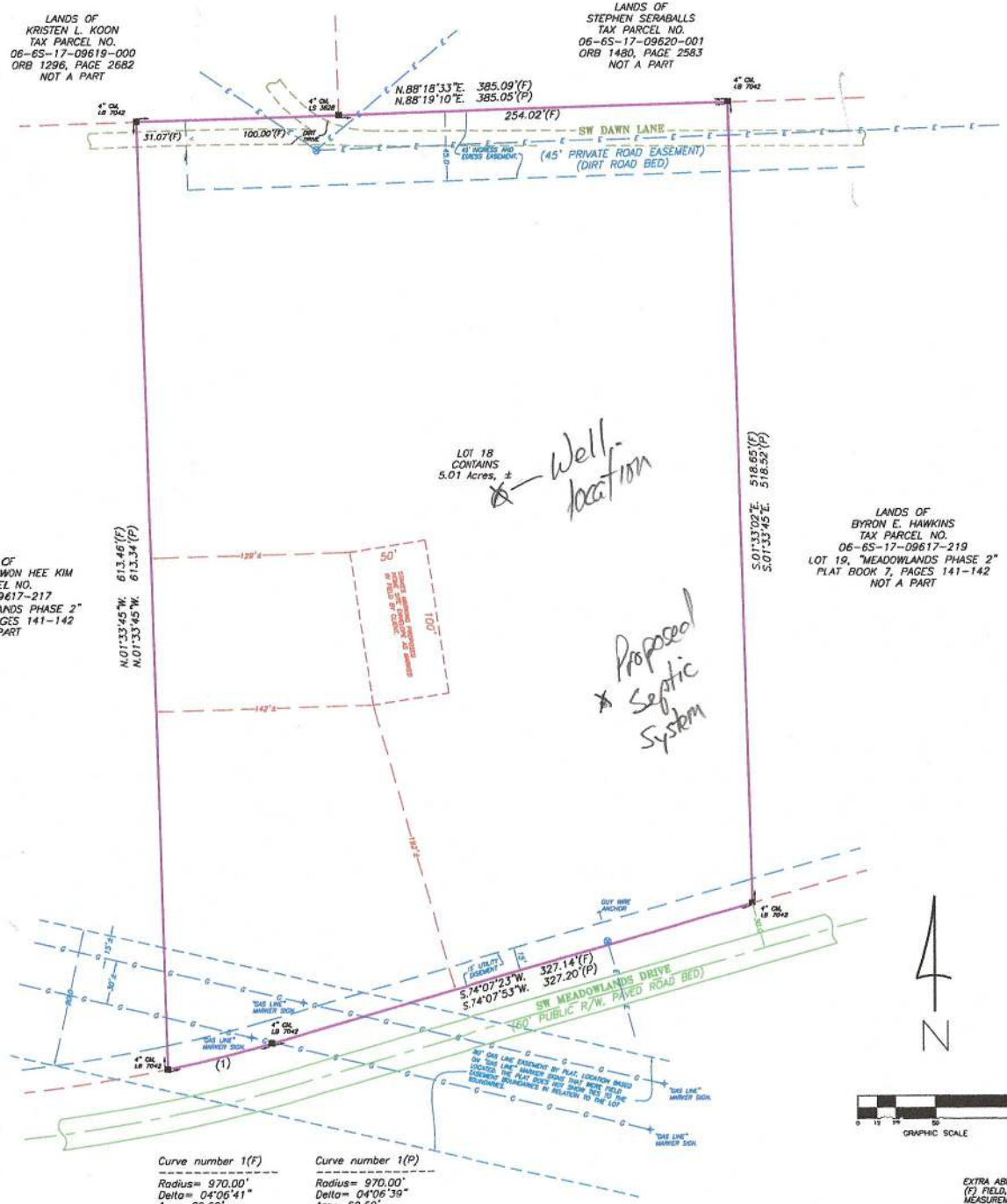
BOUNDARY SURVEY
IN SECTION 6,
TOWNSHIP 6 SOUTH,
RANGE 17 EAST.
COLUMBIA COUNTY, FLA.



Curve number 1(F)

Radius= 970.00'
Delta= 04°06'41"
Arc= 69.60'
Tangent= 34.82'
Chord= 69.59'
Chord Brg.= S.76°10'04"W.

Curve number 1(P)

Radius= 970.00'
Delta= 04°06'39"
Arc= 69.60'

DESCRIPTION:
LOT 18, "MEADOWLANDS PHASE 2", A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 7, PAGE(S) 141 AND 142, OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

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 WEST 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 FEBRUARY 4, 2009, COMMUNITY PANEL NO. 12023C0485C.
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 1/32,002. 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:

RICHARD A. ANDERSON AND JERI K. ANDERSON

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)
- UGE -	UNDERGROUND ELECTRIC SERVICE
— CTV —	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
℄	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".

MARK D. DUREN AND ASSOCIATES, INC.
LB 7620
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LAKE CITY, FLA. 32025
(386) 758-9831 OFFICE
(386) 758-8010 FAX

FIELD SURVEY DATE APRIL 23, 2024
DATE DRAWN APRIL 24, 2024
FOR ANDERSON
FIELD BOOK SEE FILE PAGE
DRAWN BY M. DUREN
WO# 24-090
SEE 17-437 (ORIGINAL DRAWING FILE LOST)

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

SIGNED:
MARK D. DUREN, LS 4708