

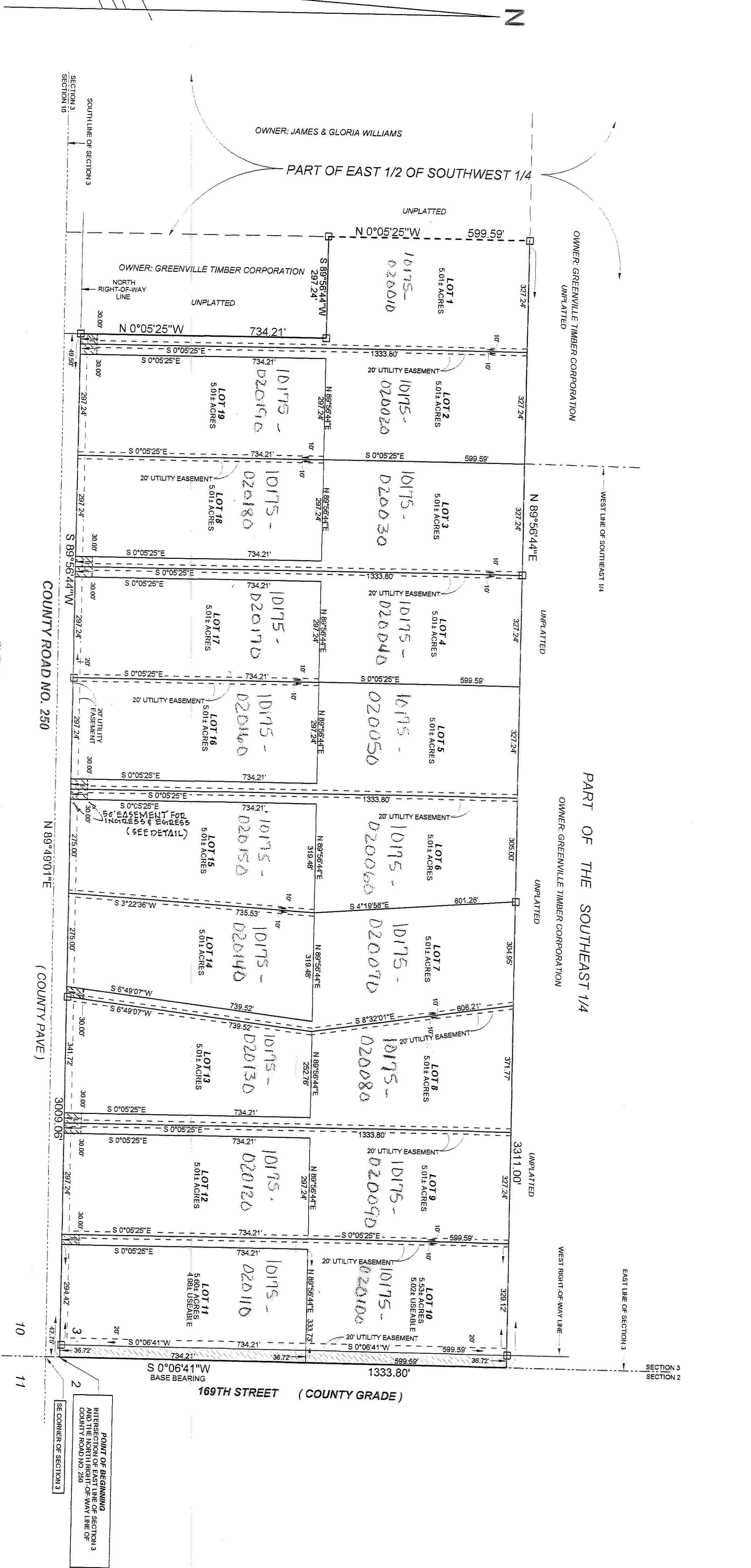
Wisteria Woods

Phase 2

WISTERIA WOODS, PHASE TWO

- LEGEND AND NOTES:**
- DEPOT'S LANS: DEDICATED AS ROAD RIGHT-OF-WAY BY THIS PLAT.
 - 4" x 4" x 2" CONCRETE MONUMENT, LB #7770
 - 1) 5" x 2" REBAR (WITH CAP STAMPED) 8 #170, SET ON ALL LOT CORNERS AND THE INTERSECTIONS OF LOT LINES AND DEDICATED 2) REBAR (WITH CAP STAMPED) 8 #170, SET ON ALL LOT CORNERS AND THE INTERSECTIONS OF LOT LINES AND DEDICATED 3) FOR SECTION BREAKDOWN, SEE JOB FILE THIS OFFICE.

PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 12 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF BEGINNING COMMENCEMENT OF THE EAST LINE OF COUNTY ROAD NO. 250, BEING THE INTERSECTION OF THE EAST LINE OF COUNTY ROAD NO. 250 AND THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 250, THENCE RUN SOUTH 89°56'44" WEST A DISTANCE OF 3311.00 FEET; THENCE RUN NORTH 0°05'25" WEST A DISTANCE OF 734.21 FEET; THENCE RUN SOUTH 89°56'44" WEST A DISTANCE OF 1333.80 FEET; THENCE RUN SOUTH 0°05'25" WEST A DISTANCE OF 3311.00 FEET TO THE EAST LINE OF COUNTY ROAD NO. 250, CONTAINING 96.30 ACRES MORE OR LESS.



SPECIAL DRIVEWAY NOTE

NOTICE: This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will be binding upon all parties to the same, whether or not they are recorded in the public records of this county. Any other graphic depiction of the same lands that is not recorded in the public records of this county shall be void and of no effect.

FINISHED FLOOR CRITERIA

NO PORTION OF THE SITE RESIDES IN A DESIGNATED FLOOD HAZARD AREA. THE FINISHED FLOOR CRITERIA FOR ALL STRUCTURES SHALL BE THE HIGHEST POINT WITHIN THE NATURAL DRAINAGE SHALL BE DIRECTED AROUND STRUCTURES WITHIN THE FLOOD HAZARD AREA.

FLOOD ZONE INFORMATION:

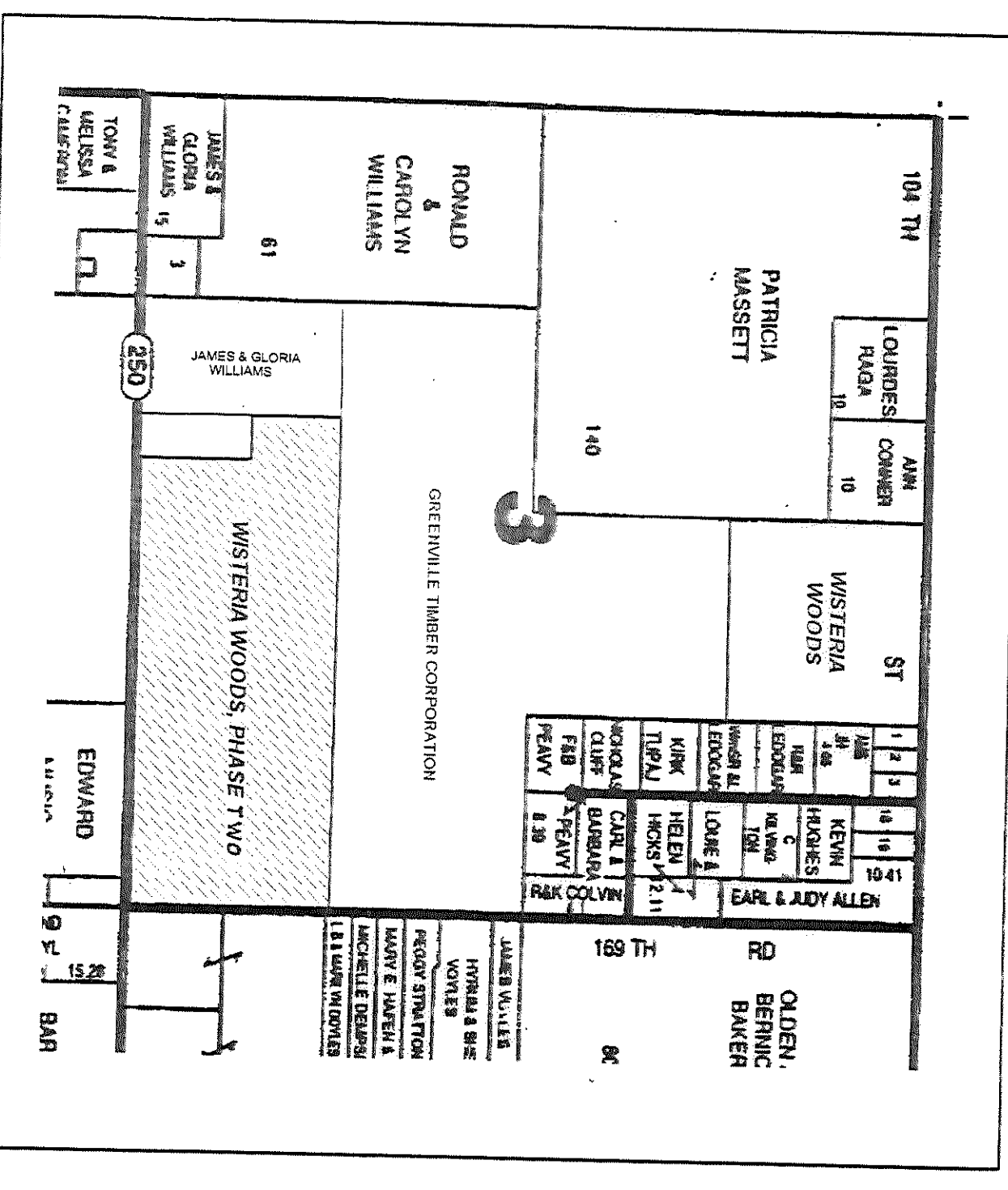
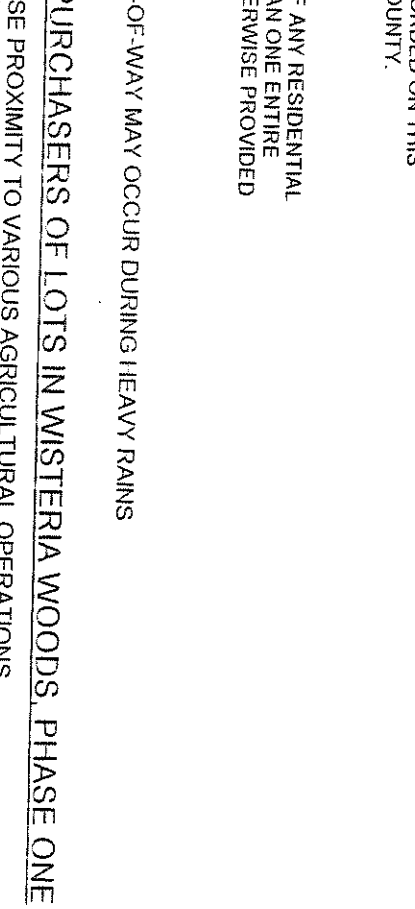
THE PROPERTY AS SURVEYED FALLS WITHIN ZONE "X" AS PER THE FLOOD INSURANCE RATE MAP FOR SUWANNEE COUNTY, FLORIDA, EFFECTIVE DATE: 12/03/00. ZONE "X" IS A SPECIAL FLOOD HAZARD AREA.

UTILITY EASEMENT DETAIL:



DETAILED ZONING:

NOTICE AND WARNING TO PROSPECTIVE PURCHASERS OF LOTS IN WISTERIA WOODS, PHASE ONE: THERE ARE LOTS IN THIS SUBDIVISION WHICH ARE IN CLOSE PROXIMITY TO VARIOUS AGRICULTURAL OPERATIONS THAT MAY BE OFFENSIVE TO THE PURCHASERS OF LOTS IN THIS SUBDIVISION. THE POSSIBLE POLLUTANTS AND NOISES THAT MAY BE OFFENSIVE TO THE PURCHASERS OF LOTS IN THIS SUBDIVISION ARE:



ADOPTION AND DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT GREENVILLE TIMBER CORPORATION, A CORPORATION OF THE STATE OF FLORIDA, HAS HEREBY DEDICATED AND PLATED TO BE FOR THE USE OF THE PUBLIC THE FOREGOING DESCRIBED LOTS AND EASEMENTS TO BE KNOWN AS WISTERIA WOODS, PHASE TWO AND THE INTERSECTIONS OF LOT LINES AND DEDICATED TO THE STATE OF FLORIDA, SUWANNEE COUNTY, FLORIDA.

WITNESSES:
Greenville Timber Corporation
Earl & Judy Allen

STATE OF FLORIDA, COUNTY OF MADISON

I HEREBY CERTIFY THAT THE FOREGOING DEED WAS PERSONALLY APPEARED TO ME BY MR. JAMES W. WILLIAMS, PRESIDENT OF GREENVILLE TIMBER CORPORATION, AND MR. EARL ALLEN, PRESIDENT OF EARL & JUDY ALLEN, AND WHO EXECUTED THE FOREGOING DEDICATION AND THE ACKNOWLEDGMENTS THEREON.

TIMOTHY SHERMAN, Notary Public, State of Florida
Notary Public, State of Florida

DEDICATION OF MORTGAGEE:

THIS IS TO CERTIFY THAT FRANK GIBNEY OF NORTHWEST FLORIDA A/C, BEING A MORTGAGEE OF THE LOTS DESCRIBED IN THIS DEED, HAS HEREBY AGREED TO WAIVE HIS INTEREST IN THE LOTS DESCRIBED IN THIS DEED AND HAS HEREBY DEDICATED TO THE STATE OF FLORIDA, SUWANNEE COUNTY, FLORIDA, THE FOREGOING DESCRIBED LOTS AND EASEMENTS TO BE KNOWN AS WISTERIA WOODS, PHASE TWO AND THE INTERSECTIONS OF LOT LINES AND DEDICATED TO THE STATE OF FLORIDA, SUWANNEE COUNTY, FLORIDA.

WITNESSES:
Frank Gibney
Earl & Judy Allen

STATE OF FLORIDA, COUNTY OF JEFFERSON

I HEREBY CERTIFY ON THIS 14th DAY OF SEPTEMBER, A.D. 2004, BEFORE ME PERSONALLY APPEARED MR. RICHARD W. WILSON, VICE PRESIDENT OF GREENVILLE TIMBER CORPORATION, AND MR. EARL ALLEN, VICE PRESIDENT OF EARL & JUDY ALLEN, AND WHO EXECUTED THE FOREGOING DEDICATION AND THE ACKNOWLEDGMENTS THEREON.

WITNESSES:
Richard W. Wilson
Earl & Judy Allen

APPROVED BY BOARD OF COUNTY COMMISSIONERS, SUWANNEE COUNTY, FLORIDA

APPROVED BY BOARD OF COUNTY COMMISSIONERS, SUWANNEE COUNTY, FLORIDA

DATE: 9-10-04

CERTIFICATE OF CLERK:

I HEREBY CERTIFY THAT THE FOREGOING DEED HAS BEEN RECORDED IN THE PUBLIC RECORDS OF SUWANNEE COUNTY, FLORIDA, ON THIS 14th DAY OF SEPTEMBER, A.D. 2004, IN ACCORDANCE WITH THE PUBLIC RECORDS OF SUWANNEE COUNTY, FLORIDA.

TIMOTHY SHERMAN, Clerk of County, Suwannee County, Florida

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 177 BY:

STUART P. MOORE, Registrar

DATE: 09-10-04

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

TIMOTHY SHERMAN, Notary Public, State of Florida
Notary Public, State of Florida

J. SHERMAN FRIER & ASSOCIATES, INC.
LAND SURVEYORS