

BOUNDARY SURVEY

LYING IN SECTION 16, TOWNSHIP 7 SOUTH,
RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA

LEGAL DESCRIPTION (O.R. 1451, PAGE 1700)
PARCEL 7 OF SUMMERS ACRES:

A PARCEL OF LAND IN SECTION 16, TOWNSHIP 7 SOUTH,
RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE
PARTICULARLY, DESCRIBED AS FOLLOWS:

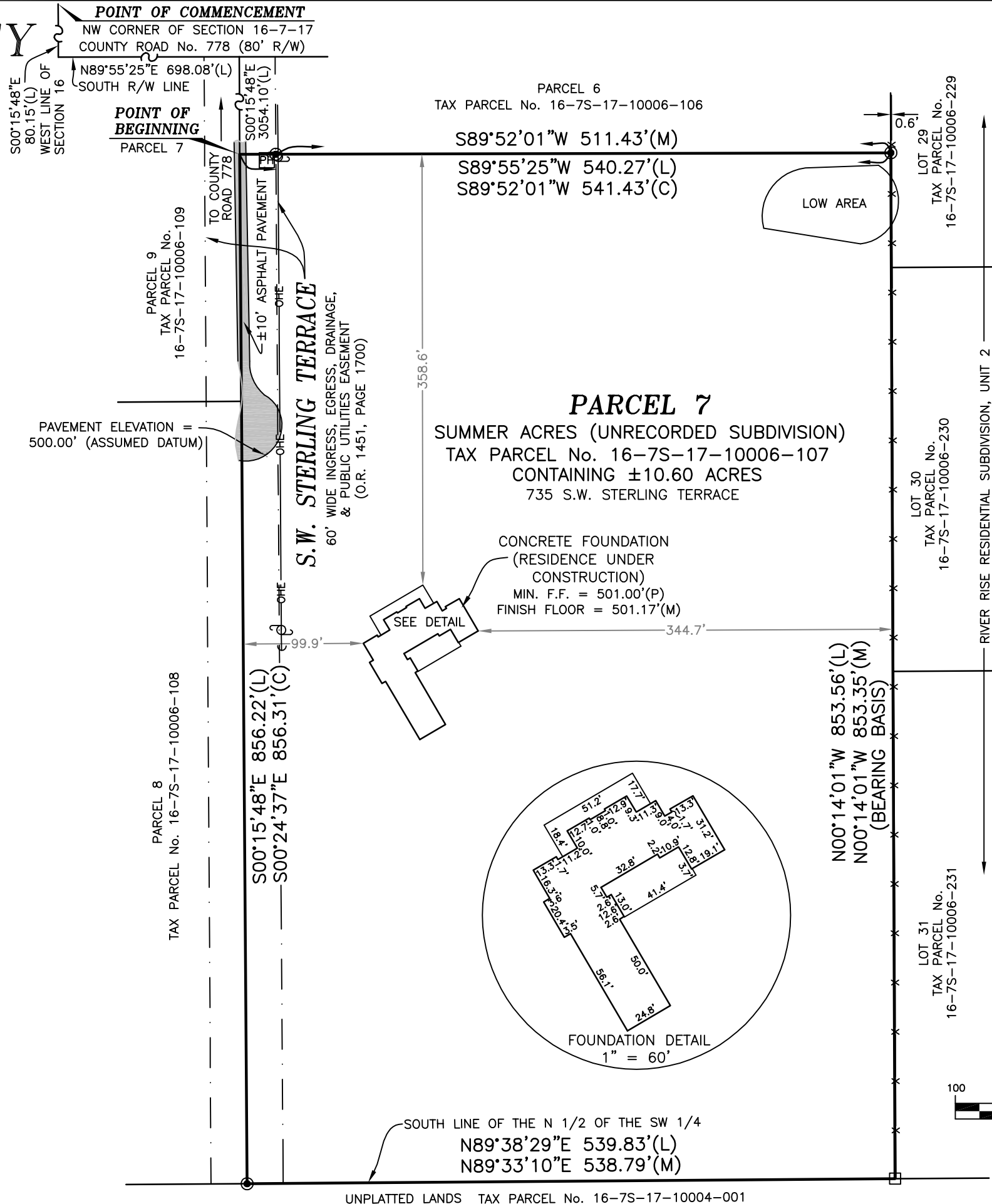
COMMENCE AT A FOUND 4" X 4" CONCRETE MONUMENT
'SRD' AT THE NORTHWEST CORNER OF SAID SECTION 16,
TOWNSHIP 7 SOUTH, RANGE 17 EAST AND RUN THENCE
SOUTH 00° 15' 48" EAST, ALONG THE WEST LINE OF SAID
SECTION 16, 80.15 FEET TO A FOUND 4" X 4" CONCRETE
MONUMENT 'SRD' ON THE SOUTH RIGHT OF WAY LINE OF
COUNTY ROAD NO. 778 (80 FOOT RIGHT OF WAY); THENCE
NORTH 89° 55' 25" EAST, ALONG SAID SOUTH RIGHT OF
WAY LINE, 698.08 FEET TO A SET 1/2" REBAR & CAP 'PLS
4789'; THENCE SOUTH 00° 15' 48" EAST, 3054.10 FEET TO
A SET 1/2" REBAR & CAP 'PLS 4789' AND THE POINT OF
BEGINNING; THENCE CONTINUE SOUTH 00° 15' 48" EAST,
856.22 FEET TO A SET 1/2" REBAR & CAP 'PLS 4789' ON
THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST
1/4 OF SAID SECTION 16; THENCE NORTH 89° 38' 29"
EAST, ALONG SAID SOUTH LINE, 539.83 FEET TO A FOUND
4" X 4" CONCRETE MONUMENT 'PSM 5757'; THENCE NORTH
00° 14' 01" WEST, 853.56 FEET TO A SET 1/2" REBAR &
CAP PLS 4789; THENCE SOUTH 89° 55' 25" WEST, 540.28
FEET TO THE POINT OF BEGINNING.

FLOOD NOTE:

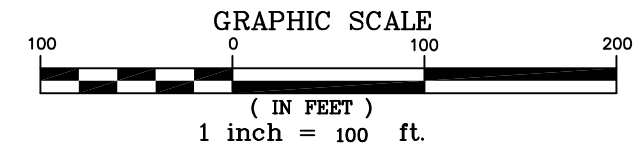
THE SUBJECT PROPERTY LIES WITHIN FLOOD
ZONE X (AREAS DETERMINED TO BE OUTSIDE
THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS
SHOWN ON FLOOD INSURANCE RATE MAP
NUMBER 12001C0513C FOR COLUMBIA COUNTY,
FLORIDA, EFFECTIVE DATE FEBRUARY 4, 2009,
FOR COLUMBIA COUNTY UNINCORPORATED AREAS,
COMMUNITY NUMBER 120070 PANEL NUMBER
0513 SUFFIX C.

SURVEYOR NOTES:

1. THE BEARINGS SHOWN HEREON ARE BASED ON
FIELD MEASUREMENTS PROJECTED FROM A RECORD
BEARING OF N 00°14'01"W, ALONG THE EAST LINE
OF THE SUBJECT PARCEL.
2. NO UNDERGROUND INSTALLATION OF UTILITIES OR
IMPROVEMENTS HAVE BEEN LOCATED EXCEPT AS
SHOWN.
3. THE SURVEYOR HAS NO KNOWLEDGE OF
UNDERGROUND FOUNDATIONS WHICH MAY ENCROACH.
4. RECORDED EASEMENT AND/OR DEEDS NOT
FURNISHED TO THE SURVEYOR ARE NOT SHOWN.
5. ELEVATIONS SHOWN HEREON ARE ASSUMED BASED
ON THE PAVEMENT ELEVATION OF 500.00'.



- ### LEGEND
- ☐ = FOUND 4"x4" CONCRETE MONUMENT (NO IDENTIFICATION)
 - = FOUND 1/2" REBAR & CAP (LB 4789)
 - (C) = CALCULATED FROM MEASURED DATA
 - (M) = MEASURED DATA
 - (P) = PLAT DATA
 - R/W = RIGHT OF WAY
 - O.R. = OFFICIAL RECORDS BOOK
 - ☐ = TELEPHONE PEDESTAL
 - ⊕ = WOOD POWER POLE
 - ↑ = GUY ANCHOR
 - x- = 4' WIRE FENCE LINE
 - OHE- = OVERHEAD ELECTRIC LINE



<p>NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS OR DELETIONS TO THIS MAP BY ANYONE OTHER THAN THIS SURVEYOR IS PROHIBITED.</p> <p>I HEREBY CERTIFY THAT THE SURVEY DATA SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEYED PROPERTY AND IT MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA SURVEYING BOARD AND THE FLORIDA SURVEYING STATUTES, AND CHAPTER 32-17, FLORIDA ADMINISTRATIVE CODE.</p>	<p>LEIGH ANN FLOWERS PROFESSIONAL SURVEYOR & MAPPER FLA. LICENSE NO. 6602</p>
<p>CERTIFIED TO: DENNIS J. MOURAS AND REBECCA J. MOURAS SEACOAST NATIONAL BANK BRENT E. BARIS P.A. GUMMINGER LAW PLLC OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY</p>	<p>FLOWERS SURVEYING AND MAPPING INC. 207 SE CONNOR GLEN HIGH SPRINGS, FLORIDA 32643 (386) 462-0130</p>
<p>FIELD BOOK: SEE FOLDER DRAFTED: JAF CHECKED: JAF SURVEY DATE: 8/2/23</p>	<p>JOB NUMBER: 23-017 SHEET 1 OF 1</p>