

35-3S-16-02309-051

Holladay

Curve number 1(F)

Radius= 50.00'
 Delta= 78°02'28"
 Arc= 68.10'
 Tangent= 40.52'
 Chord= 62.96'
 Chord Brg.= S.17°29'39"W.

Curve number 1(P)

Radius= 50.00'
 Arc= 68.98'

DESCRIPTION:

LOT NO. 51 AND OF "FAIRWAY VIEW "UNIT 1", ACCORDING TO A PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 97-99, AMONG THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

BOUNDARY SURVEY
 IN SECTION 35,
 TOWNSHIP 3 SOUTH
 RANGE 16 EAST.
 COLUMBIA COUNTY, FLA.

LANDS OF
 CARL & STACY ST. MARIE
 TAX PARCEL NO.
 35-3S-16-02309-052
 LOT 52, "FAIRWAY VIEW UNIT 1"
 PLAT BOOK 3, PAGES 97-99
 NOT A PART

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 PLAT OF RECORD USING MONUMENTS FOUND ON THE SOUTH 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 NOVEMBER 2, 2018, COMMUNITY PANEL NO. 12023C02800.
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, 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 T. HOLLADAY

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
 -CIV- CABLE TV LINE (OVERHEAD)
 -o- CHAIN LINK FENCE
 -o- 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
 R/W RIGHT-OF-WAY
 NO ID. NO IDENTIFICATION
 FLA. D.O.T. FLA. DEPT. OF TRANSPORTATION
 C. CENTERLINE
 C.M. CONCRETE MONUMENT
 I.R. IRON ROD
 I.P. IRON PIPE
 "SRD" STATE ROAD DEPARTMENT

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".

Curve number 2(F)

Radius= 50.00'
 Delta= 69°18'50"
 Arc= 60.49'
 Tangent= 34.57'
 Chord= 56.87'
 Chord Brg.= N.88°49'42"W.

Curve number 2(P)

Radius= 50.00'
 Arc= 59.75'

SIGNING SURVEYOR:
 MARK D. DUREN, LS 4708
 1604 SW SISTERS WELCOME ROAD
 LAKE CITY, FL. 32025

SIGNED: *[Signature]* 8/13/2024
 MARK D. DUREN, LS 4708



LANDS OF
 SYAN RESORT, LLC
 TAX PARCEL NO.
 35-3S-16-02521-000
 LOT 52, "FAIRWAY VIEW UNIT 1"
 ORB 1458, PAGE 1468
 NOT A PART

LANDS OF
 STEPHEN W. & DEBORAH L. OSBORNE
 TAX PARCEL NO.
 35-3S-16-02508-000
 LOT 50, "FAIRWAY VIEW UNIT 1"
 ORB 1458, PAGE 1468
 NOT A PART

MARK D. DUREN AND
 ASSOCIATES, INC.

LB 7620

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

FIELD SURVEY DATE: AUGUST 7, 2024
 DATE DRAWN: AUGUST 13, 2024
 FOR: HOLLADAY

FIELD BOOK: SEE FILE PAGE
 DRAWN BY: M. DUREN

WO# 24-155