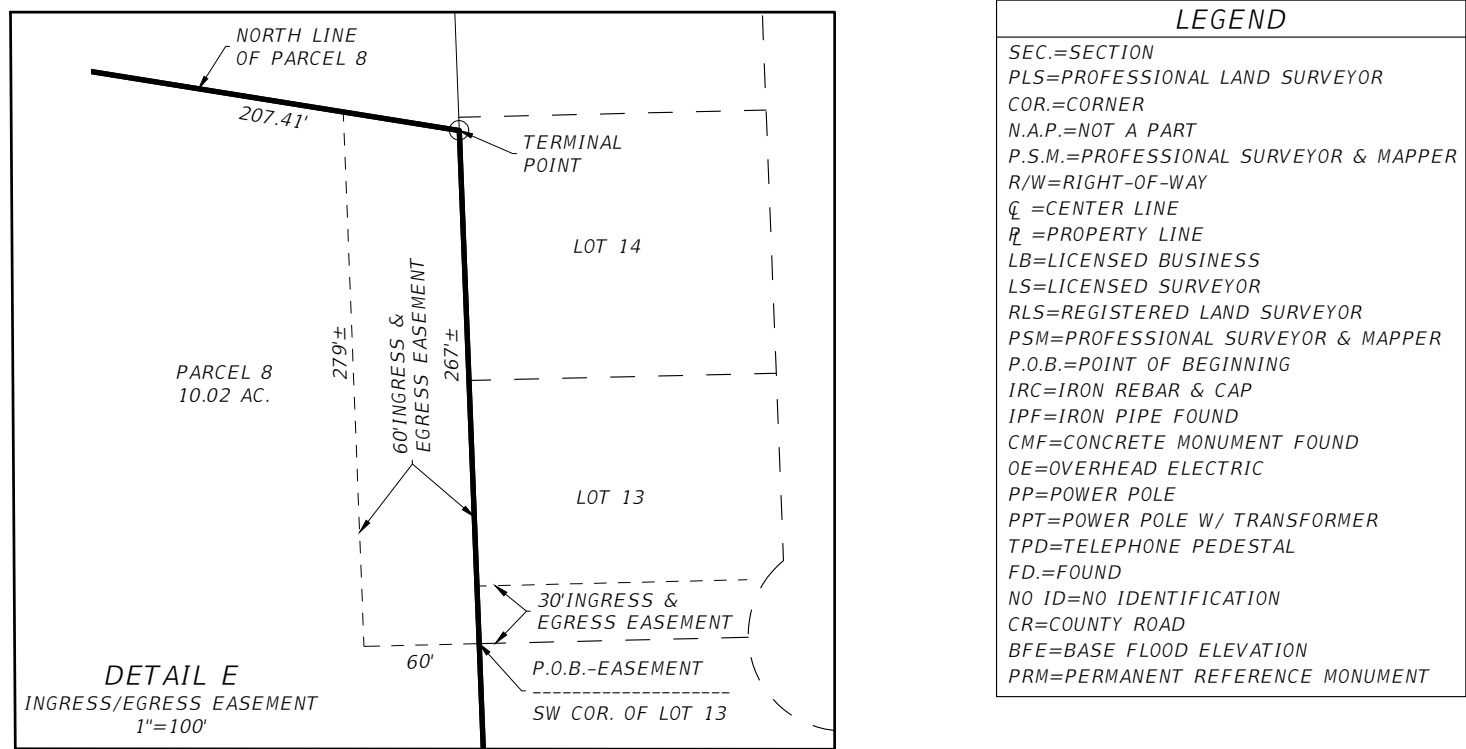
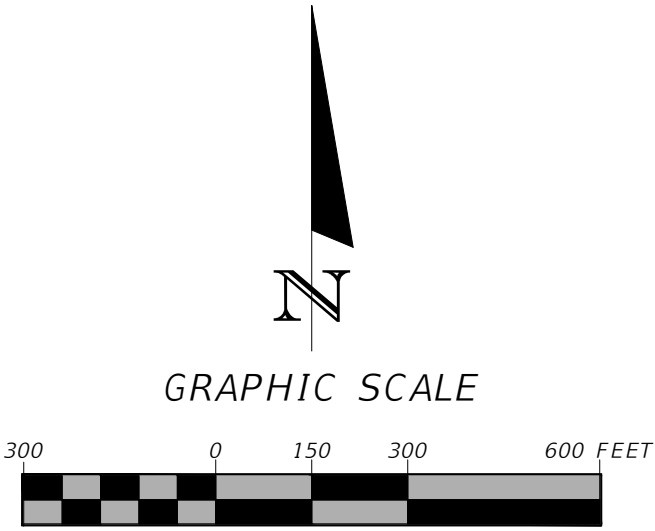


BOUNDARY SURVEY
IN SECTION 16
TOWNSHIP 4 SOUTH, RANGE 17 EAST
COLUMBIA COUNTY, FLORIDA



- NOTES:
- Monumentation is as shown and designated on the face of the plat.
 - Boundary based on monumentation found in place, instruction by client, prior survey by Britt Surveying and Mapping, LLC.
 - Bearings are based on a State Plane Bearing of North 69°03'08" West for the South line.
 - No improvements were located by this survey. The land is vacant.
 - Underground encroachments, if present, were not located with this survey.
 - This survey was made without benefit of a title search. There may be additional easements, restrictions, etc. not shown hereon but found in the Public Records. Issues regarding title, land use & zoning, easements & other encumbrances are not a part of the scope of a Boundary Survey and can only be revealed with a title search.
 - Date of field survey completion: October 16, 2024
 - Wetlands based on survey by Britt Surveying and Mapping, LLC, dated June 17, 2021.
 - Examination of the Flood Insurance Rate Maps (FIRM) for Columbia County shows that, per said maps, the described parcel lies within the following Flood Zones (ref: Map No. 12023C0313D):

Flood Zone "X"
All areas outside the 1-percent annual chance floodplain are Zone X. This includes areas of 1% annual chance sheet flow flooding where average depths are less than 1 foot, areas of 1% annual chance stream flooding where the contributing drainage area is less than 1 square mile, or areas protected from the 1% annual chance flood by levees. No Base Flood Elevations or depths are shown within this zone. Insurance purchase is not required in these zones.

Flood Zone "A"
Areas with a 1% annual chance of flooding and a 26% chance of flooding over the life of a 30-year mortgage. Because detailed analyses are not performed for such areas; no depths or base flood elevations are shown within these zones.

Flood Zone "AH"
Areas with a 1% annual chance of flooding and a 26% chance of flooding over the life of a 30-year mortgage. Usually areas of ponding with flood depths of 1 to 3 feet. Base Flood Elevations are determined. Base Flood Elevations (BFE) shown on sketch.

DESCRIPTION:
PARCEL 1
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 1291.79 feet; thence South 68°05'39" West, a distance of 106.01 feet; thence North 82°08'20" West, a distance of 113.17 feet; thence North 79°17'50" West, a distance of 225.75 feet; thence North 73°29'38" West, a distance of 127.89 feet to the POINT OF BEGINNING; thence South 00°56'35" West, a distance of 1365.10 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 299.96 feet; thence North 02°05'09" West, a distance of 1471.42 feet; thence South 36°23'31" East, a distance of 107.12 feet; thence South 53°34'01" East, a distance of 112.05 feet; thence South 73°29'38" East, a distance of 211.14 feet to the POINT OF BEGINNING. Containing 10.01 acres, more or less.

PARCEL 2
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 1291.79 feet; thence South 68°05'39" West, a distance of 106.01 feet; thence North 82°08'20" West, a distance of 113.17 feet to the POINT OF BEGINNING; thence South 03°26'14" West, a distance of 1397.55 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 303.15 feet; thence North 00°56'35" East, a distance of 1365.10 feet; thence South 73°29'38" East, a distance of 127.89 feet; thence South 79°17'50" East, a distance of 225.75 feet to the POINT OF BEGINNING. Containing 10.02 acres, more or less.

PARCEL 3
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 1222.13 feet to the POINT OF BEGINNING; thence South 04°27'41" West, a distance of 1513.63 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 301.53 feet; thence North 03°26'14" East, a distance of 1397.55 feet; thence South 82°08'20" East, a distance of 113.17 feet; thence North 68°05'39" East, a distance of 106.01 feet; thence South 80°54'44" East, a distance of 69.66 feet to the POINT OF BEGINNING. Containing 10.02 acres, more or less.

PARCEL 4
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 935.92 feet to the POINT OF BEGINNING; thence South 04°32'32" West, a distance of 1574.32 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 295.19 feet; thence North 04°27'41" East, a distance of 1513.63 feet; thence South 80°54'44" East, a distance of 286.21 feet to the POINT OF BEGINNING. Containing 10.07 acres, more or less.

PARCEL 5
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 675.97 feet to the POINT OF BEGINNING; thence South 03°32'31" West, a distance of 1638.69 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 299.95 feet; thence North 04°32'32" East, a distance of 1574.32 feet; thence South 80°54'44" East, a distance of 259.95 feet to the POINT OF BEGINNING. Containing 10.07 acres, more or less.

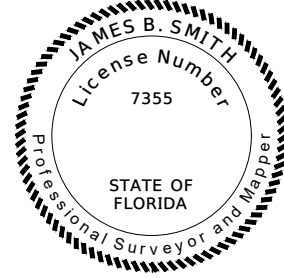
PARCEL 6
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 434.84 feet to the POINT OF BEGINNING; thence South 01°59'21" West, a distance of 1705.74 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 299.95 feet; thence North 03°32'31" East, a distance of 1638.69 feet; thence South 80°54'44" East, a distance of 241.13 feet to the POINT OF BEGINNING. Containing 10.07 acres, more or less.

PARCEL 7
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet; thence North 80°54'44" West, a distance of 207.41 feet to the POINT OF BEGINNING; thence South 00°05'16" West, a distance of 1776.39 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 300.95 feet; thence North 01°59'21" East, a distance of 1705.74 feet; thence South 80°54'44" East, a distance of 227.43 feet to the POINT OF BEGINNING. Containing 10.15 acres, more or less.

PARCEL 8
COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet to the POINT OF BEGINNING; thence continue South 02°13'02" East, along said East line of the West ½ of the Northeast ¼ of Section 16, and then along the East line of the West ½ of the Southeast ¼ of Section 16, a distance of 1851.88 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 298.93 feet; thence North 00°05'16" East, a distance of 1776.39 feet; thence South 80°54'44" East, a distance of 207.41 feet to the POINT OF BEGINNING. Containing 10.02 acres, more or less. SUBJECT TO an ingress and egress easement across the North 267 feet of the East 60 feet thereof.

EASEMENT DESCRIPTIONS:
The South 30 feet of Lot 13, Greenwood, a subdivision recorded in Plat Book 4, page 61 of the public records of Columbia County, Florida.


AND ALSO
An easement, being 60 feet in width, lying 60 feet left of and adjacent to the following described line: BEGIN at the Southwest corner of Lot 13, Greenwood, a subdivision recorded in Plat Book 4, page 61 of the public records of Columbia County, Florida, and run North 02°13'02" West, along the East line of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, a distance of 267 feet, more or less, to the TERMINAL POINT of herein described line and easement; entire width of said easement extending to and being contiguous with the North line of the following described parcel: COMMENCE at the Northeast corner of the West ½ of the Northeast ¼ of Section 16, Township 4 South, Range 17 East, Columbia County, Florida, and run South 02°13'02" East, along the East line of said West ½ of the Northeast ¼ of Section 16, a distance of 2338.16 feet to the POINT OF BEGINNING; thence continue South 02°13'02" East, along said East line of the West ½ of the Northeast ¼ of Section 16, and then along the East line of the West ½ of the Southeast ¼ of Section 16, a distance of 1851.88 feet to a point on the Northerly right-of-way line of SE County Road 252; thence North 69°03'08" West, along said Northerly right-of-way line of SE County Road 252, a distance of 298.93 feet; thence North 00°05'16" East, a distance of 1776.39 feet; thence South 80°54'44" East, a distance of 207.41 feet to the POINT OF BEGINNING. Containing 10.02 acres, more or less.



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JAMES B. SMITH ON THE DATE ADJACENT TO THE SEAL.
PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

NORTH FLORIDA PROFESSIONAL SERVICES INC.
P.O. BOX 3823
LAKE CITY, FL 32096
CERTIFICATE OF AUTHORIZATION: 29011
JAMES B. SMITH, P.S.M. NO. 7355

THE ABOVE NAMED PROFESSIONAL SURVEYOR AND MAPPER SHALL BE RESPONSIBLE FOR THE FOLLOWING SHEETS IN ACCORDANCE WITH RULE 5J-17.002, F.A.C.

REVISIONS					NORTH FLORIDA PROFESSIONAL SERVICES, INC. P.O. BOX 3823 LAKE CITY, FL 32056 PH. 386-752-4675 LIC NO. LB8356	2551 BLAIRSTONE PINES DR. TALLAHASSEE, FL 32301 WWW.NFPS.NET	JOB NO. L240618RUS CA# 29011	SUWANNEE VALLEY HOLDINGS, LLC		SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION							
11/19/24	INGRESS AND EGRESS EASEMENTS AND DESCRIPTIONS ADDED. PARCEL DESCRIPTIONS CORRECTED.									1