

# ROLLING OAKS

A PART OF:  
THE NORTHWEST 1/4, THE NORTH 1/2 OF THE SOUTHWEST 1/4,  
THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, AND THE NORTHWEST  
1/4 OF THE SOUTHEAST 1/4, IN SECTION 9, TOWNSHIP 3 SOUTH,  
RANGE 16 EAST AND ALL LYING SOUTH OF STATE ROAD NO. 250  
(LAKE JEFFERY HIGHWAY) COLUMBIA COUNTY, FLORIDA

## DESCRIPTION

A PART OF:  
THE NORTHEAST 1/4, THE NORTH 1/2 OF THE SOUTHWEST 1/4, THE SOUTHWEST  
1/4 OF THE NORTHEAST 1/4, AND THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4,  
OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 16 EAST, LYING SOUTH OF STATE  
ROAD NO. 250 (LAKE JEFFERY HIGHWAY), COLUMBIA COUNTY, FLORIDA. BEING  
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SECTION 9 AND  
RUN ALONG THE WESTERLY LINE OF SAID SECTION, NORTH 01°04'47" EAST,  
2301.79 FEET TO A POINT; THENCE RUN NORTH 71°02'40" EAST, 13.39 FEET  
TO A POINT; THENCE RUN NORTH 15°16'16" EAST, 376.63 FEET TO A POINT  
ON THE NORTHERLY LINE OF SAID SECTION 9; THENCE RUN ALONG THE NORTH-  
ERLY LINE OF SAID SECTION SOUTH 89°13'21" EAST, 619.31 FEET TO A  
POINT; THENCE RUN SOUTH 00°16'41" WEST, 209.99 FEET TO A POINT; THENCE  
RUN SOUTH 89°13'54" EAST, 419.95 FEET TO A POINT; THENCE RUN NORTH  
32°32'53" EAST, 133.08 FEET TO ITS INTERSECTION WITH THE SOUTHWEST  
RIGHT-OF-WAY LINE OF STATE ROAD NO. 250 (A 100 FOOT RIGHT-OF-WAY AS  
NOW ESTABLISHED); THENCE RUN ALONG SAID RIGHT-OF-WAY LINE, SOUTH 55°23'  
38" EAST, 640.31 FEET TO THE POINT OF CURVATURE, SAID CURVE BEING CON-  
CAVE SOUTHWESTERLY, HAVING A RADIUS OF 1859.85 FEET, CHORD BEARING  
AND DISTANCE OF SOUTH 46°24'59" EAST, 580.44 FEET; THENCE RUN ALONG  
THE ARC OF SAID CURVE 582.82 FEET TO THE POINT OF TANGENCY; THENCE  
CONTINUE ALONG SAID RIGHT-OF-WAY LINE, SOUTH 37°26'20" EAST, 2547.08  
FEET TO A POINT; THENCE RUN SOUTH 28°46'51" WEST, 161.13 FEET TO A  
POINT; THENCE RUN SOUTH 00°40'15" WEST, 272.19 FEET TO A POINT;  
THENCE RUN SOUTH 02°01'47" EAST, 529.98 FEET TO A POINT; THENCE RUN  
SOUTH 01°51'30" WEST, 202.18 FEET TO A POINT; THENCE RUN NORTH 89°  
28'16" WEST, 575.82 FEET TO A POINT; THENCE RUN NORTH 89°19'31" WEST,  
614.17 FEET TO A POINT; THENCE RUN NORTH 89°24'25" WEST, 325.77 FEET  
TO A POINT; THENCE RUN NORTH 89°26'42" WEST, 2202.00 FEET TO A POINT  
ON THE WESTERLY LINE OF SAID SECTION 9; THENCE RUN ALONG SAID SECTION  
LINE NORTH 01°04'50" EAST, 1337.08 FEET TO THE POINT OF BEGINNING.

CONTAINING 264.644 ACRES OF LAND, MORE OR LESS.

## SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIREC-  
TION AND SUPERVISION AND IS A CORRECT REPRESENTATION OF THE LAND  
SURVEYED AND THAT PERMANENT CONTROL POINTS HAVE BEEN SET AND THAT THE  
SURVEY DATA AND MONUMENTATION COMPLIES WITH THE COLUMBIA COUNTY SUB-  
DIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

Bennett R. Wattles  
BENNETT R. WATTLES  
FLORIDA REG. CERT. NO. 1443  
DATE: 1/11/1989

## COUNTY ATTORNEY'S CERTIFICATION

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND THAT IT  
COMPLIES IN FORM WITH THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND  
CHAPTER 177 OF THE FLORIDA STATUTES.

Marlin Seagb  
SIGNATURE  
DATE: 1-18-89

## NOTICE

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS  
PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

## FLOOD HAZARD NOTE

THE ABOVE DESCRIBED LANDS LIE WITHIN FLOOD ZONES A,X AS INDICATED ON  
NATIONAL FLOOD PROGRAM RATE MAP, PANEL NUMBER 120070 0125B, DATED  
6 JANUARY, 1988 COLUMBIA COUNTY, FLORIDA.

## HOMEOWNERS ASSOCIATION NOTE

THE STREETS, EASEMENTS, DRAINAGE IMPROVEMENTS AND COMMON AREAS, IF  
ANY, ARE NOT DEDICATED TO THE PUBLIC AND WILL NOT BE MAINTAINED,  
REPAIRED OR IMPROVED BY COLUMBIA COUNTY, FLORIDA. EACH LOT WITHIN  
THIS SUBDIVISION SHALL BE REQUIRED TO PAY ASSESSMENTS TO A HOMEOWNERS  
ASSOCIATION FOR MAINTENANCE OF SUCH IMPROVEMENTS.

## DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS THAT PATTEN CORPORATION GULF ATLANTIC  
AS OWNERS HAS CAUSED THE LAND SHOWN HEREIN DESCRIBED TO BE SURVEYED  
SUBDIVIDED AND PLATTED TO BE KNOWN AS ROLLING OAKS  
PROVIDED HOWEVER, THAT ALL EASEMENTS FOR UTILITIES, DRAINAGE AND  
OTHER PURPOSES, AND ALL PURPOSES INCIDENT THERETO, AS SHOWN AND DE-  
PICTED HEREON ARE RESERVED BY OWNER FOR THE BENEFIT OF OWNER, ITS  
SUCCESSORS, GRANTEES AND ASSIGNS AND ARE NOT DEDICATED TO PUBLIC USE.

Kelly Bailey  
WITNESS  
Marlin Seagb  
WITNESS

Jeffrey L. Forbes  
JEFFREY L. FORBES  
PRESIDENT

## STATE OF FLORIDA - COUNTY OF COLUMBIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18th DAY OF  
January, 1989 BY JEFFREY L. FORBES PRESIDENT OF PATTEN CORPORATION  
GULF ATLANTIC, A DELAWARE CORPORATION ON BEHALF OF THE CORPORATION.

Kimberly Hader 11-16-92  
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE  
MY COMMISSION EXPIRES

## CLERKS CERTIFICATE

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF  
COMMISSIONERS IS ACCEPTED FOR FILING AND RECORDED THIS 23rd  
DAY OF JANUARY A.D. 1989 IN PLAT BOOK 5, PAGES 132, 132A, 132B

P. Dewitt Carson  
CLERK OF THE CIRCUIT COURT  
COLUMBIA COUNTY, FLORIDA

## COUNTY COMMISSIONS CERTIFICATE

APPROVED BY THE COLUMBIA COUNTY COMMISSION THIS 19th DAY OF JANUARY 1989  
A.D.

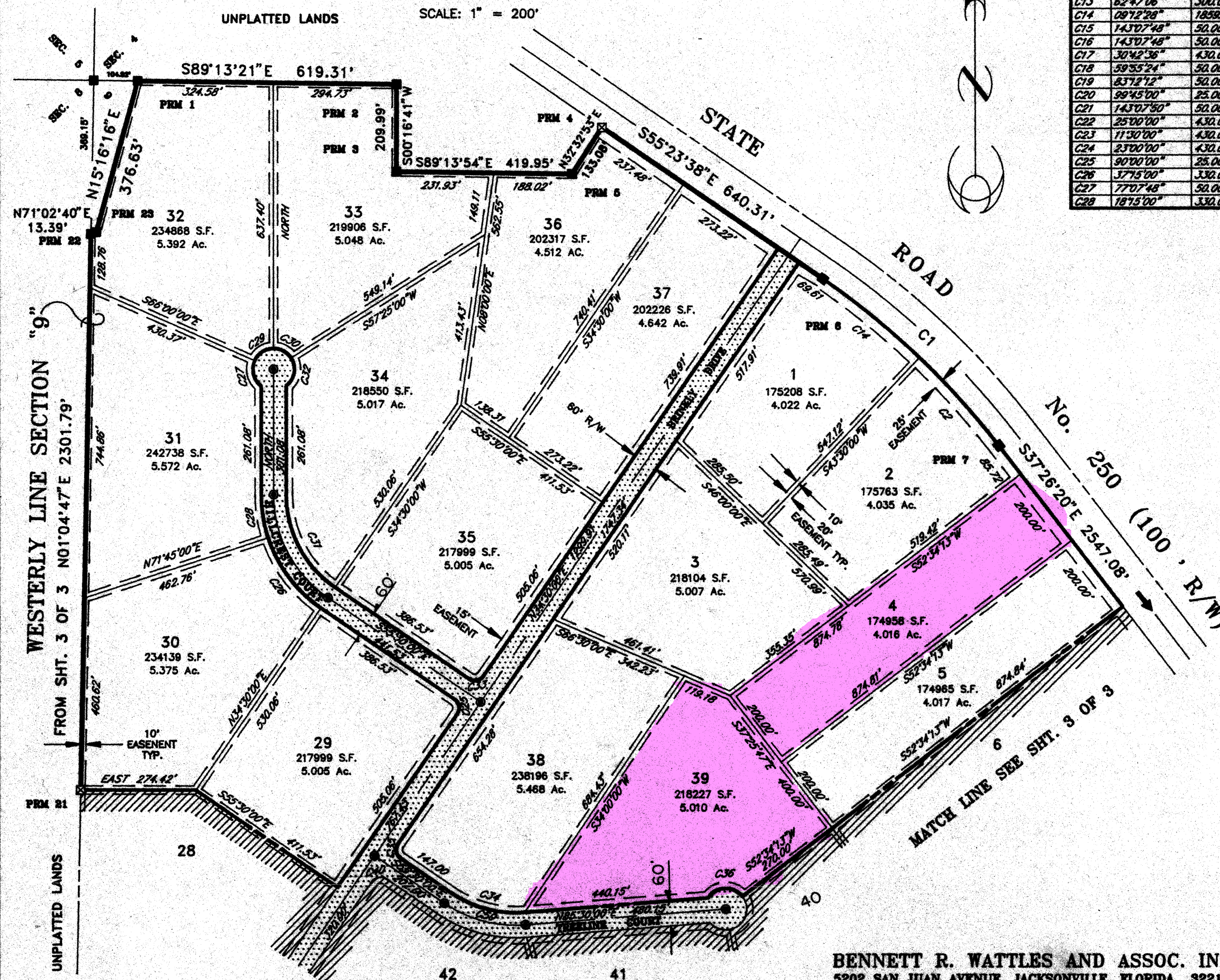
Charles R. Smith  
CHAIRMAN

# ROLLING OAKS

THE NORTHWEST 1/4, THE NORTH 1/2 OF THE SOUTHWEST 1/4,  
THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, AND THE NORTHWEST  
1/4 OF THE SOUTHEAST 1/4, OF SECTION 9, TOWNSHIP 3 SOUTH,  
RANGE 16 EAST AND ALL LYING SOUTH OF STATE ROAD NO. 250  
(LAKE JEFFERY HIGHWAY) COLUMBIA COUNTY, FLORIDA

200 0 200 400

SCALE: 1" = 200'



PLAT BOOK 5 PAGE 132 A

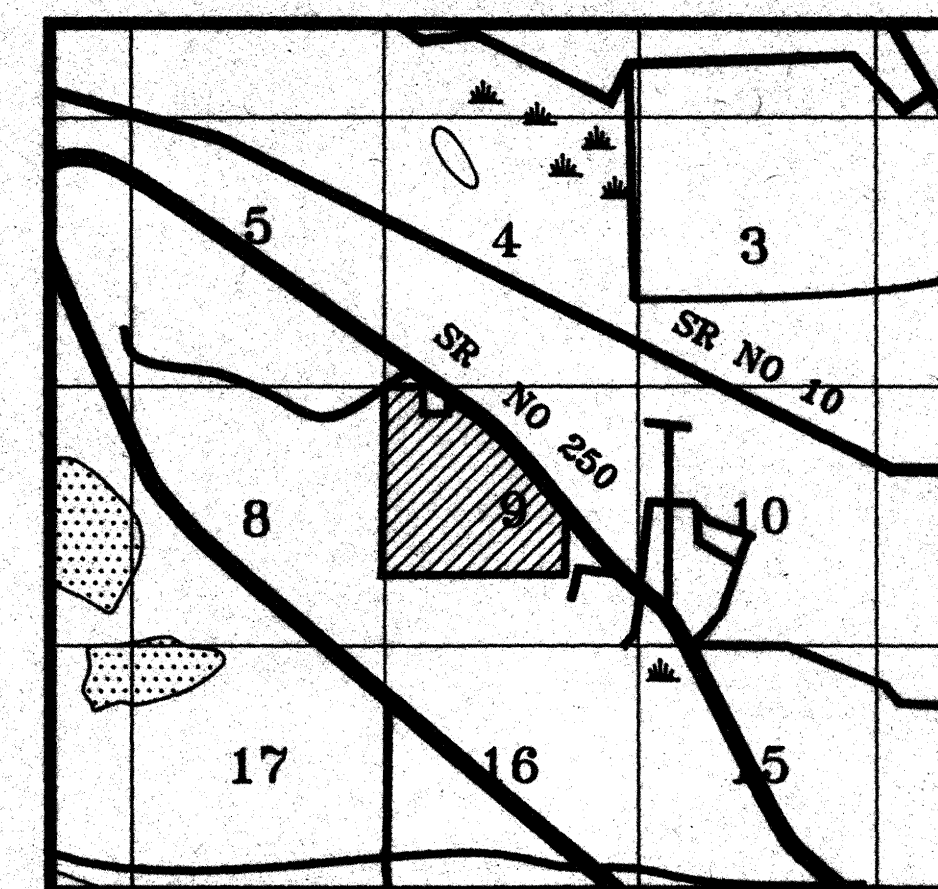
SHEET 2 OF 3

## CURVE TABLE

| No. | Delta      | Radius  | Arc Length |
|-----|------------|---------|------------|
| C1  | 175°17'    | 1859.85 | 582.82     |
| C2  | 08°44'49"  | 1859.85 | 283.93     |
| C3  | 13°54'45"  | 430.00  | 104.41     |
| C4  | 05°14'57"  | 430.00  | 38.39      |
| C5  | 39°14'57"  | 370.00  | 253.46     |
| C6  | 29°34'26"  | 370.00  | 190.99     |
| C7  | 15°28'25"  | 430.00  | 116.13     |
| C8  | 62°47'06"  | 270.00  | 295.87     |
| C9  | 83°03'26"  | 25.00   | 36.24      |
| C10 | 18°35'11"  | 330.00  | 107.05     |
| C11 | 44°11'55"  | 330.00  | 254.57     |
| C12 | 83°03'26"  | 25.00   | 36.24      |
| C13 | 62°47'06"  | 300.00  | 328.74     |
| C14 | 08°12'28"  | 1859.85 | 298.89     |
| C15 | 14°30'48"  | 50.00   | 124.90     |
| C16 | 14°30'48"  | 50.00   | 124.90     |
| C17 | 30°42'36"  | 430.00  | 230.48     |
| C18 | 59°55'24"  | 50.00   | 52.29      |
| C19 | 83°12'12"  | 50.00   | 72.61      |
| C20 | 99°45'00"  | 25.00   | 43.52      |
| C21 | 143°07'50" | 50.00   | 124.90     |
| C22 | 25°00'00"  | 430.00  | 187.62     |
| C23 | 11°30'00"  | 430.00  | 86.31      |
| C24 | 23°00'00"  | 430.00  | 172.61     |
| C25 | 90°00'00"  | 25.00   | 39.27      |
| C26 | 37°15'00"  | 330.00  | 214.54     |
| C27 | 77°07'48"  | 50.00   | 67.31      |
| C28 | 18°15'00"  | 330.00  | 105.11     |

| No. | Delta      | Radius | Arc Length |
|-----|------------|--------|------------|
| C29 | 66°00'00"  | 50.00  | 57.60      |
| C30 | 57°25'00"  | 50.00  | 50.11      |
| C31 | 65°30'00"  | 270.00 | 281.54     |
| C32 | 85°42'48"  | 50.00  | 74.80      |
| C33 | 90°00'00"  | 25.00  | 39.27      |
| C34 | 39°00'00"  | 270.00 | 183.78     |
| C35 | 90°00'00"  | 25.00  | 39.27      |
| C36 | 110°12'01" | 50.00  | 96.17      |
| C37 | 116°55'47" | 50.00  | 102.04     |
| C38 | 59°07'49"  | 50.00  | 51.60      |
| C39 | 34°30'00"  | 370.00 | 222.79     |
| C40 | 90°00'00"  | 25.00  | 39.27      |
| C41 | 39°00'00"  | 330.00 | 224.62     |
| C42 | 80°15'00"  | 25.00  | 35.02      |
| C43 | 25°00'00"  | 370.00 | 161.44     |
| C44 | 19°15'55"  | 430.00 | 144.58     |
| C45 | 19°09'42"  | 370.00 | 123.74     |
| C46 | 29°35'00"  | 430.00 | 222.02     |
| C47 | 25°39'23"  | 370.00 | 165.68     |
| C48 | 19°38'28"  | 430.00 | 149.91     |
| C49 | 46°11'05"  | 370.00 | 298.25     |
| C50 | 39°00'00"  | 300.00 | 204.20     |
| C51 | 34°30'00"  | 400.00 | 240.86     |
| C52 | 25°00'00"  | 400.00 | 174.53     |
| C53 | 19°09'42"  | 400.00 | 133.77     |
| C54 | 68°49'23"  | 400.00 | 480.48     |
| C55 | 71°50'28"  | 400.00 | 501.55     |
| C56 | 18°42'53"  | 400.00 | 130.65     |

## LOCATION MAP, COLUMBIA COUNTY



## GENERAL NOTES:

- 1) C1 DENOTES TABULATED CURVE DATA.
- 2) ● DENOTES PERMANENT CONTROL POINTS.
- 3) ■ DENOTES PERMANENT REFERENCE MONUMENTS.
- 4) ■ DENOTES A FOUND CONCRETE MONUMENT, PERMANENT REFERENCE MONUMENTS FOUND IN PLACE ARE NOT STAMPED.
- 5) ALL EASEMENTS SHOWN ON THIS PLAT SHALL BE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRIC, TELEPHONE, GAS AND CABLE TELEVISION SERVICES AND OTHER PUBLIC UTILITIES.
- 6) BEARINGS ARE BASED ON THE WESTERLY LINE OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 16 EAST, AS PER PRIOR SURVEY BY BRITT SURVEYING. (No. L-3446)
- 7) PRELIMINARY PLAN APPROVED BY THE BOARD OF COLUMBIA COUNTY COMMISSIONERS ON 8/4/1988
- 8) ERROR OF CLOSURE: 1: 16400
- 9) TOTAL ACRES IN SUBDIVISION 264.78 AC. +/-

BENNETT R. WATTLES AND ASSOC. INC  
5202 SAN JUAN AVENUE, JACKSONVILLE, FLORIDA 32210

89-00829

# ROLLING OAKS

89 JAN 24 P4:39

SHEET 3 OF 3

BENNETT R. WATTLES AND ASSOC. INC.  
5202 SAN JUAN AVENUE, JACKSONVILLE, FLORIDA 32210

THE NORTHWEST 1/4, THE NORTH 1/2 OF THE SOUTHWEST 1/4,  
THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, AND THE NORTHWEST  
1/4 OF THE SOUTHEAST 1/4, OF SECTION 9, TOWNSHIP 3 SOUTH,  
RANGE 16 EAST AND ALL LYING SOUTH OF STATE ROAD NO. 250  
(LAKE JEFFERY HIGHWAY) COLUMBIA COUNTY, FLORIDA

## LEGEND

- FOUND CONCRETE MONUMENT
  - PERMANENT REFERENCE MONUMENT
  - PERMANENT CONTROL POINT
- SEE SHEET 2 OF 3 FOR NOTES

