRASS DISC SET IN A 4"x6" CONCRETE POST. THE DISC BEARS THE FOLLOWING INSCRIBED LEGEND: ST MARYS, GA SURVEY MAY 1948 CITY LIMIT. POINT NO. _____ THE POINT NUMBER CORRESPONDS TO THE POINT NUMBER AS SHOWN ON THIS MAP.

PROPERTY LINE MARKER-A 3/8" DIAMETER BRASS DISC SET IN A 4"x6" CONCRETE POST. THE DISC BEARS THE FOLLOWING INSCRIBED LEGEND: ST MARYS, GA SURVEY MAY 1948. PROPERTY LINE POINT NO. _____ THE POINT NUMBER CORRESPONDS TO THE POINT NUMBER AS SHOWN ON THIS MAP.

SOUTH EAST CORNER MARKER-A 3" DIAMETER BRASS DISC SET IN A 4"x6" CONCRETE POST. THE DISC BEARS THE FOLLOWING INSCRIBED LEGEND: ST MARYS, GA SURVEY MAY 1948. S.E. CORNER BLOCK NO. _____ THE POINT NUMBER CORRESPONDS TO THE POINT NUMBER AS SHOWN ON THIS MAP.

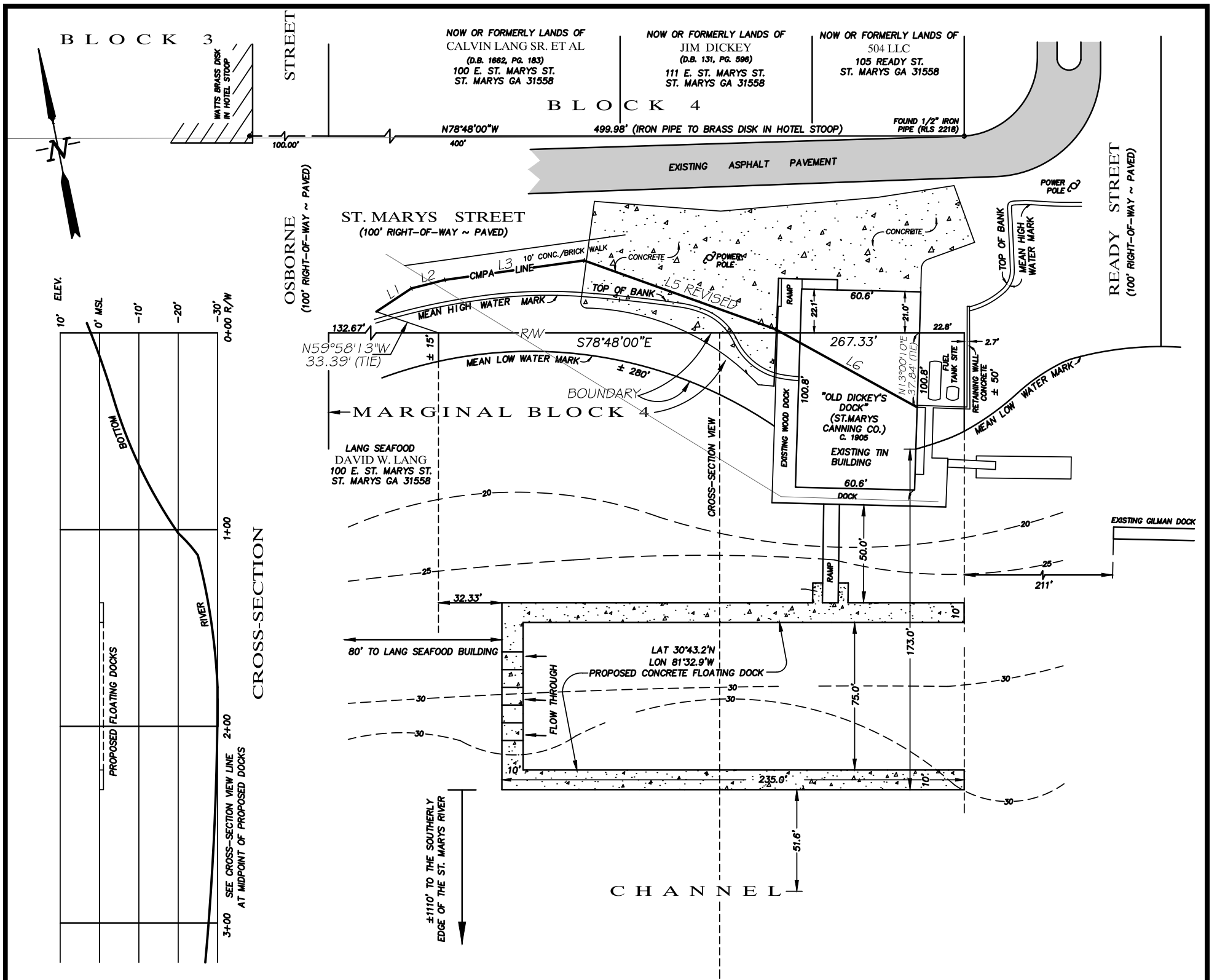
CENTER LINE OF STREETS MARKER-A 3" DIAMETER BRASS DISC SET IN A 4"x6" CONCRETE POST. THE DISC BEARS THE FOLLOWING INSCRIBED LEGEND: ST MARYS, GA SURVEY MAY 1948. C & S STREETS S.E. CORNER BLOCK NO. _____ THIS MARKER IS SET AT THE INTERSECTION OF THE CENTER LINES OF THE NORTH-SOUTH AND EAST-WEST STREETS. THE BLOCK NUMBER ON THE DISC CORRESPONDS TO THE BLOCK NUMBER AS SHOWN ON THIS MAP.

LEGEND

- CITY LIMIT MARKER (SEE DESCRIPTION OF MARKERS)
- PROPERTY LINE MARKER (SEE DESCRIPTION OF MARKERS)
- SOUTH EAST CORNER MARKER (SEE DESCRIPTION OF MARKERS)
- CENTER LINE OF STREETS MARKER (SEE DESCRIPTION OF MARKERS)
- ▲ U.S. COAST & GEODETIC SURVEY MARKER
- CASUAL LIMIT
- PROPERTY LINE
- CITY BLOCK LINE
- FENCE
- MARSH
- RAILROAD
- STREAM
- ++ GND INTERSECTIONS

B94 COPY OF 11-HX

Appendix F: Survey



REFERENCES:

- 1.) PRIVETT & ASSOCIATES HYDROGRAPHIC SURVEY OF SUBJECT PROPERTY DATED OCT. 22, 1997.
- 2.) WATTS ENGINEERING CO. SURVEY FOR THE CITY OF ST. MARYS, JULY 1946 (P.B. 1, PG. 94)

NOTES:

- 1.) BEARINGS USED FOR THIS PLAT MATCH REFERENCE 2 PLAT ABOVE, N78°48'00"W ALONG THE NORTHERLY RW LINE OF ST. MARYS STREET.
- 2.) THERE MAY EXIST ADDITIONAL RESTRICTIONS LYING OVER THE SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF SAID COUNTY.
- 3.) BOTTOM OF RIVER ELEVATIONS AND CONTOURS ARE IN FEET BELOW MSL (NAVD 88)
- 4.) REVISED 10-26-2024 TO RECONFIGURE LINES 4 & 5 TO LINE 5 (REVISED).

SAINT MARYS RIVER

CMPA LINE TABLE

L1.)	N67°39'12"E	21.39'
L2.)	N86°56'01"E	17.58'
L3.)	S86°44'50"E	71.42'
LINE 5 (REVISED)		
	S59°03'20"E	103.38'
L6.)	S49°57'34"E	82.28'

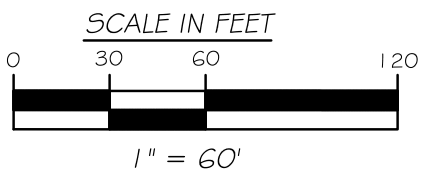
I HEREBY CERTIFY: THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE 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 MINIMAL 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 AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

FLOOD CERTIFICATE:

SUBJECT PROPERTY IS SHOWN TO BE IN FLOOD HAZARD ZONE VE 12 ON FEMA MAPS FOR CAMDEN COUNTY GEORGIA, DATED DEC. 21, 2017, MAP No. 13039C0485G, COMMUNITY No. 130027.

LEGEND

- - IRON PIN FOUND (DESCRIPTION)
- - IRON PIN SET (1/2" RB, ALUM. CAP LSF 252)
- - CONC. MON. FOUND (6" X6") WATTS ENG. CO. (1946)
- - CONC. MON. SET (4"X4" TOP, BRASS DISC, 6"X6" BOT. x 32")



CMPA LINE SURVEY FOR:

DAVID LANG

A PORTION OF MARGINAL BLOCK "4" ST. MARYS
CAMDEN COUNTY G.M.D. 29 GEORGIA



BRANDON ASSOCIATES

SURVEYING - LAND PLANNING
LICENSED SURVEY FIRM No. 252
104 AVENTS COURT
ST. MARYS, GEORGIA 31558
TELEPHONE: (912)-673-6345
EMAIL: locate@tds.net



BEN BRANDON, JR.
GA. REGISTERED SURVEYOR No. 2053

EQUIPMENT USED:

TOPCON GTS 313

DRAWN BY:

R.D.T.

CHECKED BY:

B.S.B.

CAD FILE:

2018\ST.MARYS LANGS

DATE:

JULY 9, 2022 (FIELD)
AUG. 27, 2022 (PLAT)
REV. 10-26-2024

FIELD BOOK:

F.B. 59,
PG. 36

PROJ. No.

1676-A