

SECTION 11, TOWNSHIP 4 SOUTH, RANGE 15 EAST,

COLUMBIA COUNTY, FLORIDA

MAP OF SURVEY

COUNTY ROAD NO. 252
SW PINEMOUNT
ASPHALT PAVEMENT (PUBLIC ROAD)

DESCRIPTION:

PARCEL "A"

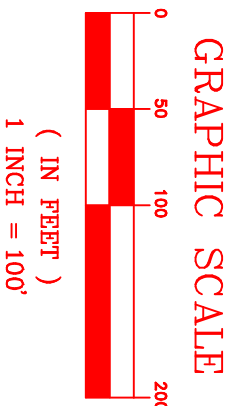
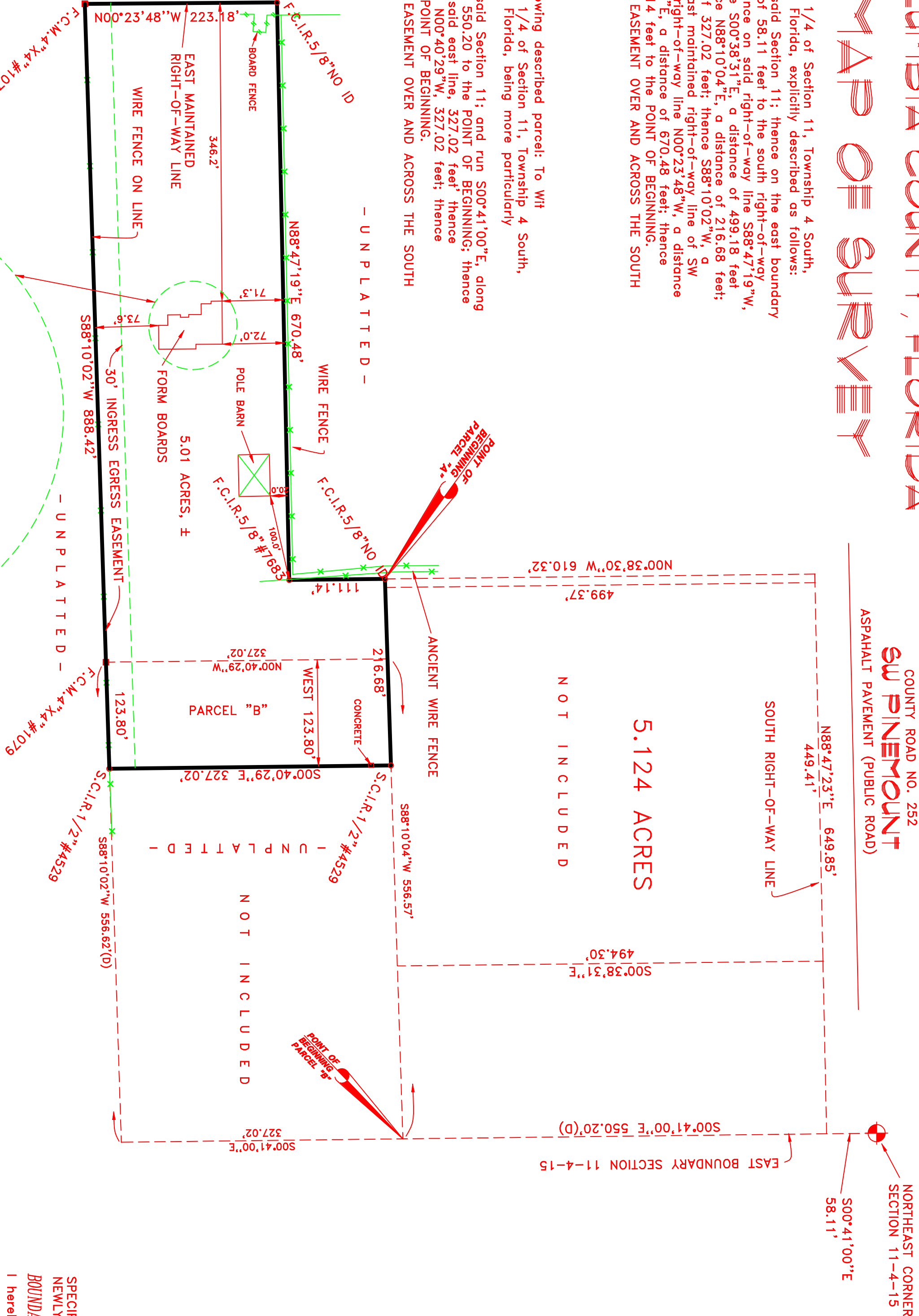
A parcel of land lying in the NE 1/4 of Section 11, Township 4 South, Range 15 East, Columbia County, Florida, explicitly described as follows:
Commence at the NE corner of said Section 11; thence on the east boundary thereof S00°41'00"E, a distance of 58.11 feet to the south right-of-way line of County Road no. 252; thence on said right-of-way line S88°47'19"W, a distance of 649.85 feet; thence S00°38'31"E, a distance of 499.18 feet to the POINT OF BEGINNING; thence N88°10'04"E, a distance of 216.68 feet; thence S00°40'29"E, a distance of 327.02 feet; thence S88°10'02"W, a distance of 888.42 feet to the east maintained right-of-way line of SW Godbold Avenue; thence on said right-of-way line N00°23'48"W, a distance of 223.18 feet; thence N88°47'19"E, a distance of 670.48 feet; thence N00°38'30"W, a distance of 111.14 feet to the POINT OF BEGINNING. SUBJECT TO AN INGRESS-EGRESS EASEMENT OVER AND ACROSS THE SOUTH 30.00 FEET THEREOF.

AND

Parcel "B"

The west 123.80 feet of the following described parcel: To wit:
A part of the NE 1/4 of the NE 1/4 of Section 11, Township 4 South, Range 15 East, Columbia County, Florida, being more particularly described as follows:
Commence at the NE corner of said Section 11; and run S00°41'00"E, along the east line of said Section 11, 550.20 to the POINT OF BEGINNING; thence continue S00°41'00"E, still along said east line, 327.02 feet; thence S88°10'02"W, 556.62 feet; thence N00°40'29"W, 327.02 feet; thence N88°10'04"E, 556.57 feet to the POINT OF BEGINNING. SUBJECT TO AN INGRESS-EGRESS EASEMENT OVER AND ACROSS THE SOUTH 30.00 FEET THEREOF.

SW GODBOLD AVENUE
ASPHALT PAVEMENT (PUBLIC ROAD)



LEGEND	
W/C	= Witness Corner
S	= Set
I.R.	= Iron Pipe
C.M.	= Concrete Monument
N&D	= Nail & Disk
P.K.N.	= Railroad Spike
R.S.	= Railroad Spike
()	= Field
()	= Dead
()	= Calculated
P.P.	= Power Pole
CLF	= Chain Link Fence
Wf	= Wood Fence
OHW	= Overhead Wires

SPECIFIC PURPOSE SURVEY LOCATING
NEWLY INSTALLED FORM BOARDS 11-5-25
BOUNDARY & LOCATION SURVEY 10-7-24

I hereby certify that this plat
accurately represents a survey of
the lands shown and described
hereon, and meets or exceeds the
Minimum Standard Requirements of
Chapter 5J-17 Florida Administrative
Code pursuant to Chapter 472.

Darrell Copeland 11-5-25
Darrell Copeland Land Surveyor
Florida Certificate #4529
NOT VALID WITHOUT THE SIGNATURE AND
THE ORIGINAL RAISED SEAL OF A FLORIDA
LICENSED SURVEYOR AND MAPPER.

- NOTES:
- 1) Underground utilities and/or underground encroachments if any not located.
 - 2) This survey was performed without the benefit of a "Title Search".
 - 3) MERIDIAN PER RECORD DEED.
 - 4) There may be additional easements and/or restrictions not shown on this survey that can be found in the Public Records of Columbia County, Florida.
 - 5) This survey was prepared expressly for the persons and or entities named and only for the original purpose, no other person or entity is entitled to use this survey for any purpose whatsoever without the express written consent of Darrell Copeland.
 - 6) This survey is intended for sale, mortgage or refinancing purposes only. Exclusively for this use by those to whom it is certified. This survey is not to be used for construction, permitting, design or any other use without the written consent of Darrell Copeland.

DARRELL COPELAND AS THE CERTIFYING LAND SURVEYOR, ACCEPTS NO RESPONSIBILITY FOR RIGHTS OF WAY, EASEMENTS, RESTRICTIONS, OR OTHER MATTERS AFFECTING TITLE TO LANDS SURVEYED, OTHER THAN THOSE RECITED IN CURRENT DEED AND/OR OTHER INSTRUMENTS OF RECORD FURNISHED BY CLIENT.

PER THE FEDERAL INSURANCE ADMINISTRATION FLOOD
HAZARD BOUNDARY MAP COMMUNITY NO. 12023C
PANEL NO. 0223 H DATED 8-28-08 THE PROPERTY
SHOWN AND DESCRIBED HEREON APPEARS TO BE IN ZONE
X WITH A BASE ELEVATION OF N/A MEAN
SEA LEVEL N.A.V.D. 1988.

CERTIFIED TO:				JOB NO.	
REGINALD DAVIS & WENDY DAVIS				23-124A	
INTEGRITY TITLE SERVICES, LLC					
FIRST AMERICAN TITLE INSURANCE CO.					
FARM CREDIT OF FLORIDA ACA in its sole capacity as agent nominee					
DARRELL COPELAND SURVEYING, INC.					
LB#8141					
DRAWN		DATE		DATE	
DWC		10-7-24		10-7-24	
PARTY CHIEF		CHECKED		FILE NO.	
DC		DARRELL			
		FIELD BOOK			
		SUM9			
		PAGE			
		76			