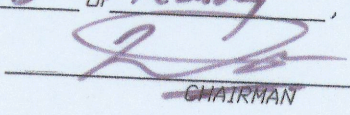


'PARADISE'
A REPLAT OF LOTS 137 AND 138 OF 3 RIVERS ESTATES, UNIT 18
 IN SECTION 23, TOWNSHIP 6 SOUTH, RANGE 15 EAST,
 COLUMBIA COUNTY, FLORIDA

PLAT BOOK 10
 PAGES 36
 SHEET 1 OF 1

APPROVAL: STATE OF FLORIDA, COUNTY OF COLUMBIA
 THIS PLAT IS HEREBY APPROVED BY THE COLUMBIA COUNTY COMMISSION THIS DAY 13 OF February, 2026, A.D.

 CHAIRMAN

SURVEYOR'S NOTES:

- BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE ORIGINAL SURVEY FOR SAID PLAT OF RECORD.
- BEARINGS ARE BASED ON A PLATTED BEARING OF N.70°04'00"W. FOR THE SOUTH LINE OF LOT 1 AS SHOWN HEREON.
- IT IS APPARENT THAT THIS PARCEL IS IN ZONE 'X' AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD RATE MAP, DATED 4 FEBRUARY, 2009 FIRM PANEL NUMBER 12023C0450C. HOWEVER, THE FLOOD INSURANCE RATE MAPS ARE SUBJECT TO CHANGE.
- THE IMPROVEMENTS, IF ANY, INDICATED ON THIS SURVEY DRAWING ARE AS LOCATED ON DATE OF FIELD SURVEY AS SHOWN HEREON.
- IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.
- THE FIELD WORK WAS PERFORMED ON 09/04/2025.
- EASEMENTS ARE AS SHOWN HEREON.
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF SUWANNEE COUNTY.
- SURVEY CLOSURE PRECISION EXCEEDS THE REQUIREMENTS OF THE MINIMUM TECHNICAL STANDARDS FOR SURVEYING IN THE STATE OF FLORIDA.
- PRELIMINARY PLAN APPROVAL WAS COMPLETED AS REQUIRED.
- NO ROADS WERE CONSTRUCTED OR IMPROVED FOR THE PURPOSES OF THIS DEVELOPMENT.
- LOT 137'S DIMENSIONS AS PER SAID PLAT OF RECORD, LACK IN MATHEMATICAL CLOSURE, WE HAVE PROVIDED THE DISTANCES TO CORRECT THE ERROR AS CALCULATED, OR (CALC.) AS SHOWN IN THE DRAWING, FOR THE TWO DISTANCES THAT APPEAR TO BE INCORRECT ON SAID LOT 137, 'THREE RIVERS ESTATES, UNIT 18'.

NOTICE:

ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE 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.

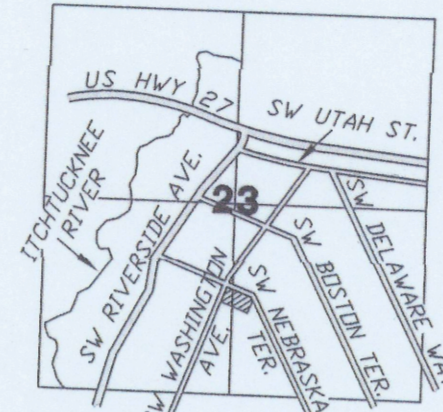
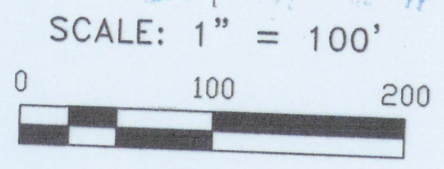
NOTICE:

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 GRAPHICAL 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.

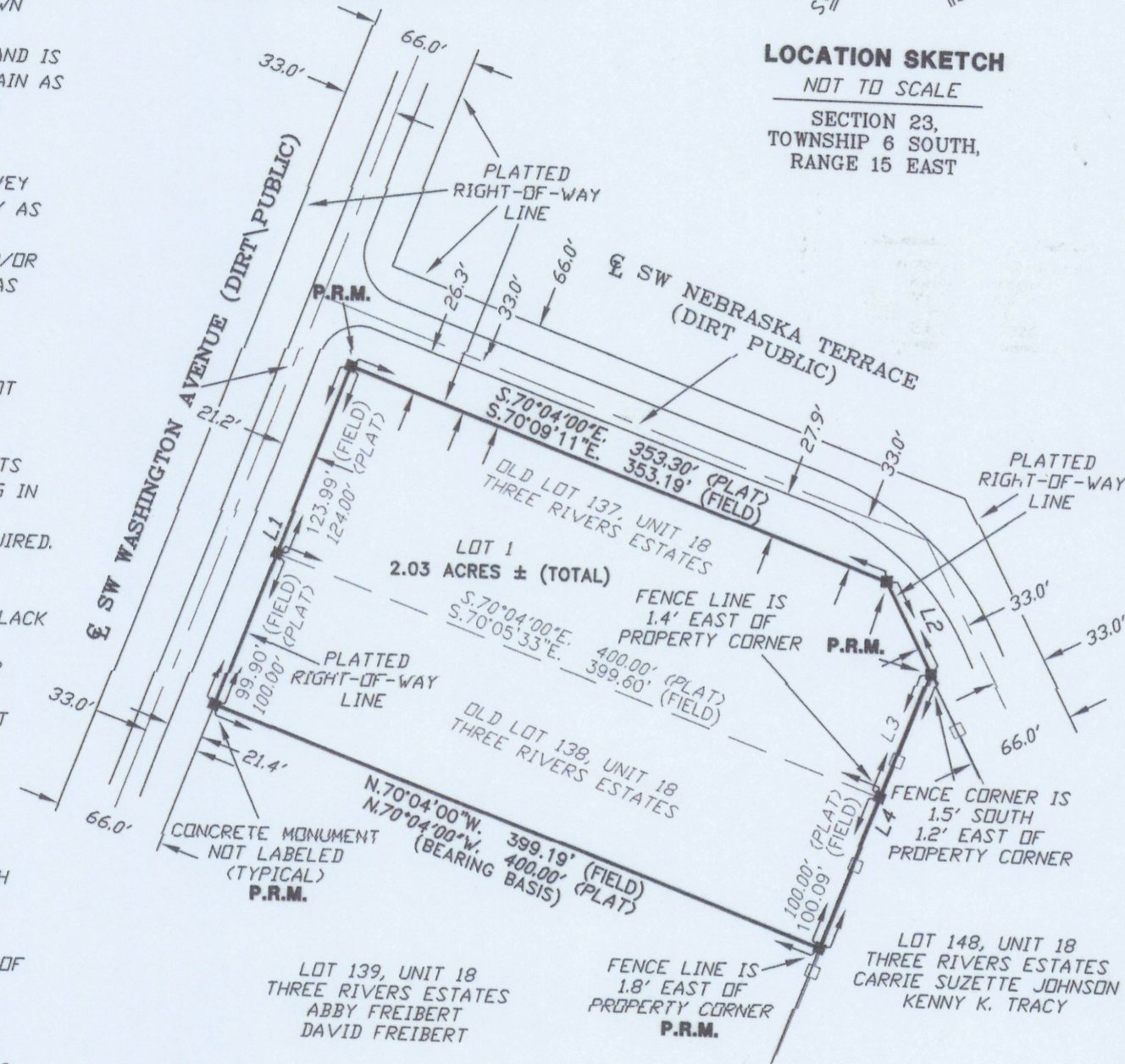
DESCRIPTION:

LOTS 137 AND 138, THREE RIVER ESTATES, UNIT 18, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 12, OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

LINE	BEARING	DISTANCE
L1 (FIELD)	N19°54'16"E	223.90'
L1 (PLAT)	N19°56'00"E	224.08'
L2 (FIELD)	S27°38'54"E	63.06'
L2 (PLAT)	S28°01'00"E	62.89'
L3 (FIELD)	S20°04'16"W	81.81'
L3 (PLAT)	S19°56'00"W	81.81'
L4 (FIELD)	S20°04'16"W	181.81'
L4 (PLAT)	S19°56'00"W	181.81'



LOCATION SKETCH
 NOT TO SCALE
 SECTION 23,
 TOWNSHIP 6 SOUTH,
 RANGE 15 EAST



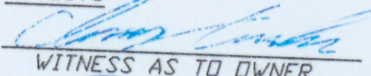
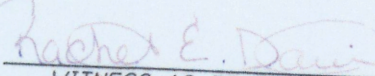
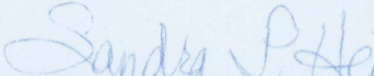
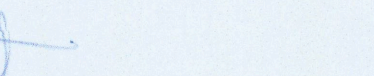
SYMBOL LEGEND:

- 4"x4" CONCRETE MONUMENT FOUND
- 4"x4" CONCRETE MONUMENT SET
- IRON PIPE FOUND
- IRON REBAR AND CAP SET
- × "X" CUT IN PAVEMENT
- + CALCULATED PROPERTY CORNER
- ⊙ NAIL & DISK
- ⊙ POWER POLE
- + SIGN POST
- ▲ WATER METER
- ⊙ UTILITY BOX
- * WELL
- SANITARY MANHOLE
- CENTERLINE
- SECTION LINE
- ELECTRIC LINES
- × WIRE FENCE
- CHAIN LINK FENCE
- WOODEN FENCE
- (PLAT) AS PER A PLAT OF RECORD
- (DEED) AS PER A DEED OF RECORD
- (CALC.) AS PER CALCULATIONS
- (FIELD) AS PER FIELD MEASUREMENTS
- P.R.M. PERMANENT REFERENCE MARKER
- P.C.P. PERMANENT CONTROL POINT

DEDICATION:

KNOW ALL MEN BY THESE PRESENT THAT SANDRA L. HEIST, AS OWNER, AND BARRY J. EAST, AS OWNER, HAVE CAUSED THE LANDS HEREON DESCRIBED TO BE SURVEYED, SUBDIVIDED, AND PLATTED, TO BE KNOWN AS 'PARADISE', AND THAT ALL ROADS, STREETS, RETENTION AREAS, STORM WATER BASINS, AND ALL EASEMENTS FOR UTILITIES, DRAINAGE, AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND/OR DEPICTED HEREON ARE DEDICATED TO THE PERPETUAL USE OF THE PUBLIC, EXCEPT AS NOTED HEREON.

ATTESTS:

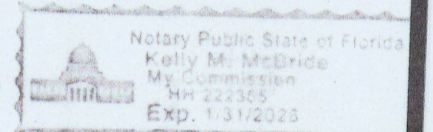
WITNESS AS TO OWNER:  SANDRA L. HEIST - AS MANAGER
 WITNESS AS TO OWNER:  BARRY J. EAST - AS MANAGER
 WITNESS AS TO OWNER: 
 WITNESS AS TO OWNER: 

ACKNOWLEDGMENT: STATE OF FLORIDA, COUNTY OF COLUMBIA

I HEREBY CERTIFY THAT ON THIS 13 DAY OF February, 2026 A.D., BEFORE ME PERSONALLY APPEARED SANDRA L. HEIST, 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/HER 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.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES: 1-31-2026

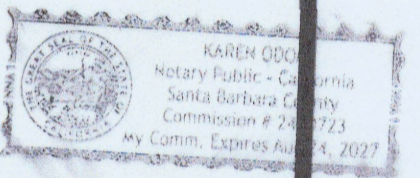


ACKNOWLEDGMENT: STATE OF CALIFORNIA, COUNTY OF

I HEREBY CERTIFY THAT ON THIS 8 DAY OF Jan, 2026 A.D., BEFORE ME PERSONALLY APPEARED BARRY J. EAST, 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/HER 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.

NOTARY PUBLIC, STATE OF CALIFORNIA AT LARGE

MY COMMISSION EXPIRES: 8/24/27



COUNTY ATTORNEY CERTIFICATE:

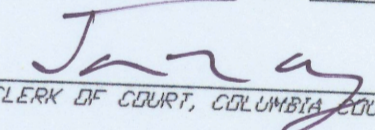
I HEREBY CERTIFY THAT I HAVE EXAMINED THE FORGOING PLAT AND THAT IT COMPLIES IN FORM WITH THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

3-12-26
 DATE

COUNTY ATTORNEY

CERTIFICATE OF CLERK OF CIRCUIT COURT:

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 14 DAY OF March, 2026, A.D., IN PLAT BOOK 10, PAGE 36.


 CLERK OF COURT, COLUMBIA COUNTY, FLORIDA

CERTIFICATE OF COUNTY SURVEYOR:

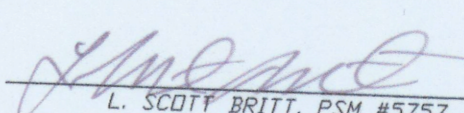
KNOWN ALL MEN BY THESE PRESENT, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR, AS PROVIDED UNDER CHAPTER 472, FLORIDA STATUTES AND IS IN GOOD STANDING WITH THE BOARD OF LAND SURVEYORS, DOES HEREBY CERTIFY ON BEHALF OF COLUMBIA COUNTY, FLORIDA ON THE DATE BELOW I HAVE REVIEWED THIS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

NAME: Scott Daniel DATE: 2/10/26 REGISTRATION #: LS 6449

PRINT: SCOTT DANIEL

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT REPRESENTATION OF THE LAND 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. SCOTTY BRITT, PSM #5757

DATE: 12/22/25

BRITT SURVEYING & MAPPING, LLC

LAND SURVEYORS AND MAPPERS, L.B. # 8016
 1438 SW MAIN BOULEVARD
 LAKE CITY, FLORIDA 32025

www.brittsurvey.com
 TELEPHONE: (386) 752-7163 FAX: (386) 752-5573 JOB NUMBER: **L-31680**

DEVELOPER:
 SANDRA L. HEIST
 830 MANDARIN STREET
 BREVARD, FL. 32953

Date: 2026/02/13 Time: 9:26AM
 Page: 1 of 1
 B: 1563 P: 2586 James M. Smecker, Jr. Clerk of Court
 Columbia County, FL
 Dennis Cook