



SOUTH AUCTION

Pierre Place, Swainsboro, GA – Pond Usage Agreement

TRACTS 1, 2, and 3 – McLeod Bridge Road

Any current or future owner of parcels 1,2 and 3 shall have the non-exclusive right, subject to the limitations set forth herein, to fish, swim, boat, and otherwise enjoy the entire area of the Pierre Big Pond up to the high-water mark of said pond, for recreational purposes.

It is specifically understood, acknowledged, and agreed that the owner of these parcels shall access the watered areas of said pond from, and only from, their own property.

The right to use shall be exclusive to the owner of these parcels, their immediate family members, invitees, and guests. The invitees and guests must be accompanied by the landowner or an immediate family member of a landowner when using the pond for recreational purposes.

The Parties agree to take no actions to erect any structures, fences, etc. in the pond that shall impede the rights of the other persons in their use of the said pond.

The pond shall not be used by any person in such a way as to create a nuisance to the other persons who have a right in and to said property.

No boats or watercraft which use a gasoline powered engine shall be used on the pond. Electric motors are permitted.

The owner of Tract 5 shall be obligated to repair or maintain the dam or spillway, at their sole expense.

The purchasers of tracts 1,2 and 3 hereby agree to enter into a legal binding agreement that shall be drawn and provided by the closing attorney at the time of closing.



SOUTH AUCTION

Pierre Place, Swainsboro, GA – Pond Usage Agreement

TRACTS 3 and 4 – McLeod Bridge Road, Swainsboro, GA

Any current or future owner of parcels 3 and 4 shall have the non-exclusive right, subject to the limitations set forth herein, to fish, swim, boat, and otherwise enjoy the entire area of the Pierre Small Pond up to the high-water mark of said pond, for recreational purposes.

It is specifically understood, acknowledged, and agreed that the owner of these parcels shall access the watered areas of said pond from, and only from, their own property.

The right to use shall be exclusive to the owner of these parcels, their immediate family members, invitees, and guests. The invitees and guests must be accompanied by the landowner or an immediate family member of a landowner when using the pond for recreational purposes.

The Parties agree to take no actions to erect any structures, fences, etc. in the pond that shall impede the rights of the other persons in their use of the said pond.

The pond shall not be used by any person in such a way as to create a nuisance to the other persons who have a right in and to said property.

No boats or water craft which use a gasoline powered engine shall be used on the pond. Electric motors are permitted.

The owner of Tract 5 shall be obligated to repair or maintain the dam or spillway, at their sole expense.

The purchasers of tracts 3 and 4 hereby agree to enter into a legal binding agreement that shall be drawn and provided by the closing attorney at the time of closing.