

BLAINE ESTATES, PHASE I

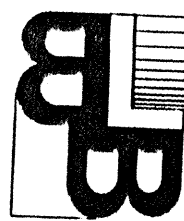
PARENT PARCEL # - 22-4S-16-03090-001 79.93 - 23.50 = 56.43 Ac.

HEADER PARCEL # - 22-4S-16-03090-100

**A S/D of a part of SW1/4 of SW1/4 of Sec. 22 - Twp. 4 South - Rge. 16 East,
containing 23.50 ac. & Recorded in Plat Bk. 7, Page 21.**

<u>ACRES</u>	<u>LOT #</u>	<u>PARCEL #</u>
1.08	1	03090-101
1.08	2	03090-102
1.08	3	03090-103
1.07	4	03090-104
1.01	5	03090-105
1.00	6	03090-106
1.00	7	03090-107
1.05	8	03090-108
1.05	9	03090-109
1.05	10	03090-110
1.05	11	03090-111
1.05	12	03090-112
1.05	13	03090-113
1.00	14	03090-114
1.01	15	03090-115
1.10	16	03090-116
1.10	17	03090-117
1.10	18	03090-118
1.10	19	03090-119

Tax Dist.	- 003	NBHD Cd.	-
Zoning	-	Utilities	-
Road	-	ORB	- 832-1279
Topo	-	Map #	- 46
		Value	-

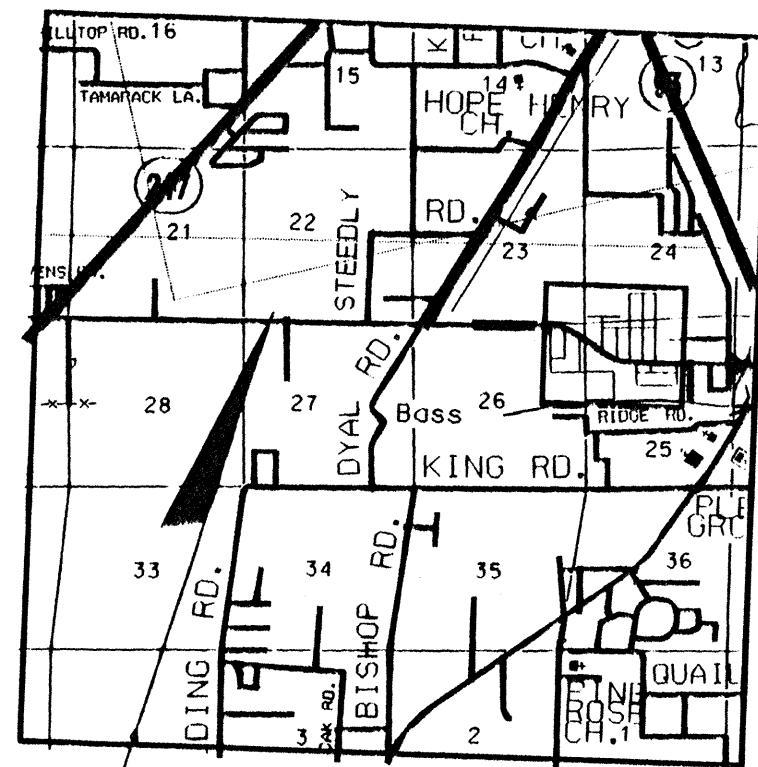


BAILEY BISHOP & LANE, INC.
 411 WEST BAYA AVENUE
 P. O. BOX 3717
 LAKE CITY, FL 32056-3717
 PH. (904) 752-5640
 FAX (904) 755-7771

BLAINE ESTATES, PHASE I

IN
 SW 1/4, SECTION 22, T4-S, R16-E
 COLUMBIA COUNTY, FLORIDA

PLAT BOOK 7 PAGE 22
 SHEET 2 OF 2



PROJECT LOCATION

DESCRIPTION

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 22, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN THENCE N 01°36'34" W ALONG THE WEST LINE OF SAID SECTION 22, 871.54 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE N 01°36'34" W ALONG SAID WEST LINE, 457.97 FEET TO THE NORTHWEST CORNER OF THE SW 1/4 OF SAID SECTION 22, THENCE N 88°05'27" E ALONG THE NORTH LINE OF SAID SW 1/4 OF SW 1/4, 1324.45 FEET TO THE NORTHEAST CORNER OF SAID SW 1/4 OF SW 1/4, THENCE S 01°00'09" E, 330.72 FEET, THENCE S 01°56'27" E, 103.73 FEET, THENCE S 88°05'27" W, 561.52 FEET, THENCE S 01°36'34" E, 23.21 FEET, THENCE S 01°54'19" E, 865.64 FEET TO THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. C-242 AND TO A POINT ON A CURVE, THENCE WESTERLY ALONG SAID NORTH RIGHT-OF-WAY LINE ALONG SAID CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 7599.44 FEET AND A CENTRAL ANGLE OF 01°35'56", AN ARC DISTANCE OF 212.06 FEET TO THE P.C. OF SAID CURVE, THENCE N 89°18'56" W 254.43 FEET TO THE POINT OF BEGINNING.

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS that C.R. 242 Land Trust, as owner, has caused the lands hereon shown to be surveyed, subdivided and platted, to be known as BLAINE ESTATES SUBDIVISION, and that all rights-of-way and easements are hereby dedicated to the perpetual use of the public for uses as shown hereon.

Daniel Crapps, Trustee
Lia Hicks, Witness
Mary Lyons, Witness
L. James Cherry, Trustee
Elvira Heywood, Witness
Wynn M. Haney, Witness

ACCEPTANCE FOR MAINTENANCE

I HEREBY CERTIFY that the improvements have been constructed in an acceptable manner and in accordance with County specifications or that a performance bond or instrument in the amount of \$ _____ has been posted to assure completion of all required improvements and maintenance in case of default.

SIGNED: Harle Crowder DATE: 8/18/99
 Director of Public Works

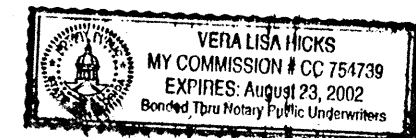
NOTES:

- BASIS OF BEARINGS IS THE SOUTH LINE OF SECTION 22, T4-S, R16-E.
- TOTAL ACRES IN SUBDIVISION IS 23.5483 AC.
- ACCORDING TO THE FLOOD INSURANCE RATE MAP (COMMUNITY PANEL NO. 120070 0175 B, EFFECTIVE DATE JANUARY 6, 1988) THE ABOVE DESCRIBED LANDS LIE IN ZONE X, AN AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN.
- PRELIMINARY PLAN APPROVED ON FEBRUARY 4, 1999.
- ERROR OF CLOSURE MATHEMATICALLY ADJUSTED TO ZERO.
- BUILDING SETBACK REQUIREMENTS ARE AS FOLLOWS:
 FRONT 25 FEET
 SIDE 10 FEET
 REAR 15 FEET
- UTILITY EASEMENTS ARE AS FOLLOWS:
 15' ALONG ROADS
 10' EACH SIDE OF SIDE LOT LINES

ACKNOWLEDGEMENT:

STATE OF FLORIDA, COUNTY OF COLUMBIA
 The foregoing dedication was acknowledged before me this 28 day of June, 1999, by Daniel Crapps, Trustee. He is personally known to me or has produced _____ as identification and (did/did not) take an oath.

SIGNED: Vera Lisa Hicks
 Notary Public



My Commission Expires: 8-23-02

ACKNOWLEDGEMENT:

STATE OF FLORIDA, COUNTY OF COLUMBIA
 The foregoing dedication was acknowledged before me this 29 day of JUNE, 1999, by L. James Cherry, Trustee. He is personally known to me or has produced 316-600-530-46-04 as identification and (did/did not) take an oath.

SIGNED: Randolph L. Randolph
 Notary Public



My Commission Expires: _____

COUNTY ATTORNEY'S CERTIFICATE

I HEREBY CERTIFY that I have examined the forgoing Plat and that it complies with the Columbia County Subdivision Ordinance and Chapter 177 of the Florida Statutes.

SIGNED: Melvin Seale DATE: 8/16/99
 County Attorney, Columbia Co.

CLERK'S CERTIFICATE

This plat having been approved by the Columbia County Board of County Commissioners is accepted for files and recorded this 25 day of August, 1999, Plat Book 7, Pages 21 and 22.
Ronald L. Randolph

SIGNED: _____
 Clerk of Circuit Court

CERTIFICATE OF COUNTY SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR AND MAPPER, AS PROVIDED UNDER CHAPTER 472 FLORIDA STATUTES AND IS IN GOOD STANDING WITH THE BOARD OF SURVEYORS AND MAPPERS, DOES HEREBY CERTIFY THAT ON BEHALF OF COLUMBIA COUNTY, FLORIDA ON 8/17/99 REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 177, FLORIDA STATUTES, AND SAID PLAT MEETS ALL THE REQUIREMENTS OF CHAPTER 177, AS AMENDED.

NAME: Daniel Crapps
 DATE: 8/17/99
 REGISTRATION NUMBER: 3628

SURVEYORS CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR AND MAPPER, AS PROVIDED UNDER CHAPTER 472 FLORIDA STATUTES AND IS IN GOOD STANDING WITH THE BOARD OF SURVEYORS AND MAPPERS, DOES HEREBY CERTIFY THAT ON 6-16-99 HE COMPLETED THE SURVEY OF THE LANDS AS SHOWN ON THE FOREGOING PLAT OR PLAN; THAT SAID PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS THEREIN DESCRIBED AND PLATTED AND SUBDIVIDED; THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS HAVE BEEN PLACED AS SHOWN AND THAT THE SURVEY DATA SHOWN HEREON COMPLIES WITH ALL OF THE REQUIREMENTS OF THE COLUMBIA COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177, FLORIDA STATUTES, AS AMENDED; AND THAT SAID LANDS ARE LOCATED IN SECTION 22, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA.

DATE: 6/28/99 SIGNED: John M. Lane

CERTIFICATE OF SUBDIVIDER'S ENGINEER

THIS IS TO CERTIFY THAT ON 6/30/99, GREGORY G. BAILEY, REGISTERED FLORIDA ENGINEER, AS SPECIFIED WITHIN CHAPTER 471, FLORIDA STATUTES, LICENSE NO. 43858, DOES HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN COMPLIANCE WITH THE APPROVED CONSTRUCTION PLANS AND IF APPLICABLE, ANY SUBMITTED "AS BUILT" BLUEPRINTS IN ACCORDANCE WITH THE REQUIREMENTS OF THE BOARD OF COUNTY COMMISSIONERS OF COLUMBIA COUNTY, FLORIDA.

G. G. Bailey
 REGISTERED FLORIDA ENGINEER
6/30/99

CURVE DATA

CURVE NO.	RADIUS	DELTA	ARC LENGTH	CHORD DISTANCE	CHORD BEARING
1-1	30.00'	92°34'08"	48.47'	43.37'	N 44°24'00" E
5-1	60.00'	25°43'19"	26.94'	26.71'	S 52°45'44" W
5-2	30.00'	48°10'46"	25.23'	24.49'	S 63°59'45" W
5-3	30.00'	90°01'29"	47.14'	42.44'	S 46°53'49" E
6-1	60.00'	89°41'26"	93.92'	84.62'	N 69°31'53" W
7-1	60.00'	78°15'44"	81.96'	75.73'	N 14°26'41" E
8-1	30.00'	48°10'46"	25.23'	24.49'	S 67°48'52" E
8-2	60.00'	82°42'18"	86.61'	79.28'	S 85°04'18" E
12-1	270.00'	36°37'56"	172.62'	169.70'	N 69°46'31" E
13-1	30.00'	89°59'46'	47.12'	42.43'	N 43°05'34" E
13-2	330.00'	28°59'40"	167.00'	165.22'	N 73°35'37" E
14-1	30.00'	90°00'14"	47.13'	42.43'	S 46°54'26" E
15-1	30.00'	89°58'31"	47.11'	42.42'	N 43°06'11" E
19-1	30.00'	87°35'12"	45.86'	41.52'	N 45°40'16" W
B-2	7599.44'	01°35'56"	212.06'	212.05'	S 89°52'33" W
CL-1	300.00'	32°20'51"	169.37'	167.13'	N 71°55'02" E

OPTIONAL RECORDS 200 456 2424



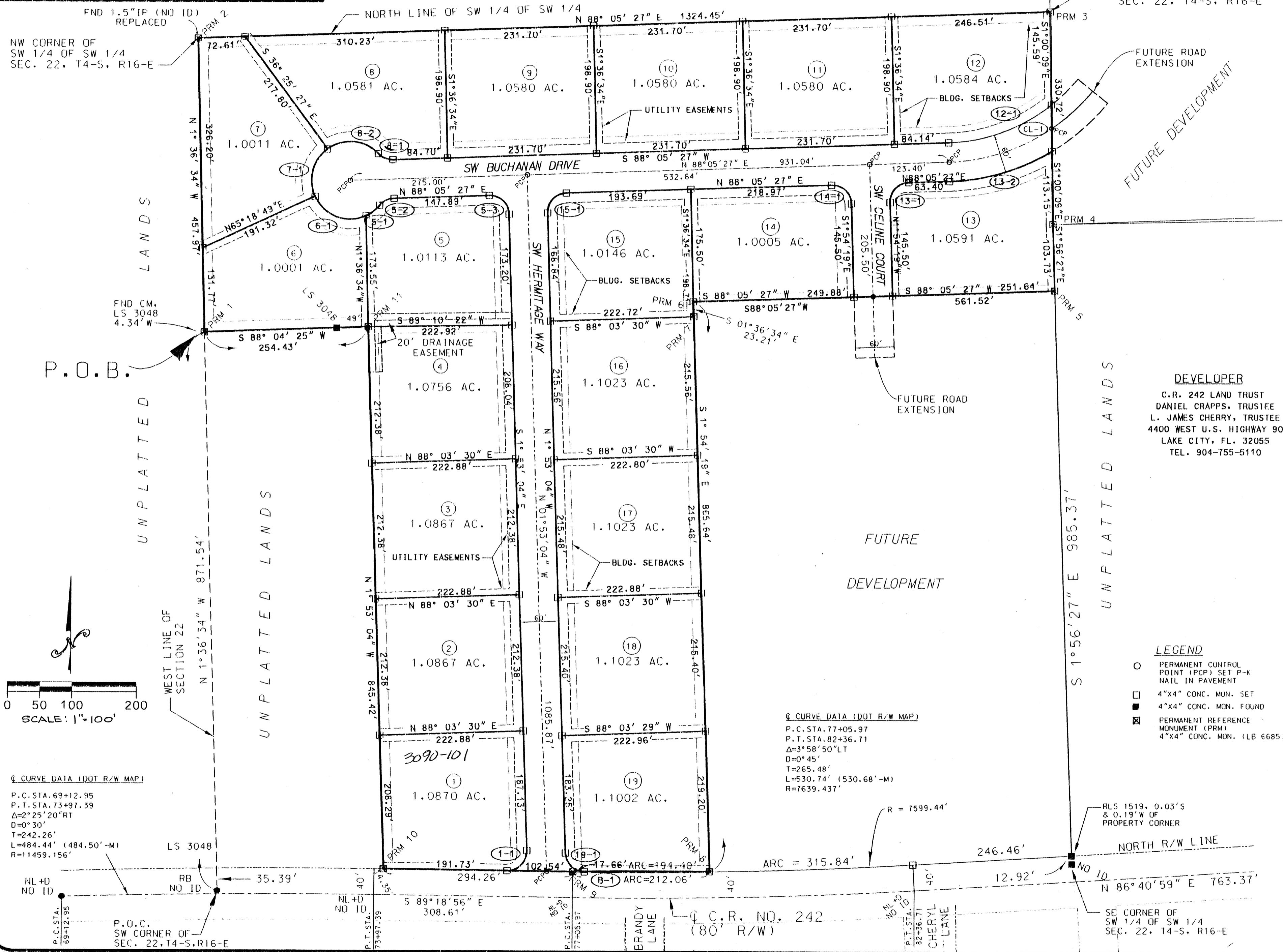
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 COLUMBIA COUNTY, FLORIDA

PLAT BOOK 7 PAGE 21
 SHEET 1 OF 2

NOTE:
 LOTS 8, 9 & 10 MIN.
 ELEVATION TO BE AT
 OR ABOVE ROAD GRADE



① CURVE DATA (DOT R/W MAP)
 P.C. STA. 69+12.95
 P.T. STA. 73+97.39
 $\Delta=2^{\circ}25'20''$ RT
 $D=0^{\circ}30'$
 $T=242.26'$
 $L=484.44'$ (484.50'-M)
 $R=11459.156'$

② CURVE DATA (DOT R/W MAP)
 P.C. STA. 77+05.97
 P.T. STA. 82+36.71
 $\Delta=3^{\circ}58'50''$ LT
 $D=0^{\circ}45'$
 $T=265.48'$
 $L=530.74'$ (530.68'-M)
 $R=7639.437'$

- LEGEND**
- PERMANENT CONTROL POINT (PCP) SET P-X NAIL IN PAVEMENT
 - 4"x4" CONC. MON. SET
 - 4"x4" CONC. MON. FOUND
 - ⊠ PERMANENT REFERENCE MONUMENT (PRM) 4"x4" CONC. MON. (LB 6685)

FILE NUMBER 99-14695
 FILED AND RECORDED IN THE OFFICIAL RECORDS
 OF COLUMBIA COUNTY, FLORIDA
8-25, 19 99 AT 3:58 O'CLOCK P
 BY: [Signature]
 CLERK OF COURTS
 COLUMBIA COUNTY, FLORIDA

DEVELOPER
 C.R. 242 LAND TRUST
 DANIEL CRAPPS, TRUSTEE
 L. JAMES CHERRY, TRUSTEE
 4400 WEST U.S. HIGHWAY 90
 LAKE CITY, FL. 32055
 TEL. 904-755-5110

NL+D NO ID
 RB NO ID
 P.C. STA. 89+12.95
 P.O.C. SW CORNER OF SEC. 22, T4-S, R16-E
 P.T. STA. 82+36.71
 P.C. STA. 77+05.97
 P.T. STA. 82+36.71
 C.R. NO. 242 (80' R/W)
 BRANDY LANE
 CHERYL LANE
 NL+D NO ID
 RB NO ID
 P.T. STA. 82+36.71
 P.C. STA. 77+05.97
 SE CORNER OF SW 1/4 OF SW 1/4 SEC. 22, T4-S, R16-E
 SW CORNER OF NE 1/4 OF SW 1/4 SEC. 22, T4-S, R16-E