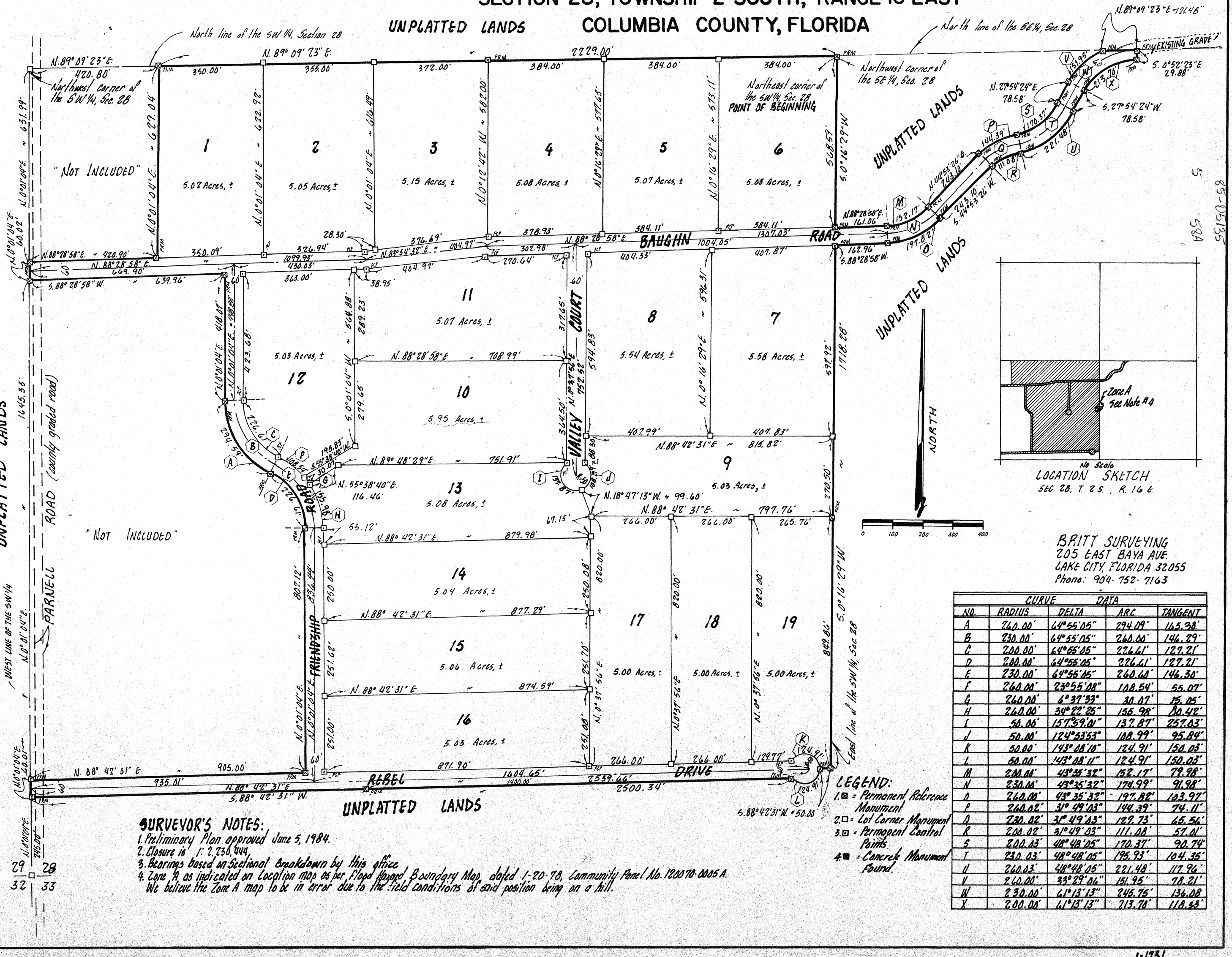
"PINEHILLS"

IN

SECTION 28, TOWNSHIP 2 SOUTH, RANGE 16 EAST

COLUMBIA COUNTY, FLORIDA



LOCATION SKETCH
SEC. 28, T. 2 S., R. 16 E.

BRITT SURVEYING
205 EAST BAYA AVE.
LAKE CITY, FLORIDA 32055
Phone: 904-752-7163

CURVE DATA				
NO.	RADIUS	DELTA	ARC	TANGENT
A	260.00'	64°55'05"	294.09'	165.38'
B	230.00'	64°55'05"	260.08'	146.29'
C	200.00'	64°55'05"	226.61'	127.21'
D	200.00'	64°55'05"	226.61'	127.21'
E	230.00'	64°55'05"	260.60'	146.30'
F	260.00'	23°55'08"	108.54'	55.07'
G	260.00'	6°37'33"	30.07'	15.05'
H	260.00'	34°22'25"	156.98'	80.42'
I	50.00'	157°39'01"	137.87'	257.03'
J	50.00'	124°53'53"	108.99'	95.84'
K	50.00'	143°08'10"	124.91'	150.03'
L	50.00'	143°08'11"	124.91'	150.03'
M	200.00'	43°35'32"	152.17'	79.98'
N	230.00'	43°35'32"	174.99'	91.98'
O	260.00'	43°35'32"	197.82'	103.97'
P	260.02'	31°49'03"	144.39'	74.11'
Q	230.02'	31°49'03"	127.73'	65.56'
R	200.02'	31°49'03"	111.08'	57.01'
S	200.03'	48°48'05"	170.37'	90.74'
T	230.03'	48°48'05"	195.93'	104.35'
U	260.03'	48°48'05"	221.48'	117.96'
V	260.00'	33°29'06"	151.95'	78.21'
W	230.00'	61°13'13"	245.75'	136.08'
X	200.00'	61°13'13"	213.76'	118.23'

LEGEND:
1. ⊠ = Permanent Reference Monument
2. □ = Lot Corner Monument
3. ⊡ = Permanent Control Points
4. ■ = Concrete Monument Found.

SURVEYOR'S NOTES:
1. Preliminary Plan approved June 5, 1984.
2. Closure is 1: 2,238,944,
3. Bearings based on Sectional Breakdown by this office
4. Zone A as indicated on Location map as per Flood Hazard Boundary Map, dated 1-20-78, Community Panel No. 120070-0005 A. We believe the Zone A map to be in error due to the field conditions of said position being on a hill.

88-0185
5
58A

sheet 1 of 2

"PINEHILLS"

IN

SECTION 28, TOWNSHIP 2 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA

85-05135
5
58

DESCRIPTION:

BEGIN at the Northeast Corner of the SW¼ of Section 28, Township 2 South, Range 16 East, Columbia County, Florida and run S.0°16'29"W., along the east line of said SW¼, a distance of 548.59 feet to the North right-of-way of Baughn Road; thence N.88°28'58"E. along the North right-of-way line of said Baughn Road 101.04 feet to a point of a curve to the left having a radius of 200.00 feet and an included angle of 43°35'32"; thence Northeasterly along the North right-of-way line of Baughn Road an arc distance of 152.17 feet; thence N.44°53'26"E., along the North right-of-way line of said Baughn Road, 243.10 feet to the point of a curve to the right having a radius of 260.02 feet and an included angle of 31°49'03"; thence Northeasterly along the North right-of-way line of Baughn Road an arc distance of 144.39 feet to the point of reverse curve to the left having a radius of 200.03 feet and an included angle of 49°48'05"; thence Northeasterly along the North right-of-way line of said Baughn Road an arc distance of 170.37 feet; thence N.27°54'26"E., 78.58 feet to the point of a curve to the right having a radius of 260.00 feet and an included angle of 33°29'06"; thence Northeasterly along the North right-of-way line of said Baugh Road an arc distance of 151.95 feet to the North line of the SE¼ of said Section 28; thence N.89°39'23"E. along said North line 121.48 feet; thence S.0°52'23"E. 29.88 feet to the South right-of-way line of said Baughn Road said point being on a curve to the left having a radius of 200.00 feet and an included angle of 61°13'13"; thence Southwesterly along the South right-of-way line of said Baughn Road an arc distance of 213.70 feet; thence S.27°54'24"W. along the South right-of-way line, 78.58 feet to the point on a curve to the right having a radius of 260.03 feet and an included angle of 49°48'05"; thence Southwesterly along the South right-of-way line of said Baugh Road an arc distance of 221.48 feet to the point of reverse curve to the left having a radius of 200.02 and an included angle of 31°49'03"; thence Southwesterly along the South right-of-way line of said Baughn Road an arc distance of 111.08 feet; thence S.44°53'26"W., along the South right-of-way line of said Baughn Road 243.10 feet to the point of a curve to the right having a radius of 260.00 feet and an included angle of 43°35'32"; thence Southwesterly along the South right-of-way line of said Baughn Road an arc distance of 197.82 feet; thence S.88°28'58"W., along the South right-of-way line of said Baughn Road, 1682.96 feet to the West line of the SE¼ of said Section 28 and the East line of the SW¼ of said Section 28; thence S.0°16'29"W., along the East line of said SW¼, 1718.28 feet; thence S.88°42'31"W., 50.00 feet to the Easterly end of Rebel Drive (being on a cul-de-sac) said point being on a curve to the right having a radius of 50.00 feet and an included angle of 143°08'11"; thence Southerly and Westerly on arc distance of 124.91 feet; thence S.88°42'31"W., along the South right-of-way line of said Rebel Drive 2500.34 feet to the West line of Section 28; thence N.0°01'04"E. along the West line of said Section 28, a distance of 49.01 feet; thence N.88°49'31"E., 905.00 feet to the West right-of-way line of Friendship Road; thence N.0°01'04"E. along the West right-of-way line of said Friendship Road, 809.12 feet to the point of a curve to the left having a radius of 200.00 feet and an included angle of 64°55'05"; thence Northwesterly along the west right-of-way line of said Friendship Road an arc distance of 226.61 feet to the point of reverse curve with a radius of 260.00 feet and an included angle of 64°55'05"; thence Northwesterly along the west right-of-way line of said Friendship Road an arc distance of 294.09 feet; thence N.0°01'04"E., along the west right-of-way line of said Friendship Road 418.07 feet to the South right-of-way line of Baughn Road; thence S.88°28'58"W. along the South right-of-way line of Baughn Road, 439.96 feet to the west line of said SW¼; thence N.0°01'04"E. along the West line of said SW¼, a distance of 60.02 feet; thence N.88°28'58"E., along the North right-of-way line of said Baughn Road, 420.90 feet; thence N.0°01'04"E., parallel to the West line of said SW¼, a distance of 622.94 feet to the North line of said SW¼; thence N.89°39'23"E., along the North line of said SW¼, a distance of 2229.00 feet to the POINT OF BEGINNING, Columbia County, Florida

SURVEYOR'S 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 control points have been set and that survey data and monuments complies with Columbia County Subdivision Ordinance and Chapter 177 of the Florida Statutes.

Dated: 5/17 1985 A.D.

LAUREN E. BRITT, P.L.S.
FLA. CERT. NO. 1619

DEDICATION

Know all men by these presents that Lenvil H. Dicks, as owner, and HAROLD C. SAWYERS and JOAN J. SAWYERS, as mortgagee, have caused the land shown hereon described to be surveyed and platted to be known as "PINEHILLS" and that all roads, streets, alleys and other rights-of-way and all easements for utilities, drainage and other purposes and all purposes incident thereto, as shown and depicted hereon are hereby dedicated to the perpetual use of the public.

Harold C. Sawyers — HAROLD C. SAWYERS, MORTGAGEE
Ronda Mosley — WITNESS
Lenvil H. Dicks — LENVIL H. DICKS, OWNER
[illegible] — WITNESS

Joan J. Sawyers — JOAN J. SAWYERS, MORTGAGEE
Charlotte Bunn — WITNESS
[illegible] — WITNESS

ACKNOWLEDGEMENT

STATE OF Georgia COUNTY OF Pickens

I hereby certify that on this 9th day of MAY 1985 A.D. before me personally appeared HAROLD C. SAWYERS and JOAN J. SAWYERS, individuals, to me known to be the persons who executed the foregoing dedication and acknowledged the execution thereof to be their free act and deed for the uses and purposes therein expressed. In witness whereof, I have hereunto set my hand and seal on the above date.

Tracey W. Chastain Notary Public, State of Georgia, at large. My Commission expires 5-14-85

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF COLUMBIA

I hereby certify that on this 17th day of May 1985 A.D. before me personally appeared Lenvil H. Dicks, an individual, to me known to be the person 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 hereunto set my hand and seal on the above date.

Bonnie J. Reagan Notary Public, State of Florida, at large. My Commission expires 7-16-85

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.

Date: 6/10 1985 A.D. Mike Roberts County Engineer

APPROVAL

STATE OF FLORIDA, COUNTY OF COLUMBIA

This plat is hereby approved by the Columbia County Commission this 11th day of June 1985 A.D.

Chairman

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: June 11 1985 A.D. County Attorney

CERTIFICATE OF CLERK

This plat having been approved by the Columbia County Board of County Commissioners is accepted for files and recorded this 12th day of June, 1985 A.D., in Plat Book 5 Page 58 & 58A.

Clerk of Court, Columbia County, Florida

BRITT SURVEYING
205 EAST BAYA AVENUE
LAKE CITY, FLA. 32055
904-752-7163

1-1731