

Columbia County, FLA - Building & Zoning Property Map

Printed: Thu Oct 24 2024 10:50:22 GMT-0400 (Eastern Daylight Time)



Parcel No: 19-3S-16-02181-007
Owner: SMITHEY BRYAN B, SMITHEY ROBIN L
Subdivision:
Lot:
Acres: 9.949858
Deed Acres: 10.13 Ac
District: District 3 Robbie Hollingsworth
Future Land Uses: Agriculture - 3
Flood Zones:
Official Zoning Atlas: A-3

All data, information, and maps are provided "as is" without warranty or any representation of accuracy, timeliness of completeness. Columbia County, FL makes no warranties, express or implied, as to the use of the information obtained here. There are no implied warranties of merchantability or fitness for a particular purpose. The requester acknowledges and accepts all limitations, including the fact that the data, information, and maps are dynamic and in a constant state of maintenance, and update.

Columbia County, FLA - Building & Zoning Property Map

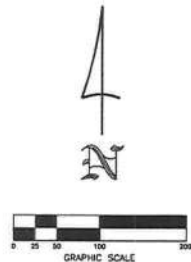
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BOUNDARY SURVEY
IN SECTION 19,
TOWNSHIP 3 SOUTH,
RANGE 16 EAST,
COLUMBIA COUNTY, FLA.



Curve number 1(F)
Radius= 5897.50'
Delta= 0°42'43"
Arc= 680.88'
Tangent= 345.84'
Chord= 680.40'
Chord Brg.= S.72°18'16"E.

Curve number 1(R)
Radius= 5897.50'
Chord= 689.10'
Chord Brg.= S.72°19'05"E.

LANDS OF
SYLVESTER T. & MARY ALICE NASH
TAX PARCEL NO.
19-35-16-02181-004
ORB 1334, PAGE 2111
NOT A PART

LANDS OF
CHRISTOPHER C. & BROOKE L. KNOWLES
TAX PARCEL NO.
19-35-16-02181-005
ORB 1256, PAGE 35
(PARCEL 2)
"LESS AND EXCEPT PARCEL"
NOT A PART

LANDS OF
CHRISTOPHER C. & BROOKE L. KNOWLES
TAX PARCEL NO.
19-35-16-02181-005
ORB 1256, PAGE 35
(PARCEL 1)
"LESS AND EXCEPT PARCEL"
NOT A PART

POINT OF BEGINNING OF ORIGINAL TRACT
RECORDED IN ORB 1485, PAGE 252
POINT OF BEGINNING OF PARCEL 1 IN
ORB 1256, PAGE 35
POINT OF COMMENCEMENT OF PARCEL 2
AS RECORDED IN ORB 1256, PAGE 35
POINT OF COMMENCEMENT OF LANDS
RECORDED IN ORB 1334, PAGE 2111.

SW CORNER OF THE
NW 1/4 OF THE NE
1/4 OF SECTION 19.

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

SIGNED: _____
MARK D. DUREN, LS 4708

ROD BOWDOIN TRUST FOR SARAHANN LYNH BOWDOIN
TAX PARCEL NO.
19-35-16-02181-005
ORB 1244, PAGE 623
NOT A PART

LANDS OF
ROBIN MUKHEWITZ SMITHY
TAX PARCEL NO.
19-35-16-02181-002
ORB 1485, PAGE 1808
NOT A PART

DESCRIPTION: TOWNSHIP 3 SOUTH - RANGE 16 EAST SECTION 19: PART
OF THE NW 1/4 OF THE NE 1/4 OF SECTION 19, TOWNSHIP 3 SOUTH,
RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS:
FOR POINT OF BEGINNING COMMENCE AT THE SOUTHWEST CORNER OF
SAID NW 1/4 OF THE NE 1/4; THENCE RUN N 00 DEGREES 21'22" E
ALONG THE WEST LINE OF SAID NW 1/4 OF THE NE 1/4 A DISTANCE OF
932.35 FEET; THENCE RUN S 89 DEGREES 23'30" E A DISTANCE OF
372.94 FEET; THENCE RUN S 00 DEGREES 21'22" W A DISTANCE OF
202.53 FEET; THENCE RUN S 89 DEGREES 23'30" E A DISTANCE OF
669.94 FEET; THENCE RUN S 00 DEGREES 54'22" E A DISTANCE OF
764.73 FEET; THENCE RUN N 87 DEGREES 31'09" W ALONG THE SOUTH
LINE OF SAID NW 1/4 OF THE NE 1/4 A DISTANCE OF 1060.45 FEET TO
THE POINT OF BEGINNING.
LESS AND EXCEPT LANDS IN BOOK 1256, PAGE 33, OF THE PUBLIC
RECORDS OF COLUMBIA COUNTY, FLORIDA
TOGETHER WITH EASEMENT RECORDED IN BOOK 606, PAGE 37, OF THE
PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

- SURVEYOR'S NOTES:
1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE
RETRACTMENT 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 DEED OF RECORD USING MONUMENTS FOUND
ON THE SOUTH LINE OF THE NW 1/4 OF THE NE 1/4 AS
SHOWN HEREON.
 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. 12023C02000 AND
12023C02000 DATED FEBRUARY 4, 2009.
 4. NO NOTE.
 5. THE IMPROVEMENTS, IF ANY, INDICATED ON THIS SURVEY DRAWING ARE
AS LOCATED ON DATE OF FIELD SURVEY AS SHOWN HEREON. LOCATIONS
OF ANY EXISTING OR UNDERGROUND ENCROACHMENTS AND/OR UTILITIES
WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.
 6. "NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA
LICENSED SURVEYOR AND MAPPER."
 7. CLOSURE OF FIELD SURVEY BETTER THAN IS 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 ± 0.5 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.
 8. 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.
 9. CERTIFIED TO:
BRYAN B. SMITHY AND ROBIN L. SMITHY

- SYMBOL LEGEND
- D.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
 - WIRE FENCE
 - ELECTRIC UTILITY LINE (OVERHEAD)
 - UNDERGROUND ELECTRIC SERVICE
 - CABLE TV LINE (OVERHEAD)
 - CHAIN LINK FENCE
 - WOODEN FENCE
 - CORRUGATED METAL PIPE
 - REINFORCED CONCRETE PIPE
 - LAND SURVEYOR
 - LICENSED BUSINESS
 - OFFICIAL RECORD BOOK
 - PERMANENT REFERENCE MONUMENT
 - PERMANENT CONTROL POINT
 - UTILITY POLE
 - RIGHT-OF-WAY
 - NO IDENTIFICATION
 - FLA. D.O.T.
 - CENTERLINE
 - CONCRETE MONUMENT
 - IRON ROD
 - IRON PIPE
 - STATE ROAD DEPARTMENT

EXTRA ABBREVIATION:
(F) FIELD, AS IN "FIELD
MEASUREMENTS".
(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
1604 SW SISTERS WELCOME ROAD
LAKE CITY, FLA. 32025
(386) 758-9831 OFFICE
(386) 758-8010 FAX
FIELD SURVEY DATE: SEPTEMBER 24, 2024
DATE DRAWN: OCTOBER 2, 2024
FOR: SMITHY
FIELD BOOK: 506 TBC, PAGE
DRAWN BY: M. DUREN
WO# 24-235