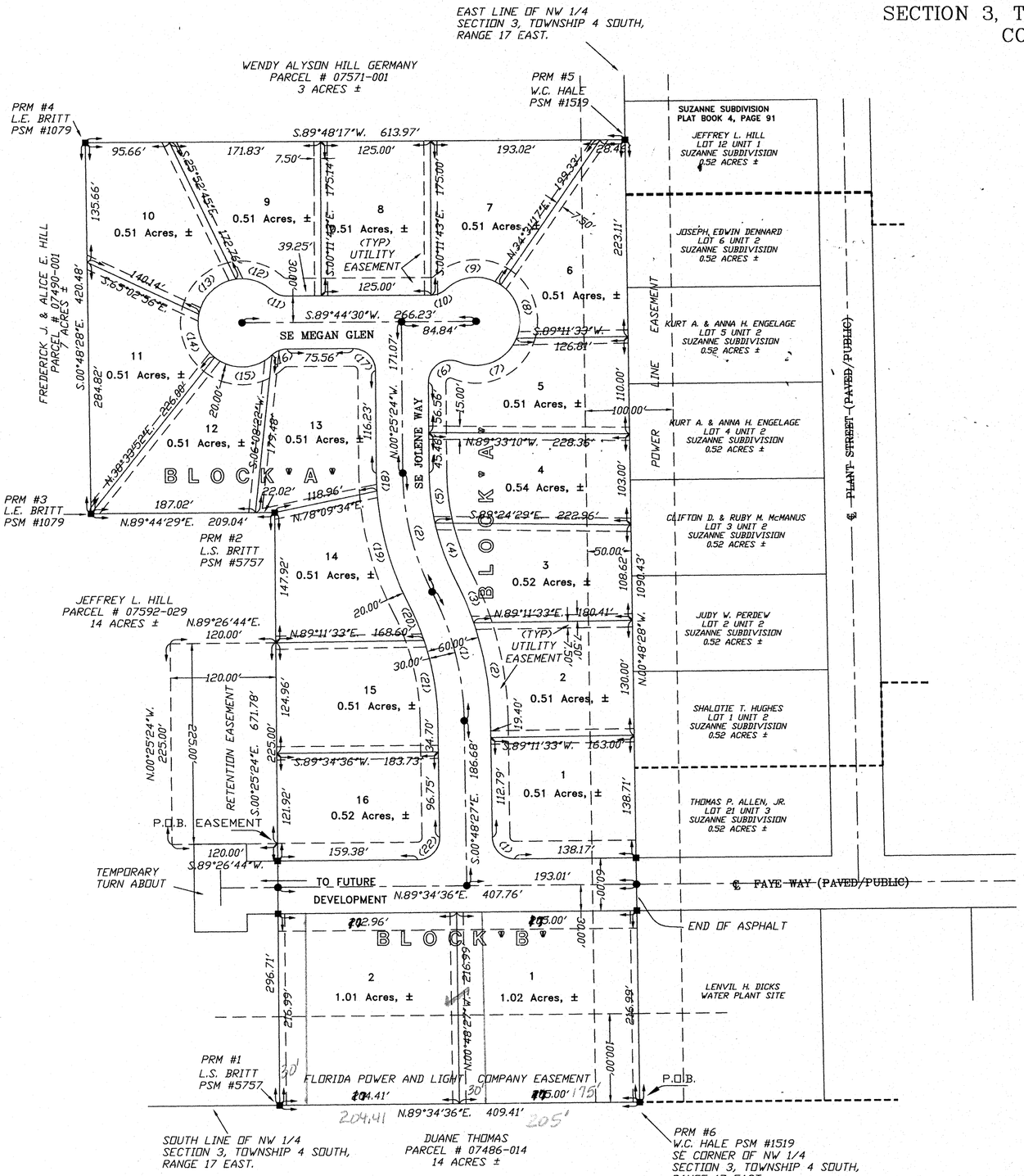
PLAT BOOK 7 PAGE 27
SHEET 2 OF 2

# SMITHFIELD ESTATES

## SECTION 3, TOWNSHIP 4 SOUTH, RANGE 17 EAST
## COLUMBIA COUNTY, FLORIDA




SYMBOL LEGEND:

- ● PERMANENT CONTROL POINT
- ■ PERMANENT REFERENCE MONUMENT
- (TYP) TYPICAL FEATURE
- PSM PROFESSIONAL SURVEYOR AND MAPPER
- POB POINT OF BEGINNING
- PRM PERMANENT REFERENCE MONUMENT

N

SCALE: 1" = 100'

0 25 50 100 200
GRAPHIC SCALE

## CURVE TABLE

| NO. | RADIUS | DELTA | ARC | TANGENT | CHORD | CHORD BEARING |
|---|---|---|---|---|---|---|
| 1 | 25.00' | 89°36'57" | 39.10' | 24.83' | 35.24' | N.45°36'55"W. |
| 2 | 360.00' | 17°53'33" | 112.42' | 56.67' | 111.97' | N.09°45'13"W. |
| 3 | 360.00' | 08°29'26" | 53.35' | 26.72' | 53.30' | N.22°56'43"W. |
| 4 | 270.00' | 14°34'01" | 68.65' | 34.51' | 68.46' | N.19°54'25"W. |
| 5 | 270.00' | 12°12'00" | 57.49' | 28.85' | 57.38' | N.06°31'24"W. |
| 6 | 25.00' | 113°26'31" | 49.50' | 38.09' | 41.80' | N.56°17'52"E. |
| 7 | 50.00' | 90°14'52" | 78.76' | 50.22' | 70.86' | N.67°53'41"E. |
| 8 | 50.00' | 78°14'58" | 68.29' | 40.67' | 63.10' | N.16°21'14"W. |
| 9 | 50.00' | 77°36'48" | 67.73' | 40.21' | 62.67' | S.85°42'53"W. |
| 10 | 25.00' | 42°50'00" | 18.69' | 9.81' | 18.26' | S.68°19'29"W. |
| 11 | 25.00' | 42°50'00" | 18.69' | 9.81' | 18.26' | N.68°50'30"W. |
| 12 | 50.00' | 50°31'52" | 44.10' | 23.60' | 42.68' | N.72°41'26"W. |
| 13 | 50.00' | 70°39'53" | 61.67' | 35.44' | 57.83' | S.46°42'41"W. |
| 14 | 50.00' | 62°48'53" | 54.82' | 30.53' | 52.11' | S.20°01'41"E. |
| 15 | 50.00' | 81°39'23" | 71.26' | 43.20' | 65.38' | N.87°44'11"E. |
| 16 | 25.00' | 42°50'00" | 18.69' | 9.81' | 18.26' | N.68°19'29"E. |
| 17 | 25.00' | 89°50'06" | 39.20' | 24.93' | 35.30' | S.45°20'27"E. |
| 18 | 330.00' | 03°28'21" | 20.00' | 10.00' | 20.00' | S.02°09'35"E. |
| 19 | 330.00' | 23°17'40" | 134.17' | 68.02' | 133.24' | S.15°32'36"E. |
| 20 | 300.00' | 08°37'35" | 45.17' | 22.63' | 45.12' | S.22°52'38"E. |
| 21 | 300.00' | 17°45'24" | 92.97' | 46.86' | 92.60' | S.09°41'09"E. |
| 22 | 25.00' | 90°23'03" | 39.44' | 25.17' | 35.47' | S.44°23'05"W. |
| 23 | 330.00' | 26°22'59" | 151.96' | 77.35' | 150.62' | S.13°59'56"E. |
| 24 | 300.00' | 26°46'02" | 140.15' | 71.38' | 138.88' | N.13°48'25"W. |

NOTE:
EASEMENTS OF (20') TWENTY FEET IN WIDTH ALONG THE ROAD FRONT OF EACH LOT AND (7.5') SEVEN AND ONE-HALF FEET IN WIDTH ALONG EACH SIDE LOT LINES ARE HEREBY CREATED AND PROVIDED FOR THE PURPOSE OF ACCOMMODATING OVERHEAD, SURFACE, AND UNDERGROUND UTILITIES AND DRAINAGE. WHERE AN AREA GREATER THAN ONE LOT IS USED AS A BUILDING SITE, ONLY THE OUTSIDE BOUNDARY OF SAID SITE SHALL BE SUBJECT TO THE LOT LINE EASEMENT. THE EASEMENTS REFERRED TO HEREON (IN NOTE # 6 SHEET 1 OF 2) SHALL CONSTITUTE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRICITY, TELEPHONE, CABLE TELEVISION, AND PUBLIC UTILITIES WHICH MAY SERVICE THE LANDS ENCOMPASSED BY THIS PLAT.

NOTICE:
THIS PLAT AS RECORDED IN ITS GRAPHICAL FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY 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.

DEVELOPER:
JEFFREY L. & LINDA P. HILL
1400 OLD CUNTRY CLUB ROAD
LAKE CITY, FL 32025 1-904-752-7730


BRITT SURVEYING
LAND SURVEYORS AND MAPPERS
1426 WEST DUVAL STREET
LAKE CITY, FLORIDA 32055
TELEPHONE: (904) 752-7163 FAX: (904) 752-5573 WORK ORDER # L-9035



RECORDED IN PUBLIC RECORDS
COLUMBIA COUNTY, FLORIDA
894 1723

FILE NUMBER 00-00105
FILED AND RECORDED IN THE OFFICIAL RECORDS
OF COLUMBIA COUNTY, FLORIDA
1-4-2001 AT 11:31 O'CLOCK A M
RECORD VERIFIED
B. DeWitt Cason
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: _____ D.C.

OFFICIAL RECORDS
BOOK 892 PAGE 223

# SMITHFIELD ESTATES

## SECTION 3, TOWNSHIP 4 SOUTH, RANGE 17 EAST
## COLUMBIA COUNTY, FLORIDA

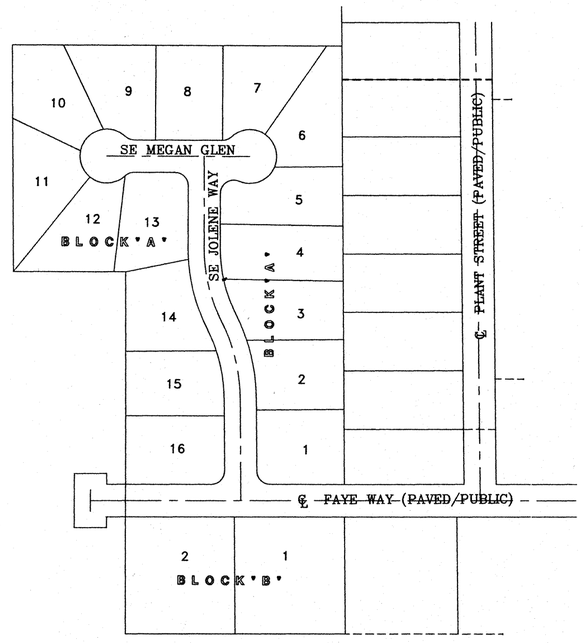
PLAT BOOK 7 PAGE 26
SHEET 1 OF 2

SYMBOL LEGEND:
- ● PERMANENT CONTROL POINT
- ■ PERMANENT REFERENCE MONUMENT

N

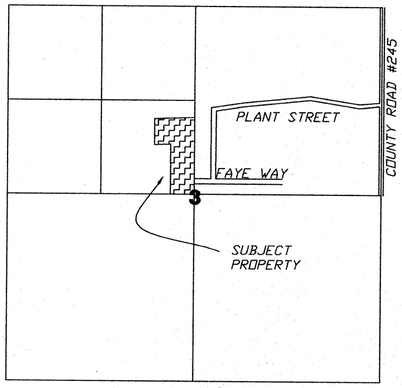
SCALE: 1" = 200'

0 12.5 25 50 100
GRAPHIC SCALE




KEY MAP SCALE 1" = 200'
SEE SHEET 2 OF 2 FOR DETAIL

SECTION 3, TOWNSHIP 4 SOUTH, RANGE 17 EAST.




LOCATION SKETCH
NOT TO SCALE

SURVEYOR'S NOTES:
1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE ORIGINAL SURVEY FOR THE DEED OF RECORD AS PROVIDED BY CLIENT.
2. BEARINGS ARE BASED ON THEWEST LINE OF SUZANNE SUBDIVISION UNIT 2 AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4 PAGE 93 WHOSE BEARING IS N.00°48'29"W.
3. THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD RATE MAP, DATED 6 JANUARY, 1988 COMMUNITY PANEL NUMBER 120070 0250 B. HOWEVER, THE FLOOD INSURANCE RATE MAPS ARE SUBJECT TO CHANGE.
4. IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.
5. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR A TITLE POLICY.
6. EASEMENTS OF (20') TWENTY FEET IN WIDTH ALONG THE ROAD FRONT OF EACH LOT AND (7.5') SEVEN AND ONE-HALF FEET IN WIDTH ALONG EACH SIDE LOT LINES ARE HEREBY CREATED AND PROVIDED FOR THE PURPOSE OF ACCOMMODATING OVERHEAD, SURFACE, AND UNDERGROUND UTILITIES AND DRAINAGE. WHERE AN AREA GREATER THAN ONE LOT IS USED AS A BUILDING SITE, ONLY THE OUTSIDE BOUNDARY OF SAID SITE SHALL BE SUBJECT TO THE LOT LINE EASEMENT.
7. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF COLUMBIA COUNTY.
8. SURVEY CLOSURE PRECISION EXCEEDS THE REQUIREMENTS OF THE MINIMUM TECHNICAL STANDARDS FOR SURVEYING IN THE STATE OF FLORIDA.

NOTICE:
THE EASEMENTS REFERRED TO HEREON IN NOTE # 6 SHALL CONSTITUTE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRICITY, TELEPHONE, CABLE TELEVISION, AND PUBLIC UTILITIES WHICH MAY SERVICE THE LANDS ENCOMPASSED BY THIS PLAT.

ENGINEER'S CERTIFICATION:

I, THE UNDERSIGNED REGISTERED PROFESSIONAL ENGINEER, HEREBY CERTIFY THAT THE PROPOSED DRAINAGE SYSTEM IS SUFFICIENT WITH RESPECT TO THE REQUIREMENTS OF THAT ORDINANCE.

Dale C Johns — 10-7-99
DALE C/ JOHNS — DATE:
PROFESSIONAL ENGINEER # 45263
33 HIGHLANDS COURT
LAKE CITY, FLORIDA 32055

NOTICE:
THIS PLAT AS RECORDED IN ITS GRAPHICAL FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY 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.

DESCRIPTION:
A PART OF THE NW 1/4 OF SECTION 3, TOWNSHIP 4 SOUTH, RANGE 17 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SE CORNER OF THE NW 1/4 OF SAID SECTION 3 AND RUN THENCE N.00°48'28"W., ALONG THE WEST LINE OF SUZANNE SUBDIVISION UNITS 1, 2, AND 3, A DISTANCE OF 216.99 FEET TO THE SOUTH RIGHT-OF-WAY OF FAYE WAY A PUBLIC ROAD AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4 PAGE 93 OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA; THENCE N.00°48'28"W., A DISTANCE OF 60.00 FEET TO THE NORTH RIGHT-OF-WAY OF SAID FAYE WAY; THENCE N.00°48'28"W., STILL ALONG SAID WEST LINE A DISTANCE OF 813.44 FEET; THENCE S.89°48'17"W., A DISTANCE OF 613.97 FEET; THENCE S.00°48'28"E., A DISTANCE OF 420.48 FEET; THENCE N.89°44'29"E., A DISTANCE OF 209.04 FEET; THENCE S.00°25'24"E., A DISTANCE OF 671.78 FEET TO THE SOUTH LINE OF SAID NW 1/4; THENCE N.89° 34'36"E., ALONG SAID SOUTH LINE A DISTANCE OF 409.41 FEET TO THE POINT OF BEGINNING. PARCEL CONTAINS 12.20 ACRES, MORE OR LESS.

EASEMENT FOR DRAINAGE:
A PART OF THE NW 1/4 OF SECTION 3, TOWNSHIP 4 SOUTH, RANGE 17 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SE CORNER OF THE NW 1/4 OF SAID SECTION 3 AND RUN THENCE S.89°34'36"W., ALONG SAID SOUTH LINE A DISTANCE OF 409.41 FEET; THENCE N.00°25'24"W., A DISTANCE OF 296.71 FEET TO THE POINT OF BEGINNING; THENCE S.89°26'44"W., A DISTANCE OF 120.00 FEET; THENCE N.00°25'24"W., A DISTANCE OF 225.00 FEET; THENCE N.89°26'44"E., A DISTANCE OF 120.00 FEET; THENCE S.00°25'24"E., A DISTANCE OF 225.00 FEET TO THE POINT OF BEGINNING. COLUMBIA COUNTY, FLORIDA.

DEVELOPER:
JEFFREY L. & LINDA P. HILL
1400 OLD CUNTRY CLUB ROAD
LAKE CITY, FL 32025 1-904-752-7730

CERTIFICATE OF COUNTY SURVEYOR:
KNOWN ALL MEN BY THESE PRESENT, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR, AS PROVIDED UNDER CHAPTER 472, FLORIDA STATUTES AND IS IN GOOD STANDING WITH THE BOARD OF LAND SURVEYORS, DOES HEREBY CERTIFY ON BEHALF OF COLUMBIA COUNTY, FLORIDA ON 10/7/99, REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 177 FLORIDA STATUTES; AND SAID PLAT MEETS ALL THE REQUIREMENTS OF CHAPTER 177 AS AMENDED.

NAME: Donald Driggers DATE: 10/7/99 REGISTRATION #: 3629

**DEDICATION:**

KNOW ALL MEN BY THESE PRESENT THAT JEFFERY L. AND LINDA P. HILL AS OWNERS AND FIRST FEDERAL SAVINGS BANK OF FLORIDA HAS CAUSED THE LANDS HEREON DESCRIBED, TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS "SMITHFIELD ESTATES", AND THAT ALL ROADS, STREETS 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.

ATTEST
Tammy Alvarado — Jeffery L. Hill
WITNESS AS TO OWNER — JEFFREY L. HILL
Tammy Alvarado — Linda P. Hill
WITNESS AS TO OWNER — LINDA P. HILL
Heather Hays — James G. Mosessvl
WITNESS AS TO MORTGAGEE — BANK REPRESENTATIVE
WITNESS AS TO MORTGAGEE

ACKNOWLEDGEMENT: STATE OF FLORIDA, COUNTY OF COLUMBIA.

I HEREBY CERTIFY THAT ON THIS 8th DAY OF October, 1999 A.D., BEFORE ME PERSONALLY APPEARED JEFFERY L. AND LINDA P. HILL, AS OWNER, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FORGOING 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.

Lynnette S. Morgan
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

LYNNETTE S. MORGAN
MY COMMISSION # CC 747256
EXPIRES: June 5, 2002
Bonded Thru Notary Public Underwriters

ACKNOWLEDGEMENT: STATE OF FLORIDA, COUNTY OF COLUMBIA.

I HEREBY CERTIFY THAT ON THIS 17th DAY OF October, 1999 A.D., BEFORE ME PERSONALLY APPEARED James G. Mosessvl, AS REPRESENTATIVE OF FIRST FEDERAL SAVINGS BANK OF FLORIDA, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FORGOING 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.

Stella Lenderman
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

STELLA LENDERMAN MORTON
MY COMMISSION # CC 726953
EXPIRES: March 23, 2002
Bonded Thru Notary Public Underwriters

COUNTY ATTORNEY CERTIFICATE:

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FORGOING PLAT AND THAT IT COMPLIES IN FORM WITH THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

DATE: January 3, 2000 — Marlin Feagle, COUNTY ATTORNEY

APPROVAL: STATE OF FLORIDA, COUNTY OF COLUMBIA.

THIS PLAT IS HEREBY APPROVED BY THE COLUMBIA COUNTY COMMISSION THIS DAY OF 12/30/99, 1999, A.D. — Ronald A — CHAIRMAN

CERTIFICATE OF CLERK:

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 4 DAY OF Jan 1999 2000, A.D. IN PLAT BOOK 7, PAGE 26-27.

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

APPROVED PUBLIC WORKS DEPARTMENT: Hoyle Crowder
PUBLIC WORKS DIRECTOR. 11/3/2000

SURVEYORS CERTIFICATION:

I HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED AND SHOWN HEREON, THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE SUPERVISION, DIRECTION AND CONTROL, THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN SET AS SHOWN AND THAT SURVEY DATA COMPLIES WITH THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

L. Scott Britt — 10/7/99
L. SCOTT BRITT PSM #5757 — DATE:


BRITT SURVEYING
LAND SURVEYORS AND MAPPERS
1426 WEST DUVAL STREET
LAKE CITY, FLORIDA 32055
TELEPHONE: (904) 752-7163 FAX: (904) 752-5573 WORK ORDER # L-9035

# SMITHFIELD ESTATES S/D

**PARENT PARCEL # -** **03-4S-17-07592-029 26.00 - 12.20 = 13.80 Ac.**

**HEADER PARCEL # -** **03-4s-17-07591-100**
**A S/D being a part of SE1/4 of NW1/4, consisting of 12.20 Ac. & Recorded in Plat Bk. 7, Pg. 27.**
**Owner: Jeffrey Hill**

| ACREAGE | LOT # | BLK | PARCEL # |
|---|---|---|---|
| 0.51 Ac. | 1 | A | 03-4s-17-07591-101 |
| 0.51 Ac. | 2 | A | 03-4S-17-07591-102 |
| 0.52 Ac. | 3 | A | 03-4S-17-07591-103 |
| 0.54 Ac. | 4 | A | 03-4S-17-07591-104 |
| 0.51 Ac. | 5 | A | 03-4S-17-07591-105 |
| 0.51 Ac. | 6 | A | 03-4S-17-07591-106 |
| 0.51 Ac. | 7 | A | 03-4S-17-07591-107 |
| 0.51 Ac. | 8 | A | 03-4S-17-07591-108 |
| 0.51 Ac. | 9 | A | 03-4S-17-07591-109 |
| 0.51 Ac. | 10 | A | 03-4S-17-07591-110 |
| 0.51 Ac. | 11 | A | 03-4S-17-07591-111 |
| 0.51 Ac. | 12 | A | 03-4S-17-07591-112 |
| 0.51 Ac. | 13 | A | 03-4S-17-07591-113 |
| 0.51 Ac. | 14 | A | 03-4S-17-07591-114 |
| 0.51 Ac. | 15 | A | 03-4S-17-07591-115 |
| 0.52 Ac. | 16 | A | 03-4S-17-07591-116 |
| - - - - - - - - - - - - - - - - - - - | | - - - - - - - - - - - - - - - - - - - | - - - - |
| 1.02 Ac. | 1 | B | 03-4S-17-07591-111 |
| 1.01 Ac. | 2 | B | 03-4S-17-07591-112 |

* * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * * *
*

| | |
|---|---|
| **Tax Dist.** | **NBHD Code** |
| **Zoning** | **Road** |
| **Topo** | **Utilities** |
| **ORB** | **Map #** |
| **Land Class.** | **Value** |