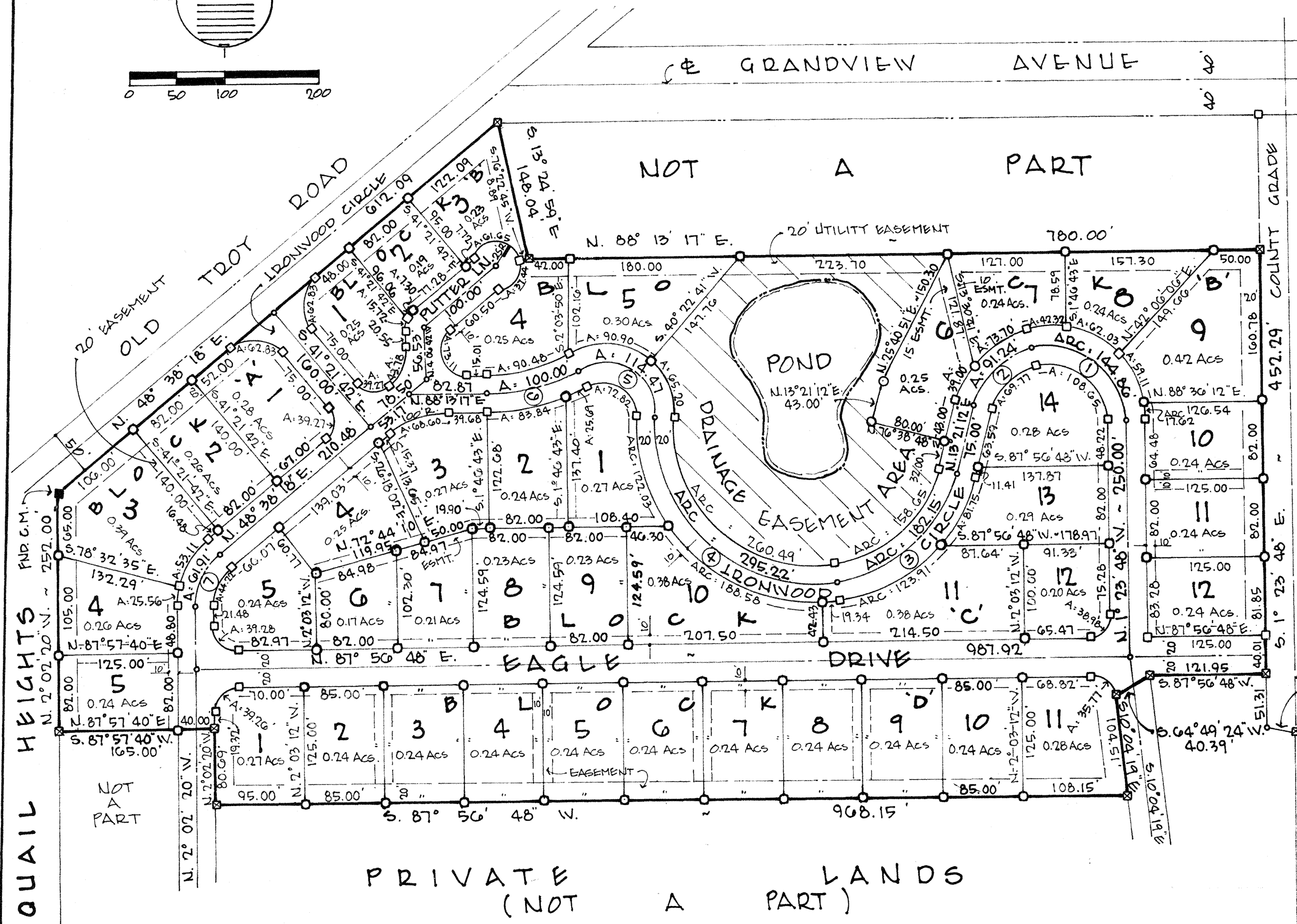
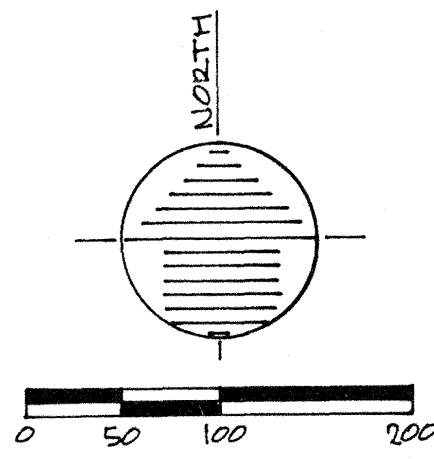


QUAIL RIDGE ESTATES UNIT 1

A SUBDIVISION IN SECTION 1, TOWNSHIP 4 SOUTH, RANGE 16 EAST COLUMBIA COUNTY, FLORIDA

NOTES:

1. BUILDING SETBACK LINES FOR SUBDIVISION ARE 20' ON FRONT, 15' ON REAR AND 10' ON SIDES.
2. ALL PROPERTY FRONT LINES HAVE 10' EASEMENT, ALL REAR PROPERTY LINE EASEMENTS ARE 20 FEET.



CURVE DATA

1. $\Delta: 103^{\circ}45'00''$ R: 80.00 T: 101.94 L: 144.80	5. $\Delta: 119^{\circ}15'00''$ R: 55.00 T: 93.84 L: 114.47
2. $\Delta: 61^{\circ}30'00''$ R: 85.00 T: 50.57 L: 91.24	6. $\Delta: 27^{\circ}17'05''$ R: 210.00 T: 50.97 L: 100.00
3. $\Delta: 97^{\circ}20'00''$ R: 155.00 T: 103.24 L: 182.15	7. $\Delta: 50^{\circ}40'38''$ R: 70.00 T: 33.15 L: 61.91
4. $\Delta: 99^{\circ}30'00''$ R: 170.00 T: 120.81 L: 245.22	

MINIMUM FLOOR ELEVATIONS

BLOCK 'A' & BLOCK 'D' = 105.50
 BLOCK 'C' = 105.00
 BLOCK 'B' LOTS 1-3 & LOTS 6-8 = 105.00
 BLOCK 'B' LOTS 4 & 5 = 104.50
 BLOCK 'B' LOTS 9-12 = 105.50

LEGEND:

1. \bullet PERMANENT REFERENCE MONUMENT (P.R.M. 3712)
2. \circ PERMANENT CONTROL POINT (P.C.P. 3712)
3. READINGS PROJECTED FROM SIGHT OF GRANDVIEW AVE. ERROR OF CLOSURE OF SURVEY BEFORE BALANCING WAS 1: 36,657
4. PRELIMINARY PLAT WAS APPROVED ON _____
5. UTILITY EASEMENTS ARE 20' WIDE UNLESS NOTED.
6. \circ 3/8" REBAR AND CAP SET (3712)
7. \square 4" CONC. MON. SET (KEEN 3712)

NOTES:

1. A SMALL PORTION OF THE PROPERTY LIES WITHIN A FLOOD ZONE 'A' AREA PER F.I.A. FLOOD HAZARD BOUNDARY MAP (COMMUNITY PANEL NO. 120070 0175 B)
2. THERE WILL BE ADDITIONAL RESTRICTIONS NOT RECORDED ON THIS PLAT THAT CAN BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. IN O.R.B. _____ PAGE _____
3. ALL UTILITY EASEMENTS SHOWN ON THIS PLAT SHALL CONSTITUTE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRICITY, TELEPHONE, CATV AND PUBLIC UTILITIES WHICH MAY SERVE THE LANDS ENCOMPASSED BY THIS PLAT.
4. RETENTION POND AND DRAINAGE EASEMENT AREA TO BE MAINTAINED BY PROPERTY OWNERS ASSOCIATION

DESCRIPTION:

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 SECTION 1, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN N. 1° 23' 48" W. ALONG THE EAST LINE OF SAID SW 1/4 OF THE NE 1/4 042.18 FEET TO THE SOUTHERLY RIGHT OF WAT LINE OF A GRADED COUNTY MAINTAINED ROAD; THENCE S. 80° 53' 58" W. ALONG SAID SOUTHERLY RIGHT OF WAT LINE 305.51 FEET TO THE WEST RIGHT OF WAT LINE OF SAID COUNTY GRADED ROAD; THENCE N. 1° 23' 48" W. ALONG SAID WEST RIGHT OF WAT LINE 51.31 FEET TO THE POINT OF BEGINNING; THENCE S. 87° 50' 48" W. 121.95 FEET; THENCE S. 04° 49' 24" W. 40.39 FEET; THENCE S. 10° 04' 19" E. 104.51 FEET; THENCE S. 87° 50' 48" W. 908.15 FEET; THENCE N. 2° 02' 20" W. 80.69 FEET; THENCE S. 87° 57' 40" W. 105.00 FEET; THENCE N. 2° 02' 20" W. 252.00 FEET TO THE SOUTHERLY RIGHT OF WAT LINE OF OLD TROT ROAD; THENCE N. 48° 38' 18" E. ALONG SAID SOUTHERLY RIGHT OF WAT LINE 012.09 FEET TO A POINT AT ITS INTERSECTION WITH THE SOUTH RIGHT OF WAT LINE OF GRANDVIEW AVENUE; THENCE S. 13° 24' 54" E. 148.04 FEET; THENCE N. 88° 13' 17" E. 780.00 FEET TO SAID WEST RIGHT OF WAT LINE OF GRADED COUNTY MAINTAINED ROAD; THENCE S. 1° 23' 48" E. ALONG SAID WEST RIGHT OF WAT LINE 452.29 FEET TO THE POINT OF BEGINNING; CONTAINING 15.67 ACRES MORE OR LESS.

FILE NUMBER: 91-17127
 FILED AND RECORDED IN THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA
 12-12-1997 10:24 AM 12:24 O'CLOCK P.M.
 BY: *[Signature]*
 CLERK OF COURTS
 COLUMBIA COUNTY, FLORIDA

OFFICIAL RECORDS
 BOOK 22 PAGE 1427

PRIVATE LANDS (NOT PART)

QUAIL HEIGHTS (NOT A PART)

PRIVATE LANDS (NOT A PART)

SE COR. OF THE SW 1/4 OF THE NE 1/4, SEC. 1

QUAIL RIDGE ESTATES UNIT 1

PLAT BOOK 6 PAGE 62A
SHEET 2 OF 2

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT BARNETT BANK OF NORTH CENTRAL FLORIDA, AS OWNER HAS CAUSED THE LANDS HEREON SHOWN TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS "QUAIL RIDGE ESTATES, UNIT 1", AND THAT ALL ROADS, STREETS, ALLEYS AND OTHER RIGHTS OF WAY, AND ALL EASEMENTS SHOWN ON THE PLAT, OTHER THAN THE DRAINAGE EASEMENT AREA AND POND, ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC. ALL UTILITY EASEMENTS, SHOWN ON THIS PLAT, SHALL CONSTITUTE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRIC, TELEPHONE, CATV, WATER AND SEWER UTILITIES AND ANY AND ALL OTHER PUBLIC OR PRIVATE UTILITIES WHICH MAY SERVE THE LANDS ENCOMPASSED BY OR IN THIS PLAT. THE POND AND DRAINAGE EASEMENT AREA DEPICTED AND DELINEATED ON THE PLAT AND THE SURFACEWATER MANAGEMENT SYSTEM ARE NOT DEDICATED TO THE PUBLIC, BUT RATHER ARE DEDICATED TO THE OWNERS OF THE LOTS INCLUDED IN THE PLAT WHO SHALL ASSUME THE RESPONSIBILITIES FOR ALL PROPER AND CONTINUOUS MAINTENANCE THEREOF THROUGH A PROPERTY OWNERS' ASSOCIATION.

IN WITNESS WHEREOF, BARNETT BANK OF NORTH CENTRAL FLORIDA, A FLORIDA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS SENIOR VICE-PRESIDENT, GEORGE C. HINCKLEY, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, IN ITS NAME AND WITH ITS CORPORATE SEAL AFFIXED THIS _____ DAY OF _____, 1991.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF: _____
BARNETT BANK OF NORTH CENTRAL FLORIDA

BY: _____
GEORGE C. HINCKLEY, SENIOR VICE-PRESIDENT

WITNESS: _____

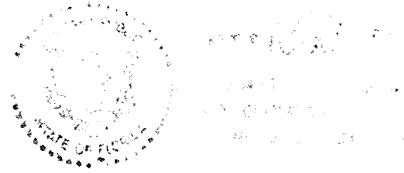
WITNESS: _____

STATE OF FLORIDA, COUNTY OF COLUMBIA

I HEREBY CERTIFY THAT ON THIS _____ DAY OF _____, 1991, BEFORE ME PERSONALLY APPEARED GEORGE C. HINCKLEY, SENIOR VICE-PRESIDENT OF BARNETT BANK OF NORTH CENTRAL FLORIDA, A FLORIDA CORPORATION, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE SAME FREELY AND VOLUNTARILY AS THE ACT AND DEED OF SAID CORPORATION AFFIXED THERETO.

NOTARY PUBLIC, STATE OF FLORIDA

MY COMMISSION EXPIRES: _____



SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT PLAT OF THE LANDS SURVEYED AND SHOWN HEREON, THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS HAVE BEEN SET AND THAT THE SURVEY DATA COMPLIES WITH THE LAKE CITY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.

SIGNED: Curtis E. Keen
CURTIS E. KEEN, PLS
FLA. REG. CERT. NO. 3712
DATE: 9/27/91

COUNTY CLERK'S CERTIFICATE:

THIS PLAT HAVING BEEN APPROVED BY THE CITY COUNCIL OF THE CITY OF LAKE CITY, FLORIDA IS ACCEPTED FOR FILES AND RECORDED THIS 19 DAY OF October A.D. 1991 IN PLAT BOOK 6 PAGE 62A OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

P. DeWitt Carson

CLERK OF THE CIRCUIT COURT
COLUMBIA COUNTY, FLORIDA

APPROVED:

THE CITY OF LAKE CITY PLANNING AND ZONING BOARD

BY: _____
ITS CHAIRMAN

ATTEST: Rose M. Scott
ITS SECRETARY

DATE: October 9, 1991

APPROVED:

THE CITY OF LAKE CITY, FLORIDA

BY: T. Gerald Witt
T. GERALD WITT, MAYOR

ATTEST: James R. Minchin
JAMES R. MINCHIN
CITY AUDITOR AND CLERK

DATE: October 1, 1991

ACCEPTANCE FOR MAINTENANCE:

I HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS, INCLUDING STREETS, HAVE BEEN CONSTRUCTED IN AN ACCEPTABLE MANNER AND IN ACCORDANCE WITH CITY SPECIFICATIONS. BY ACCEPTANCE OF THIS PLAT, CITY OF LAKE CITY, FLORIDA, ASSUMES NO RESPONSIBILITY FOR THE MAINTENANCE OF THE POND, DRAINAGE EASEMENT AREA, OR ANY PART OF THE SURFACEWATER MANAGEMENT SYSTEM REQUIRED BY THE SUWANNEE RIVER WATER MANAGEMENT DISTRICT. THE OWNERS OF THE LOTS, THROUGH A HOMEOWNERS' ASSOCIATION, SHALL ASSUME THE RESPONSIBILITY FOR THE PROPER AND CONTINUOUS MAINTENANCE OF THE POND, DRAINAGE EASEMENT AREA AND SURFACEWATER MANAGEMENT SYSTEM LOCATED UPON THE LANDS INCLUDED IN THIS PLAT.

DATE: _____
W. TERRY CREWS, DIRECTOR OF PUBLIC WORKS

CITY ATTORNEY'S CERTIFICATE:

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND THAT IT COMPLIES WITH ALL REQUIREMENTS OF THE CITY OF LAKE CITY'S SUBDIVISION ORDINANCE, EXCEPT THOSE REQUIREMENTS WHICH HAVE BEEN WAIVED BY THE CITY PURSUANT TO RESOLUTION NO. 91-083, AND ALSO COMPLIES WITH CHAPTER 177 OF THE FLORIDA STATUTES.

DATE: October 10 1991
Herbert F. Darby
HERBERT F. DARBY, CITY ATTORNEY

**KEEN ENGINEERING &
SURVEYING, INC.**
RT. 2 BOX 88
LIVE OAK, FLORIDA
904/382-4787

FILE NUMBER 91-17127
FILED AND RECORDED IN THE OFFICIAL RECORDS
OF COLUMBIA COUNTY, FLORIDA
12-17-91 12:34 BOOK 6
BY: P. DeWitt Carson
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA

OFFICIAL RECORDS
BOOK 6 PAGE 62A