

FIELDS OF FALMOUTH
IN SECTION 36, TOWNSHIP 1 SOUTH, RANGE 12 EAST,
SUWANNEE COUNTY, FLORIDA

DESCRIPTION:
PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 1 SOUTH, RANGE 12 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF REFERENCE COMMENCE AT THE NORTHEAST CORNER OF SAID SOUTHEAST 1/4 OF THE NORTHEAST 1/4, THENCE RUN SOUTH 89°57'04" WEST ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4 OF THE NORTHEAST 1/4, THENCE RUN SOUTH 89°57'04" WEST ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 OF THE NORTHEAST 1/4, THENCE RUN SOUTH 03°40'10" EAST, A DISTANCE OF 665.79 FEET, THENCE RUN NORTH 82°18'10" WEST ALONG SAID SOUTH 89°57'04" WEST LINE, A DISTANCE OF 41.91 FEET, THENCE CONTINUE ALONG SAID NORTH 82°18'10" WEST LINE, A DISTANCE OF 1347.71 FEET TO THE NORTH LINE OF SAID SOUTHEAST 1/4 OF THE NORTHEAST 1/4, THENCE RUN NORTH 88°57'04" EAST ALONG SAID NORTH LINE, A DISTANCE OF 2037.97 ACRES MORE OR LESS.

ADOPTION AND DEDICATION:
KNOWN ALL MEN BY THESE PRESENTS THAT ANDREW S. BULLARD, AS MANAGING MEMBER OF COLUMBIA LAND MAINTENANCE, LLC, HAS PLACED TO BE KNOWN AND RECORDED THIS PLAT AND THE RIGHTS, STREETS AND EASEMENTS FOR UTILITIES, DRAINAGE AND OTHER PURPOSES HEREON SHOWN ARE HEREBY DEDICATED TO THE PUBLIC BY AND FOR SAID MEMBER.
Andrew S. Bullard
MANAGING MEMBER
COLUMBIA LAND MAINTENANCE, LLC
130 WEST HOWARD STREET
LAKE CITY, FLORIDA 32056
(386) 755-4050

WITNESSES:
Holly C. Tanner
Carrie B. Roberts
WITNESS
Carrie B Roberts

STATE OF FLORIDA, COUNTY OF COLUMBIA:
I HEREBY CERTIFY ON THIS 22 DAY OF JUNE A.D. 2020, BEFORE ME PERSONALLY APPEARED ANDREW S. BULLARD TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND HE ACKNOWLEDGED EXECUTION THEREOF.
WITNESS MY HAND AND SEAL AT COLUMBIA COUNTY, STATE OF FLORIDA, THIS 22 DAY OF JUNE A.D. 2020
Will Robinson
NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES 5-18-22

APPROVED BY BOARD OF COUNTY COMMISSIONERS, SUWANNEE COUNTY, FLORIDA:
Sharon Woods
CHAIRMAN
DATE: 07.07.20
ATTEST
Sharon Woods

CERTIFICATE OF CLERK:
I HEREBY CERTIFY THAT THE FOREGOING PLAT, HAVING BEEN DULY APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF SUWANNEE COUNTY, FLORIDA WAS ACCEPTED AND FILED FOR RECORD THIS 22 DAY OF JUNE A.D. 2020, IN ACCORDANCE WITH SECTION 212.02 OF THE PUBLIC RECORDS STATUTE OF SUWANNEE COUNTY, FLORIDA.
Sharon Woods
CLERK OF COUNTY, SUWANNEE COUNTY, FLORIDA

CERTIFICATE OF SURVEYOR:
I, THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEY AND MAPPER'S FIELD NOTES AND ALL REQUIREMENTS OF CHAPTER 129, FLORIDA STATUTES AND THAT THE FOREGOING INSTRUMENTS WITH MONUMENTS WERE INSTALLED AS OF THE 17TH DAY OF MAY, 2020. THE FOREGOING CONTROL POINTS AND CONTROL POINTS WERE INSTALLED AS OF THE 17TH DAY OF MAY, 2020.
Michael B. Durem
MICHAEL B. DUREM
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 6333
DATE: MAY 14, 2020

SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

SCALE: 1" = 100'

REVISED:	DATE SURVEYED: 05-12-2020	DRAWN BY: SH
APPROVED BY:	DATE DRAWN: 05-14-2020	

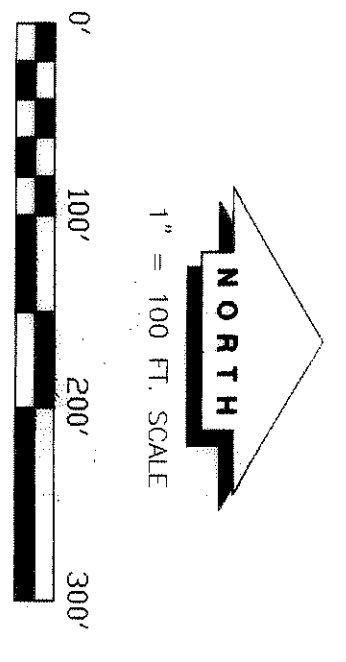
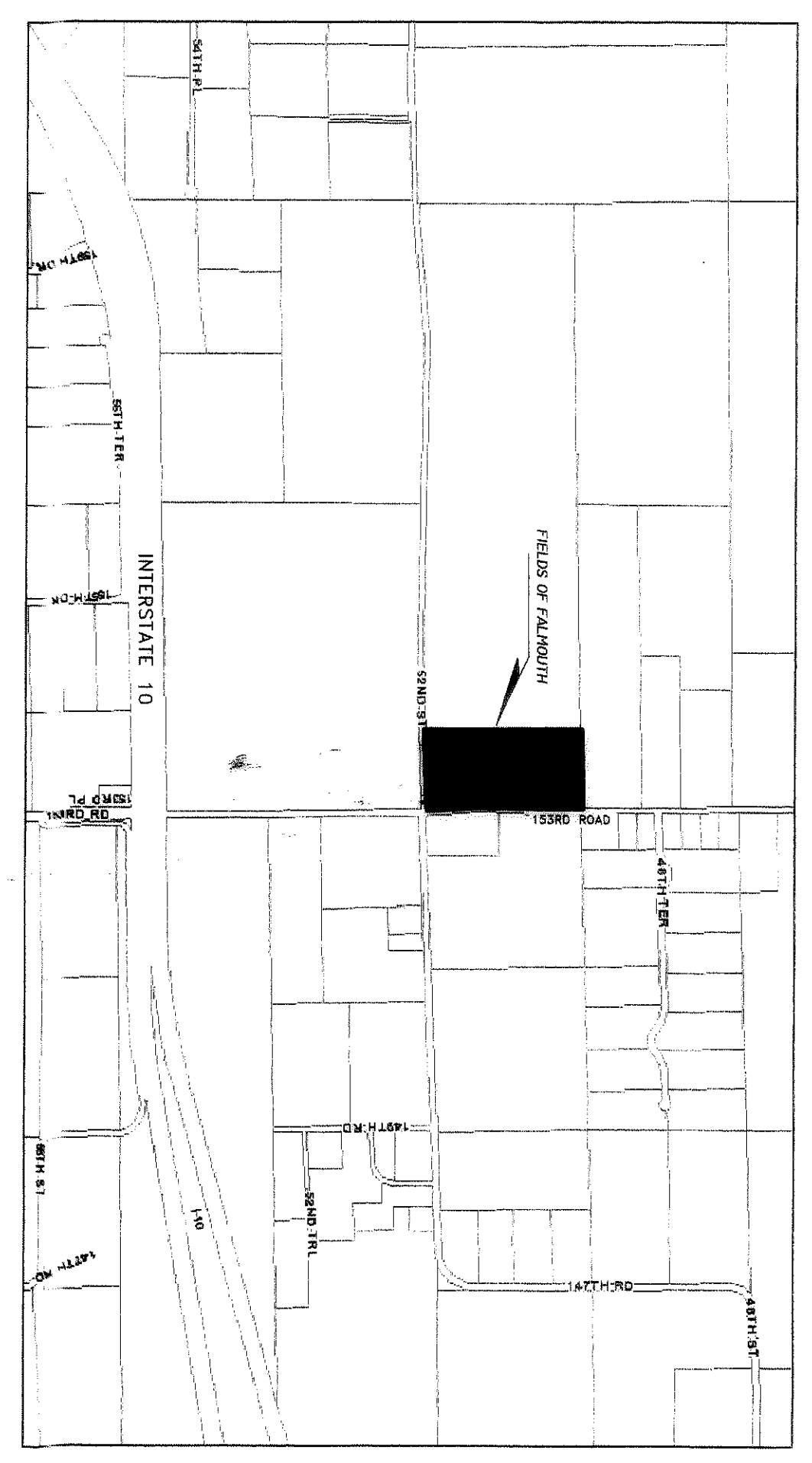
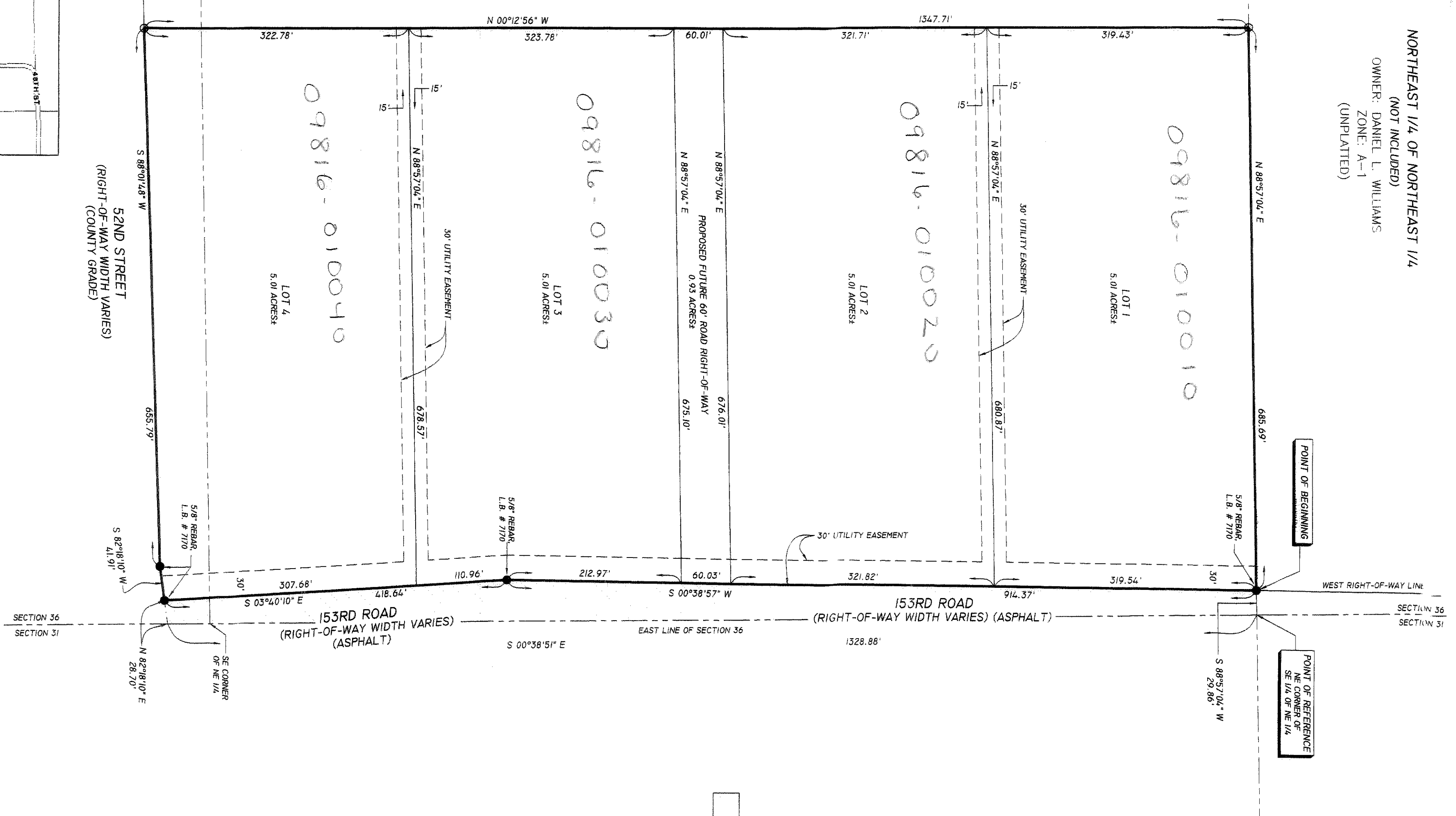
LAND SURVEYORS:
J. CHERMAN FRIER & ASSOCIATES, INC.
CERTIFICATE OF AUTHORIZATION - L#9 7170
130 WEST HOWARD STREET, LAKE CITY, FLORIDA 32056
PHONE: 386-582-4629
FAX: 386-582-5270
michael@chermanfrier.com

NORTHEAST 1/4 OF NORTHEAST 1/4
(NOT INCLUDED)
OWNER: DANIEL L. WILLIAMS
ZONE: A-1
(UNPLATTED)

PART OF SOUTHEAST 1/4 OF NORTHEAST 1/4
(NOT INCLUDED)
OWNER: COLUMBIA LAND MAINTENANCE, LLC
ZONE: A-1
(UNPLATTED)

OWNER: JESSE G. CARUTHERS, JR.
ZONE: A-1
(UNPLATTED)
PART OF NE 1/4 OF SE 1/4
(NOT INCLUDED)

VICINITY MAP
NOT TO SCALE



NH Code - 5395

UTILITY EASEMENT DETAIL:
3" - 5"
5" - 10"
10" - 15"
15" - 30"

FLOOD ZONE INFORMATION
THE PROPERTY AS SHOWN IS WITHIN ZONE "X" PER THE FLOOD INSURANCE RATE MAP OF THE RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY PANEL NO. 120500 0130B.

SPECIAL NOTE:
THERE ARE NO LAKES, MARSHES, SWAMPS, WETLANDS, MUCK POCKETS OR WATER COURSES ON SUBJECT PROPERTY.

BUILDING SET BACKS:
FRONT: 30.00 FEET
SIDE: 15.00 FEET
REAR: 15.00 FEET

ZONING:
A-1 AGRICULTURAL-1

FINISHED FLOOR CRITERIA:
NO PORTION OF THE SITE RESIDES IN A DESIGNATED FLOOD PRONE AREA OF DEPRESSIONS, WHEN ESTABLISHING A FINISHED FLOOR ELEVATION OF A BUILDING OR STRUCTURE SHALL BE THE HIGHER OF THE FINISHED FLOOR ELEVATION OF THE ADJACENT BUILDING OR STRUCTURE OR THE FINISHED FLOOR ELEVATION OF THE BUILDING FOOTPRINT IN ADDITION, ON SLOPING LOTS, THE FINISHED FLOOR ELEVATION SHALL BE DETERMINED AROUND STRUCTURES WITH STAIRS.

BUILDING PERMIT NOTE:
A BUILDING PERMIT FOR THE CONSTRUCTION OR LOCATION OF ANY RESIDENTIAL BUILDING OR STRUCTURE SHALL NOT BE ISSUED FOR LESS THAN ONE ENTIRE LOT AS SHOWN ON THIS SUBDIVISION PLAT, EXCEPT AS OTHERWISE PROVIDED BY LAW.

SPECIAL NOTE:
WATER RUN-OFF FROM EXISTING COUNTY ROAD RIGHT-OF-WAY MAY OCCUR DURING HEAVY RAINS.

NOTICE AND WARNING TO PROSPECTIVE PURCHASERS OF LOTS IN FIELDS OF FALMOUTH:
BEFORE ANY LOT IN THE SUBDIVISION WHICH ARE IN CLOSE PROXIMITY TO VARIOUS AGRICULTURAL OPERATIONS, THE BUYER OF ANY SUCH LOT SHALL BE ADVISED THAT THERE MAY BE CONTAMINATION OF SOILS, FLEAS, POSSIBLE POLLUTANTS AND NOISES THAT MAY BE OFFENSIVE.

- ABBREVIATIONS**
CONC. - CONCRETE
IP - IRON PIPE
REB. - REBAR
SBS - STEEL
SVE - ASPHALT
NO ID FOUND - IDENTIFICATION
CM - CONCRETE MONUMENT
OBG - OFFICIAL RECORDS BOOK
PAG - PAGE(S)
(FM) - FIELD MEASURED
(N) - NEDD
(O) - OBTAIN
(C) - CALCULATED
(R) - RECORD
(R) - RECORD
O/S - OFFSET
OFFSET - REVERSAL OF TRANSPORTATION
P.C. - POINT OF CURVATURE
P.T.C. - POINT OF TANGENCY
P.I.C. - POINT OF INTERSECTION
P.M. - POINT OF MISCURVATURE
R/W - RIGHT-OF-WAY
C.C.P. - CENTER POINT OF CURVATURE
E.P. - EDGE OF PAVEMENT

DEVELOPER:
COLUMBIA LAND MAINTENANCE, LLC
130 WEST HOWARD STREET
LAKE CITY, FLORIDA 32056
(386) 755-4050

SUBDIVIDER'S AGENT:
Michael B. Durem
130 WEST HOWARD STREET
LAKE CITY, FLORIDA 32056
(386) 582-4629

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 127 BY:
Michael B. Durem
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 4708