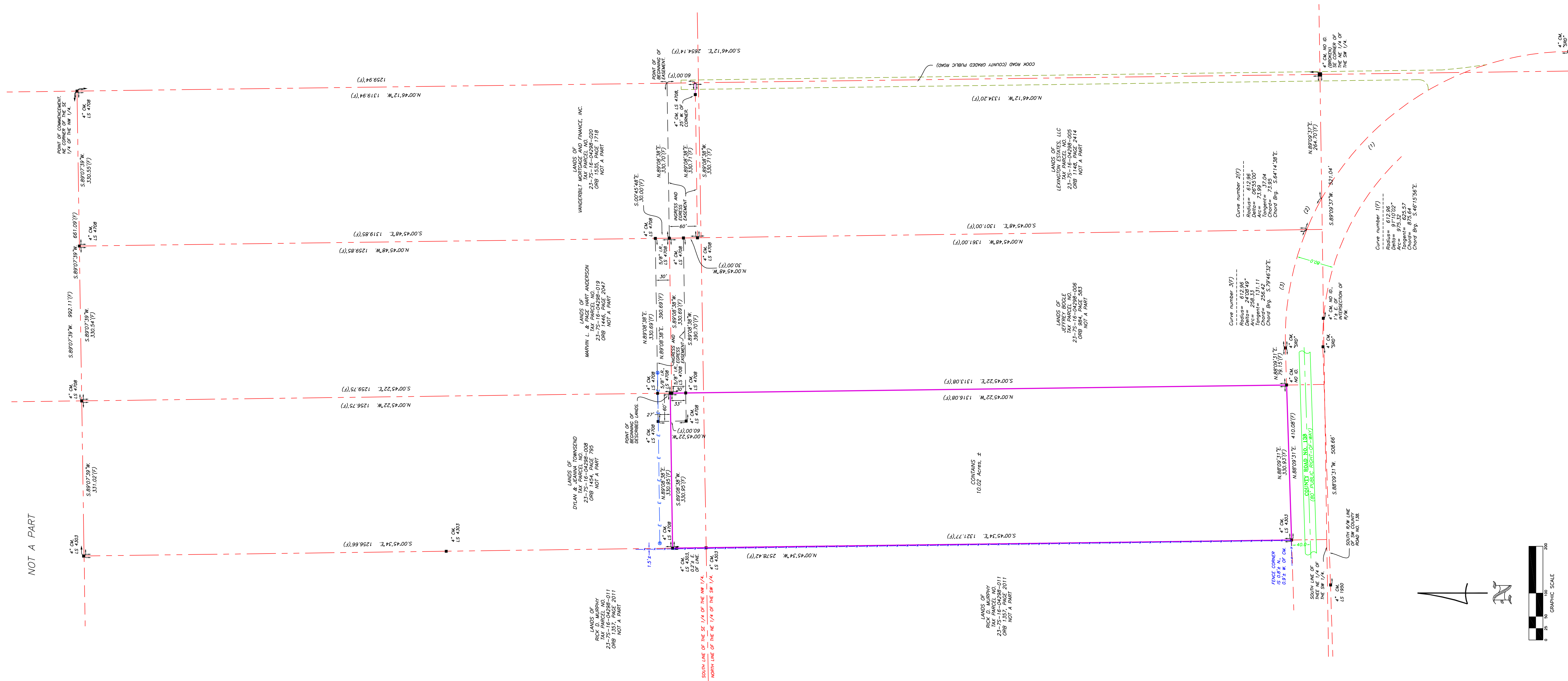


BOUNDARY SURVEY
IN SECTION 23,
TOWNSHIP 7 SOUTH,
RANGE 16 EAST,
COLUMBIA COUNTY, FLA.



SURVEYOR'S NOTES:
1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE RECORD TITLE BOUNDARIES OF THIS PARCEL TO THE BEST OF MY ABILITY TO INTERPRET AND LOCATE SAID BOUNDARIES BASED ON THE EVIDENCE OF PRIOR SURVEYS AND RECORDS PROVIDED TO OR OTHERWISE OBTAINED BY THIS OFFICE.
2. BEARINGS BASED ON DEED OF RECORD USING MONUMENTS FOUND ON THE WEST LINE OF THIS PARCEL.
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 FEBRUARY 4, 2009, COMMUNITY PANEL NO. 12023C00531C.
4. NO NOTE.
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 ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
8. CLOSURE OF FIELD SURVEY IS BETTER THAN 1/7500. BOUNDARY AND CONTROL MONUMENTS CAN BE EXPECTED TO HAVE BEEN MEASURED TO APPROXIMATELY THAT RATIO OF PRECISION. BUILDINGS AND SIMILAR IMPROVEMENTS ARE LOCATED WITHIN ± 0.2 FEET OF THE ACTUAL LOCATION UNLESS OTHERWISE NOTED. OTHER IMPROVEMENTS SUCH AS UTILITY POLES, SEPTIC TANKS, TREES, INTERIOR FENCES, WELLS, ETC. ARE NORMALLY WITHIN ± 0.5 FEET UNLESS OTHERWISE NOTED.
9. EXCEPTION IS MADE HEREON REGARDING EASEMENTS, RESERVATIONS, RESTRICTIONS, AND/OR TITLE CONFLICTS OF RECORD, IF ANY, NOT PROVIDED BY THE CLIENT OR HIS AGENTS OR DISCOVERED BY THIS OFFICE. AN EFFORT HAS BEEN MADE IN GOOD FAITH TO SHOW PHYSICAL EVIDENCE OF EASEMENTS, OCCUPATION AND USE BY OTHER PARTIES, HOWEVER PHYSICAL CONDITIONS ON THE PARCEL MAY HAVE PREVENTED DISCOVERY OF ALL SUCH EVIDENCE.
10. CERTIFIED TO:
DANIEL CHASE GAINES & BROOKE NICOLE GAINES
SOLRUGES, CHAMMICAL & WERSHAW, P.A.
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
CAMPUS USA CREDIT UNION

DESCRIPTION:
PART OF THE EAST HALF OF THE WEST HALF OF THE SE 1/4 OF THE NW 1/4 OF THE EAST HALF OF THE WEST HALF OF THE NE 1/4 OF THE SW 1/4 OF SECTION 23, TOWNSHIP 7 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE S.89°07'39\"/>

SYMBOL LEGEND
O.R.I. OFFICIAL RECORD INSTRUMENT
CONCRETE MONUMENT FOUND
CONCRETE MONUMENT SET, LS 4708
IRON PIN OR PIPE FOUND
5/8\"/>

REVISED 5/2/2025 TO ADD EASEMENT.
EXTRA ABBREVIATION:
(F) FIELD, AS IN "FIELD MEASUREMENT".
(D) DEED, AS IN "DEED DIMENSION".
(P) PLAT, AS IN "PLAT DIMENSION".
(R) RECORD, AS IN "RECORD DIMENSION".
(C) RECORD, AS IN "CALCULATED DIMENSION".
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: MAR 01, 2025
DATE DRAWN: MAY 2, 2025
FIELD BOOK: 25-068
DRAWN BY: M. DUREN
WO# 25-068
SEE 03-251, 20-421, 23-116, 24-033

Mark D. Duren, License Number 4708, State of Florida, Professional Surveyor and Mapper.
SIGNING SURVEYOR: S. 4708
MARK D. DUREN, LS 4708
1604 SW SISTERS WELCOME ROAD
LAKE CITY, FL. 32025
Digitally signed by Mark D Duren
Date: 2025.05.02 07:53:51 -04'00'
SIGNED: MARK D. DUREN, LS 4708