

POINT OF BEGINNING
NE CORNER OF
SECTION 11,
TOWNSHIP 3 SOUTH,
RANGE 15 EAST
CONCRETE MONUMENT
NOT LABELED
(DISTURBED)

SITE plan for: Sharon Sumner / Andrew Picklow
By: Max L Bess | Parcel # 0003518-00139-001
KATELYN C. POTTER
TODD M. POTTER

Scale: 1"=40'
Date: 5/19/25

SYMBOL LEGEND:

[illegible]

PARCEL #
01-3S-15-00129-000
THOMAS WAYNE OWENS
GLORIA ANNETTE OWENS

SCALE: 1" = 40'



PARCEL #
2-3S-15-00165-000
ANDREA KIRKLAND

PARCEL #
11-3S-15-00150-002
NORMA JEAN SMITH

DESCRIPTION:

A PART OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NE CORNER OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA, AND RUN S00°07'44"E, 152.48 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF COLUMBIA COUNTY ROAD # 250 "NV LAKE JEFFERY ROAD CA COUNTY MAINTAINED PAVED HIGHWAY"; THENCE S63°11'13"W, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 164.59 FEET; THENCE WEST, PARALLEL TO SAID NORTHERLY RIGHT-OF-WAY LINE, 153.11 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S NOTES:

1. BOUNDARY BASED ON MONUMENTATION FOUND.
2. BEARINGS BASED ON AN ASSUMED BEARING OF AN ASSUMED BEARING OF N88°23'28"E. FOR
3. THE IMPROVEMENTS THAT SOME PORTIONS OF THIS PARCEL ARE IN ZONE "A" AND MAY BE SUBJECT
4. TO FLOODING HOWEVER, NO BASE FLOOD ELEVATION HAS BEEN DETERMINED FOR ZONE "A" SOME
5. PORTIONS OF THIS PARCEL ARE IN ZONE "X" AND ARE DETERMINED TO BE OUTSIDE THE 500 YEAR
6. FLOODPLAIN AS PER FLOOD INSURANCE RATE MAP DATED 2 NOVEMBER, 2018 FROM PANEL N12
7. LEONORISGIC HOWEVER, THE FLOOD INSURANCE RATE MAPS ARE SUBJECT TO CHANGE
8. THE IMPROVEMENTS IF ANY, INDICATED ON THIS SURVEY DRAWING ARE AS LOCATED ON DATE OF
9. FIELD SURVEY AS SHOWN HEREIN.
10. IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS
11. SURVEY EXCEPT AS SHOWN HEREON.
12. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR A TITLE
13. POLICY
14. DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF
15. THIS SURVEY DOES NOT REFLECT OR DETERMINE OWNERSHIP
16. THE ADJACENT OWNERSHIP INFORMATION AS SHOWN HEREIN IS BASED ON THE COUNTY PROPERTY
17. APPRAISERS GIS SYSTEM, UNLESS OTHERWISE DENOTED.

CERTIFIED TO
SHARON SWANSON
ANDREA KIRKLAND

SURVEYOR'S CERTIFICATION

HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBILITY AND IN ACCORDANCE WITH THE TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO THE PROVISIONS OF CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.

FIELD BOOK: 405 PAGE(S): 55

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