BAILEY BISHOP & LANE, INC.
411 WEST BAYA AVENUE
P. O. BOX 3717
LAKE CITY, FL 32056-3717
PH. (904) 752-5640
FAX (904) 755-7771

KENSINGTON

A SUBDIVISION IN SE 1/4 OF SW 1/4 OF SECTION 21, T4-S, R16-E COLUMBIA COUNTY, FLORIDA

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that DDP Corporation, a Florida Corporation, as owner; and Barnett Bank, N.A. as mortgagee; have caused the lands hereon shown to be surveyed, subdivided and platted, to be known as KENSINGTON, and that all Rights-of-way and Easements are hereby dedicated to the perpetual use of the Public for uses as shown hereon.

OWNER:
O. P. Daughtry, III
President DDP Corporation

Witness: Lisa C. Ogburn

MORTGAGEE:
Edward Woodbury,
Senior Vice President
Barnett Bank, N.A.

Witness: Delores J. Conner

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

The forgoing dedication was acknowledged before me this 7 day of August 1997, by O. P. Daughtry, III, President of DDP Corporation. He is (personally known to me) or has produced _____ as identification and (did/did not) take an oath.

SIGNED: Lisa C. Ogburn
Notary Public

My Commission Expires:

LISA C. OGBURN
COMMISSION # CC 413243
EXPIRES OCT 13,1998
BONDED THRU
ATLANTIC BONDING CO., INC.

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

The forgoing dedication was acknowledged before me this 15 day of July 1997, by Edward Woodbury, Senior Vice President of Barnett Bank N.A. He is (personally known to me) or has produced _____ as identification and (did/did not) take an oath.

SIGNED: Delores Jane Conner
Notary Public

My Commission Expires:

DELORES JANE CONNER
COMMISSION # CC 483274
EXPIRES JULY 24, 1999
BONDED THRU
ATLANTIC BONDING CO., INC.

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.

SIGNED: _____ DATE: _____
Director of Public Works

COUNTY ATTORNEY'S CERTIFICATE

I HEREBY CERTIFY that I have examined the forgoing Plat and that it complies with the Columbia County Subdivision Ordinance and Chapter 177 of the Florida Statutes.

SIGNED: _____ DATE: _____
County Attorney, Columbia Co.

COMMISSION APPROVAL

SIGNED: _____
Chairman

DATE: _____

ATTEST: _____
Clerk

CLERK'S CERTIFICATE

This plat having been approved by the Columbia County Board of County Commissioners is accepted for files and recorded this _____ day of _____, 1997, in Plat Book _____, Pages _____ and _____.

SIGNED: _____
Clerk of Circuit Court

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED AND SHOWN HEREON, THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, THAT PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS HAVE BEEN PLACED AS SHOWN AND THAT THE SURVEY DATA SHOWN HEREON COMPILES WITH ALL OF THE REQUIREMENTS OF THE COLUMBIA COUNTY SUBDIVISION ORDINANCE NO. 78-7 AND CHAPTER 177, FLORIDA STATUTES.

DATE 6-27-97 SIGNED John M. Lane

JOHN M. LANE, SURVEYOR & MAPPERR, LS 4303
BAILEY, BISHOP & LANE, INC. LB 6685

STATE OF FLORIDA
SURVEYOR'S
SEAL

BAILEY BISHOP & LANE, INC.
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KENSINGTON

A SUBDIVISION IN SE 1/4 OF SW 1/4 OF SECTION 21, T4-S, R16-E COLUMBIA COUNTY, FLORIDA

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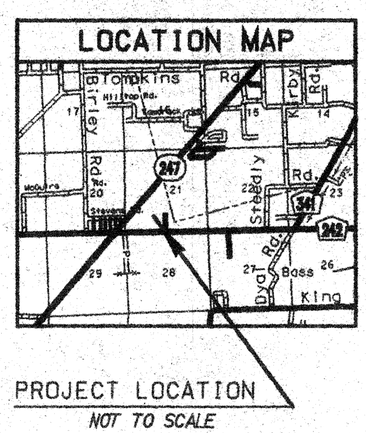
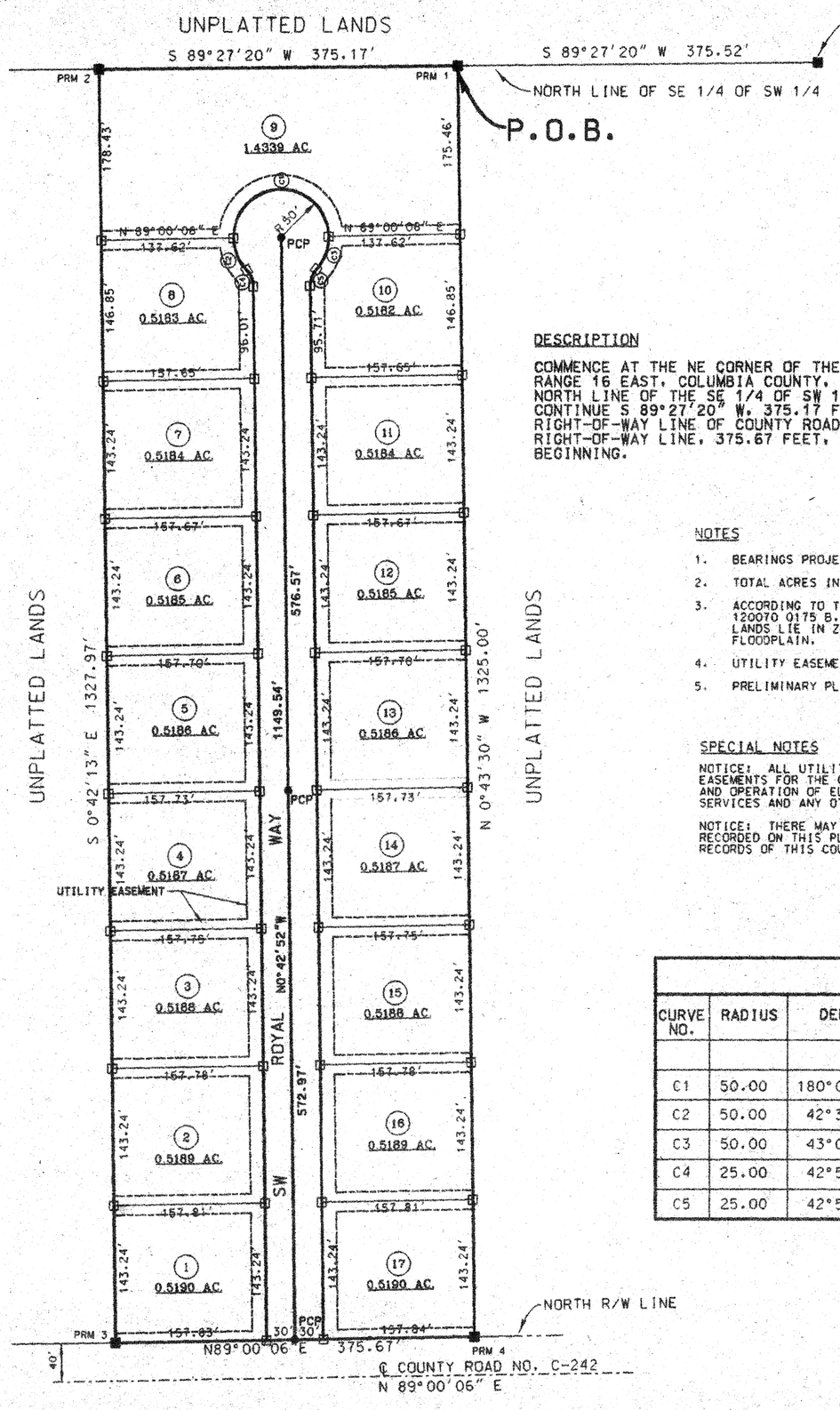
SHEET 1 OF 2





DESCRIPTION

COMMENCE AT THE NE CORNER OF THE SE 1/4 OF SW 1/4, SECTION 21, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN THENCE S 89°27'20" W ALONG THE NORTH LINE OF THE SE 1/4 OF SW 1/4, 375.52 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 89°27'20" W, 375.17 FEET, THENCE S 0°42'13" E, 1327.97 FEET TO THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. C-242, THENCE N 89°00'06" E ALONG SAID NORTH RIGHT-OF-WAY LINE, 375.67 FEET, THENCE N 0°43'30" W, 1325.00 FEET TO THE POINT OF BEGINNING.

NOTES

1. BEARINGS PROJECTED FROM THE CENTERLINE OF COUNTY ROAD NO. C-242.
2. TOTAL ACRES IN SUBDIVISION IS 11.43 ACRES.
3. ACCORDING TO THE FLOOD INSURANCE RATE MAP (COMMUNITY PANEL NO. 120070 0175 B, EFFECTIVE DATE JANUARY 6, 1988) THE ABOVE DESCRIBED LANDS LIE IN ZONE X, AN AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN.
4. UTILITY EASEMENTS 15' FRONT AND 10' EACH SIDE OF ALL SIDE LOT LINES.
5. PRELIMINARY PLAN APPROVED ON MARCH 6, 1997.

SPECIAL NOTES

NOTICE: ALL UTILITY EASEMENTS SHOWN ON THIS PLAT SHALL BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRIC, TELEPHONE, GAS, CABLE TELEVISION SERVICES AND ANY OTHER PUBLIC UTILITIES.

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

LEGEND

- ○ 1/2" IRON PIPE SET
- ● 1/2" IRON PIPE FOUND
- ○ 3/4" IRON PIPE SET
- ● 3/4" IRON PIPE FOUND
- □ 4"X4" CONC. MON. SET
- ■ 4"X4" CONC. MON. FOUND
- ◉ DOT MARKER FOUND
- ×××× FENCE
- CONCRETE

ABBREVIATIONS:

FND = FOUND
℄ = CENTERLINE
P = PLAT
D = DEED
C = CALCULATED
M = MEASURED
O/S = OFFSET

POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
NO ID = NO IDENTIFICATION
CM = CONCRETE MONUMENT
IP = IRON PIPE
R/W = RIGHT-OF-WAY
PCP = PERMANENT CONTROL POINT
PRM = PERMANENT REFERENCE POINT

CURVE DATA

CURVE NO.	RADIUS	DELTA	ARC LENGTH	CHORD DIST.	CHORD BEARING
C1	50.00	180°00'00"	157.08'	100.00'	N 89°00'06" E
C2	50.00	42°35'58"	37.13'	36.28'	N 22°16'23" W
C3	50.00	43°07'03"	37.63'	36.75'	N 20°33'38" E
C4	25.00	42°50'00"	18.69'	18.26'	N 22°07'51" W
C5	25.00	42°50'01"	18.69'	18.26'	N 20°42'09" E