PLAT BOOK 5 PAGE 125

SHEET 1 OF 3

FILE NO. 192
RECORDED
'88 JUL 11 P1:43
Mary M. Petry
CLERK CIRCUIT COURT
COLUMBIA COUNTY, FLORIDA

ICHETUCKNE FOREST PHASE "2"

THE EAST 1/2 OF SECTION 2, AND PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP - 6- SOUTH, RANGE - 15 - EAST, COLUMBIA COUNTY, FLORIDA

DESCRIPTION

THE EAST 1/2 OF SECTION 2, AND PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP-6-SOUTH, RANGE-15-EAST, COLUMBIA COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 2, BEING A FOUND IRON PIPE, AND RUN ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION, NORTH 01° 19'59" WEST A DISTANCE OF 30.00 FEET TO A SET CONCRETE MONUMENT ON THE NORTH RIGHT-OF-WAY LINE OF OLD BELLAMY ROAD (A 60 FOOT RIGHT-OF-WAY NOW EXISTS) AND THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID EAST LINE NORTH 01° 19'59" WEST A DISTANCE OF 1295.58 FEET TO A SET CONCRETE MONUMENT BEING THE SOUTHEAST CORNER OF THE NORTHEAST 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 2; THENCE RUN ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 NORTH 01°19'59" WEST, 1325.58 FEET TO A FOUND CONCRETE MONUMENT BEING THE EAST 1/4 CORNER OF SAID SECTION 2; THENCE RUN ALONG THE EAST LINE OF SAID NORTHEAST 1/4 OF SECTION 2, NORTH 01° 16' 12" WEST, 2654.32 FEET TO A FOUND CONCRETE MONUMENT BEING THE NORTHEAST CORNER OF SECTION 2; THENCE RUN ALONG THE NORTH LINE OF SECTION, 2, SOUTH 88° 27' 15" WEST, 2658.71 FEET TO A SET CONCRETE MONUMENT BEING THE NORTHWEST CORNER OF SAID NORTHEAST 1/4; THENCE RUN ALONG THE WEST LINE OF THE EAST 1/2 OF SAID SECTION 2, SOUTH 01°05'04" EAST A DISTANCE OF 3988.02 FEET TO A SET CONCRETE MONUMENT BEING THE NORTHEAST CORNER OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 2; THENCE RUN ALONG THE NORTH LINE OF SAID SOUTH 1/2 SOUTH 88°39'30" WEST A DISTANCE OF 33.75 FEET TO A SET CONCRETE MONUMENT; THENCE LEAVING SAID NORTH LINE RUN SOUTH 01°05'04" EAST DISTANCE OF 1290.51 FEET TO A SET CONCRETE MONUMENT ON THE NORTH RIGHT-OF-WAY LINE OF SAID OLD BELLAMY ROAD; THENCE RUN ALONG SAID RIGHT-OF-WAY LINE BEING A CURVE CONCAVE SOUTHERLY HAVING A CORD BEARING AND DISTANCE OF NORTH 86° 42' 06" EAST, 227.32 FEET AN ARC DISTANCE OF 227.35 FEET TO A SET CONCRETE MONUMENT AND THE POINT OF TANGENCY; THENCE CONTINUE ALONG SAID NORTH RIGHT-OF-WAY LINE NORTH 88°12'14" EAST A DISTANCE OF 560.00 FEET TO A SET CONCRETE MONUMENT AND THE POINT OF CURVATURE; THENCE CONTINUE ALONG SAID NORTH RIGHT-OF-WAY LINE BEING A CURVE CONCAVE SOUTHERLY AND HAVING A CHORD BEARING AND DISTANCE OF SOUTH 86°50'19" EAST, 520.75 FEET AN ARC DISTANCE OF 521.40 FEET TO A SET CONCRETE MONUMENT ON THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 2; THENCE LEAVING SAID NORTH RIGHT-OF-WAY LINE RUN ALONG SAID SOUTH LINE NORTH 88°12'14" EAST A DISTANCE OF 946.27 FEET TO A SET CONCRETE MONUMENT ON THE NORTH RIGHT-OF-WAY LINE OF SAID OLD BELLAMY ROAD; THENCE LEAVING SAID SOUTH LINE RUN ALONG SAID NORTH RIGHT-OF-WAY BEING A CURVE CONCAVE SOUTHERLY AND HAVING A CHORD BEARING AND DISTANCE OF NORTH 84°28'14" EAST, 460.73 FEET AN ARC DISTANCE OF 461.01 FEET TO A SET CONCRETE MONUMENT AND THE POINT OF TANGENCY; THENCE CONTINUE ALONG SAID NORTH RIGHT-OF-WAY LINE NORTH 88°02'38" EAST A DISTANCE OF 0.38 FEET TO THE POINT OF TANGENCY AND THE POINT OF BEGINNING.
CONTAINING 324.98 ACRES OF LAND, MORE OR LESS.

FLOOD HAZARD NOTE

THE ABOVE DESCRIBED LANDS LIE WITHIN FLOOD ZONE X, AS INDICATED ON NATIONAL FLOOD PROGRAM RATE MAP, PANAL NUMBER 120070-0225B, DATED: JAN. 6 1988, COLUMBIA COUNTY, FLORIDA.

NOTICE

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

HOMEOWNERS ASSOCIATION NOTE

THE STREETS, EASEMENTS, DRAINAGE IMPROVEMENTS AND COMMON AREAS, IF ANY, ARE NOT DEDICATED TO THE PUBLIC AND WILL NOT BE MAINTAINED, REPAIRED OR IMPROVED BY COLUMBIA COUNTY, FLORIDA. EACH LOT WITHIN THIS SUBDIVISION SHALL BE REQUIRED TO PAY ASSESSMENTS TO A HOMEOWNERS ASSOCIATION FOR MAINTENANCE OF SUCH IMPROVEMENTS.

DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS THAT PATTEN CORPORATION GULF ATLANTIC AS OWNER HAS CAUSED THE LAND SHOWN HEREIN DESCRIBED TO BE SURVEYED, SUBDIVIDED AND PLATTED TO BE KNOWN AS, ICHETUCKNEE FOREST, PHASE "2" PROVIDED, HOWEVER, THAT ALL EASEMENTS FOR UTILITIES, DRAINAGE AND OTHER PURPOSES, AND ALL PURPOSES INCIDENT THERETO, AS SHOWN AND DEPICTED HEREON ARE RESERVED BY OWNER FOR THE BENEFIT OF OWNER, ITS SUCCESSORS, GRANTEES AND ASSIGNS AND ARE NOT DEDICATED TO PUBLIC USE.

WITNESS — JEFFRY L. FORBES, PRESIDENT

WITNESS

STATE OF FLORIDA - COUNTY OF COLUMBIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22ND DAY OF June, 1988. BY JEFFRY L. FORBES, PRESIDENT, OF PATTEN CORPORATION GULF ATLANTIC, A FLORIDA CORPORATION ON BEHALF OF THE CORPORATION.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES

APPROVED BY THE COLUMBIA COUNTY COMMISSION THIS 7th DAY OF July A.D. 1988.

CHAIRMAN

CLERKS CERTIFICATE

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 11th DAY OF July A.D. 1988 IN PLAT BOOK 5, PAGE 125, 125A, 125B

Mary M. Petry
CLERK OF THE CIRCUIT COURT
COLUMBIA COUNTY, FLORIDA

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND THAT PERMANENT CONTROL POINTS HAVE BEEN SET AND THAT SURVEY DATA AND MONUMENTATION COMPLIES WITH THE COLUMBIA COUNTY SUB-DIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

Bennett R. Wattles
BENNETT R. WATTLES
FLORIDA REG. CERT. NO. 1443
DATE: MARCH 15, 1988

COUNTY ATTORNEY'S CERTIFICATION

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND THAT IT COMPLIES IN FORM WITH THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

DATE: July 11, 1988 SIGNATURE Duane E. Thomas

ICHETUCKNEE FOREST
BLOCK "A," PHASE "2"

THE EAST 1/2 OF SECTION 2, AND PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP - 6- SOUTH, RANGE - 15 - EAST, COLUMBIA COUNTY, FLORIDA

ICHETUCKNEE FOREST - TRACT A, PHASE "I"
NOT PART OF THIS PLAT

PLAT BOOK 5 PAGE 125A

SHEET 2 OF 3

'88 JUL 11 P1:43

PRM 18 — S 01°05'04" E 1290.51 — PRM 17 S 88°39'30" W 33.75' — UNPLATTED LANDS — WEST LINE EAST 1/2 SECTION 2 — S 01°05'04" E 3988.02

OLD BELLAMY ROAD (60' R/W) — N 88°12'14" E 560.00 — 509.96

292.62 | 288.40 | 289.77 | 291.17 | 128.56 | 172.07 | 308.10 | 309.78 | 311.49 | 313.22

20' / 10' EASEMENT LINES (TYP.) — WEST LINE EAST 1/2 SECTION 2 — PRM 35 NE CORNER SOUTH 1/2, SW 1/4 SEC. 2 — PRM 34 — 10'

PRM 36 — 15' EASEMENT

LOT 1	LOT 2	LOT 3	LOT 4	LOT 5	LOT 6	LOT 7	LOT 8	LOT 9
5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±

S 88°12'14"W 758.57 | S 88°12'14"W 754.99 | S 88°12'14"W 751.39 | S 88°12'14"W 747.77 | S 88°12'14"W 710.29 | S 88°12'14"W 706.46 | S 88°12'14"W 702.61 | S 88°12'14"W 698.75 | S 88°12'14"W 694.85

10,000

15' EASEMENT — 60' R/W — LOT 1

C20 — 261.63 | 288.37 | 289.75 | 291.14 | 300.33 | 308.08 | 309.76 | 311.46 | 313.20 | 314.96

PRM 37 — LONCALA DRIVE WEST — 1000.00' S 01°47'46" E. — 1000.00' 4715.64'

C23 — 310.00 | 356.32 | 376.27 | 376.27 | 376.27 | 15' | 376.27 | 376.27 | 376.27 | 376.27

LOT 17	LOT 16	LOT 15	LOT 14	LOT 13	LOT 12	LOT 11	LOT 10
5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±

N 88°12'14"E 612.46 | N 88°12'14"E 612.46 | N 88°12'14"E 580.00 | N 88°12'14"E 580.00 | N 88°12'14"E 580.00 | N 88°12'14"E 580.00 | N 88°12'14"E 580.00 | N 88°12'14"E 580.00 | N 88°12'14"E 580.00

SOUTH LINE SECTION 2 — PRM 38 — 20' / 10' EASEMENT

128.62 | 379.41 | 356.32 | 376.27 | 376.27 | 376.27 | 376.27 | 376.27 | 376.27 | 376.27

461.66 | 274.08

LOT 18	LOT 19	LOT 20	LOT 21	LOT 22	LOT 23	LOT 24	LOT 25
10.01 AC.±	5.61 AC.±	6.12 AC.±	5.05 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±

20,300 — 1.65 Adj — 10,000 — 13,300 — 13,300 — 14,000

N 88°12'14"E 946.27 — 817.65 — S 88°12'14"W 937.42 — 819.30 — S 88°12'14"W 851.76 — S 88°12'14"W 608.88 — S 88°12'14"W 580.00 — S 88°12'14"W 580.00 — S 88°12'14"W 580.00 — S 88°12'14"W 580.00

NOT PART OF THIS PLAT — 15' EASEMENT LINE (TYP.) — 16' EASEMENT — 60' R/W

POINT OF COMMENCEMENT FND I.P. SE CORNER SECTION 2 — PRM 39 — C15 — C22 — 310.25 — C6 — N 01°47'46"W 360.47 — 301.11 — C21 — C3 — C7 — C8 — C9 — C10 — 175.43 — C11 — 162.57 — C12 — C13 — C14 — LONCALA DRIVE — N.01°47'46"W. — 1000.00' EAST — 3417.80'

C10 — 175.43 | 376.27 | 376.27 | 376.27 | 376.27 | 376.27

C11 — 162.57 | 319.42 | 318.22 | 317.04 | 315.86 | 314.58

11,300 — 11,000 — 11,260 — 11,000

LOT 32	LOT 31	LOT 30	LOT 29	LOT 28	LOT 27	LOT 26
5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±	5.01 AC.±

PRM 40 — POINT OF BEGINNING PRM 1 — 731.42 — N 88°12'14"E 408.87 — N 88°12'14"E 659.47 — N 88°12'14"E 681.92 — N 88°12'14"E 684.51 — N 88°12'14"E 687.08 — N 88°12'14"E 689.64 — N 88°12'14"E 692.30

EASEMENT LINE (TYP.) — 20' / 10' EASEMENT — 10' EASEMENT — FND NE CORNER SE 1/4 SECTION 2 — LOT 28

391.71 | 322.32 | 319.44 | 318.24 | 317.05 | 220.98 | 94.89

PRM 24

N 01°19'59" W 1295.58 — ICHETUCKNEE FOREST - TRACT "B", PHASE "I" NOT PART OF THIS PLAT — SEE DETAIL — PRM 2 NE CORNER, SOUTH 1/2, SE 1/4, SECTION 2 — EAST LINE SECTION 2 — N 01°19'59" W 1325.58 — UNPLATTED LANDS — N 01°16'12" W 2654.32 — FND 4"x4" CM EAST 1/4 CORNER, SECTION 2 PRM 23 (NOT MARKED)

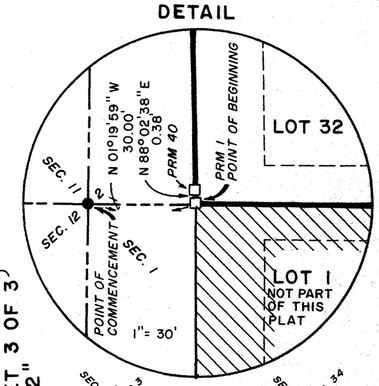
MATCH LINE SEE SHEET 3 OF 3 BLOCK "B", PHASE "2"

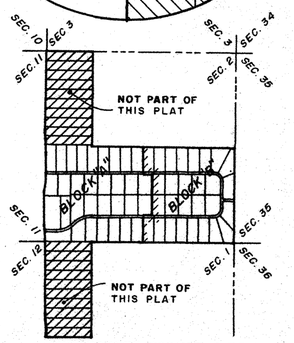
CURVE TABLE

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BRG
1	5°19'11"	4335.19	402.50	201.39	402.35	N 85°32'39"E
2	9°54'53"	3013.13	521.40	261.35	520.75	S 86°50'19"E
3	6°56'41"	3803.41	461.01	230.79	460.73	N 84°28'14"E
4	45°00'00"	682.84	536.30	282.84	522.63	N 24°17'46"W
5	45°00'00"	682.84	536.30	282.84	522.63	N 24°17'46"W
6	10°06'04"	652.84	115.10	57.70	114.95	N 06°50'48"W
7	26°25'35"	652.84	301.11	153.28	298.45	N 25°06'38"W
8	8°28'20"	652.84	96.54	48.36	96.45	N 42°33'36"W
9	28°38'09"	712.84	356.27	181.94	352.57	N 32°28'41"W
10	16°21'51"	712.84	203.59	102.49	202.90	N 09°58'41"W
11	14°09'47"	652.84	161.38	81.10	160.97	S 08°52'39"E
12	30°50'13"	652.84	351.36	180.05	347.14	S 31°22'39"E
13	9°28'17"	712.84	117.84	59.05	117.70	S 42°03'37"E
14	35°31'43"	712.84	442.03	228.38	434.98	S 19°33'37"E
15	1°37'37"	3803.41	107.99	54.00	107.99	S 81°48'42"W
16	8°47'02"	3013.13	461.93	231.42	461.48	N 86°16'24"W
17	3°00'17"	4335.19	227.35	113.70	227.32	N 86°42'08"E
18	2°18'53"	4335.19	175.15	87.59	175.14	S 84°02'30"W
19	3°39'58"	3803.41	243.35	121.72	243.31	S 86°06'36"W
20	90°00'00"	25.00	39.27	25.00	35.36	N 43°12'14"E
21	93°55'37"	25.00	40.98	26.77	36.55	S 48°45'34"E
22	84°25'15"	25.00	36.84	22.68	33.59	N 40°24'52"E
23	88°52'09"	25.00	38.78	24.51	35.00	S 46°13'50"E

200 100 0 200 400 600
SCALE IN FEET

DETAIL





ICHETUCKNEE FOREST-SITE PLAN

GENERAL NOTES:

1) C1 DENOTES TABULATED CURVE DATA.
2) □ DENOTES PERMANENT REFERENCE MONUMENTS.
3) ○ DENOTES PERMANENT CONTROL POINTS.
4) ALL EASEMENTS SHOWN ON THIS PLAT SHALL BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTAINENCE AND OPERATION OF ELECTRIC, TELEPHONE, GAS AND CABLE TELEVISION SERVICES AND ANY OTHER PUBLIC UTILITIES.
5) BEARINGS ARE BASED ON GRID NORTH HOLDING THE SOUTH LINE OF SECTION 2, TOWNSHIP 6 SOUTH, RANGE 15 EAST.
6) PRELIMINARY PLAN APPROVED BY THE BOARD OF COLUMBIA COUNTY COMMISSIONERS ON NOV. 5 , 1987.
7) ERROR OF CLOSURE: 1:43,000
8) TOTAL ACRES IN SUBDIVISION 324.98 ACRES, MORE OR LESS.
9) ALL LOT CORNERS ARE SET 4"x4" C.M.s WITH L.B. NO. 2392.

BENNETT R. WATTLES & ASSOC. INC.
5202 SAN JUAN AVENUE, JACKSONVILLE, FLORIDA 32210

PLAT BOOK 5 PAGE 125B

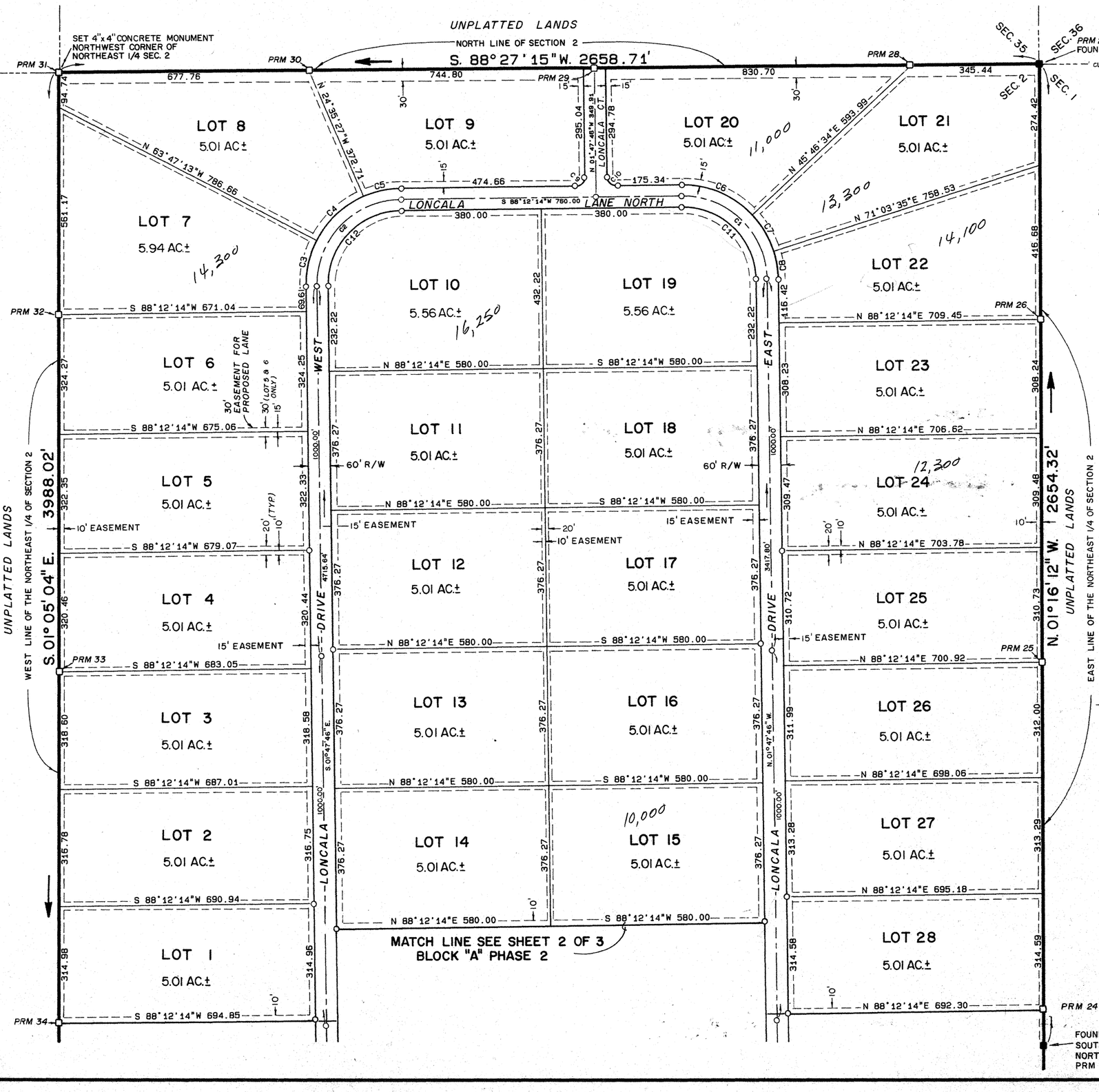
SHEET 3 OF 3

'88 JUL 11 P1:43

Mary M. Petty
CLERK CIRCUIT COURTS
COLUMBIA COUNTY, FLORIDA

ICHETUCKNEE FOREST
BLOCK "B," PHASE "2"

THE EAST 1/2 OF SECTION 2, AND PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP - 6- SOUTH, RANGE - 15 - EAST, COLUMBIA COUNTY, FLORIDA

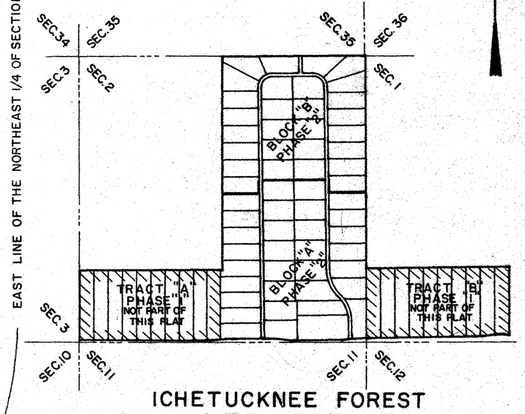


CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BRG
1	90°00'00"	230.00	361.28	230.00	325.27	N 46°47'46"W
2	90°00'00"	230.00	361.28	230.00	325.27	S 43°12'14"W
3	28°00'33"	260.00	127.10	64.85	125.84	N 12°12'31"E
4	39°11'48"	260.00	177.87	92.57	174.42	N 45°48'40"E
5	22°47'41"	260.00	103.44	52.41	102.76	N 76°48'24"E
6	47°34'20"	260.00	215.88	114.60	209.73	S 88°00'38"E
7	25°17'01"	260.00	114.73	58.32	113.80	S 31°34'56"E
8	17°08'39"	260.00	77.80	39.19	77.51	S 10°22'05"E
9	90°00'00"	25.00	39.27	25.00	35.38	N 43°12'14"E
10	90°00'00"	25.00	39.27	25.00	35.38	S 46°47'46"E
11	90°00'00"	200.00	314.16	200.00	282.84	N 46°47'46"W
12	90°00'00"	200.00	314.16	200.00	282.84	S 43°12'14"W

CURVE TABLE

200 100 0 200 400 600

SCALE IN FEET



ICHETUCKNEE FOREST
SITE PLAN

GENERAL NOTES:

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