

COLUMBIA COUNTY, FLORIDA

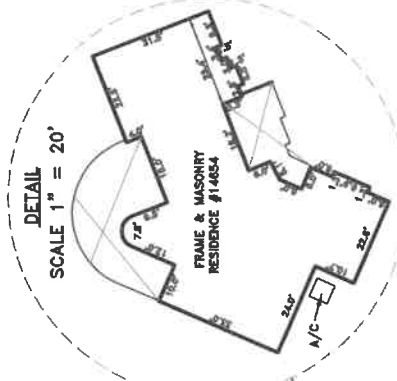
MAP OF SURVEY

DESCRIPTION: AS FURNISHED

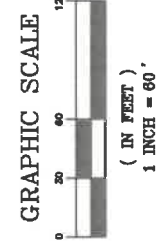
SECTION 30: Commence at the SE corner of Section 30, Township 6 South, Range 17 East, Columbia County, Florida and run S89°52'48"W, along the South line of said Section 30 a distance of 721.65 feet to the West line of Tustenuggee Road (A County Paved Road), thence N13°59'22"W, along said West line of Tustenuggee Road, 564.84 feet to the Point of Beginning, thence S76°25'46"W, 422.13 feet, thence N13°59'22"W, 458.50 feet to the South Right of Way line of State Road No. 18, said point being also on the arc of a curve concave to the right having a radius of 3769.83 feet and a total central angle of 35°25'05"W, thence run Northeasterly along the arc of said curve (also said South right of way State Road No. 18) 434.81 feet to its intersection with said West line of Tustenuggee Road, thence S13°59'22"E, along said West line 564.84 feet to the Point of Beginning. IN COLUMBIA COUNTY, FLORIDA.

ALSO:
SECTION 30: Commence at the SE corner of Section 30, Township 6 South, Range 17 East, Columbia County, Florida and run S89°52'48"W, along the South line of said Section 30, a distance of 721.65 feet to the West line of Tustenuggee Road (A County Paved Road) and the Point of Beginning, thence continue S89°52'48"W, along the South line, Section 30, a distance of 434.80 feet, thence N13°59'22"W, 463.70 feet, thence N76°25'46"E, 422.13 feet to said West line (Tustenuggee Road), thence S13°59'22"E, along said West line of Tustenuggee Road 564.84 feet to the Point of Beginning. IN COLUMBIA COUNTY, FLORIDA.

LEGEND	
W/C	= Whitness Corner
S	= Set
L.P.	= Iron Pipe
L.R.	= Iron Rod
C.M.	= Concrete
C	= Monument
N.P.	= Nailed Pipe
R.R.S.	= Railroad Spike
(P)	= Plat
(D)	= Deed
(C)	= Calculated
P.P.	= Power Pole
U.F.	= Utility Fence
OHW	= Overhead Wires



S.W. TUSTENUGGEE AVENUE
ASPHALT PAVEMENT (PUBLIC ROAD)



DISTANCE FROM WELL TO:
HOME = 77.3'
PROPERTY LINE = 144.8'
SEPTIC TANK = 168.6'
DRAIN FIELD = 175'

FINAL SURVEY 1-5-18
FOUNDATION SURVEY 3-11-17

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
Professional Land Surveyor
Florida Certificate #4529

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

CERTIFIED TO:
JESSE & ELIZABETH T. HUBBART
ABSTRACT TRUST TITLE, LLC
OLD REPUBLIC NATIONAL TITLE INSURANCE CO.
FIRST FEDERAL BANK OF FLORIDA

DARRELL COPELAND SURVEYING, INC.
7910 180TH STREET
MCALPIN, FLORIDA 32062
(386) 209-4343
desurvey@aol.com

DRAWN	DWC	CHECKED	DATE	3-13-17	FILE NO.	3-13-17
PARTY CHIEF	DC	FIELD BOOK	PAGE	52	PASCO2	

- UNPLATTED -

S89°55'29"W 434.83'(F)
S89°52'48"W 434.80'(D)

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 based on the west right-of-way line of Tustenuggee Ave. bearing N13°59'22"W 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 refinance purposes. It is not intended for use in any other way, including but not limited to, construction, permitting, design or any other use without the written consent of Darrell Copeland.

PER THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP COMMUNITY NO. 12023C
PANEL NO. 0495C, DATED 2-4-09, THE PROPERTY SHOWN AND DESCRIBED HEREON APPEARS TO BE IN ZONE "X" & "A", WITH A BASE ELEVATION OF N/A MEAN SEA LEVEL N.A.V.D. 1988.