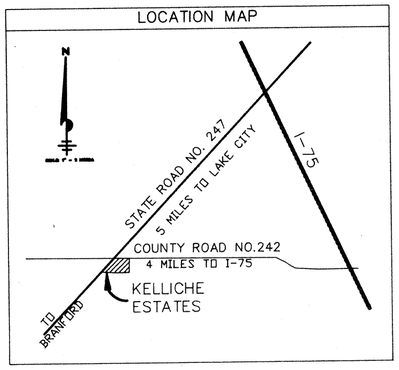
PLAT BOOK 6, PAGE 47

KELLICHE ESTATES

A SUBDIVISION
IN THE NORTH 1/2 OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 16 EAST COLUMBIA COUNTY, FLORIDA



LEGAL DESCRIPTION:

A PORTION OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 29 AND RUN THENCE SOUTH 00°24'23" WEST, ALONG THE EAST BOUNDARY OF SAID SECTION 76.28 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 242 (80' R/W); THENCE SOUTH 89°03'25" WEST, ALONG SAID SOUTH RIGHT-OF-WAY LINE 150.04 FEET TO THE POINT OF **BEGINNING**; THENCE SOUTH 00°24'23" WEST, PARALLEL WITH SAID EAST BOUNDARY 1090.13 FEET; THENCE SOUTH 65°24'23" WEST, 544.49 FEET; THENCE SOUTH 73°24'23" WEST, 830.00 FEET; THENCE NORTH 87°26'05" WEST, 673.75 FEET TO THE SOUTH-EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 247 (100' R/W); THENCE NORTH 41°30'58" EAST, ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE 1782.39 FEET; THENCE SOUTH 48°29'02" EAST, 600.00 FEET; THENCE NORTH 89°03'25" EAST, 43.46 FEET; THENCE NORTH 00°56'35" WEST, 581.00 FEET TO SAID SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 242; THENCE NORTH 89°03'25" EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE 306.81 FEET TO THE POINT OF BEGINNING.

CONTAINING 35.99 ACRES, MORE OR LESS.

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT E. CHESTER STOKES JR. AND KELLI G. STOKES AS OWNERS HAVE CAUSED THE LANDS HEREON DESCRIBED TO BE SURVEYED, SUBDIVIDED AND PLATTED TO BE KNOWN AS 'KELLICHE ESTATES' AND THAT ALL ROADS AND STREETS AS SHOWN AND DEPICTED HEREON, AND ALL EASEMENTS FOR UTILITIES AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND DEPICTED HEREON ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC.

OWNERS: E. CHESTER STOKES JR. AND KELLI G. STOKES

E. CHESTER STOKES JR.

KELLI G. STOKES

WITNESS

WITNESS

WITNESS

WITNESS

STATE OF FLORIDA, COUNTY OF Duval

I HEREBY CERTIFY THAT ON THIS 28th DAY OF August, A.D. 1990, BEFORE ME PERSONALLY APPEARED E. CHESTER STOKES JR. AND KELLI G. STOKES, AS OWNERS, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND THEY ACKNOWLEDGE THE EXECUTION THEREOF FOR THE PURPOSES THEREIN EXPRESSED TO BE THEIR FREE ACT AND DEED WHEREOF I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

11-3-92
MY COMMISSION EXPIRES

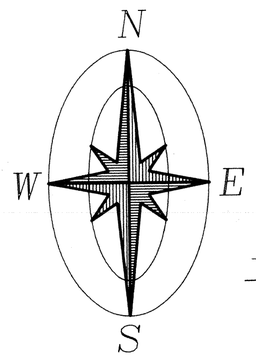
NOTARY PUBLIC, STATE OF FLORIDA

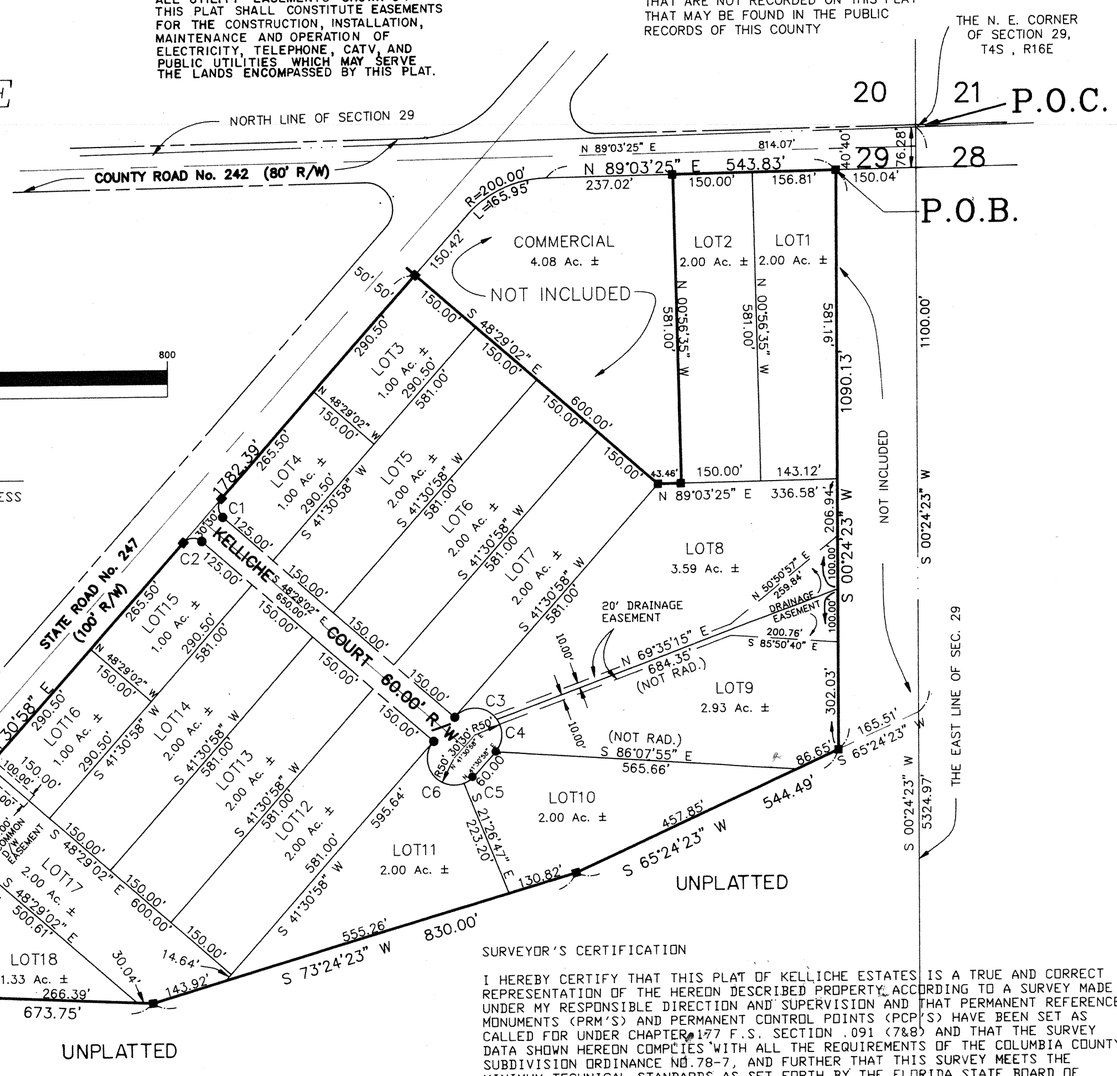
NOTICE:

ALL UTILITY EASEMENTS SHOWN ON THIS PLAT SHALL CONSTITUTE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRICITY, TELEPHONE, CATV, AND PUBLIC UTILITIES WHICH MAY SERVE THE LANDS ENCOMPASSED BY THIS PLAT.

NOTICE:

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





GRAPHIC SCALE

200 0 100 200 400 800

(IN FEET)
1 inch = 200 ft.

LEGEND

■ - SET P.R.M. (# 5075) UNLESS OTHERWISE NOTED.

● - SET P.C.P. (# 5075)

D/W- DRIVEWAY

NOTES:
1. BEARINGS BASED ON THE EAST LINE OF SECTION 29, AS SHOWN ON SURVEY BY W.C. HALE & ASSOCIATES, DATED 5-22-89.
2. CLOSURE IS GREATER THAN 1 IN 10,000.
3. PRELIMINARY PLAN WAS APPROVED ON FEBRUARY 1,1990.
4. PUBLIC UTILITY EASEMENTS ARE 10 FT. ON EACH SIDE OF SIDE LOT LINES AND 15 FT. ON EACH SIDE OF KELLICHE COURT.

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING & DISTANCE
C1	90°00'00"	25.00'	39.27'	S 03°29'02" E 35.36'
C2	90°00'00"	25.00'	39.27'	S 86°30'58" W 35.36'
C3	104°17'34"	50.00'	91.01'	N 86°20'15" W 78.96'
C4	75°42'26"	50.00'	66.07'	N 03°39'45" E 61.36'
C5	27°02'15"	50.00'	23.59'	N 55°02'05" E 23.38'
C6	152°57'45"	50.00'	133.49'	S 34°57'55" E 97.23'

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT OF KELLICHE ESTATES IS A TRUE AND CORRECT REPRESENTATION OF THE HEREON DESCRIBED PROPERTY ACCORDING TO A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT PERMANENT REFERENCE MONUMENTS (PRM'S) AND PERMANENT CONTROL POINTS (PCP'S) HAVE BEEN SET AS CALLED FOR UNDER CHAPTER 177 F.S. SECTION .091 (7&8) AND THAT THE SURVEY DATA SHOWN HEREON COMPLIES WITH ALL THE REQUIREMENTS OF THE COLUMBIA COUNTY SUBDIVISION ORDINANCE NO.78-7, AND FURTHER THAT THIS SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA STATE BOARD OF LAND SURVEYORS PURSUANT TO FLORIDA STATUTES SECTION 472.027.

DATED: August 23, 1990, A.D.

SIGNED _____
WAYNE CHANCE, P.L.S.
FLORIDA CERTIFICATE NO.1824
FOR CHANCE & CAUSSEAUX (# LB 5075)

FLOOD NOTE: THE LAND SHOWN HEREON DOES NOT LIE IN A FLOOD PRONE AREA AS PER FLOOD INSURANCE RATE MAP PANEL NUMBER 175 OF 290 FOR COLUMBIA COUNTY, FLORIDA.

COUNTY ACCEPTANCE FOR MAINTENANCE:

I HEREBY CERTIFY THAT THE IMPROVEMENTS HAVE BEEN CONSTRUCTED IN AN ACCEPTABLE MANNER AND IN ACCORDANCE WITH COUNTY SPECIFICATIONS OR THAT A PERFORMANCE BOND OR INSTRUMENT IN THE AMOUNT OF $_____ HAS BEEN POSTED TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS AND MAINTENANCE IN CASE OF DEFAULT.

11-15, 1990
DATE

Jerry Brooks
COUNTY ENGINEER

APPROVAL
STATE OF FLORIDA, COUNTY OF COLUMBIA
THIS PLAT IS HEREBY APPROVED BY THIS COLUMBIA COUNTY COMMISSION THIS _____ DAY OF _____, 1990 A.D.

Linda Shipp
CHAIRMAN

CERTIFICATE OF CLERK

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 4th DAY OF December, 1990, A.D. IN PLAT BOOK 6 PAGE 47.

R. DeWitt Cason, CLERK OF COURT, COLUMBIA COUNTY, FLORIDA

COUNTY ATTORNEY CERTIFICATE

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 STATUES.

DATE: nov. 15 1990 A.D.

Martin Shipp, COUNTY ATTORNEY

ENGINEERS - SURVEYORS - PLANNERS

CHANCE & CAUSSEAUX, INC.

901 N.W. 8th AVENUE, SUITE A-2
GAINESVILLE, FL 32601
(904) 372-5566

DRAWN G.D.S. KELLICHE 89-12

FILE NUMBER 90 14491
FILED AND RECORDED IN THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA
Dec 4, 1990 AT 2:14 O'CLOCK P M
RECORD VERIFIED
R. DeWitt Cason
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: Ruth Wiedeman D.C.

'90 DEC -4 P2:14
R. DeWitt Cason
CLERK OF CIRCUIT COURT
COLUMBIA COUNTY, FLORIDA

RP