



3642 Hwy 102 West
Glascocock County
Gibson, GA 30810

\$500,000

5 Bedrooms, 4.5 Baths
8,856+/- Sq.Ft. including basement

Vinyl siding, Built in 2006

This Southern Traditional 2 story home with full basement on 6.06 acres (more land available) on west side 15 +/- acres.

50' x 10' **Front Porch** with 4 columns (2' x 2')

Lower Level.

Entry Foyer (23' x 20') - encompassing upper & lower, ceramic tile, staircase to upper level, recessed lights and chandelier is motorized to raise or lower.

Piano Room (23' x 14') - has maple floor, chair railing, French doors to Front Porch, ceramic tile landing, Chickering Grand Piano Included.

Dining Room (17' x 14') has maple floor, chair railing, French doors to Front Porch, ceramic tile landing.

Kitchen (23' x 19') has 2 islands (formica and ceramic tile tops); commercial stove, Whirlpool commercial refrigerator, dishwasher, commercial sink, recessed lights, ceiling fan, ceramic tile floors, built-in desk, and



(The above data, although believed to be accurate, is not guaranteed by the listing company.)



PO Box 550 114 Main Street
Thomson, GA 30824
706-595-3216 or 800-637-0881
706-595-3244 Fax

www.wilsonrealtor.com or email realestate@wilsonrealtor.com



GA RE Lic.# H - 11348

Great Room (42' x 25') has 12' x 10' Texas size stone fireplace; heavy crown molding; chair railing and maple floors.



Half Bath

Guest Bedroom (19' x 17') - carpet and walk-in closet.

Bedroom (19' x 12') - ceiling fan; dressing vanity and walk-in closet.

Full Bathroom (14' x 9') - has sunken garden tub; double vanity and ceramic tile floor.



Office (12' x 10') has a ceiling fan.

Upper Level.

Upper Balcony

Bedroom (15' x 13') - has ceiling fan.



Hall Full Bath (13' x 12') has claw foot bathtub and ceramic tile floor.

Owner's Bedroom (20' x 20') - has maple floor, ceiling fan and recessed lights.

Dressing Room next to Owner's Bedroom (17' x 14') - has maple floor and 4 built-in closets.



Full Bath (17' x 14') has a round garden tub, ceramic shower stall and 2 vanities.

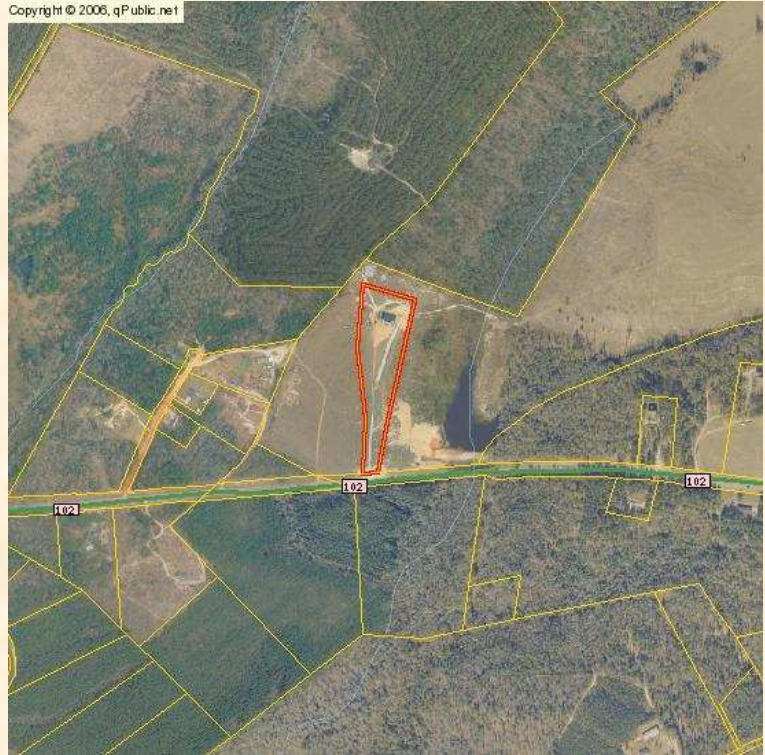
Unfinished Storage Areas on each end of house (25' x 19' each) 950 square feet total

Bedroom (14' x 13') has ceiling fan and 2 walk-in closets.



Extra Features:

- 6" Drilled Well 500' deep
- Septic Tank
- 6 Panel Doors
- ADT Security System
- Georgia Power Company
 - 2 ~ 5 Ton Heat pumps
 - 1 ~ 2.5 Ton Heat pumps
- All Window Treatments and Blinds
- Rear Wood Deck
- Elevator Serving all 3 Levels
- Spiral Staircase from Main Floor to Basement
- 3/4" Roof Decking
- Attached & Large Exterior Storage Area for Lawn Equipment



Directions.

Come in to downtown Gibson, GA from Warrenton, GA. Turn right on to Hwy 102 West. Go 3.5 miles. House on right on the hill.

Legal Description.

Deed Book 111, Page 91 / Plat Book 3, Page 42 / 2010 Taxes: \$3,440 / MLS# 339663



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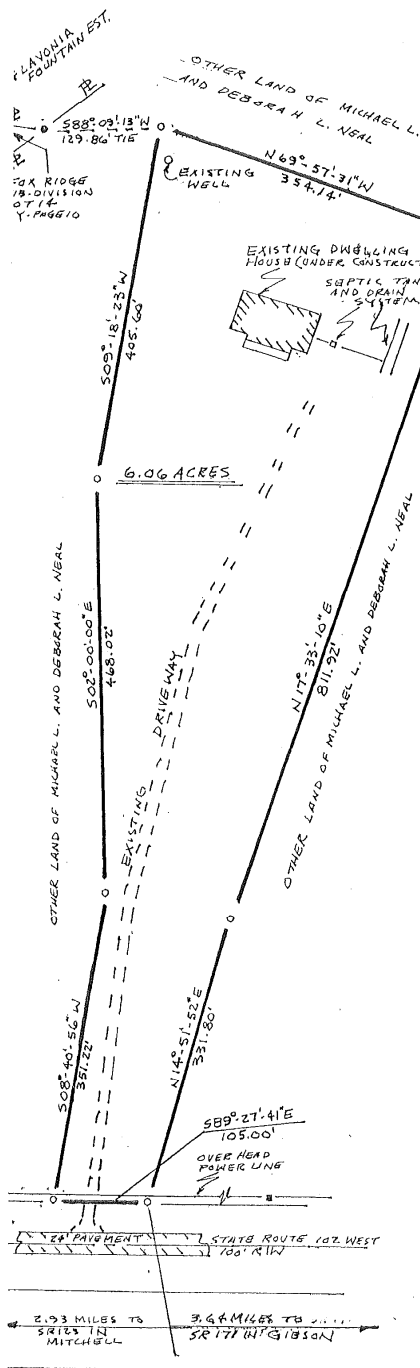


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LEGEND
 ○ = 1/2" PIPES SET
 ● = 1" PIPES FOUND
 RW = RIGHT-OF-WAY
 PL = PROPERTY LINE
 NF = NOW OR FORMERLY
 GMD = GEORGIA MILITIA DISTRICT
 ■ = POWER POLE



NOTES

- (1) EQUIPMENT USED INCLUDES A TOPCON GTS 2110 TOTAL STATION INSTRUMENT.
- (2) THIS PLAT IS SUBJECT TO ALL RIGHTS-OF-WAYS, EASEMENTS, PROTECTIVE COVENANTS, AND RESTRICTIONS OF RECORD.
- (3) THIS 6.06 ACRES TAKEN FROM LAND OF MICHAEL L. AND DEBORAH L. NEAL, FORMERLY LAMAR BRASSGILL.
- (4) TRAVERSE PRECISION 1"/50,000', ANGLE 93'/ANGLE ADJUSTED BY COMPASS RULE - PLAT 1"/100,000'
- (5) FIELD SURVEY, 2/6/2006.
- (6) IT IS MY OPINION THAT THIS EXISTING DWELLING HOUSE DOES NOT LIE WITHIN A FLOOD ZONE AND IS LOCATED AT 3642 HWY. 102 W, MITCHELL, GA 30820.

IN MY OPINION THIS IS A CORRECT REPRESENTATION OF THE LAND PLATED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS OF LAW

Georgia, Glascock County
 Office of Clerk of Superior Court
 This within paper was filed for record at
 10:23am on 11:22 Day of March 2006
 recorded 29th Day of March 2006
 3 Plat Book Page 42
 (Casta P. Stivers), Clerk

PLAT FOR
MICHAEL L. NEAL
 AND
DEBORAH L. NEAL
 GMD 1167
 GLASCOCK COUNTY, GEORGIA
 FEBRUARY 6, 2006
 SCALE 1" = 100'

PLAT AND FIELD SURVEY BY
JOE DEAN USRY RLS NO. 1899
 P.O. BOX 111 - 970 SCHOOL CIRCLE
 GIBSON, GEORGIA 30810

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