PLAT BOOK 8 , PAGE 124

SHEET 1 OF 2

NORTHWOODLAND ESTATES

SITUATED IN
PART OF SECTION 27
TOWNSHIP 02 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA.

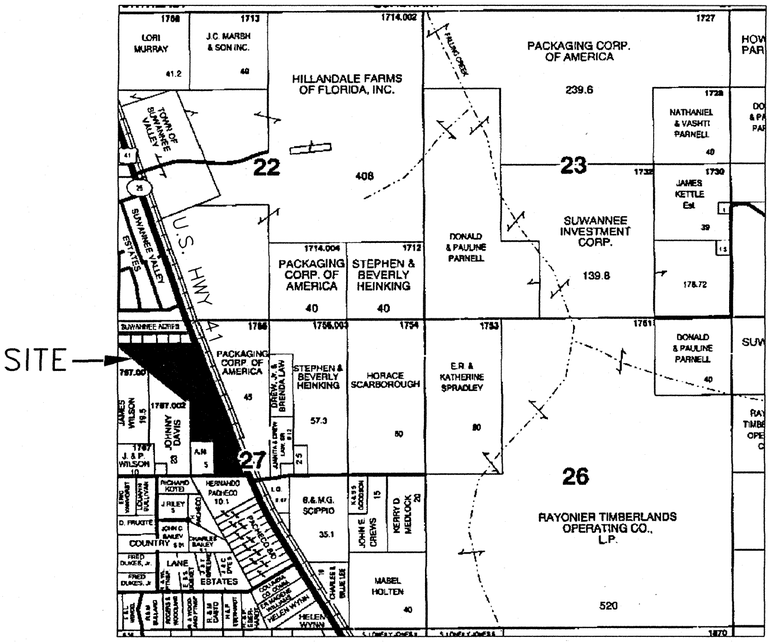
PART OF THE NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 2 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF REFERENCE COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 27, THENCE RUN SOUTH 0°31'55" WEST ALONG THE WEST LINE OF SAID SECTION 27, A DISTANCE OF 377.88 FEET TO THE SOUTHWEST CORNER OF SUWANNEE ACRES, AS RECORDED IN PLAT BOOK 3, PAGE 39 OF THE PUBLIC RECORDS OF SAID COUNTY AND THE POINT OF BEGINNING; THENCE RUN NORTH 88°52'14" EAST ALONG THE SOUTH LINE OF SAID SUWANNEE ACRES, A DISTANCE OF 1322.18 FEET TO ITS INTERSECTION WITH THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE CONTINUE ALONG THE SOUTH LINE OF SAID SUWANNEE ACRES, NORTH 88°32'05" EAST, A DISTANCE OF 58.72 FEET TO THE WEST RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 41; THENCE RUN SOUTH 29°36'49" EAST, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 0.52 FEET; THENCE CONTINUE ALONG SAID WEST RIGHT-OF-WAY, SOUTH 19°26'21" EAST, A DISTANCE OF 2359.97 FEET TO THE SOUTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE RUN SOUTH 88°21'51" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 482.87 FEET; THENCE RUN NORTH 0°40'44" EAST, A DISTANCE OF 565.97 FEET; THENCE RUN SOUTH 87°08'24" WEST, A DISTANCE OF 385.11 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE RUN NORTH 0°43'22" EAST ALONG THE EAST LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 751.06 FEET TO THE NORTHEAST CORNER OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE RUN SOUTH 89°08'38" WEST ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 146.92 FEET; THENCE RUN NORTH 51°53'00" WEST, A DISTANCE OF 1484.91 FEET TO THE POINT OF BEGINNING.
CONTAINING: 34.71 ACRES MORE OR LESS.
SUBJECT TO EXISTING COUNTY ROAD RIGHT-OF-WAY.

OFFICIAL RECORDS
BOOK 1101 PAGE 1340

FILE NUMBER 2006026559
FILED AND RECORDED IN THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA
11/8, 2006 AT 9:32 O'CLOCK AM
P. DeWITT CASON
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: Amy Gaye D.C.
RECORD VERIFIED

CLERK CIRCUIT COURT COLUMBIA COUNTY FLORIDA

VICINITY MAP
NOT TO SCALE



LEGEND AND NOTES:

- □ DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) SET, 4" x 4" CONCRETE MONUMENT, L.B. # 7170
- ■ DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) FOUND, 4" x 4" CONCRETE MONUMENT, R.L.S. # 2245
- ○ DENOTES P.C.P. (PERMANENT CONTROL POINT) SET 5/8" x 20" "REBAR (WITH CAP STAMPED, L.B.#7170).

1) FOR SECTION BREAKDOWN, SEE JOB FILE THIS OFFICE.

2) 5/8" x 20" REBAR (WITH CAP STAMPED, L.B. # 7170) SET ON LOT CORNERS AND EXCEPT AS SHOWN.

3) BEARINGS BASED ON THE WEST LINE OF SECTION 27. (S 00°31'55" W)

CERTIFICATE OF SURVEYOR:

I, THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND THE COLUMBIA COUNTY LAND DEVELOPMENT CODE AND THAT THE PERMANENT REFERENCE MONUMENTS WERE INSTALLED AS OF THE 29 DAY OF September, 2006.

Timothy B. Alcorn

TIMOTHY B. ALCORN
REGISTERED LAND SURVEYOR
FLORIDA CERTIFICATE NO. 6332
DATE: SEPTEMBER 25, 2006
JOB NO.: 95-2005 RP

"NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER"

SCALE: 1" = 200 FT.	DATE SURVEYED: 09-21-06	DATE DRAWN: 09-25-06
REVISED:	APPROVED BY:	DRAWN BY: TED/SH

J. SHERMAN FRIER & ASSOCIATES, INC.
LAND SURVEYORS
CERTIFICATE OF AUTHORIZATION - LB# 7170
130 W. HOWARD ST. / P.O. BOX 580 LIVE OAK, FL 32064
PHONE: 386-362-4629 - FAX: 386-362-5270

CERTIFICATE OF APPROVAL BY THE ATTORNEY FOR COLUMBIA COUNTY:

EXAMINED ON THIS 25 DAY OF October, 2006 AND APPROVED AS TO LEGAL FORM AND SUFFICIENCY BY

Marlin Feagle as County atty.
ATTORNEY

CERTIFICATE OF CLERK:

I HEREBY CERTIFY THAT THE FOREGOING PLAT, HAVING BEEN DULY APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF COLUMBIA COUNTY, FLORIDA WAS ACCEPTED AND FILED FOR RECORD THIS 8 DAY OF November A.D. 2006, IN PLAT BOOK 8, PAGE 124-125 OF THE PUBLIC RECORDS OF SAID COLUMBIA COUNTY, FLORIDA.

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

ADOPTION AND DEDICATION:

KNOWN ALL MEN BY THESE PRESENT THAT MARTHA JO KHACHIGAN, AS PRESIDENT OF BKL INVESTMENT CO., A FLORIDA CORPORATION, HAS CAUSED THE LANDS HEREON DESCRIBED TO SURVEYED AND PLATTED TO BE KNOWN AS "NORTHWOODLAND ESTATES" AND THAT THE ROADS, STREETS AND EASEMENTS FOR UTILITIES, DRAINAGE AND OTHER PURPOSES HEREON SHOWN ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC.

Martha Jo Khachigan
MARTHA JO KHACHIGAN, PRESIDENT
BKL INVESTMENT CO.
672 E. DUVAL STREET
LAKE CITY, FLORIDA 32055
(386) 752-4339

WITNESS: Holly Hanover
WITNESS: Connie B. Roberts

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

I HEREBY CERTIFY ON THIS 28th DAY OF September A.D. 2006, BEFORE ME PERSONALLY APPEARED MARTHA JO KHACHIGAN, AS PRESIDENT OF BKL INVESTMENT CO., A FLORIDA CORPORATION, TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND SHE ACKNOWLEDGES EXECUTION THEREOF.

WITNESS MY HAND AND SEAL AT LAKE CITY, STATE OF FLORIDA, THIS 28th DAY OF September A.D. 2006

Connie B. Roberts
NOTARY PUBLIC, STATE OF FLORIDA MY COMMISSION EXPIRES:

CONNIE B. ROBERTS
MY COMMISSION # DD 453230
EXPIRES: July 20, 2009
Bonded Thru Notary Public Underwriters

DEDICATION OF MORTGAGEE:

THIS IS TO CERTIFY THAT MERCANTILE BANK,AS SUCCESSOR BY MERGER WITH CNB BANK, BEING A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA BEING THE MORTGAGEE OF THE LANDS DESCRIBED IN THE FOREGOING DESCRIPTION DO HEREBY JOIN IN AND MAKE THEMSELVES A PARTY OF THE DEDICATION OF SAID LANDS AND PLAT TO BE KNOWN AS " NORTHWOODLAND ESTATES", FOR THE USES AND PURPOSES HEREON EXPRESSED AND THAT THE ROADS, STREETS AND EASEMENTS ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC IN WITNESS WHEREOF MERCANTILE BANK, AS SUCCESSOR BY MERGER WITH CNB BANK, HAS CAUSED THESE PRESENT TO BE SIGNED BY ITS' SENIOR VICE PRESIDENT. CLARENCE B. CANNON,
BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS IN ITS NAME AND WITH ITS' CORPORATE SEAL AFFIXED THIS 28th DAY OF September A.D. 2006.

WITNESS: Holly Hanover

Clarence B. Cannon
CLARENCE B. CANNON, SENIOR VICE PRESIDENT

WITNESS: Connie B. Roberts

ATTEST: Amy F. Gordon

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

I HEREBY CERTIFY ON THIS 28th DAY OF September A.D. 2006, BEFORE ME PERSONALLY APPEARED CLARENCE B. CANNON, AS SENIOR VICE PRESIDENT OF MERCANTILE BANK, TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND HE ACKNOWLEDGES EXECUTION THEREOF.

WITNESS MY HAND AND SEAL AT LAKE CITY, STATE OF FLORIDA, THIS 28th DAY OF September A.D. 2006

Connie B. Roberts
NOTARY PUBLIC, STATE OF FLORIDA MY COMMISSION EXPIRES:

CONNIE B. ROBERTS
MY COMMISSION # DD 453230
EXPIRES: July 20, 2009
Bonded Thru Notary Public Underwriters

APPROVED BY BOARD OF COUNTY COMMISSIONERS, COLUMBIA COUNTY, FLORIDA:

CHAIRMAN

ATTEST

DATE: 10-19-06

CERTIFICATE OF COUNTY SURVEYOR:

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR AND MAPPER, AS PROVIDED UNDER CHAPTER 472, FLORIDA STATUTES AND IS IN GOOD STANDING WITH THE BOARD OF LAND SURVEYORS, DOES HEREBY CERTIFY THAT ON BEHALF OF COLUMBIA COUNTY, FLORIDA ON THIS 2nd DAY OF Nov 2006 REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 472, FLORIDA STATUTES; AND SAID PLAT MEETS ALL THE REQUIREMENTS OF CHAPTER 472, AS AMENDED.

NAME: Timothy A. DeLaune
TIMOTHY A. DELAUNE - DONALD F. LEE & ASSOC.
DATE: 11/2/06
REGISTRATION NO. LS 5594

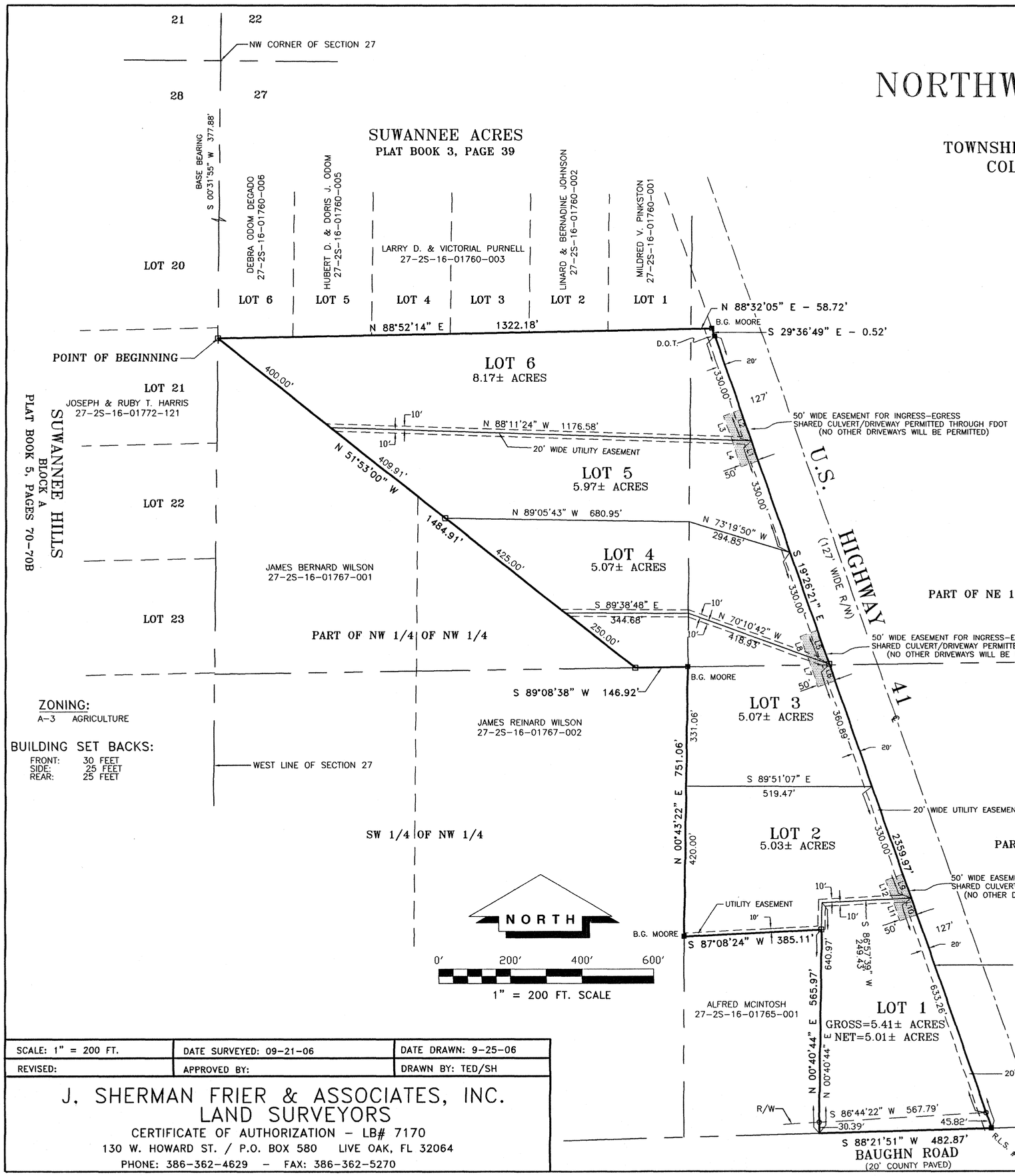
OFFICIAL RECORDS
BOOK___ PAGE___
1101 / 1390

PLAT BOOK 8 , PAGE 125

SHEET 2 OF 2

NORTHWOODLAND ESTATES

SITUATED IN
PART OF SECTION 27
TOWNSHIP 02 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA.



ZONING:

A-3 AGRICULTURE

BUILDING SET BACKS:

FRONT: 30 FEET
SIDE: 25 FEET
REAR: 25 FEET

UTILITY EASEMENT DETAIL:

10' 20'

DENOTES 10' AND 20' EASEMENT AS SHOWN. EASEMENTS SHOWN HEREON FOR UTILITIES SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES.

FLOOD ZONE INFORMATION

THE PROPERTY AS SURVEYED FALLS WITHIN ZONE "X" AS PER THE FLOOD INSURANCE RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY PANEL NO. 120070 0110 B

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 .

NOTICE:

All platted utility easements shall provide that such easements shall also be easements 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 an electric, telephone, gas, or other public utility. In the event a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages.

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 19°26'21" E	60.00'
L2	S 19°26'21" E	90.00'
L3	N 19°26'21" W	70.56'
L4	N 19°26'21" W	79.44'
L5	S 19°26'21" E	100.00'
L6	S 19°26'21" E	50.00'
L7	N 19°26'21" W	90.87'
L8	N 19°26'21" W	59.13'
L9	S 19°26'21" E	70.00'
L10	S 19°26'21" E	50.00'
L11	N 19°26'21" W	64.72'
L12	N 19°26'21" W	55.28'

ABBREVIATIONS

I.P. - IRON PIPE
REB. - REBAR
ST. - STREET
AVE.- AVENUE
± - MORE OR LESS
ORB - OFFICIAL RECORDS BOOK
PG - PAGE (S)
(M) - MEASURED
(P) - PLAT
(D) - DEED
(C) - CALCULATED
(A) - ACTUAL
(R) - RECORD
FDOT - FLORIDA DEPARTMENT OF TRANSPORTATION
P.I. - POINT OF INTERSECTION
R/W - RIGHT-OF-WAY
P.C.P. - PERMANENT CONTROL POINT
P.R.M. - PERMANENT REFERENCE MONUMENT
℄ - CENTERLINE

SCALE: 1" = 200 FT.	DATE SURVEYED: 09-21-06	DATE DRAWN: 9-25-06
REVISED:	APPROVED BY:	DRAWN BY: TED/SH

J. SHERMAN FRIER & ASSOCIATES, INC.
LAND SURVEYORS
CERTIFICATE OF AUTHORIZATION - LB# 7170
130 W. HOWARD ST. / P.O. BOX 580 LIVE OAK, FL 32064
PHONE: 386-362-4629 - FAX: 386-362-5270

NORTHWOODLAND ESTATES

FOR 2007

PARENT PARCEL – 27-2S-16-01765-000 – 34.71 AC. (DELETED ALL USED UP)

HEADER PARCEL – 27-2S-16-01765-100 – A S/D LYING IN THE NW1/4 OF SEC. LYING WEST OF US 41 CONTAINING 34.71 AC. RECORDED IN PLAT BOOK 8 PAGES 124 & 125.

LOT 1	**27-2S-16-01765-101**	**5.41 AC.**
LOT 2	**27-2S-16-01765-102**	**5.03 AC.**
LOT 3	**27-2S-16-01765-103**	**5.07 AC.**
LOT 4	**27-2S-16-01765-104**	**5.07 AC.**
LOT 5	**27-2S-16-01765-105**	**5.97 AC.**
LOT 6	**27-2S-16-01765-106**	**8.17 AC.**