Dowling Oaks Unit One

PLAT BOOK 1 PAGE 235

DOWLING OAKS UNIT ONE

SITUATED IN THE NORTH ½ OF SECTION 21, TOWNSHIP 3 SOUTH, RANGE 11 EAST, SUWANNEE COUNTY, FLORIDA.

Approved on 1982 Orig

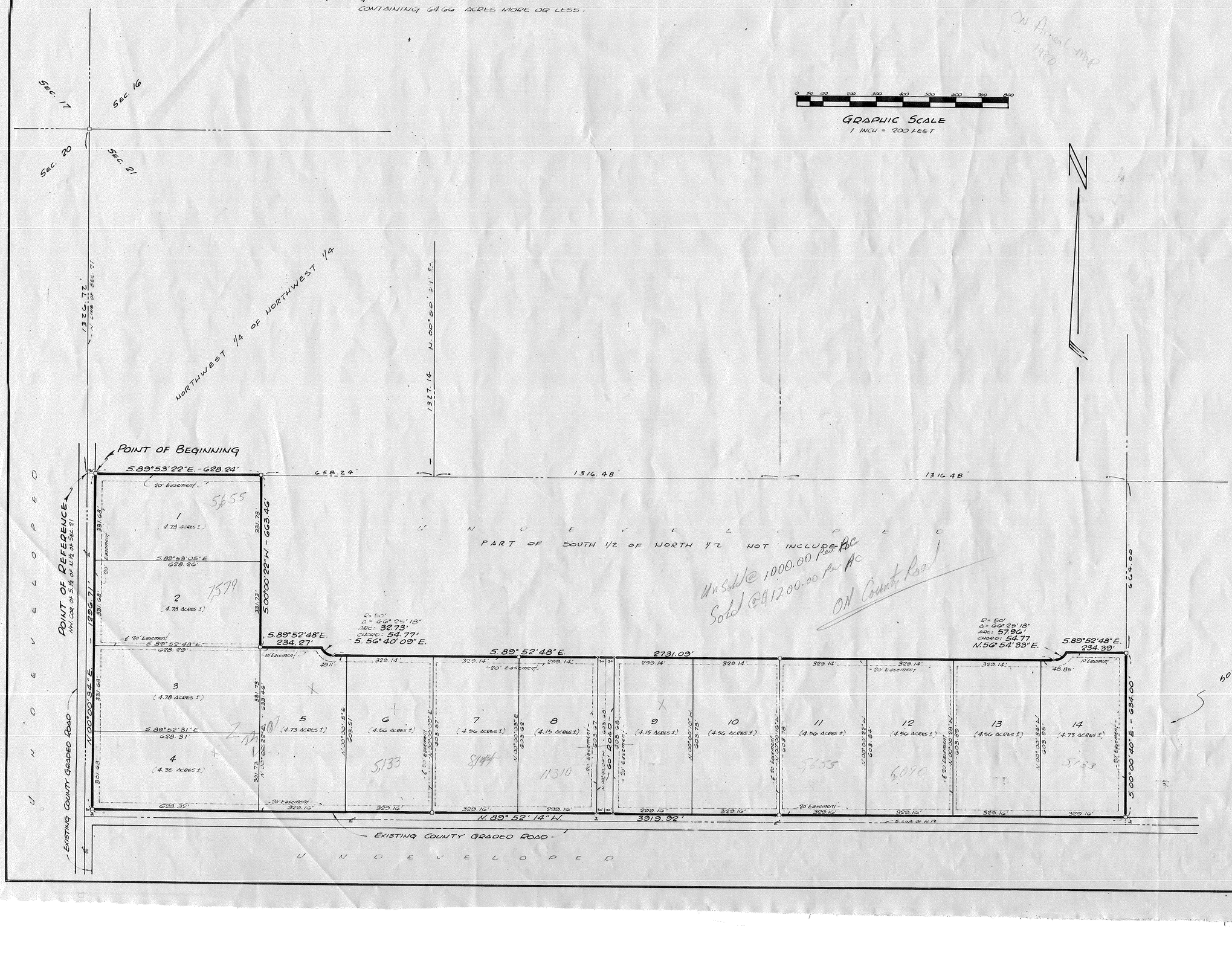
DESCRIPTION:

PART OF THE SOUTH ½ OF THE NORTH ½ OF SECTION 21, TOWNSHIP 3 SOUTH, RANGE 11 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR POINT OF REFERENCE COMMENCE AT THE NORTHWEST CORNER OF SAID SOUTH ½ OF THE NORTH ½, THENCE RUN SOUTH 89°53'22" EAST ALONG THE NORTH LINE OF SAID SOUTH ½ OF THE NORTH ½, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89°53'22" EAST ALONG SAID NORTH LINE, A DISTANCE OF 628.24 FEET; THENCE RUN SOUTH 00°00'22" WEST, A DISTANCE OF 663.46 FEET; THENCE RUN SOUTH 89°52'48" EAST, A DISTANCE OF 234.27 FEET TO A CURVE CONCAVED NORTHEASTERLY, HAVING A RADIUS OF 50.00 FEET; THENCE ALONG AND AROUND SAID CURVE, A CHORD BEARING AND DISTANCE OF, SOUTH 56°40'08" EAST, 54.77 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE RUN SOUTH 89°52'48" EAST, A DISTANCE OF 2731.09 FEET TO THE POINT OF CURVE OF A CURVE CONCAVED NORTHWESTERLY HAVING A RADIUS 50.00 FEET; THENCE ALONG AND AROUND SAID CURVE A CHORD BEARING AND DISTANCE OF: NORTH 56°54'33" EAST, 54.77 FEET; THENCE RUN SOUTH 89°52'48" EAST, A DISTANCE OF 234.33 FEET TO THE EAST LINE OF THE SOUTHWEST ¼ OF THE NORTHEAST ¼ OF SAID SECTION 21; THENCE RUN SOUTH 00°00'40" EAST ALONG SAID EAST LINE, A DISTANCE OF 634.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING COUNTY GRADED ROAD; THENCE RUN NORTH 89°52'14" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 3919.92 FEET TO THE EAST RIGHT-OF-WAY OF AN EXISTING COUNTY GRADED ROAD; THENCE RUN NORTH 00°00'34" EAST ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 1296.71 FEET TO THE POINT OF BEGINNING.

CONTAINING 64.66 ACRES MORE OR LESS.

Old Aerial Map 1980



ADOPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT DANIEL CRAPPS, AN INDIVIDUAL, AS OWNER HAVE CAUSED THE LANDS HEREIN DESCRIBED TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS DOWLING OAKS UNIT ONE AND THAT ALL STREETS, ROADS AND EASEMENTS AS SHOWN ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR PROPER USES AND PURPOSES HEREON STATED.

WITNESS: _____ Daniel Crapps
DANIEL CRAPPS (OWNER)

WITNESS: _____

STATE OF FLORIDA, COUNTY OF SUWANNEE:

I HEREBY CERTIFY THAT ON THIS 2nd DAY OF July A.D., 1980 BEFORE ME, PERSONALLY APPEARED DANIEL CRAPPS, AS OWNER, 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 _____ STATE OF FLORIDA, THIS 2nd DAY OF July, 1980.

_____
NOTARY PUBLIC, STATE OF FLORIDA.
MY COMMISSION EXPIRES: Notary Public, State of Florida at Large My Commission Expires Aug. 2, 1983

APPROVED BY BOARD OF COUNTY COMMISSIONERS SUWANNEE COUNTY, FLORIDA:

SIGNED: Daniel A. McDonald, CHAIRMAN

ATTEST: _____, CLERK

DATE: 7-1-80

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 1st DAY OF July A.D., 1980 IN PLAT BOOK 1 PAGE 235 OF THE PUBLIC RECORDS OF SUWANNEE COUNTY, FLORIDA.

_____
CLERK OF CIRCUIT COURT
SUWANNEE COUNTY, FLORIDA.

SURVEYORS CERTIFICATE:

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED AND SHOWN HEREON, THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, THAT PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS HAVE BEEN PLACED AS SHOWN, AND THAT THE SURVEY DATA SHOWN COMPLIES WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.

On Computer map 11-1-96 TF

J. Sherman Fried
J. SHERMAN FRIED
FLORIDA REGISTERED CERTIFICATE Nº 2245
DATE: MAY 19, 1980

LEGEND:

1) □ DENOTES PERMANENT REFERENCE MONUMENT, P.R.M.
2) ° " PERMANENT CONTROL POINT, P.C.P.
3) EASEMENTS SHOWN HEREON ARE FOR UTILITIES.

SURVEYORS NOTE:
BEARING DATUM SHOWN HEREON, PROJECTED FROM STATE ROAD Nº 250.

PREPARED BY:
ALL STATE LAND SURVEYORS, INC.
P.O. BOX 580
LIVE OAK, FLORIDA 32060