BAILEY BISHOP & LANE, INC.
484 SW COMMERCE DRIVE, SUITE 135
P. O. BOX 3717
LAKE CITY, FL 32056-3717
PH. (386) 752-5640 FAX (386) 755-7771
Eng. Lic. 7362 Survey Lic. LB-0006685
BBL Job No. 030815DOU

SOUTHERN LANDINGS AVIATION SUBDIVISION

IN
THE E 1/2 OF
SECTION 12, TOWNSHIP 4 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA

OFFICIAL RECORDS
BOOK ___ PAGE ___
1029/224

FILE NUMBER 700702682
FILED AND RECORDED IN THE OFFICIAL RECORDS
OF COLUMBIA COUNTY, FLORIDA
11/3 2005 AT 1:42 O'CLOCK PM
P. DeWITT CASON
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: Muriel Keen D.C.

CLERK CIRCUIT COURT COLUMBIA COUNTY FLORIDA

LEGEND

○	DENOTES 5/8" IRON ROD & CAP SET (LB6685)	N	- NORTH
●	DENOTES IRON PIPE OR REBAR FOUND	E	- EAST
□	DENOTES 4"x 4" CONCRETE MONUMENT SET (LB6685)	S	- SOUTH
■	DENOTES 4"x 4" CONCRETE MONUMENT FOUND	W	- WEST
⊕	DENOTES NAIL & DISK SET	℄	- CENTERLINE
⊙	DENOTES NAIL & DISK FOUND	(P)	- PLAT
±	- MORE OR LESS	(D)	- DEED
PC	- POINT OF CURVATURE	(C)	- CALCULATED
PT	- POINT OF TANGENCY	(M)	- MEASURED
PI	- POINT OF INTERSECTION	D/S	- OFFSET
PRC	- POINT OF REVERSE CURVATURE	NO ID	- NO IDENTIFICATION
PCC	- POINT OF COMPOUND CURVATURE	FND	- FOUND
R	- RADIUS	CM	- CONCRETE MONUMENT
T	- TANGENT	IP	- IRON PIPE
L	- ARC LENGTH	IPC	- IRON PIPE & CAP
Δ	- CENTRAL ANGLE	RB	- REBAR
CH	- CHORD BEARING & DISTANCE	RBC	- REBAR & CAP
PCP	- PERMANENT CONTROL POINT	IR	- IRON ROD
PRM	- PERMANENT REFERENCE MONUMENT	IRC	- IRON ROD & CAP
R/W	- RIGHT OF WAY	NL	- NAIL
FDOT	- FLORIDA DEPARTMENT OF TRANSPORTATION	NL+D	- NAIL & DISK
L1	- LINE NUMBER	ORB	- OFFICIAL RECORDS BOOK
(1)	LOT NUMBER	PG	- PAGE(S)
(1-1)	CURVE NUMBER	POC	- POINT OF COMMENCEMENT
		POB	- POINT OF BEGINNING
		SEC	- SECTION
		TWP	- TOWNSHIP
		RNG	- RANGE

CURVE DATA

CURVE NO.	RADIUS	DELTA	ARC LENGTH	CHORD BEARING	CHORD DIST.
2-1	1,030.00'	4°41'53"	84.46'	S 1°44'18" W	84.43'
3-1	970.00'	4°59'20"	84.46'	N 1°53'03" E	84.43'
11-1	1,970.00'	4°12'47"	144.86'	N 5°15'06" E	144.83'
11-2	35.00'	69°23'25"	42.39'	N 43°56'10" E	39.84'
12-1	1,970.00'	4°12'19"	144.59'	N 1°02'32" E	144.56'
13-1	1,970.00'	4°12'28"	144.68'	N 3°09'51" W	144.64'
14-1	2,030.00'	0°59'24"	35.08'	N 6°49'31" W	35.08'
14-2	1,970.00'	3°12'29"	110.30'	N 6°52'08" W	110.29'
15-1	2,030.00'	3°47'28"	134.32'	N 4°26'05" W	134.30'
16-1	1,970.00'	3°32'16"	121.64'	S 3°05'54" W	121.62'
16-2	1,030.00'	0°46'47"	14.02'	S 4°28'38" W	14.02'
17-1	1,970.00'	3°55'38"	135.03'	S 0°38'03" E	135.00'
18-1	1,970.00'	3°01'51"	104.21'	S 4°06'47" E	104.19'
19-1	2,030.00'	3°15'03"	115.18'	S 6°45'20" E	115.16'
20-1	2,030.00'	4°04'59"	144.67'	S 3°05'19" E	144.64'
21-1	2,030.00'	4°04'51"	144.59'	S 0°59'36" W	144.56'
22-1	2,030.00'	4°05'14"	144.82'	S 5°04'39" W	144.78'
23-1	50.00'	130°10'10"	113.59'	N 66°13'16" W	90.69'
24-1	50.00'	109°49'59"	95.85'	S 6°13'21" E	81.83'
24-2	30.00'	60°00'00"	31.42'	S 31°08'20" E	30.00'
27-1	30.00'	60°00'00"	31.42'	S 28°51'40" W	30.00'
28-1	50.00'	132°30'07"	115.63'	N 65°06'44" E	91.53'
A-1	2,030.00'	0°14'00"	8.27'	N 4°37'22" E	8.27'
A-2	2,030.00'	7°24'22"	262.40'	N 1°09'51" E	262.22'
C-1	1,000.00'	5°28'39"	95.60'	N 2°07'42" E	95.56'
C-2	2,000.00'	12°11'15"	425.42'	N 1°13'36" W	424.62'
C-2A	2,000.00'	0°54'14"	31.56'	N 6°52'08" W	31.55'
C-3	2,000.00'	15°41'48"	547.92'	N 0°36'38" W	546.21'
C-4	80.00'	26°54'52"	37.58'	N 14°35'46" W	37.24'
C-5	80.00'	27°25'08"	38.28'	S 12°34'14" W	37.92'

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 39°41'53" W	72.12'
L2	N 78°37'53" E	53.91'
L3	N 09°14'28" E	18.88'

ALL LOT CORNERS ARE SET REBAR & CAP (5/8") UNLESS OTHERWISE INDICATED.

NOTICE: SW BROTHERS LANE IS CURRENTLY A ONE-LANE PAVED ROAD. FOR SAFETY CONCERNS, NEITHER THE DECLARANTS, NOR ANY OTHER OWNERS OF ANY LOTS IN THE SUBJECT SUBDIVISION, SHALL EVER BE ENTITLED TO REQUEST COLUMBIA COUNTY TO WIDEN SAID SW BROTHERS LANE, OR SHALL EVER BE ENTITLED TO ASSERT THAT COLUMBIA COUNTY HAS ANY ACTUAL OR IMPLIED OBLIGATION TO WIDEN SAID SW BROTHERS LANE.

OFFICIAL RECORDS BOOK 1029 PAGE 224

BAILEY BISHOP & LANE, INC.
484 SW COMMERCE DRIVE, SUITE 135
P. O. BOX 3717
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BBL Job No. 030815DOU

SOUTHERN LANDINGS AVIATION SUBDIVISION

IN
THE E 1/2 OF
SECTION 12, TOWNSHIP 4 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA

DEVELOPER:
M & D DOUGLAS PROPERTIES, LTD.
C/O MARSHALL DOUGLAS
P. O. BOX 2648
LAKE CITY, FL. 32056
(386) 961-8133

SURVEYOR:
BRIAN SCOTT DANIEL
P. O. BOX 3717
LAKE CITY, FL. 32056
(386) 752-5640

ENGINEER:
ANN M. NEWLAND
P. O. BOX 3717
LAKE CITY FL. 32056
(386) 752-5640

DESCRIPTION:

COMMENCE AT THE SOUTHWEST CORNER OF THE NW 1/4 OF THE SE 1/4 OF SECTION 12, TOWNSHIP 4 SOUTH, RANGE 16 EAST AND RUN THENCE N 87°41'23" E. ALONG THE SOUTH LINE OF SAID NW 1/4 OF SE 1/4, 535.79 FEET FOR A POINT OF BEGINNING; THENCE N 01°07'55" W. 678.09 FEET; THENCE N 87°42'17" E. 288.75 FEET; THENCE N 01°08'33" W. 239.03 FEET; THENCE N 89°23'22" E. 480.30 FEET; THENCE S 57°15'01" E. 30.00 FEET; THENCE S 00°36'38" E. 200.00 FEET; THENCE N 89°26'56" E. 180.84 FEET; THENCE S 00°33'04" E. 991.56 FEET; THENCE S 87°42'40" W. 962.99 FEET; THENCE N 01°07'55" W. 310.89 FEET TO THE POINT OF BEGINNING.

CONTAINING 24.67 ACRES, MORE OR LESS.

CERTIFICATE OF DEDICATION & OWNERSHIP:

KNOW ALL MEN BY THESE PRESENTS THAT H. MARSHALL DOUGLAS, DIANA S. DOUGLAS AND JOY R. DOUGLAS, AS OWNERS, AND COLUMBIA COUNTY BANK, AS MORTGAGEE, HAVE CAUSED THE LANDS HEREON SHOWN TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS SOUTHERN LANDINGS AVIATION SUBDIVISION, AND THAT ALL RIGHTS-OF-WAY AND EASEMENTS ARE HEREBY DEDICATED FOR THE PERPETUAL USE OF THE PUBLIC FOR USES AS SHOWN HEREON AND THAT THE RETENTION AREA IS DEDICATED TO THE SOUTHERN LANDINGS AVIATION SUBDIVISION HOMEOWNERS ASSOCIATION, INC. FOR THE USE AS SHOWN HEREON.

OWNERS:

BY: H. Marshall Douglas
H. MARSHALL DOUGLAS

BY: Diana S. Douglas
DIANA S. DOUGLAS

BY: Joy R. Douglas
JOY R. DOUGLAS

MORTGAGEE:

BY: Gerald H. Gray
GERALD H. GRAY
SENIOR VICE-PRESIDENT
COLUMBIA COUNTY BANK

Edd. M. Cole — WITNESS
Andrea L. Walden — WITNESS
Edd. M. Cole — WITNESS
Andrea L. Walden — WITNESS
Edd. M. Cole — WITNESS
Andrea L. Walden — WITNESS
Margaret Smith — WITNESS
Julie Calloway — WITNESS

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 24TH DAY OF SEPTEMBER, 2004 BY H. MARSHALL DOUGLAS, AS PART OWNER OF THE LANDS AS DESCRIBED HEREIN. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

SIGNED: Andrea L. Walden
NOTARY PUBLIC

MY COMMISSION EXPIRES: Oct. 21, 2007

Andrea L. Walden
My Commission DD290301
Expires October 21, 2007

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 20TH DAY OF September, 2004 BY DIANA S. DOUGLAS, AS PART OWNER OF THE LANDS AS DESCRIBED HEREIN. SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

SIGNED: Andrea L. Walden
NOTARY PUBLIC

MY COMMISSION EXPIRES: October 21, 2007

Andrea L. Walden
My Commission DD290301
Expires October 21, 2007

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 20TH DAY OF September, 2004 BY JOY R. DOUGLAS, AS PART OWNER OF THE LANDS AS DESCRIBED HEREIN. SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

SIGNED: Andrea L. Walden
NOTARY PUBLIC

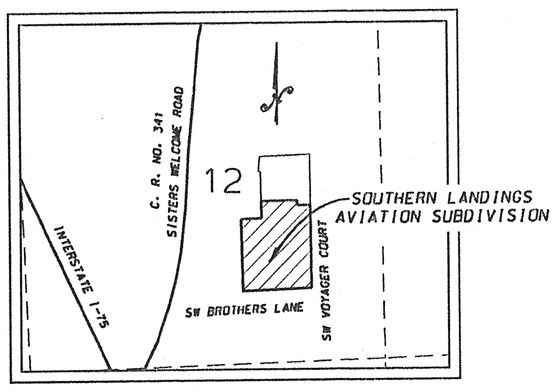
MY COMMISSION EXPIRES: October 21, 2007

Andrea L. Walden
My Commission DD290301
Expires October 21, 2007

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 HAS REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 177, FLORIDA STATUTES; AND SAID PLAT MEETS ALL THE REQUIREMENTS OF CHAPTER 177, AS AMENDED.

NAME Timothy A. DeBrene
DATE 9/23/04 TIMOTHY A. DEBRENE
REGISTRATION NUMBER 5594



LOCATION MAP
NOT TO SCALE

NOTES:

1. BEARINGS ARE BASED ON THE BBL GPS CONTROL POINTS Z019 AND Z020, BEING S 24°47'11" E.
2. TOTAL ACRES IN SUBDIVISION IS 25.60 ACRES.
3. SUBDIVISION CONSISTS OF 28 LOTS, RANGING IN SIZE FROM 0.5033 AC. TO 1.6596 AC. AND 1 STORMWATER BASIN.
4. BM DATUM IS NAVD 1988. CONTOURS DETERMINED FROM FIELD DATA.
5. PROPERTY IS ZONED RSF/MH-2 (RESIDENTIAL, (MIXED) SINGLE FAMILY/MOBILE HOME).
6. CLOSURE EXCEEDS 1:10000.
7. ACCORDING TO FLOOD INSURANCE RATE MAP (COMMUNITY PANEL NO. 120070 0175 B EFFECTIVE DATE JANUARY 6, 1988) THE ABOVE DESCRIBED LANDS LIE IN ZONE "X", AN AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN.
8. PRELIMINARY PLAT APPROVED ON FEBRUARY 19, 2004.
9. WATER SERVICE WILL BE INDIVIDUAL WELLS.
10. WASTE WATER IS TO BE PRIVATE SEPTIC SYSTEMS.
11. BUILDING SETBACKS ARE AS FOLLOWS:
    FRONT - 25 FEET
    SIDE - 10 FEET
    REAR - 15 FEET
12. ALL LOT CORNERS ARE SET REBAR & CAP (5/8") UNLESS OTHERWISE INDICATED.

ACKNOWLEDGEMENT:
STATE OF FLORIDA, COUNTY OF COLUMBIA

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17TH DAY OF Sept., 2004 BY GERALD H. GRAY, AS SENIOR VICE-PRESIDENT OF COLUMBIA COUNTY BANK, FOR AND ON BEHALF OF SAID BANK. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

SIGNED: Gerald H. Gray
NOTARY PUBLIC Julie Calloway

MY COMMISSION EXPIRES: January 23, 2006

Julie Calloway
My Commission DD333491
Expires January 23, 2006

CERTIFICATE OF APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS OF COLUMBIA COUNTY, FLORIDA

THIS IS TO CERTIFY THAT ON Sept. 16, 2004 THE AFOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS FOR COLUMBIA COUNTY, FLORIDA.

George A. Skinner
CHAIRMAN

ATTEST: _____ FILE FOR RECORD ON _____
CITY CLERK

CERTIFICATE OF SUBDIVIDER'S ENGINEER

THIS IS TO CERTIFY THAT ON Sept. 21, 2004, ANN M. NEWLAND, REGISTERED FLORIDA ENGINEER, AS SPECIFIED WITHIN CHAPTER 471, FLORIDA STATUES, LICENSE NO. 59818, DOES HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN COMPLIANCE WITH THE APPROVED CONSTRUCTION PLANS AND IF APPLICABLE, ANY SUBMITTED "AS BUILT" BLUEPRINTS IN ACCORDANCE WITH THE REQUIREMENTS OF THE BOARD OF COUNTY COMMISSIONERS OF COLUMBIA COUNTY, FLORIDA.

Ann M. Newland
REGISTERED FLORIDA ENGINEER

SPECIAL NOTES

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 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: WATER RUN OFF FROM EXISTING PUBLIC ROAD RIGHTS OF WAY MAY OCCUR DURING HEAVY RAINS.

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.

SIGNED: Hoyle Crawford DATE: 9/17/04
DIRECTOR OF PUBLIC WORKS

CERTIFICATE OF APPROVAL BY THE ATTORNEY FOR COLUMBIA COUNTY, FLORIDA

EXAMINED ON November 3, 2004
AND
APPROVED AS TO LEGAL FORM AND SUFFICIENCY BY

Marlin Feagle
COUNTY ATTORNEY

CLERK'S CERTIFICATE

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 3 DAY OF November, 2004. IN PLAT BOOK 7, PAGES 205-206.

SIGNED: P. DeWitt Cason
CLERK OF CIRCUIT COURT

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 STATUES AND THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND THAT THE PERMANENT REFERENCE MONUMENTS WERE INSTALLED AS OF THE 7th DAY OF JULY, 2004, THE PERMANENT CONTROL POINTS AND LOT CORNERS WERE INSTALLED AS OF THE 7th DAY OF JULY, 2004.

9-22-04
DATE

Scott Daniel
BRIAN SCOTT DANIEL
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION NO. 6449

BAILEY, BISHOP & LANE, INC
P.O. BOX 3717
LAKE CITY, FLORIDA 32056-3717
LB 6685