

BOUNDARY SURVEY

LOT 1, WESTBEND ESTATES

COLUMBIA COUNTY, FLORIDA

DESCRIPTION:

Lot 1 of WESTBEND ESTATES, a subdivision recorded in Plat Book B, Page 88, 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 L.E. Britt.
- 3.) Bearings projected from the Southern Right-of-Way line of County Road 252 and based on above referenced prior survey and subdivision by L.E. Britt.
- 4.) Interior improvements were located by field ties.
- 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: January 28, 2004.
- 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 0175 B).

CERTIFIED TO: Patricia R. Sisson
USDA Rural Development
Columbia County, FL (944)
Title Officers, LLC
Tampa, Florida

CAD FILE: 43078.DWG

Donald F. Lee and Associates, Inc.

SURVEYORS - ENGINEERS
140 Northeast Ridgewood Avenue, Lake City, Florida 33055
Phone: (386) 755-6188 Fax: (386) 755-8187
Certificate of Authorization # LB 7042

RATRICIA R. SISSON

State: FL
Field Book: 04-435
Work Order: 04-4307
File: A-30-8

NOT VALID WITHOUT THE SURVEYOR'S AND ENGINEER'S SIGNATURE OF A FLORIDA REGISTERED PROFESSIONAL SURVEYOR AND ENGINEER
Florida Reg. No. 5344
DATE: 1/21/2004

Date: 01/27/2004
Drafting: A V G
Computations: A V G
Checked: T & D

LEGEND	SYMBOL	DESCRIPTION
1	1	1/4" = 100' SCALE
2	2	2" = 100' SCALE
3	3	3" = 100' SCALE
4	4	4" = 100' SCALE
5	5	5" = 100' SCALE
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