

"SAND PINE ESTATES" SECTION 33, TOWNSHIP 4 SOUTH, RANGE 15 EAST, SUWANNEE COUNTY, FLORIDA

SECTION 33, TOWNSHIP 4 SOUTH, RANGE 15 EAST.

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS OF SUWANNEE COUNTY, FLORIDA
THIS IS TO CERTIFY THAT ON November 2016, THE FOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF SUWANNEE COUNTY, FLORIDA.

CHAIRMAN
[Signature]
CLERK OF THE COUNTY COMMISSION
[Signature]

CERTIFICATE OF FILE

I HEREBY CERTIFY THAT THE FOREGOING PLAT, HAVING BEEN DULY APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF SUWANNEE COUNTY, FLORIDA, IS RECORDED IN THE PUBLIC RECORDS OF SAID SUWANNEE COUNTY, FLORIDA.

NOTICE

ALL PLATED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES. SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES AND OPERATION OF CABLE TELEVISION SERVICES. IN THE EVENT THAT A CABLE TELEVISION COMPANY HARMES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

DEDICATION

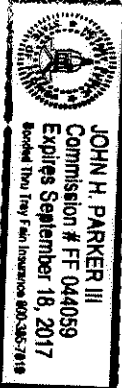
KNOW ALL MEN BY THESE PRESENTS THAT SCOTT SCHLITZ AS OWNER, HAS GRANTED THE LANDS HEREIN DESCRIBED, TO BE SURVEYED, SUBDIVIDED AND PLATTED TO THE PERMANENT USE OF THE PUBLIC, AND THAT ALL ROADS, STREETS, AND ALL EASEMENTS FOR PERPETUAL USE OF THE PUBLIC ARE HEREBY DEDICATED TO THE PUBLIC.

[Signature] WITNESS AS TO OWNER

SCOTT SCHLITZ
4907 DREGGA FARMS CIRCLE
JACKSONVILLE, FL 32210

ACKNOWLEDGMENT, STATE OF FLORIDA, COUNTY OF DUVAL
I HEREBY CERTIFY THAT ON THIS 27th DAY OF October, 2016 A.D. BEFORE ME PERSONALLY APPEARED SCOTT SCHLITZ AS OWNER, TO ME KNOWN TO BE THE PERSON EXECUTING THE FOREGOING DEDICATION AND ACKNOWLEDGED THE EXECUTION THEREOF. IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL ON THE ABOVE DATE.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE



SPECIAL NOTES

1. AS PER OUR OBSERVATION THERE ARE NO LAKES, MARSHES, SWAMPS, WETLANDS, OR OTHER NATURAL FEATURES ON THIS PARCEL WHOSE DESTRUCTION OR REMOVAL MAY BE NECESSARY TO CONDUCT THE PROJECT.

NOTICE AND WARNING TO PROSPECTIVE PURCHASERS OF LOTS IN SAND PINE ESTATES: THERE ARE LOTS IN THE SUBDIVISION WHICH ARE IN CLOSE PROXIMITY TO WADING AND/OR TROPICAL FORESTS, AND ARE SUBJECT TO SUEP REGULATION AND CONTROL. ANY SUCH LOTS SHALL BE AVOIDED IN THE CONDUCT OF THE PROJECT.

BUILDING PERMIT NOTE

A BUILDING PERMIT FOR THE CONSTRUCTION OR LOCATION OF ANY RESIDENTIAL BUILDING OR STRUCTURE SHALL BE OBTAINED FROM THE SUWANNEE COUNTY ENGINEER'S OFFICE PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. THE PERMIT SHALL BE OBTAINED FROM THE SUWANNEE COUNTY ENGINEER'S OFFICE PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

FLOOD ZONE CRITERIA

NO PORTIONS OF THIS PARCEL RESIDE IN A DESIGNATED FLOOD PRONE AREA, NO STRUCTURE SHALL BE LOCATED WITHIN SUCH AREA OR BE SUBJECT TO SUCH AREA. THE SUBDIVISION SHALL BE CONSTRUCTED IN ACCORDANCE WITH ALL APPLICABLE FLOOD CONTROL REGULATIONS. THE SUBDIVISION SHALL BE CONSTRUCTED IN ACCORDANCE WITH ALL APPLICABLE FLOOD CONTROL REGULATIONS.

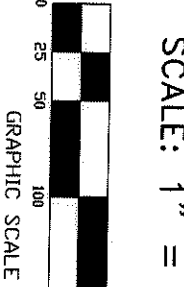
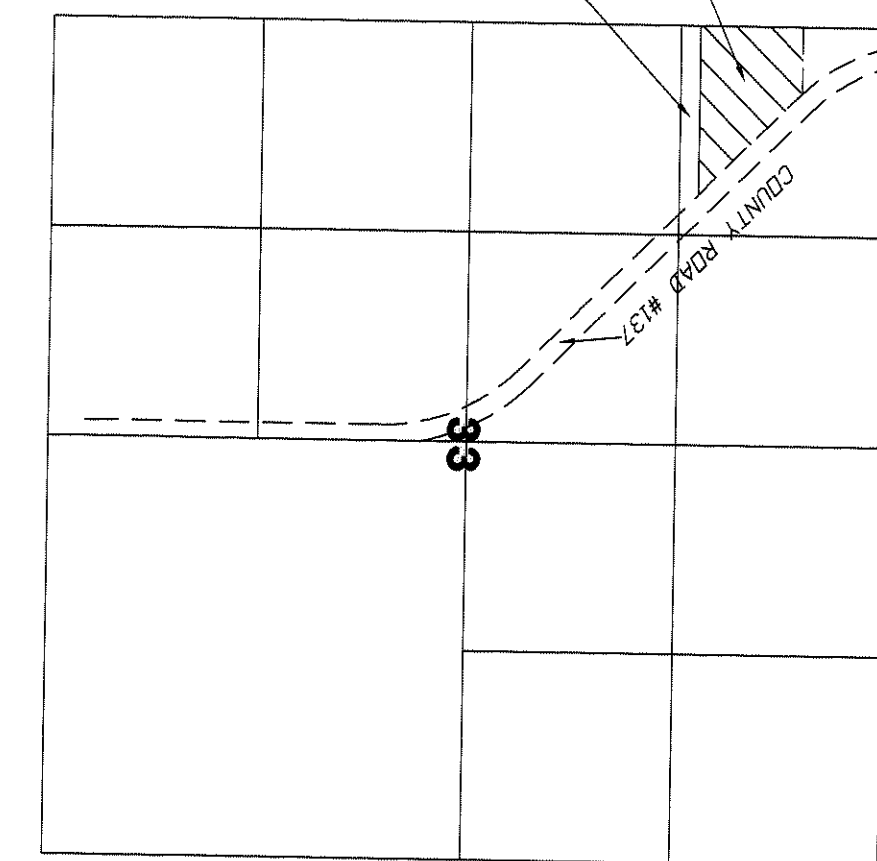
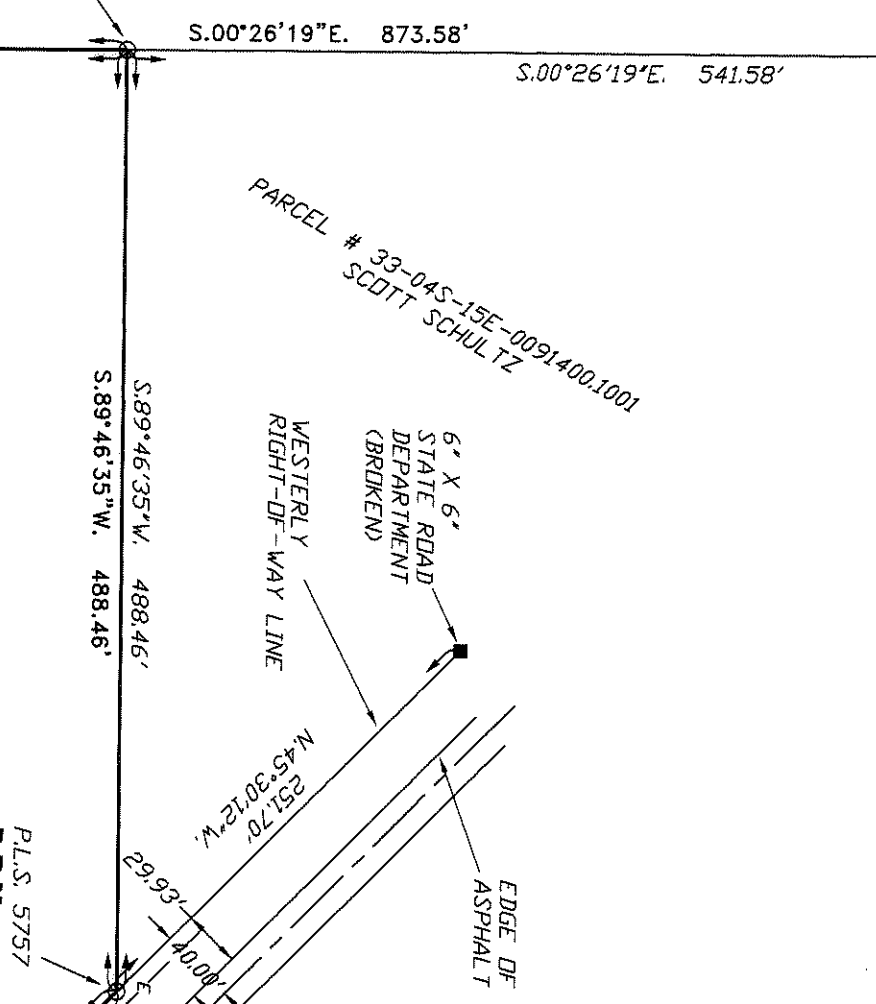
CERTIFICATE OF SURVEY

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR, AS PROVIDED UNDER CHAPTER 462, FLORIDA STATUTES, CERTIFY IN GOOD STANDING WITH THE BOARD OF LAND SURVEYORS, DOES HEREBY CERTIFY THAT THE FOREGOING PLAT IS A CORRECT REPRESENTATION OF THE SURVEY HEREIN DESCRIBED AND PLATTED FOR SUBDIVISION THAT PERMANENT MONUMENTS HAVE BEEN PLACED AT THE CORNERS AND POINTS OF THE SUBDIVISION AND THAT SAID MONUMENTS ARE LOCATED AS SHOWN ON THIS PLAT.

NAME: *[Signature]* DATE: 9-26-16 REGISTRATION # 125252
PRINT: L. SCOTT BRITT

PLAIN CONCRETE MONUMENT FOUND & 0.30' EAST
POINT OF COMMENCEMENT
SECTION 33, TOWNSHIP 4 SOUTH, RANGE 15 EAST
FROM ANGLE WITH SPROCKET

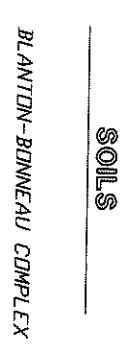
PARCEL # 36-045-26-00000000
LILLA GEORGE TAYLOR
POINT OF BEGINNING



SCALE: 1" = 100'

SYMBOL LEGEND	
P.M.	PERMANENT REFERENCE MONUMENT
PLS	PROFESSIONAL LAND SURVEYOR
☐	CENTRAL LINE
■	6"x6" CONCRETE MONUMENT
○	TYPICAL
○	PERMANENT CONTROL POINT

- DESCRIPTION.**
THE PLAT AS RECORDED IN ITS ORIGINAL FORM, IS THE ORIGINAL AND TRUE COPY OF THE SURVEYING RECORDS AND ALL INFORMATION THEREON SHALL BE DEEMED TO BE THE ORIGINAL AND TRUE COPY OF THE SURVEYING RECORDS AND ALL INFORMATION THEREON.
1. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR A TITLE POLICY.
 2. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 3. THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 4. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 5. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 6. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 7. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 8. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.
 9. THIS SURVEY DOES NOT REFLECT OR DETERMINE DIMENSIONS OF THE ADJACENT PARCELS OR THE ADJACENT DIMENSIONS OF ANY SYSTEM, UNLESS OTHERWISE INDICATED.



BRITT SURVEYING
AND MAPPING, LLC
2086 SW MAIN BOULEVARD, SUITE #112
JACKSONVILLE, FL 32209

DEVELOPER:
SCOTT SCHLITZ
4907 DREGGA FARMS CIRCLE
JACKSONVILLE, FL 32210

SHEET 4

Daniel Pine ES files