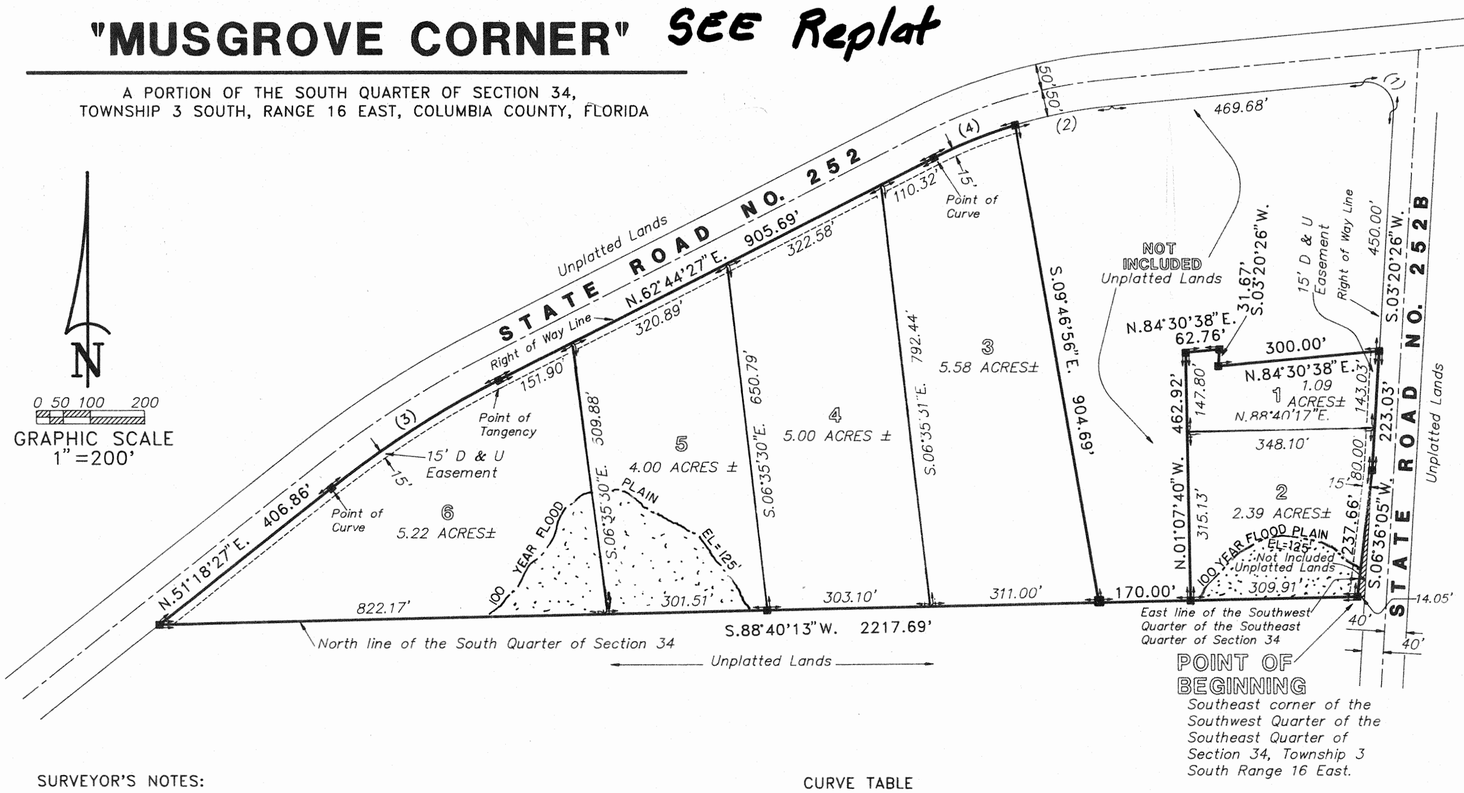
FILE NUMBER 94 1406 FILED AND RECORDED IN THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA
10-26, 1994 AT 1:12 O'CLOCK P M
RECORD VERIFIED
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: D.C.

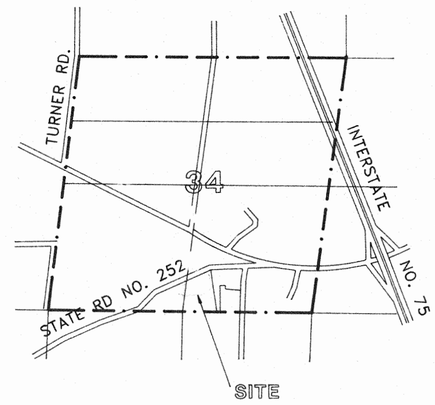
OFFICIAL RECORDS BOOK 737 PAGE 238

PLAT BOOK 6 PAGE 114
SHEET 1 OF 1

"MUSGROVE CORNER" SEE Replat

A PORTION OF THE SOUTH QUARTER OF SECTION 34,
TOWNSHIP 3 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA





LOCATION MAP
NO SCALE

SURVEYOR'S NOTES:

1. *Preliminary Plan approved on June 1, 1994.*
2. *Closure is 1:40,000.*
3. *Bearings based on an assumed meridian. South line of the South Quarter of Section 34 = S.88°40'13"W.*
4. *Some portions of this parcel is in Zone "A" and may be subject to flooding. Some portions 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 6 January 1988, Community Panel No. 120070 0175 B.*
5. *There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of this County.*
6. ***The flood elevation shown hereon was established by Arthur Bedenbaugh, P.E. No. 9162, from U.S.C. & G.S. datum.***

Arthur Bedenbaugh
Arthur Bedenbaugh, P.E. No. 9162
9-28-94

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
1	50.00'	98°49'48"	86.25'	58.37'	75.94'	S.46°04'28"E.
2	904.93'	11°29'49"	181.58'	91.10'	181.28'	N.78°45'44"E.
3	1859.86'	11°26'00"	371.13'	186.19'	370.52'	N.57°01'27"E.
4	904.93'	10°16'22"	162.25'	81.34'	162.03'	N.67°52'38"E.

LEGEND:

D & U Easement – Denotes Drainage & Utility Easement

■ – *Denotes Permanent Reference Monument.*

NOTE:
ALL UTILITY EASEMENTS 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.

DESCRIPTION:

A PART OF THE SE 1/4 OF THE SW 1/4 AND A PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 3 SOUTH, RANGE 16 EAST, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF THE SW 1/4 OF SAID SE 1/4 AND RUN S.88°40'13"W., ALONG THE SOUTH LINE THEREOF, 2217.69 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 252; THENCE N.51°18'27"E., ALONG SAID EASTERLY RIGHT-OF-WAY LINE 406.86 FEET TO THE POINT OF CURVE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1859.86 FEET AND AN INCLUDED ANGLE OF 11°26'00"; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 371.13 FEET; THENCE N.62°44'27"E., ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 905.69 FEET TO THE POINT OF CURVE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 904.93 FEET, AN INCLUDED ANGLE OF 10°16'22"; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 162.25 FEET; THENCE S.9°46'56"E., 904.69 FEET TO A POINT ON THE SOUTH LINE OF THE SW 1/4 OF SAID SE 1/4; THENCE N.88°40'13"E., ALONG THE SOUTH LINE THEREOF, 170.00 FEET; THENCE N.1°07'40"W., 462.92 FEET; THENCE N.84°30'38"E., 62.76 FEET; THENCE S.3°20'26"W., 31.67 FEET; THENCE N.84°30'38"E., 300.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF STATE ROAD NO. 252 B; THENCE S.3°20'26"W., ALONG SAID WEST RIGHT-OF-WAY LINE, 223.03 FEET TO ITS INTERSECTION WITH THE EAST LINE OF THE SW 1/4 OF SAID SE 1/4; THENCE S.6°36'05"W., ALONG THE EAST LINE THEREOF, 237.66 FEET TO THE POINT OF BEGINNING.

COLUMBIA COUNTY, FLORIDA.
CONTAINING 23.27 ACRES, MORE OR LESS.

DEDICATION:

Know all Men by these presents that Clyde B. Musgrove, as Trustee Under the Provixions of That Certain Trust Agreement dated June 24, 1987 A.D., has caused the lands hereon described, to be surveyed, subdivided and platted, to be known as "MUSGROVE CORNER", and that all roads, streets, alleys, creeks and other Right-of-Ways and all easements for utilities, drainage and other purposes incident thereto as shown and/or depicted hereon are hereby dedicated to the perpetual use of the Public.

Witness: _____ _____
Clyde B. Musgrove, as Trustee

Witness: _____

ACKNOWLEDGEMENT: STATE OF FLORIDA, COUNTY OF COLUMBIA.

I hereby certify that on this 10 day of August, 1994, A.D., before me personally appeared Clyde B. Musgrove, as Trustee, 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 may hand and seal on the above date.

Virginia H. Bishop
Notary Public, State of Florida at Large

Notary Public, State of Florida
My Commission Expires Jan. 23, 1998

My Commission expires: _____

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.

Date: October 7, 1994 Marlin Feagle
County Attorney

APPROVAL: STATE OF FLORIDA, COUNTY OF COLUMBIA.

This plat is hereby approved by the Columbia County Commission this 18 day of Oct, *1994, A.D.*

Chairman

PUBLIC WORKS DIRECTOR, COLUMBIA COUNTY, FLORIDA.

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.

Date: OCT. 24, 1994 Jerry Brooks
Public Works Directors

CERTIFICATE OF CLERK:

This plat having been approved by the Columbia County Board of County Commissioners is accepted for files and recorded this 26 day of OCTOBER, *1994, A.D., in Plat Book 6 Pages 114.*

Clerk of 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 the Permanent Reference Points have been set and that the survey data and monumentation complies with Columbia County Subdivision Ordinance and Chapter 177 of the Florida Statutes.

aug. 1994 _____
Date of Survey *Lauren E. Britt, Professional Land Surveyor*
Florida Certificate No. 1079.

BRITT SURVEYING
1426 WEST DUVAL STREET
LAKE CITY, FLORIDA 32055
(904) 752-7163