PLAT BOOK 5 PAGE 114 197

SHEET 1 OF 2

"WOODBOROUGH PHASE I"

A SUBDIVISION IN SECTION 22/23, TOWNSHIP 3 SOUTH, RANGE 16 EAST COLUMBIA COUNTY, FLORIDA

FILE NO. RECORDED BOOK PAGE '88 FEB 10 AM 10:34

Mona T. Parker
CLERK OF CIRCUIT COURT

DESCRIPTION

BEGIN at the Southeast corner of Section 22, Township 3 South, Range 16 East, Columbia County, Florida and run N.89°50'14"W. along the South line of said Section 22 a distance of 876.31 feet; thence North 99.83 feet to a point on the arc of a curve concave to the East having a radius of 50.00 feet and a central angle of 143°07'48"; thence Northerly along the arc of said curve 124.91 feet; thence North 102.03 feet to the Point of Curve of a curve concave to the East having a radius of 260.00 feet and a central angle of 28°15'00"; thence Northerly along the arc of said curve 128.19 feet to the Point of Tangency of said curve; thence N.28°15'00"E. 150.00 feet to the Point of Curve of a curve concave to the West having a radius of 516.37 feet and a central angle of 74°15'00"; thence Northerly along the arc of said curve 669.17 feet; thence S.64°29'40"W. 292.01'; thence N. 29°43'28"W. 525.00 feet; thence N.05°03'01"E. 360.41'; thence N.17°45'13"E. 684.78 feet; thence S.85°11'51"E. 312.41 feet to a point on the arc of a curve concave to the West having a radius of 200.00 feet and a central angle of 40°53'21"; thence Northerly along the arc of said curve 142.73 feet to the Point of Tangency of said curve; thence N.36°05'12"W. 473.67 feet to the Point of Curve of a curve concave to the East having a radius of 260.00 feet and a central angle of 53°38'30"; thence Northery along the arc of said curve 243.42 feet to the Point of Tangency of said curve; thence N.17°33'18"E. 85.70 feet to the Point of Curve concave to the Southeast having a radius of 260.00 feet and a central angle of 72°32'23"; thence Northeasterly along the arc of said curve 329.18 feet to the Point of Tangency of said curve; thence S.89°54'16"E. 435.49 feet; thence N.88°05'40"E. 422.43 feet; thence N.88°50'37"E. 137.77 feet to a point on the East line of said Section 22; thence continue N.88°50'37"E. 648.38 feet; thence N.89°25'40"E. 733.11 feet; thence N.40°37'52"E. 172.79 feet to a point on the Southwesterly Right-of-Way line of County Road No. 250; thence S.49°22'10"E. along said Right-of-Way line 288.43 feet; thence S.89°25'40"W. 1063.64 feet; thence S.88°50'37"W. 650.02 feet to a point on the East line of said Section 22; thence continue S.88°50'37"W. 135.44 feet; thence S.88°05'40"W. 422.58 feet; thence S.88°05'40"W. 291.20 feet; thence S.12°04'36"E. 313.17 feet; thence S.45°29'59"E. 542.03 feet; thence N.83°47'38"E. 388.02 feet to a point on the East line of said Section 22; thence S.00°41'46"W. along said East line 2737.83 feet to the POINT OF BEGINNING. Containing 81.92 acres, more or less.

NOTICE: All utility easements shown on this plat shall constitute easements for the construction, installation, maintenance, and operation of electricity, telephone, CATV, and public utilities which may serve the lands encompassed by this plat.

NOTE: (000/x) x = Normal High Water Elev. 136-137

LEGEND

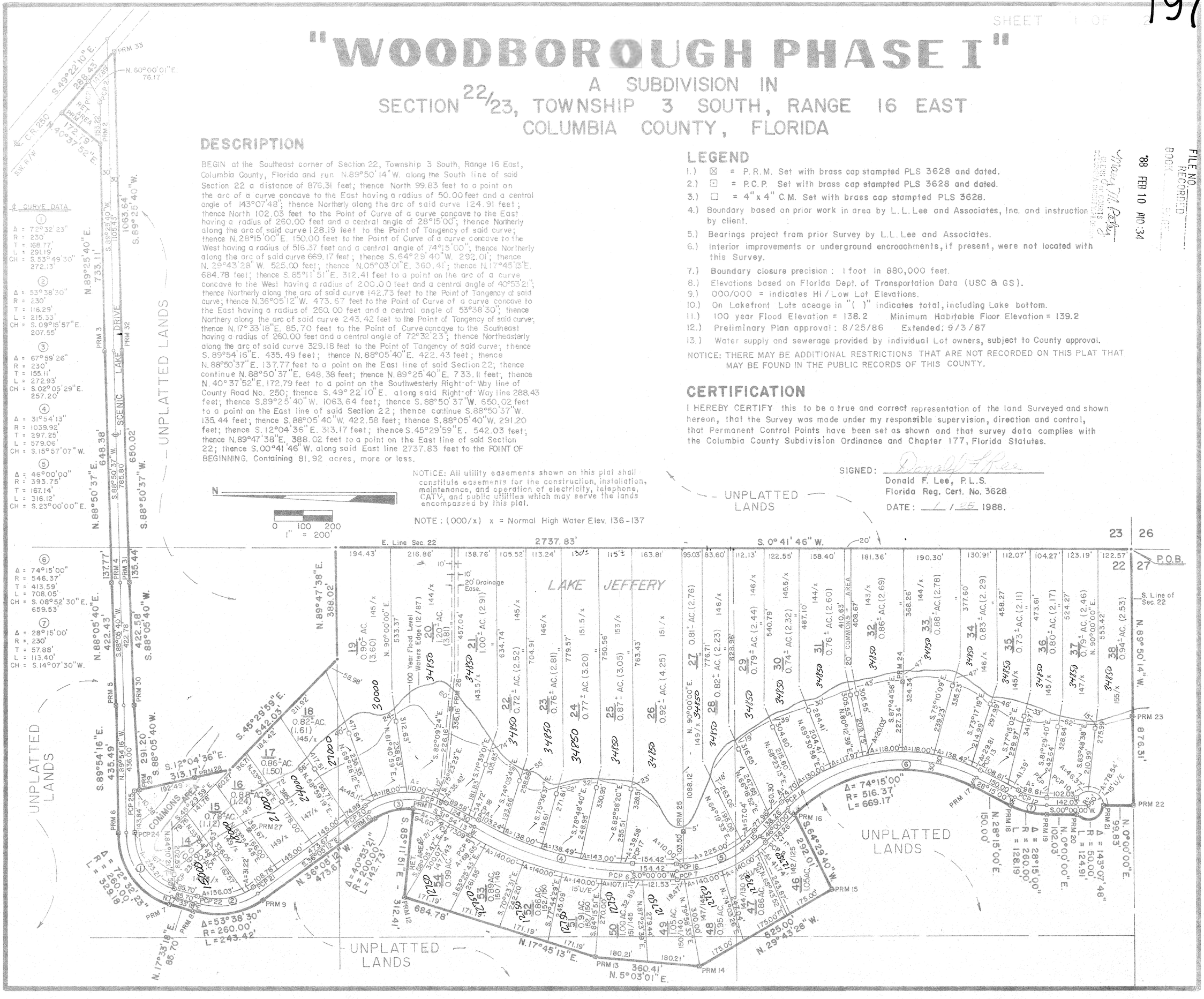
1.) ⊠ = P.R.M. Set with brass cap stampted PLS 3628 and dated.
2.) ⊡ = P.C.P. Set with brass cap stampted PLS 3628 and dated.
3.) □ = 4"x4" C.M. Set with brass cap stampted PLS 3628.
4.) Boundary based on prior work in area by L.L. Lee and Associates, Inc. and instruction by client.
5.) Bearings project from prior Survey by L.L. Lee and Associates.
6.) Interior improvements or underground encroachments, if present, were not located with this Survey.
7.) Boundary closure precision: 1 foot in 880,000 feet.
8.) Elevations based on Florida Dept. of Transportation Data (USC & GS).
9.) 000/000 = indicates Hi/Low Lot Elevations.
10.) On Lakefront Lots acreage in "( )" indicates total, including Lake bottom.
11.) 100 year Flood Elevation = 138.2 Minimum Habitable Floor Elevation = 139.2
12.) Preliminary Plan approval: 8/25/86 Extended: 9/3/87
13.) Water supply and sewerage provided by individual Lot owners, subject to County approval.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

CERTIFICATION

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 Control Points have been set as shown and that survey data complies with the Columbia County Subdivision Ordinance and Chapter 177, Florida Statutes.

SIGNED: Donald F. Lee
Donald F. Lee, P.L.S.
Florida Reg. Cert. No. 3628
DATE: 1/25/1988.



"WOODBOROUGH PHASE I"

A SUBDIVISION IN SECTION 22/23, TOWNSHIP 3 SOUTH, RANGE 16 EAST COLUMBIA COUNTY, FLORIDA

FILE NO. _____ RECORDED BOOK _____ '88 FEB 10 AM 9:34 Mary M. Rogers CLERK OF COURTS COLUMBIA COUNTY, FLORIDA

COUNTY ATTORNEY CERTIFICATE

I HEREBY CERTIFY that I have examined the foregoing Plat and that it complies with the Columbia County Subdivision Ordinance and Chapter 177, Florida Statutes.

SIGNED: Duane L. Thomas DATE: Feb. / 8 / 1988.
County Attorney

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: Jerry Brooks DATE: Feb. / 8 / 1988.
Director of Public Works

COUNTY COMMISSION APPROVAL

SIGNED: _____ DATE: Feb. / 9th / 1988.
Chairman

ATTEST: _____
Clerk

CERTIFICATE OF CLERK

THIS PLAT having been approved by the Columbia County Board of County Commissioners, is accepted for files and recorded this 10th day of Feb, 1988 in Plat Book 5, Page 114 & 114A.

SIGNED: _____
Clerk of Circuit, Columbia County

DEDICATION

KNOW ALL MEN THESE PRESENTS, that Woodborough Corporation, as owner and Barnett Bank of Columbia County, as mortgagee have caused the lands hereon shown to be Surveyed, subdivided and platted, to be known as "WOODBOROUGH PHASE I"; and that all roads and easements are hereby dedicated to the perpetual use of the public for uses as shown hereon.

WOODBOROUGH CORPORATION-OWNER

BY: William C. Rowan, President — Witness: Timothy A. Gilbert

ATTEST: Alma P. Johns, Assistant Secretary — Witness: Barbara A. Beaver

(Corporate Seal)

BARNETT BANK OF COLUMBIA COUNTY-MORTGAGEE

BY: George C. Hinckley, Senior Vice-President — Witness: Marcia A. Page

ATTEST: Robert W. Woodard, Assistant Vice-President — Witness: Virginia D. Miller

(Corporate Seal)

ACKNOWLEDGEMENTS

STATE OF FLORIDA, COUNTY OF COLUMBIA

The foregoing dedication was acknowleged before me this 28th day of January, 1988 by William C. Rowan and Alma P. Johns, as President and Assistant Secretary, respectively, of Woodborough Corporation, a Florida Corporation, on behalf of the Corporation.

Signed: Cindy R. Duffany
Notary Public, State of Florida at Large
My Commission Expires April 29, 1991

(Notary Seal)

STATE OF FLORIDA, COUNTY OF COLUMBIA

The foregoing dedication was acknowleged before me this 29th day of January, 1988 by George C. Hinckley, Sr. and Robert W. Woodard as Senior Vice-President and Assistant Vice President, respectively, of Barnett Bank of Columbia County, a Florida Banking Corporation, on behalf of the corporation.

Signed: Janice L. Nottingham
Notary Public, State of Florida at Large
My Commission Expires _____

(Notary Seal)