

BOUNDARY SURVEY

IN LOT 1, BLOCK F
SUWANNEE VALLEY ESTATES
COLUMBIA COUNTY, FLORIDA

DESCRIPTION:

Lot 1 of Block F of SUWANNEE VALLEY ESTATES, a subdivision recorded in Plat Book 3, Page 87, of the Public Records of Columbia County, Florida.

NOTES:

- 1.) Monumentation is as shown and designated on the face of the plat.
- 2.) Boundary based on monumentation found in place, description furnished by client, prior survey and subdivision by B.G. Moore, PLS.
- 3.) Bearings projected from Southerly Right-of-Way line of Second Street and based on above referenced prior survey and subdivision by B.G. Moore, PLS.
- 4.) Interior Improvements, if present, were not located with this survey.
- 5.) Underground encroachments, if present, were not located with this survey.
- 6.) This survey was made without benefit of a title search. There may be additional easements, restrictions, etc. not shown hereon but found in the Public Records. Issues regarding title, land use & zoning, easements & other encumbrances are not a part of the scope of a Boundary Survey and can only be revealed with a title search.
- 7.) Date of field survey completion: August 24, 2005.
- 8.) Examination of the Flood Insurance Rate Maps (FIRM) for Columbia County shows that, per said maps, the described parcel lies within Flood Zone "X", which according to said maps is outside of the 500 year flood plain (ref: Community Panel No. 120070 0110 B).

CAD FILE: 4754B.DWG

CERTIFIED TO: Benjamin Joseph Hope
USDA Rural Development
Columbia County, Florida (Ship)
Ticor Title Insurance Company
Title Offices, LLC

NOT VALID WITHOUT THE SIGNATURE
AND ORIGINAL RAISED SEAL OF A
FLORIDA REGISTERED PROFESSIONAL
SURVEYOR AND MAPPER

Timothy A. Delbert, P.L.S.
Florida Reg. No. 5594
DATE: 8/26/2005



Donald F. Lee and Associates, Inc.

SURVEYORS — ENGINEERS

140 Northwest Ridgewood Avenue, Lake City, Florida 32055

Phone: (386) 755-6166

FAX: (386) 755-6167

Certificate of Authorization # LB 7042

Date: 08/24/2005

Drafting: A V G

Computations: A V G

Checked: T A D

BENJAMIN HOPE

Scale: 1"=20'

Field Book: 05-471

Work Order: 05-4754

File: A-36-20

LEGEND	
CMF=CONCRETE MONUMENT FOUND	OH ELEC=OVERHEAD ELECTRIC LINE
CMS=CONCRETE MONUMENT SET	OH TEL=OVERHEAD TELEPHONE LINE
IPF=IRON PIPE FOUND	SEC.=SECTION
IPS=IRON PIPE SET	RGE.=RANGE
PLS=PROFESSIONAL LAND SURVEYOR	TWP.=TOWNSHIP
P.S.M.=PROFESSIONAL SURVEYOR & MAPPER	CR=CORNER
R/W=RIGHT-OF-WAY	NE=NORTHEAST
C=CENTER LINE	NW=NORTHWEST
R=PROPERTY LINE	SW=SOUTHWEST
PP=POWER POLE	SE=SOUTHEAST
SP=SERVICE POLE	LB=LICENSED BUSINESS
TPD=TELEPHONE PEDESTAL	P.O.B.=POINT OF BEGINNING
IRC=IRON REBAR & CAP	Δ=DELTA ANGLE, CENTRAL ANGLE
R=RADIUS OF CURVE	T=TANGENT OF CURVE
L=LENGTH OF CURVE	(F)=FIELD MEASUREMENTS
(P)=PLAT MEASUREMENTS	(D)=DEED MEASUREMENTS
NO ID=NO IDENTIFICATION	FD=FOUND

