

A Boundary Survey In
Section 26, Township 6 South, Range 17 East
Columbia County, Florida

For: Juliana Moore

(Official Records Book 919, Page 80)
Columbia County, Florida - Section 26, Township 6 South, Range 17 East

Begin at the Northwest corner of SW 1/4 of SW 1/4 of said Section 26, run N 88°10'07" E, along the North line of SW 1/4 of SW 1/4, a distance of 654.04 feet; thence S 02°52'16" E, 704.20 feet; thence S 88°15'51" W, 654.06 to a point on the West line of said SW 1/4 of SW 1/4; thence N 02°52'16" W, along said West line, 703.11 feet to the POINT OF BEGINNING. Also known as Lot 15, Hawks Ridge Acres, Phase II, an unrecorded subdivision.

SUBJECT TO Declaration of Covenants and Restrictions as recorded in Official Records Book 887, pages 2312-2319, public records of Columbia County, Florida.

ALSO SUBJECT TO Road Maintenance Agreement as recorded in Official Records Book 887, pages 2313-2319, public records of Columbia County, Florida.

ALSO SUBJECT TO local building and zoning regulations; land use regulations; and road rights-of-way.

Surveyor's Notes:

- 1.) Bearings referenced to the West line of the SW 1/4 of SW 1/4, Section 26, T6S, R17E, (N 02°52'16" W) based on an assumed meridian.
- 2.) Below ground foundations not located.
- 3.) Improvements do not exist.
- 4.) Below ground utilities not located.
- 5.) Comparison of field measurements to deed calls are shown hereon with deed calls being shown in parentheses ().
- 6.) Boundary determined from existing and locally accepted monumentation.
- 7.) Except as specifically stated or shown on this plat, this survey does not purport to reflect any of the following which may be applicable to the subject real estate: easements, other than possible easements that were visible at the time of making of this survey; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land use regulations, and any other facts that an accurate and current title search may disclose.
- 8.) DECLARATION is made solely to those that this survey is certified to. It is not transferable to additional institutions or subsequent owners.
- 9.) Survey "Not valid without the signature and original raised seal of a Florida Surveyor and Mapper." Additions or deletions to survey maps or reports by other than the signing party or parties is prohibited without written consent of the signing party or parties.
- 10.) Certification of survey data shown upon this plat is valid as per the field work completion date and not as per signature date.
- 11.) Parcel Identification No. 26-65-17-09859-815, Property Address - 974 SE Julia Terrace, Lake City, Florida, 32025.
- 12.) Elevations referenced to North American Vertical Datum of 1988 (NAVD 1988). Benchmark used - Designation 175 B 2, PID AR0116, Quod Mikesville (1993), Elevation = 172.99 feet.

Flood Zone Statement:

Based upon examination of Flood Insurance Rate Map (FIRM) Number 12023C0512C, effective date February 4, 2009, Columbia County, Florida, this property lies in ZONE AE, Special flood hazard areas subject to inundation by the 1% annual chance flood. Base flood elevation = 54 feet, North American Vertical Datum 1988.

Legend:

- Denotes 4"x4" concrete monument found - PLS 3628
- Denotes 5/8" rebar set - PSM 4929
- Denotes 1/2" rebar found - PSM 5757
- Denotes power pole
- Denotes aerial electric line
- Denotes existing wire fence

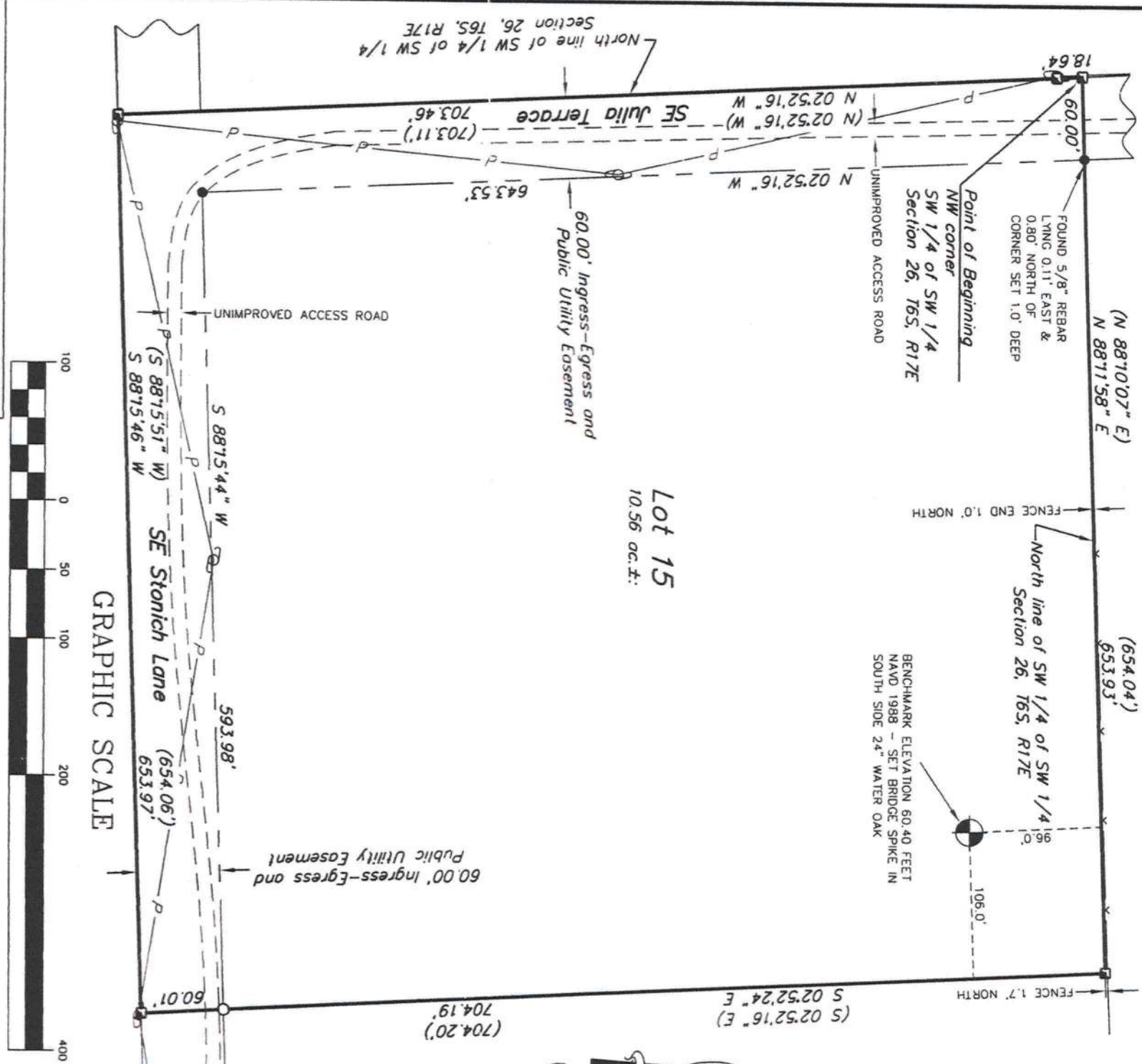
Certificate:

I hereby certify that this is a true and correct representation of a survey mode under my responsible direction and supervision, that meets the minimum technical standards set forth by the Board of Professional Surveyors and Mappers in Chapter 51-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Dated 11/4/15

Ronald E Parrish, PSM Cert. No. 4929

Field work completed 4/15/2014 - Job No. G-92-14 - Field Book 2014-CGP - Drawn by REP
Revised 11/4/2015 to add benchmark. Fieldwork completed 4/15/2015.



(IN FEET)
1 inch = 100 ft.



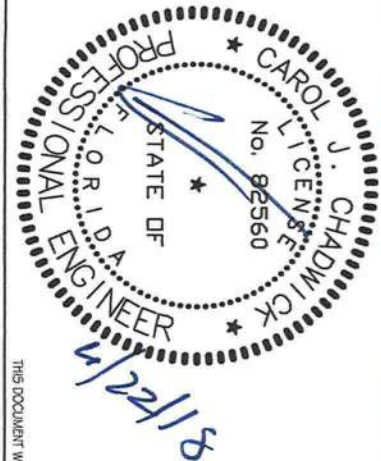
Parrish Land Surveying

Ronald E. Parrish - PSM 4929
Licensed Business No. 7472
305 S. Main St.
Trenton, Florida 32093

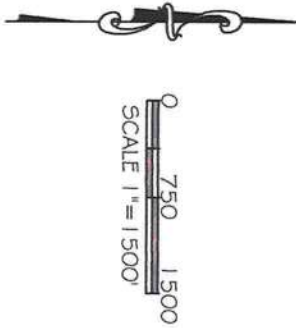
Phone: (352) 463-2938 * Fax: (352) 463-8163

Certified To:

Juliana Moore
American Title Services of Lake City, Inc.
Fidelity National Title Insurance Company



THIS DOCUMENT WAS ORIGINALLY ISSUED AND SEALED BY CAROL CHADWICK, P.E., REGISTRATION NUMBER 82560, ON THE DATE SHOWN AND THE ORIGINAL DOCUMENT IS STORED AT HER OFFICE.



LOCATION MAP
LOT 15, HAWKS RIDGE ACRES PHASE 2
SECTION 26, T6S, R17E
COLUMBIA COUNTY, FLORIDA

PROJECT NO.	FL18008
DATE	APR. 22, 2018
REVISION DATE	
SHEET	1 OF 1

SKINNER HOUSE
LOCATION MAP
853 SE JULIA TERRACE, LAKE CITY, FL

PREPARED FOR
LARRY & NANSEA SKINNER
853 SW JULIA TERRACE
LAKE CITY, FL

DATE	REVISION DESCRIPTION



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