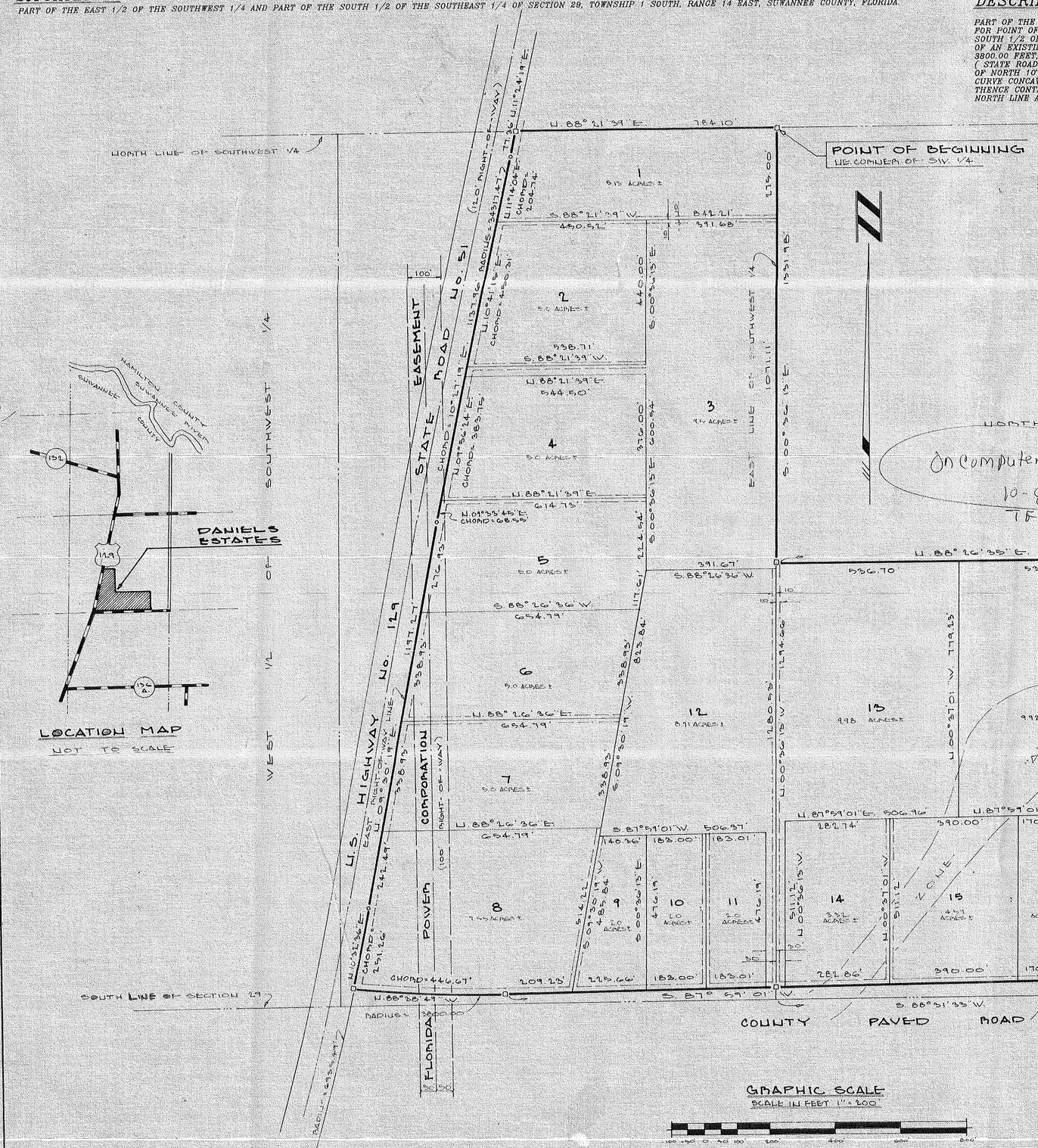
Daniels Estates

PLAT BOOK I PAGE 408

DANIELS ESTATES

SITUATED IN:
PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 1 SOUTH, RANGE 14 EAST, SUWANNEE COUNTY, FLORIDA.

DESCRIPTION:
PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 1 SOUTH, RANGE 14 EAST, SUWANNEE COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF BEGINNING COMMENCE AT THE NORTHEAST CORNER OF SAID SOUTHWEST 1/4, THENCE RUN SOUTH 00°30'19" EAST ALONG THE EAST LINE OF SAID SOUTHWEST 1/4 A DISTANCE OF 1331.98 FEET TO THE NORTH LINE OF SAID SOUTH 1/2 OF THE SOUTHEAST 1/4; THENCE RUN NORTH 88°26'35" EAST ALONG SAID NORTH LINE A DISTANCE OF 1614.81 FEET; THENCE RUN SOUTH 00°37'01" EAST, A DISTANCE OF 1281.76 FEET TO THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING COUNTY PAVED ROAD; THENCE RUN SOUTH 87°59'01" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 2446.29 FEET TO A POINT OF CURVE OF A CURVE CONCAVED NORTHEASTERLY HAVING A RADIUS OF 3800.00 FEET, THENCE RUN ALONG AND AROUND SAID CURVE A CHORD BEARING AND DISTANCE OF NORTH 88°38'43" WEST, 446.67 FEET TO ITS INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 129 (STATE ROAD NO. 51). SAID EAST RIGHT-OF-WAY LINE BEING IN A CURVE CONCAVED NORTHWESTERLY HAVING A RADIUS OF 8935.49 FEET; THENCE RUN ALONG AND AROUND SAID EAST RIGHT-OF-WAY LINE A CHORD BEARING AND DISTANCE OF NORTH 10°32'36" EAST, 251.26 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE CONTINUE ALONG SAID EAST RIGHT-OF-WAY LINE NORTH 09°30'19" EAST, A DISTANCE OF 1197.27 FEET TO A POINT OF CURVE OF A CURVE CONCAVED SOUTHEASTERLY HAVING A RADIUS OF 34317.47 FEET; THENCE RUN ALONG AND AROUND SAID CURVE A CHORD BEARING AND DISTANCE OF NORTH 10°27'19" EAST, 1137.96 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE CONTINUE ALONG SAID EAST RIGHT-OF-WAY LINE NORTH 11°24'19" EAST, A DISTANCE OF 77.36 FEET TO ITS INTERSECTION WITH THE NORTH LINE OF SAID SOUTHWEST 1/4; THENCE RUN NORTH 88°21'39" EAST ALONG SAID NORTH LINE A DISTANCE OF 784.10 FEET TO THE POINT OF BEGINNING. CONTAINING 110.34 ACRES MORE OR LESS.



LEGEND AND NOTES

- o DENOTES PERMANENT CONTROL POINT (P.C.P.) D.O.T. PINS
- □ DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.).

1) CLOSURE EXCEEDS 1:20000.

2) BEARINGS BASED ON THE EAST RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 129. N. 09°30'19" E.

3) FOR SECTION BREAKDOWN SEE JOB FILE 228-91, THIS OFFICE.

4) CONCRETE MONUMENTS SET ON ALL LOT CORNERS.

5) PROPERTY FALLS WITHIN AGRICULTURE ONE CLASSIFICATION, ONE DWELLING UNIT PER FIVE ACRES.

6) ZONE "A" DENOTES SPECIAL FLOOD HAZARD AREAS INUDATED BY 100-YEAR FLOOD, NO BASE FLOOD ELEVATIONS DETERMINED.

On Computer Mapping 10-8-96 TF

ADOPTION AND DEDICATION:

KNOWN ALL MEN BY THESE PRESENT THAT ANTHONY E. DANIELS AND ELIZABETH R. DANIELS HAS CAUSED THE LANDS HEREIN DESCRIBED TO BE SURVEYED, SUBDIVIDED AND PLATTED TO BE KNOWN AS DANIELS' ESTATES AND THAT THE ROAD AND EASEMENTS ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR USES AND PURPOES HEREON STATED.

Anthony E. Daniels — WITNESS: _____
ANTHONY E. DANIELS — WITNESS: _____

Elizabeth R. Daniels — WITNESS: _____
ELIZABETH R. DANIELS — WITNESS: _____

STATE OF FLORIDA, COUNTY OF SUWANNEE:

I HEREBY CERTIFY THAT ON THIS 20 DAY OF JANUARY A.D., 1998, BEFORE ME PERSONALLY APPEARED ANTHONY E. DANIELS AND ELIZABETH R. DANIELS AS OWNERS TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND THEY ACKNOWLEDGE EXECUTION THEREOF.

WITNESS MY HAND AND SEAL AT LIVE OAK, STATE OF FLORIDA, THIS 20 DAY OF JANUARY A.D., 1998.

Timothy Bruce Alcorn
NOTARY PUBLIC, STATE OF FLORIDA — MY COMMISSION EXPIRES: Notary Public, State of Florida at Large My Commission Expires June 13, 1999

APPROVED BY BOARD OF COUNTY COMMISSIONERS, SUWANNEE COUNTY, FLORIDA:

SIGNED: _____, CHAIRMAN ATTEST: J. D. Dailey CLERK
DATE: February 4, 1998

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 4th DAY OF February A.D. 1998 IN PLAT BOOK 1, PAGE 408 OF THE PUBLIC RECORDS OF SAID SUWANNEE COUNTY, FLORIDA.

J. D. Dailey
CLERK OF CIRCUIT COURT, SUWANNEE COUNTY, FLORIDA.

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED AND SHOWN HEREON, THAT P. R. M.'S-PERMANENT REFERENCE MONUMENTS AND P. C. P.'S-PERMANENT CONTROL POINTS HAVE BEEN PLACED AS SHOWN, AND THAT THE SURVEY DATA SHOWN COMPLIES WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND THAT THE PROPERTY AS PLATTED DOES NOT FALL WITHIN A FLOOD HAZARD AREA AS PER THE FLOOD INSURANCE RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY PANEL NO. 1550 & 150 EXCEPT AS SHOWN.

J. Sherman Frier
PROFESSIONAL LAND SURVEYOR
FLA. CERT. NO. 2245
DATE: Jan. 20, 1998

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 DEPICTED ON THIS SUBDIVISION PLAT, EXCEPT AS OTHERWISE PROVIDED BY LAW.

NOTICE:
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

10' 10' — DENOTES 20' UTILITY EASEMENT AS SHOWN. EASEMENTS SHOWN HEREON FOR UTILITIES SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES.

J. SHERMAN FRIER & ASSOCIATES
LAND SURVEYORS
PHONE: 904-362-4629
110 NORTH OHIO AVE. P.O. BOX 580 LIVE OAK, FLORIDA. 32060

TA\KR