

ELEVATION OF CENTERLINE IS
ABOUT 130'± (NGVD 1929
DATUM) DIRECTLY IN FRONT OF
PROPOSED DWELLING.

COUNTY ROAD NO. 349

DESCRIPTION:
LOT 4, OF "MAGNOLIA PLACE", AS PER PLAT THEREOF
RECORDED IN PLAT BOOK 7, PAGE 176, OF THE
PUBLIC RECORDS OF BAKER COUNTY, FLORIDA.

BOUNDARY SURVEY AND PROPOSED PLOT PLAN

BOUNDARY SURVEY
IN SECTION 22,
TOWNSHIP 5 SOUTH,
RANGE 12 EAST,
COLUMBIA COUNTY, FL.

JOINT USE DRIVEWAY EASEMENT
FOR LOTS 3, AND 4, DRIVEWAY
CULVERT MUST BE PLACED AT
THIS LOCATION.

Curve number 1 FIELD

Radius= 50.00'
Delta= 89°29'48"
Arc= 78.10'
Tangent= 49.56'
Chord= 70.40'
Chord Brg.= S.46°18'35"E.

Curve number 1 PLAT

Radius= 50.00'
Delta= 89°29'15"
Arc= 78.09'
Tangent= 49.55'
Chord= 70.39'
Chord Brg.= S.46°18'47"E.

LINE TABLE

L24	N.62°57'55"E.	17.26
L25	S.85°52'52"E.	102.19
L26	S.63°26'41"E.	110.40
L27	S.73°05'42"E.	89.28
L28	N.70°13'02"W.	52.10
L29	N.59°31'41"W.	88.48
L30	N.72°43'25"W.	57.33
L30	N.88°01'45"W.	121.76

CONTOURS ARE BASED ON FIELD SURVEY IN
2003 FOR RECORD PLAT BY THIS OFFICE.
NGVD 1929 DATUM.



- SURVEYOR'S NOTES:
1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE ORIGINAL SURVEY FOR SAID PLAT OF RECORD.
 2. BEARINGS BASED ON PLAT OF RECORD USING MONUMENTS FOUND ON THE WEST LINE OF SAID LOT 4.
 3. THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD INSURANCE RATE MAP, DATED 4 FEBRUARY 2009, COMMUNITY PANEL NO. 12023C0415C.
 4. NO EASEMENT FOR DRAINAGE IS SHOWN ON THIS LOT IN RECORDS IN THE POSSESSION OF THIS OFFICE.
 5. THE IMPROVEMENTS, IF ANY, INDICATED ON THIS SURVEY DRAWING ARE AS LOCATED ON DATE OF FIELD SURVEY AS SHOWN HEREON.
 6. IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.
 7. "NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."
 8. CLOSURE OF FIELD SURVEY IS BETTER THAN 1/7,500.
 9. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OR TITLE POLICY. THEREFORE EXCEPTION IS MADE HEREON REGARDING EASEMENTS, RESERVATIONS, RESTRICTIONS, AND/OR TITLE CONFLICTS OF RECORD, IF ANY, NOT PROVIDED BY THE CLIENT OR HIS AGENTS.
 10. CERTIFIED TO:

FRED M. & NIKKI L. THOMAS



MARK D. DUREN AND
ASSOCIATES, INC.

LB 7620

1604 SW SISTERS WELCOME ROAD
LAKE CITY, FLA. 32025
(386) 758-9831 OFFICE
(386) 758-8010 FAX

FIELD SURVEY DATE: JUNE 5, 2012
DATE DRAWN: JUNE 5, 2012
FOR: THOMAS

FIELD BOOK: 206 PAGE: 52
DRAWN BY: M. DUREN/D.L. DYAL

WO# 12-126
SEE 09-355, 03-201

SIGNED: 
MARK D. DUREN, LS 4708

- SYMBOL LEGEND**
- O.R.I. OFFICIAL RECORD INSTRUMENT
- CONCRETE MONUMENT FOUND
 - CONCRETE MONUMENT SET, LS 4708
 - IRON PIN OR PIPE FOUND
 - 5/8" IRON ROD SET, LS 4708
 - x- WIRE FENCE
 - E- ELECTRIC UTILITY LINE (OVERHEAD)
 - UG- UNDERGROUND ELECTRIC SERVICE
 - CV- CABLE TV LINE (OVERHEAD)
 - CHAIN LINK FENCE
 - WOODEN FENCE
 - CMP CORRUGATED METAL PIPE
 - RCP REINFORCED CONCRETE PIPE
 - LS LAND SURVEYOR
 - LB LICENSED BUSINESS
 - ORB OFFICIAL RECORD BOOK
 - PRM PERMANENT REFERENCE MONUMENT
 - PCP PERMANENT CONTROL POINT
 - ⊗ UTILITY POLE
 - ⊙ RIGHT-OF-WAY
 - R/W NO IDENTIFICATION
 - NO ID. FLA. DEPT. OF TRANSPORTATION
 - FLA. D.O.T. CENTERLINE
 - ⊕ C.M. CONCRETE MONUMENT
 - I.R. IRON ROD
 - I.P. IRON PIPE

4" C.M.
LS 4708

WETLAND BUFFER LINE
L25

WETLAND BUFFER LINE
L26

WETLAND BUFFER LINE
L27

WETLAND BUFFER LINE
L28

WETLAND BUFFER LINE
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WETLAND BUFFER LINE
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WETLAND BUFFER LINE
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WETLAND BUFFER LINE
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WETLAND BUFFER LINE
L35