OFFICIAL RECORDS
BOOK 1130 PAGE 2082

PLAT BOOK 9 PAGE 33
SHEET 3 OF 4.

"MEADOW WOOD"

A SUBDIVISION OF PART OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA.

S.00°49'29"E. BEARING BASE (EAST R/W LINE)

LINE MONUMENTED BY OLD B.G. MOORE SURVEY.

SW KOONVILLE AVE (80' PUBLIC R/W) (CR 252-A) (EAST R/W LINE)-A

BM TOP OF CM EL. 152.38 FEET NAVD 88 DATUM.

NW CORNER OF S 1/2 OF NE 1/4 OF SECTION 35. FOUND 4" CM, NO ID., 13.9' N., 22.9' W. OF CM SET.

(POINT OF BEGINNING, NE CORNER OF SE 1/4 OF NW 1/4 OF SECTION 35)

LANDS DESCRIBED IN ORB 86 PAGE 376.

NOT A PART

SOUTH LINE OF NE 1/4 OF NW 1/4.

LANDS DESCRIBED IN ORB 135 PAGE 291.

NOT A PART

SOUTH LINE OF ORB 135 PAGE 291.

SE CORNER OF ORB 135 PG. 291.

6" FLA. D.O.T. R/W CM.

WETLAND LINE

35' WETLAND BUFFER LINE

DEVELOPEMENT IS RESTRICTED WITHIN THE WETLANDS AND WETLAND BUFFER.

NORTH LINE OF S 1/2 OF NE 1/4 OF SECTION 35.

804.34'

BM 8" SPIKE IN UTILITY POLE EL. 158.92 FEET NAVD 88 DATUM.

N.87°59'52"E. 1322.32' FIELD

PARCEL NO. 35-3S-15-00297-000
JEFREE VANG GE N AND FOUA LY VANG
80 ACRES ±
ZONED A-3
NOT A PART

LINE MONUMENTED BY OLD B.G. MOORE SURVEY.

N.87°59'52"E. 2644.65' FIELD
N.87°59'52"E. 2514.54'

BM 8" SPIKE IN UTILITY POLE EL. 159.69 FEET NAVD 88 DATUM.

341.70'

12.5' FLORIDA POWER AND LIGHT EASEMENT (ORB 586 PAGE 296).

20' UTILITY EASEMENTS (TYPICAL)

1
6.59 Acres, ±

2
5.01 Acres, ±

3

N.81°36'06"W. 257.69' WIRE FENCE

N.11°04'24"W. 46.13'

56.38'

RETENTION BASIN PARCEL (NOT A RESIDENTIAL PARCEL) CONTAINS 1.34 Acres, ± (NOT A PART OF LOT 1)

WETLAND LINE

DOTS REPRESENT APROXIMATE AREA AFFECTED BY FLOOD ZONE "A" DESIGNATION AS SCALED FROM FLOOD INSURANCE RATE MAPS.

6.38.17'

N.01°04'49"W.

6.38.46'

N.01°04'49"W.

MATCH LINE SEE SHEET 4 OF 4.

Curve number 1A FIELD
Radius= 756.20
Delta= 09°00'05"
Arc= 118.80
Tangent= 59.52
Chord= 118.68
Chord Brg. N.25°48'06"E.

Curve number 2A FIELD
Radius= 756.20
Delta= 00°33'26"
Arc= 7.36
Tangent= 3.68
Chord= 7.36
Chord Brg. S.30°34'52"W.

Curve number 3A FIELD
Radius= 756.20
Delta= 18°06'48"
Arc= 239.06
Tangent= 120.54
Chord= 238.07
Chord Brg. S.12°14'40"W.

MINIMUM FINISH FLOOR ELEVATIONS AS PER CONSTRUCTION PLANS BY DEVELOPER'S ENGINEER.

LOTS 1-2 SHALL BE THE HIGHER OF: ELEVATION 153.0' OR 8" ABOVE THE HIGHEST ADJACENT GRADE.

LOTS 3-10 SHALL BE THE HIGHER OF: ELEVATION 163.0' OR 8" ABOVE THE HIGHEST ADJACENT GRADE.

LOTS 11-14 SHALL BE THE HIGHER OF: ELEVATION 149.0' OR 8" ABOVE THE HIGHEST ADJACENT GRADE.

ELEVATIONS BASED ON NAVD 88 DATUM ORIGINATING FROM NGS BENCH MARK Q 369, NGS PID NO. BD 2289. PUBLISHED ELEVATION IS 174.91 FEET NAVD 88 (175.73± FEET NGVD 29 DATUM, NO LONGER PUBLISHED).

PARCEL NO. 35-3S-15-00298-000
CRANDALL BALES
154 ACRES ±
ZONED A-3
NOT A PART

LINE TABLE

Line	Bearing	Distance
L1	S.70°13'10"E.	40.03'
L2	S.70°13'10"E.	61.86'
L3	S.70°13'10"E.	56.18'
L4	S.70°13'10"E.	47.74'
L5	S.70°13'10"E.	44.86'
L6	S.70°13'10"E.	20.52'
L7	S.70°13'10"E.	67.49'
L8	S.87°59'57"W.	107.38'

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
1	300.00'	71°41'42"	375.39'	216.75'	351.38'	S.34°22'19"E.
2	300.00'	93°25'48"	489.20'	318.52'	436.77'	N.45°14'22"W.
3	330.00'	48°15'22"	277.94'	147.81'	269.79'	S.46°05'29"E.
4	270.00'	71°41'42"	337.86'	195.07'	316.24'	S.34°22'19"E.
5	270.00'	81°52'42"	385.84'	234.20'	353.84'	N.39°27'48"W.
6	330.00'	63°55'59"	368.23'	205.94'	349.42'	N.30°29'27"W.
7	330.00'	21°35'13"	124.33'	62.91'	123.60'	N.73°15'03"W.
8	330.00'	07°54'36"	45.56'	22.82'	45.52'	N.87°59'58"W.
15	30.00'	83°25'36"	43.68'	26.74'	39.92'	N.68°04'02"E.
16	30.00'	87°48'47"	45.98'	28.88'	41.61'	S.26°18'46"E.
17	756.20'	03°56'55"	52.11'	26.07'	52.10'	S.28°19'42"W.
18	756.20'	03°42'26"	48.93'	24.47'	48.92'	N.19°26'51"E.
19	330.00'	23°26'20"	135.00'	68.46'	134.06'	S.10°14'38"E.
20	270.00'	11°33'06"	54.44'	27.31'	54.34'	N.86°10'42"W.

WETLAND LINE TABLE

Line	Bearing	Distance
L1	N.56°00'30"E.	79.31'
L2	N.26°18'55"E.	62.07'
L3	S.46°10'28"E.	15.35'
L4	N.40°28'01"E.	42.10'
L5	N.40°28'01"E.	61.33'
L6	N.10°54'05"W.	96.53'
L7	N.69°50'59"W.	25.97'
L8	N.69°50'59"W.	85.24'
L9	N.81°18'16"W.	119.25'
L10	N.88°25'36"W.	91.31'
L11	S.40°20'17"W.	102.08'
L12	S.32°13'17"W.	81.08'
L13	S.22°39'17"E.	74.50'
L14	S.27°07'58"E.	68.34'
L15	S.41°52'55"E.	48.57'

N.00°52'54"W. 1230.09' FIELD
N.00°52'54"W. 1181.17'
N.00°52'54"W. 1335.09' FIELD

WEST LINE OF NE 1/4 OF SECTION 35.

N.30°28'13"E. 747.88'

5.73 Acres, ±

5.05 Acres, ±

5.00 Acres, ±

125' DRAINAGE EASEMENT

SET NAIL & DISC, LS 4708 IN RCP.

146.59' S.88°02'44"W.

296.18'

341.64'

N.88°02'44"E. 1438.88'

SW MEADOW WOOD GLEN (60' PUBLIC R/W)

438.88'

255.19'

133.95'

202.36' N.31°53'01"W.

74.37'

641.07'

N.01°04'49"W.

638.21'

N.01°04'49"W.

638.50'

N.01°04'49"W.

SW CORNER OF NW 1/4 OF SECTION 35. (NO MONUMENT LOCATED)

N.88°05'36"E. 2645.56' FIELD

48.93'

SW CORNER OF S 1/2 OF NE 1/4 OF SECTION 35.

509.21'

N.88°05'36"E. 1324.60' FIELD

341.64'

341.64'

S.88°05'36"W. 2519.10' FIELD

FOUND 4" CM, NO ID., 25.5' S., 4.0' E. OF C.M. SET.

4" CM, LS 1079 SW CORNER OF SE 1/4 OF SECTION 35.

N.00°52'54"W. 2667.30' FIELD

NOT A PART
PARCEL NO. 35-3S-15-00278-003
PAUL S. AND PATRICIA K. BRYAN
112 ACRES ±
ZONED A-3

4" CM, LS 1594, 28.1' S., 322.6' W. OF SE CORNER OF SW 1/4 OF NE 1/4.

PARCEL NO. 35-3S-15-00278-000
JIMMY E. AND GLORIA D. HUNT
52 ACRES ±
ZONED A-3
NOT A PART

0 25 50 100 200
GRAPHIC SCALE
SCALE: 1" = 100'

SYMBOL LEGEND

- ■ CONCRETE MONUMENT FOUND
- □ 4"X4" CONCRETE MONUMENT SET, LS 4708
- ● IRON PIN OR PIPE FOUND
- ○ 5/8" IRON ROD SET, LS 4708
- —x— WIRE FENCE
- —E— ELECTRIC UTILITY LINE (OVERHEAD)
- – UGE – UNDERGROUND ELECTRIC SERVICE
- — CTV — CABLE TV LINE (OVERHEAD)
- —o— CHAIN LINK FENCE
- —◇— WOODEN FENCE
- CMP CORRUGATED METAL PIPE
- RCP REINFORCED CONCRETE PIPE
- LS LAND SURVEYOR
- LB LICENSED BUSINESS
- ORB OFFICIAL RECORD BOOK
- PRM PERMANENT REFERENCE MONUMENT
- PCP PERMANENT CONTROL POINT
- ⊗ UTILITY POLE
- R/W RIGHT-OF-WAY
- NO ID. NO IDENTIFICATION
- FLA. D.O.T. FLA. DEPT. OF TRANSPORTATION
- ℄ CENTERLINE
- ■ 4"X4" CONCRETE MONUMENT, PRM, LS 4708.
- C.M. CONCRETE MONUMENT
- AC. ACRES
- EL. ELEVATION
- NGVD 29 NATIONAL GEODETIC VERTICAL DATUM OF 1929
- BM ELEVATION BENCHMARK

PLAT PREPARED BY
MARK D. DUREN, P.S.M.
LS 4708

1604 SW SISTERS WELCOME ROAD
LAKE CITY, FLA. 32025
(386 758-9831 OFFICE
(386) 758-8010 FAX

WO# 06108_FP

SEE DRAWING FILE: MEADOW_WOOD_06108_FPR_04_12_07.DWG

OFFICIAL RECORDS
BOOK 1130 PAGE 202

PLAT BOOK 9 PAGE 34
SHEET 4 OF 4.

"MEADOW WOOD"

A SUBDIVISION OF PART OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA.

MINIMUM FINISH FLOOR ELEVATIONS
AS PER CONSTRUCTION PLANS BY DEVELOPER'S ENGINEER.

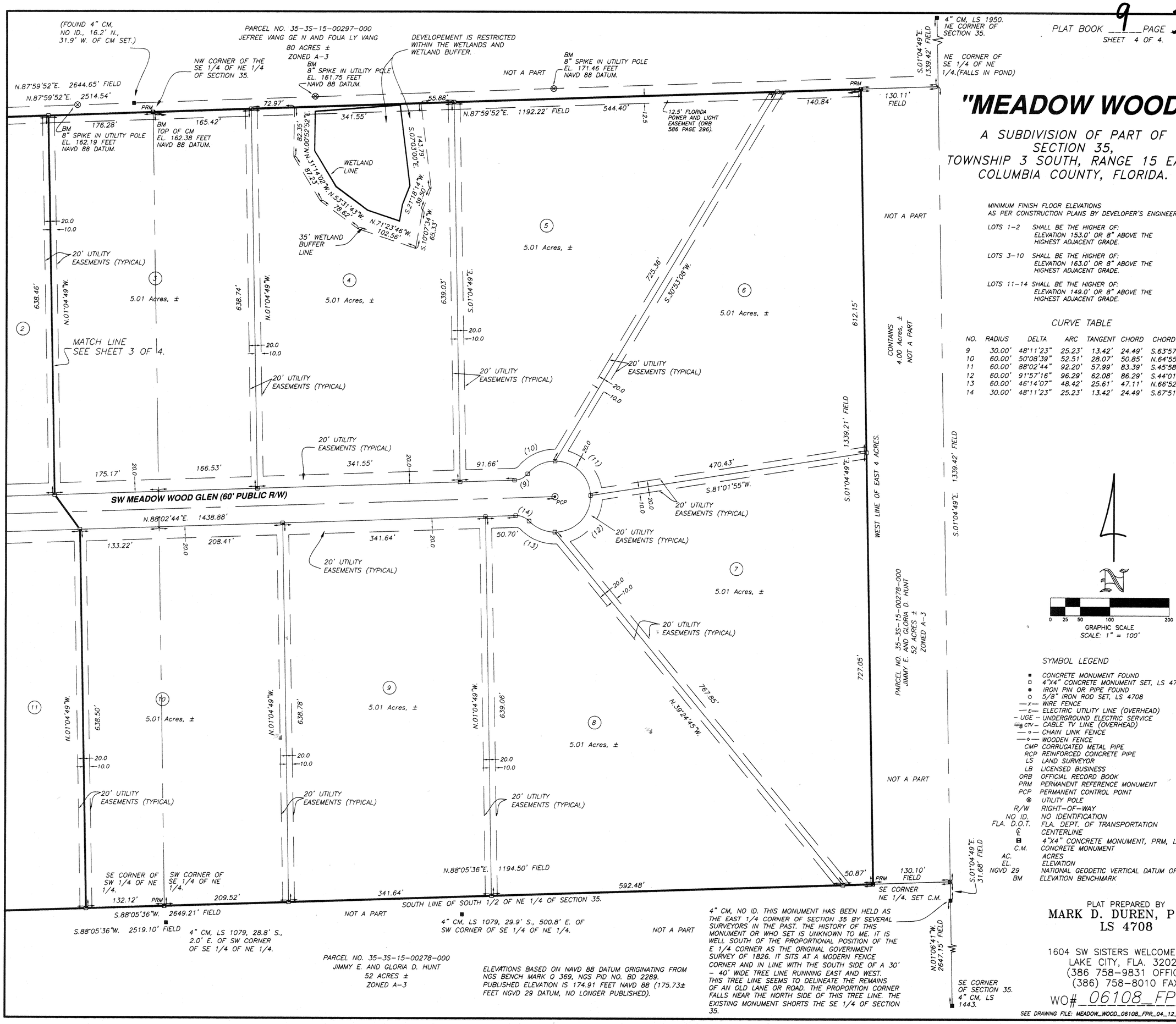
LOTS 1–2 SHALL BE THE HIGHER OF:
ELEVATION 153.0' OR 8" ABOVE THE HIGHEST ADJACENT GRADE.

LOTS 3–10 SHALL BE THE HIGHER OF:
ELEVATION 163.0' OR 8" ABOVE THE HIGHEST ADJACENT GRADE.

LOTS 11–14 SHALL BE THE HIGHER OF:
ELEVATION 149.0' OR 8" ABOVE THE HIGHEST ADJACENT GRADE.

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
9	30.00'	48°11'23"	25.23'	13.42'	24.49'	S.63°57'03"W.
10	60.00'	50°08'39"	52.51'	28.07'	50.85'	N.64°55'41"E.
11	60.00'	88°02'44"	92.20'	57.99'	83.39'	S.45°58'38"E.
12	60.00'	91°57'16"	96.29'	62.08'	86.29'	S.44°01'22"W.
13	60.00'	46°14'07"	48.42'	25.61'	47.11'	N.66°52'56"W.
14	30.00'	48°11'23"	25.23'	13.42'	24.49'	S.67°51'34"E.



SYMBOL LEGEND

■	CONCRETE MONUMENT FOUND
□	4"X4" CONCRETE MONUMENT SET, LS 4708
●	IRON PIN OR PIPE FOUND
○	5/8" IRON ROD SET, LS 4708
—x—	WIRE FENCE
—E—	ELECTRIC UTILITY LINE (OVERHEAD)
– UGE –	UNDERGROUND ELECTRIC SERVICE
–CTV–	CABLE TV LINE (OVERHEAD)
—o—	CHAIN LINK FENCE
—o—	WOODEN FENCE
CMP	CORRUGATED METAL PIPE
RCP	REINFORCED CONCRETE PIPE
LS	LAND SURVEYOR
LB	LICENSED BUSINESS
ORB	OFFICIAL RECORD BOOK
PRM	PERMANENT REFERENCE MONUMENT
PCP	PERMANENT CONTROL POINT
⊗	UTILITY POLE
R/W	RIGHT-OF-WAY
NO ID.	NO IDENTIFICATION
FLA. D.O.T.	FLA. DEPT. OF TRANSPORTATION
℄	CENTERLINE
■	4"X4" CONCRETE MONUMENT, PRM, LS 4708.
C.M.	CONCRETE MONUMENT
AC.	ACRES
EL.	ELEVATION
NGVD 29	NATIONAL GEODETIC VERTICAL DATUM OF 1929
BM	ELEVATION BENCHMARK

PLAT PREPARED BY
MARK D. DUREN, P.S.M.
LS 4708

1604 SW SISTERS WELCOME ROAD
LAKE CITY, FLA. 32025
(386 758-9831 OFFICE
(386) 758-8010 FAX

WO# 06108_FP

SEE DRAWING FILE: MEADOW_WOOD_06108_FPR_04_12_07.DWG

FILE NUMBER 2007120743
FILED AND RECORDED IN THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA
9/12, 2007 AT 2:46 O'CLOCK PM
P. DeWITT CASON
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: D.C.
RECORD VERIFIED

OFFICIAL RECORDS
BOOK 1130 PAGE 2082

CLERK CIRCUIT COURT FLORIDA COLUMBIA COUNTY

"MEADOW WOOD"

A SUBDIVISION OF PART OF
SECTION 35,
TOWNSHIP 3 SOUTH, RANGE 15 EAST,
COLUMBIA COUNTY, FLORIDA.

PLAT BOOK 9 PAGE 31
SHEET 1 OF 4.

SEE SHEET 2 OF 4
FOR LEGAL DESCRIPTION.

20' WIDE PUBLIC UTILITY EASEMENTS ARE ALONG THE LOT SIDE OF ALL RIGHT-OF-WAY LINES THAT ABUTT LOTS AND ALONG THE INSIDE OF ALL LOT LINES ABUTTING THE EXTERIOR OF THE SUBDIVISION. THERE IS ALSO A 10' PUBLIC UTILITY EASEMENT ALONG ALL INTERIOR LOT LINES WHICH IN COMBINATION CREATES A 20' WIDE PUBLIC UTILITY EASEMENT.

DEVELOPER / OWNER:
MEADOWS, LLC / JOEL GLENN, MANAGER
P.O. BOX 66
FT. WHITE, FL. 32038
CONTACT: JOEL GLENN, 386-497-4151

ENGINEER'S CERTIFICATION:
I, THE UNDERSIGNED REGISTERED PROFESSIONAL ENGINEER, HEREBY CERTIFY THAT THE PROPOSED DRAINAGE SYSTEM IS SUFFICIENT WITH RESPECT TO THE REQUIREMENTS OF THE COLUMBIA COUNTY LAND DEVELOPEMENT REGULATIONS ADOPTED MARCH 4, 1998 BY ORDINANCE NO. 98-1.

JAMES M. KNIGHT, P.E.
P. E. NUMBER 47756
8725 288TH STREET
BRANFORD, FL 32008

SURVEYOR'S NOTES:

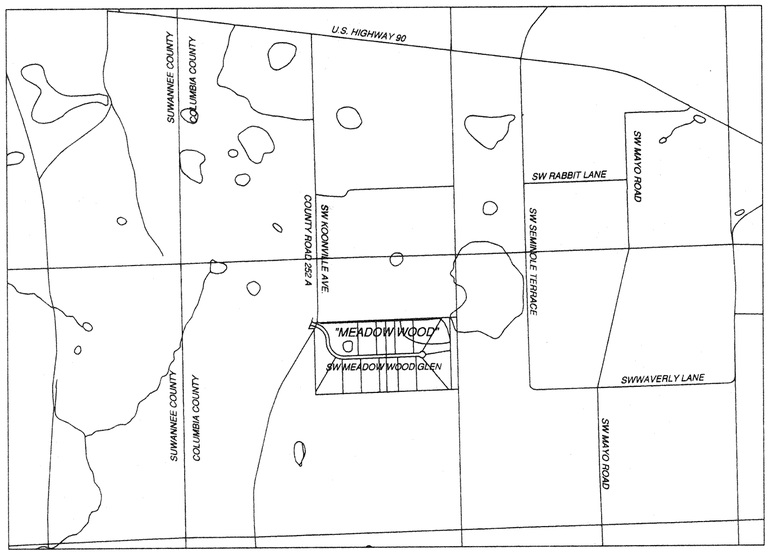
1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF PREVIOUS SURVEYS OF SECTION 35.
2. BEARINGS BASED ON FLORIDA D.O.T. R/W MAP FOR SR 252-A (CR 252-A) USING R/W MONUMENTS FOUND ON THE EAST R/W OF SAID ROAD AT STA. 108+70.88 AND 119+10±.
3. PART OF THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD INSURANCE RATE MAP, DATED JANUARY 6, 1988, COMMUNITY PANEL NO. 120070 0175 B. HOWEVER, PART OF THIS PARCEL IS IN ZONE "A" AND MAY BE SUBJECT TO FLOODING. POTENTIAL AREAS OF LOCALIZED FLOODING EXIST, THEY WERE ADDRESSED BY JAMES M. KNIGHT, PE. (SEE MINIMUM FLOOR ELEVATIONS)
4. THIS CONSTITUTES A MAJOR SUBDIVISION AS PER COLUMBIA COUNTY LAND DEVELOPEMENT REGULATIONS.
5. MINIMUM ACREAGE OF PLATTED LOTS IS 5.00 ACRES.
6. WASTE WATER DISPOSAL IS TO BE INDIVIDUAL SEPTIC TANKS.
7. WATER SOURCE TO BE INDIVIDUAL WELLS.
8. "NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."
9. CLOSURE OF FIELD SURVEY IS 1/56,831.
10. ZONING IS A-3.
11. SPOT ELEVATIONS ARE BASED ON NAVD 88 VERTICAL DATUM. CONTOURS ARE BASED ON FIELD SURVEY.
12. DEVELOPEMENT CONTAINS 77.45 ACRES, MORE OR LESS.
13. DEVELOPEMENT WITHIN WETLANDS AND WETLAND BUFFERS IS RESTRICTED..
14. PRELIMINARY PLAT APPROVED APRIL 6, 2006.

APPROVAL: STATE OF FLORIDA, COUNTY OF COLUMBIA

THIS PLAT IS HEREBY APPROVED BY THE COLUMBIA COUNTY COMMISSION
THIS 1st DAY OF February, 2007 A.D.
Elizabeth Porter
CHAIRMAN

SURVEYORS CERTIFICATION
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 THE PERMANENT REFERENCE POINTS HAVE BEEN SET AND THAT SURVEY DATA AND MONUMENTATION COMPLIES WITH COLUMBIA COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

DATED 2/28/2007, A.D.
Mark D. Duren
MARK D. DUREN, P.S.M.
FLORIDA CERT. NO. 4708
1604 SW SISTERS WELCOME ROAD
LAKE CITY, FLORIDA 32025



LOCATION MAP
FROM 7.5 MINUTE SERIES QUADRANGLE MAP.
SCALE 1" = 2000'

ACKNOWLEDGEMENT: STATE OF FLORIDA, COUNTY OF COLUMBIA

I HEREBY CERTIFY THAT ON THIS 7 DAY OF March, A.D., 2007 BEFORE ME PERSONALLY APPEARED JOEL GLENN, MANAGER OF MEADOWS, LLC, AS OWNER, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED. IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL ON THE ABOVE DATE.

Thomas J. Duncan
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
Thomas J. Duncan
MY COMMISSION EXPIRES: March 12, 2007

THOMAS J. DUNCAN
MY COMMISSION # DD 186566
EXPIRES: March 12, 2007
Bonded Thru Notary Public Underwriters

ACKNOWLEDGEMENT: STATE OF FLORIDA, COUNTY OF COLUMBIA

I HEREBY CERTIFY THAT ON THIS 2nd DAY OF August, A.D., 2007 BEFORE ME PERSONALLY APPEARED PATRICIA YATES, SIGNING AS VICE-PRESIDENT, FOR AND BEHALF OF CAPITAL CITY BANK, AS MORTGAGEE, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED. IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL ON THE ABOVE DATE.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES:

JAN L. GRIMES
Notary Public - State of Florida
My Commission Expires Sep 27, 2009
Commission # DD 476192
Bonded By National Notary Assn.

CERTIFICATE OF CLERK

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 12 DAY OF September 2007, A.D., IN PLAT BOOK 9 PAGE 31-34
P. DeWitt Cason
CLERK OF COURT, COLUMBIA COUNTY, FLORIDA.

CERTIFICATE OF COUNTY SURVEYOR:
THIS IS TO CERTIFY THAT ON THIS 6th DAY OF MARCH 2007, A.D., DONALD F. LEE, A FLORIDA LICENSED SURVEYOR AND MAPPER, REGISTRATION NUMBER, LS 3628, HAS REVIEWED THIS PLAT FOR CONFORMITY WITH FLORIDA STATUTES, CHAPTER 177, AS AMENDED, FOR THE COUNTY OF COLUMBIA COUNTY, FLORIDA, AND SAID PLAT MEETS ALL THE REQUIREMENTS OF CHAPTER 177, AS AMENDED.

SIGNED: Timothy A. Dollahon LS#5594
TIMOTHY A. DOLLAHON, DONALD F. LEE & ASSOC.

"NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY."

ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT THAT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

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

MINIMUM FLOOR ELEVATIONS:
SHALL MEET COLUMBIA COUNTY LAND DEVELOPMENT REGULATIONS AS AMENDED.

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 STATUTES.

DATED April 10, 2007 Marlin Feagle
COUNTY ATTORNEY

DEDICATION:
KNOW ALL MEN BY THESE PRESENT THAT JOEL GLENN, MANAGER OF MEADOWS, LLC, AS OWNER, AND PATRICIA YATES, AS VICE-PRESIDENT OF CAPITAL CITY BANK, AS MORTGAGEE, HAVE CAUSED THE LANDS HEREON DESCRIBED, TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS "MEADOW WOOD", AND THAT ALL ROADS, STREETS, RETENTION BASIN PARCEL AND ALL EASMENTS FOR UTILITIES AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND/OR DEPICTED HEREON ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC. DRAINAGE EASEMENTS MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS.

ATTESTS:

Thomas J. Duncan	Susan E. Moore	Joel Glenn
WITNESS AS TO OWNER	WITNESS AS TO OWNER	JOEL GLENN, MANAGER
Thomas J. Duncan	Susan E. Moore	
WITNESS AS TO MORTGAGEE	WITNESS AS TO MORTGAGEE	CAPITAL CITY BANK
		PATRICIA YATES, VICE-PRESIDENT

ACCEPTANCE FOR MAINTENANCE; COUNTY OF COLUMBIA.

"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 $17,000.00 HAS BEEN POSTED TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS AND MAINTENANCE IN CASE OF DEFAULT."

DATED 3/13/07 Hoyle Crowder
PUBLIC WORKS DIRECTOR

SYMBOL LEGEND

■	CONCRETE MONUMENT FOUND
□	4"X4" CONCRETE MONUMENT SET, LS 4708
●	IRON PIN OR PIPE FOUND
○	5/8" IRON ROD SET, LS 4708
—x—	WIRE FENCE
—E—	ELECTRIC UTILITY LINE (OVERHEAD)
— UGE —	UNDERGROUND ELECTRIC SERVICE
— ctv —	CABLE TV LINE (OVERHEAD)
—o—	CHAIN LINK FENCE
—o—	WOODEN FENCE
CMP	CORRUGATED METAL PIPE
RCP	REINFORCED CONCRETE PIPE
LS	LAND SURVEYOR
LB	LICENSED BUSINESS
ORB	OFFICIAL RECORD BOOK
PRM	PERMANENT REFERENCE MONUMENT
PCP	PERMANENT CONTROL POINT
⊗	UTILITY POLE
R/W	RIGHT-OF-WAY
NO ID.	NO IDENTIFICATION
FLA. D.O.T.	FLA. DEPT. OF TRANSPORTATION
℄	CENTERLINE
■	4"X4" CONCRETE MONUMENT, PRM, LS 4708.
C.M.	CONCRETE MONUMENT
AC.	ACRES
EL.	ELEVATION
NGVD 29	NATIONAL GEODETIC VERTICAL DATUM OF 1929
I.R.	IRON ROD
I.P.	IRON PIPE
⊙	NAIL AND DISC, LS 4708, CL PCP
BM	ELEVATION BENCHMARK

PLAT PREPARED BY
MARK D. DUREN, P.S.M.
LS 4708

1604 SW SISTERS WELCOME ROAD
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WO# 06108_FP

SEE DRAWING FILE: MEADOW_WOOD_06108_FPR_02_26_07.DWG

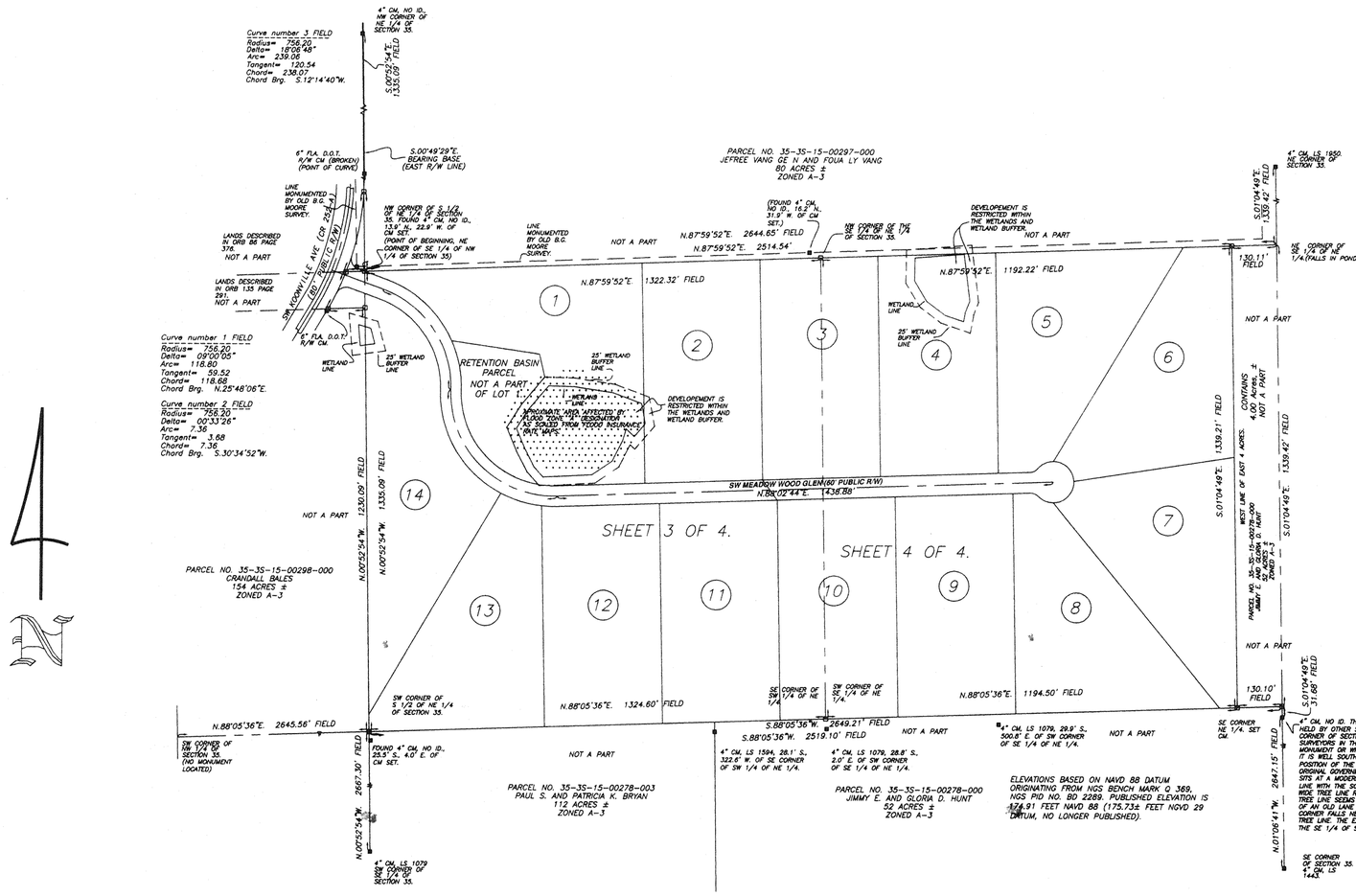
OFFICIAL RECORDS
BOOK 130 PAGE 2082

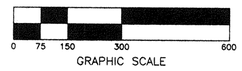
KEY SHEET

PLAT BOOK 9 PAGE 32
SHEET 2 OF 4.

"MEADOW WOOD"

A SUBDIVISION OF PART OF
SECTION 35,
TOWNSHIP 3 SOUTH, RANGE 15 EAST,
COLUMBIA COUNTY, FLORIDA.





DESCRIPTION:
PART OF THE SE ¼ OF THE NW ¼ AND PART OF THE NE ¼ OF THE NW ¼ AND PART OF THE SOUTH ½ OF THE NE ¼ OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGIN AT A CONCRETE MONUMENT, LS 4708, MARKING THE NE CORNER OF THE SE ¼ OF THE NW ¼ (NW CORNER OF THE SOUTH HALF OF THE NE ¼) OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE N.87°59'52"E., ALONG THE NORTH LINE OF THE SOUTH HALF OF THE NE ¼ OF SAID SECTION 35, A DISTANCE OF 2514.54 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE NW CORNER OF THE EAST 4 ACRES OF SAID SOUTH HALF OF THE NE 1/4; THENCE S.01°04'49"E. ALONG THE WEST LINE OF SAID EAST 4 ACRES, A DISTANCE OF 1,339.21 FEET TO A CONCRETE MONUMENT, LS 4708, ON THE SOUTH LINE OF SAID SOUTH HALF OF THE NE ¼; THENCE S.88°05'36"W., ALONG SAID SOUTH LINE, 2519.10 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE SW CORNER OF THE SOUTH HALF OF SAID NE ¼; THENCE N.00°52'54"W., ALONG THE WEST LINE OF SAID NE ¼ A DISTANCE OF 1230.09 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE SE CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK (ORB) 135 PAGE 291 OF THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA; THENCE S.87°59'57"W., ALONG THE SOUTH LINE OF SAID LANDS, 107.38 FEET TO A CONCRETE MONUMENT, LS 4708, SET ON THE EAST RIGHT-OF-WAY LINE OF SW KOONVILLE AVE. (COUNTY ROAD NO. 252-A), AN 80 FOOT WIDE PUBLIC RIGHT-OF-WAY, AND SAID RIGHT-OFWAY LINE BEING DEFINED BY A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 756.20 FEET AND A CENTRAL ANGLE OF 09°00'05" AND BEING SUBTENED BY A CHORD HAVING A BEARING OF N.25°48'06"E. AND A CHORD LENGTH OF 118.68 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE AN ARC DISTANCE OF 118.80 FEET TO THE SOUTH LINE OF THE AFOREMENTIONED NE ¼ OF THE NW ¼; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY LINE, DEFINED BY A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 756.20 FEET AND A CENTRAL ANGLE OF 03°42'26" AND BEING SUBTENDED BY A CHORD HAVING A BEARING OF N.19°26'51"E. AND A CHORD LENGTH OF 48.92 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE AN ARC DISTANCE OF 48.93 FEET TO A POINT OF CUSP WITH A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 30.00 FEET AND A CENTRAL ANGLE OF 87°48'47" AND BEING SUBTENDED BY A CHORD HAVING A BEARING OF S.26°18'46"E. AND A CHORD LENGTH OF 41.61 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE AN ARC DISTANCE OF 45.98 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE S.70°13'10"E., 20.52 FEET TO THE POINT OF BEGINNING.
CONTAINS 77.45 ACRES, MORE OR LESS.

SYMBOL LEGEND

■	CONCRETE MONUMENT FOUND
□	4"X4" CONCRETE MONUMENT SET, LS 4708
●	IRON PIN OR PIPE FOUND
○	5/8" IRON ROD SET, LS 4708
—x—	WIRE FENCE
—E—	ELECTRIC UTILITY LINE (OVERHEAD)
– UGE –	UNDERGROUND ELECTRIC SERVICE
— ctv —	CABLE TV LINE (OVERHEAD)
—o—	CHAIN LINK FENCE
—o—	WOODEN FENCE
CMP	CORRUGATED METAL PIPE
RCP	REINFORCED CONCRETE PIPE
LS	LAND SURVEYOR
LB	LICENSED BUSINESS
ORB	OFFICIAL RECORD BOOK
PRM	PERMANENT REFERENCE MONUMENT
PCP	PERMANENT CONTROL POINT
⊗	UTILITY POLE
R/W	RIGHT-OF-WAY
NO ID.	NO IDENTIFICATION
FLA. D.O.T.	FLA. DEPT. OF TRANSPORTATION
℄	CENTERLINE
■	4"X4" CONCRETE MONUMENT, PRM, LS 4708.
C.M.	CONCRETE MONUMENT
AC.	ACRES
EL.	ELEVATION
NGVD 29	NATIONAL GEODETIC VERTICAL DATUM OF 1929
BM	ELEVATION BENCHMARK

LINE TABLE

Line	Bearing	Distance
L1	S.70°13'10"E.	40.03'
L2	S.70°13'10"E.	61.86'
L3	S.70°13'10"E.	56.18'
L4	S.70°13'10"E.	47.74'
L5	S.70°13'10"E.	44.86'
L6	S.70°13'10"E.	20.52'
L7	S.70°13'10"E.	67.49'
L8	S.87°59'57"W.	107.38'

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
1	300.00'	71°41'42"	375.39'	216.75'	351.38'	S.34°22'19"E.
2	300.00'	93°25'48"	489.20'	318.52'	436.77'	N.45°14'22"W.
3	330.00'	71°41'42"	412.93'	238.42'	386.52'	S.34°22'19"E.
4	270.00'	71°41'42"	337.86'	195.07'	316.24'	S.34°22'19"E.
5	270.00'	93°25'48"	440.28'	286.67'	393.09'	N.45°14'22"W.
6	330.00'	63°55'59"	368.23'	205.94'	349.42'	N.30°29'27"W.
7	330.00'	21°35'13"	124.33'	62.91'	123.60'	N.73°15'03"W.
8	330.00'	07°54'36"	45.56'	22.82'	45.52'	N.87°59'58"W.
9	30.00'	48°11'23"	25.23'	13.42'	24.49'	S.63°57'03"W.
10	60.00'	50°08'39"	52.51'	28.07'	50.85'	N.64°55'41"E.
11	60.00'	88°02'44"	92.20'	57.99'	83.39'	S.43°58'38"E.
12	60.00'	91°57'16"	96.29'	62.08'	86.29'	S.44°01'22"W.
13	60.00'	46°14'07"	48.42'	25.61'	47.11'	N.66°52'56"W.
14	30.00'	48°11'23"	25.23'	13.42'	24.49'	S.67°51'34"E.
15	30.00'	83°25'36"	43.68'	26.74'	39.92'	N.68°04'02"E.
16	30.00'	87°48'47"	45.98'	28.88'	41.61'	S.26°18'46"E.
17	756.20'	03°56'55"	52.11'	26.07'	52.10'	S.28°19'42"W.
18	756.20'	03°42'26"	48.93'	24.47'	48.92'	N.19°26'51"E.

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“MEADOW WOOD”

FOR 2008

PARENT PARCEL – 35-3S-15-00276-001 = 77.55 AC. – 77.45 AC. = .10 AC. LEFT

HEADER PARCEL – 35-3S-15-00276-100 – A S/D LYING IN THE S1/2 OF THE NE1/4 OF 35-3S-15 CONTAINING 77.45 AC.’S RECORDED ON 09-12-2007 IN PLAT BOOK 9 PAGES 31 THRU 34.

LOT	**1**	**35-3S-15-00276-101**	**6.59 AC.**
LOT	**2**	**35-3S-15-00276-102**	**5.01 AC.**
LOT	**3**	**35-3S-15-00276-103**	**5.01 AC.**
LOT	**4**	**35-3S-15-00276-104**	**5.01 AC.**
LOT	**5**	**35-3S-15-00276-105**	**5.01 AC.**
LOT	**6**	**35-3S-15-00276-106**	**5.01 AC.**
LOT	**7**	**35-3S-15-00276-107**	**5.01 AC.**
LOT	**8**	**35-3S-15-00276-108**	**5.01 AC.**
LOT	**9**	**35-3S-15-00276-109**	**5.01 AC.**
LOT	**10**	**35-3S-16-00276-110**	**5.01 AC.**
LOT	**11**	**35-3S-16-00276-111**	**5.01 AC.**
LOT	**12**	**35-3S-16-00276-112**	**5.00 AC.**
LOT	**13**	**35-3S-16-00276-113**	**5.05 AC.**
LOT	**14**	**35-3S-16-00276-114**	**5.73 AC.**
RETENTION AREA -		**35-3S-16-00276-099**	**1.34 AC.**