

ATTACHMENT A - CONDITIONAL USE APPLICATION

Application Date: October 14, 22

Applicant/Agent: Gregory Edward Smithey

Applicant Email Address: NONE

Phone # 912-704-7188

Applicant Mailing Address: 631 Ebenezer Road Rix CON, GA, 31326

Property Owner, if different from above: _____

Include Signed & Notarized Authorization of Property Owner

X Owner's Email Address (if known): _____

Phone # _____

Owner's Mailing Address: _____

Property Location _____

X Present Zoning of Property AR2 Tax Map-Parcel # 446-45 Total Acres 2.57

CONDITIONAL USE REQUESTED:

____ Section 3.15A - RESIDENTIAL BUSINESS
See Section 3.15A for requirements

Section 3.15B - RURAL BUSINESS
See Section 3.15B for requirements

____ OTHER (provide relevant section of code): _____

X Reason: Business requires customers on site and use of secondary structure

Applicant Signature: Gregory Edward Smithey Date October 14, 22

ATTACHMENT B - OWNERSHIP CERTIFICATION

I, (we) the undersigned, do hereby certify that I (we) own the property affected by the proposed

Amendment to the Effingham County Zoning Ordinance by virtue of a deed date

December 18, 1993, on file in the office of the Clerk of the Superior Court of

Effingham County, in Deed Book 347 page 691.

I hereby certify that I am the owner of the property being proposed for Conditional Use approval, and I have answered all of the questions contained herein and know the same to be true and correct. I hereby acknowledge that I have reviewed the application checklist, and further acknowledge that any omission of the items above will cause a delay in the review of my request.

Owner's signature Beverly Smither

Print Name BEVERLY Smither

Owner's signature Gregg Edward Smither

Print Name Gregory Edward Smither

Owner's signature _____

Print Name _____

Sworn and subscribed before me this 14th day of October, 20 22.

Kathleen Erin Dunnigan
Notary Public, State of Georgia



BOOK 347 PAGE 01 691
RECORDED 12-20 1993

Elizabeth J. Hursey

STATE OF GEORGIA CLERK SUPERIOR COURT COUNTY OF EFFINGHAM

THIS INDENTURE, Made the 18th day of December, 1993, between GREGORY E. SMITHEY of the FIRST PART, and BEVERLY DIANE SMITHEY of the SECOND PART,

WITNESSETH, That the said party of the FIRST PART, for and in consideration of the natural love and affection he has for his wife, the said SECOND PARTY herein, has granted, given, conveyed and confirmed and by these presents does grant, give, convey and confirm unto the said party of the SECOND PART, her heirs and assigns, all of the following described property, to-wit:

ALL that certain lot, tract or parcel of land situate, lying and being in the 9th G.M. District, Effingham County, Georgia, containing Two and two-tenths (2.2) acres, more or less, shown and more particularly described by that map or plan thereof made by Paul Weitman, dated May 9, 1963 (showing 1.9 acres, more or less) recorded in the Probate Court of Effingham County, Georgia, in Surveyor's Record Book "I", page 3 which is bounded on the north by lands of Effie S. Youmans; on the east by lands belonging to Southern Bell Telephone and Telegraph Company and lands of J. H. McCall and K. T. McCall; on the south by Georgia Highway Number 275, and on the west by lands belonging to Continental Can Company.

This being the same property conveyed by Mrs. Effie (Zipperer) Youmans to Walter Zobel in that deed recorded in the office of the Clerk of Superior Court of Effingham County, Georgia, in Deed Book 135, page 93, and subsequently conveyed by Melvin E. Smithey to Melba L. Smithey by deed recorded in Deed Book 182, page 455, aforesaid records; and the same includes those parcels of land described in the deeds recorded in Deed Book 146, page 169, and Deed Book 148, page 121.

Effingham County, Georgia
Real Estate Transfer Tax
Paid \$ 13.20
Date 12/20/93
Elizabeth J. Hursey
Clerk of Superior Court

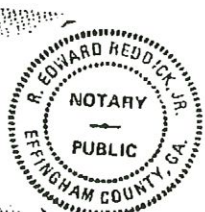
TO HAVE AND TO HOLD the said above granted and described property, with all and singular the rights, members and appurtenances thereunto appertaining to the only proper use, benefit and behoof of the said party of the SECOND PART, her heirs, executors, administrators and assigns, in FEE-SIMPLE.

IN WITNESS WHEREOF, the said party of the FIRST PART has hereunto set his hand, affixed his seal, and delivered these presents, the day and year first above written.

Gregory E. Smithey (SEAL)
GREGORY E. SMITHEY

Signed, sealed and delivered in the presence of:

Marion B. Reddick
Unofficial Witness
Richard [Signature]
Notary Public
Date: 12-18-93



FILED - EFFINGHAM CO.
CLERK'S OFFICE
Elizabeth J. Hursey
CLERK OF COURT
93 DEC 20 AM 9 22

October 20, 2022

To Whom It May Concern,

Greg Smithey has my permission to use a portion of my property, if needed, for his yard sale located at 631 Ebenezer Road-Rincon, Georgia. Any problems or questions, please feel free to call. (912)224-5940


Rebecca S. Zeigler

631 EBENEZER ROAD



631 Ebenezer



10/13/2022, 8:54:28 AM

- Municipal Boundaries
- Address Points
- Tax Parcel Labels
- Parcels2020
- Roads
- Effingham County Zoning
- AR-1
- AR-2
- R-1
- R-2
- R-3
- R-6
- B-3
- I-1
- Other

