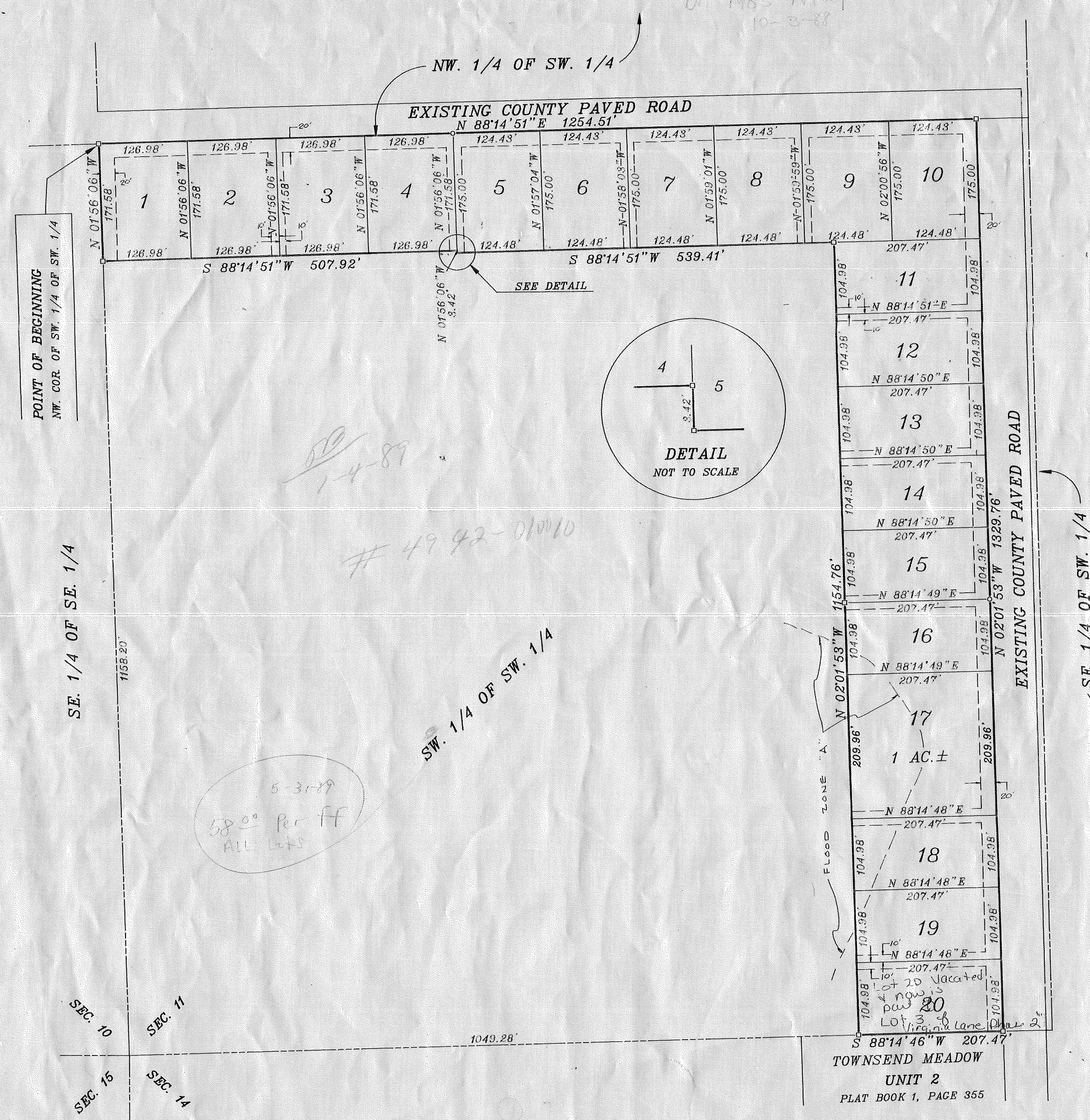
TOWNSEND MEADOWS UNIT THREE

PLAT BOOK 1 PAGE 376

SITUATED IN: THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 2 SOUTH, RANGE 13 EAST, SUWANNEE COUNTY, FLORIDA.

DESCRIPTION:

PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 2 SOUTH, RANGE 13 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF BEGINNING COMMENCE AT THE NORTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, THENCE RUN NORTH 88°14'51" EAST ALONG THE NORTH LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, THE SAME BEING THE SOUTH RIGHT-OF-WAY LINE OF A COUNTY PAVED ROAD, A DISTANCE OF 1254.51 FEET TO THE WEST RIGHT-OF-WAY LINE OF SAID COUNTY PAVED ROAD; THENCE RUN SOUTH 02°01'53" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 1329.76 FEET TO THE SOUTH LINE OF SAID SECTION 11; THENCE RUN SOUTH 88°14'46" WEST ALONG SAID SOUTH LINE, A DISTANCE OF 207.47 FEET; THENCE RUN NORTH 02°01'53" WEST, A DISTANCE OF 1154.76 FEET; THENCE RUN SOUTH 88°14'51" WEST, A DISTANCE OF 539.41 FEET; THENCE RUN NORTH 01°56'06" WEST, A DISTANCE OF 3.42 FEET; THENCE RUN SOUTH 88°14'51" WEST, A DISTANCE OF 507.92 FEET TO THE WEST LINE OF SAID SECTION 11; THENCE RUN NORTH 01°56'06" WEST ALONG SAID WEST LINE, A DISTANCE OF 171.58 FEET TO THE POINT OF BEGINNING. CONTAINING 10.50 ACRES MORE OR LESS.



GRAPHIC SCALE

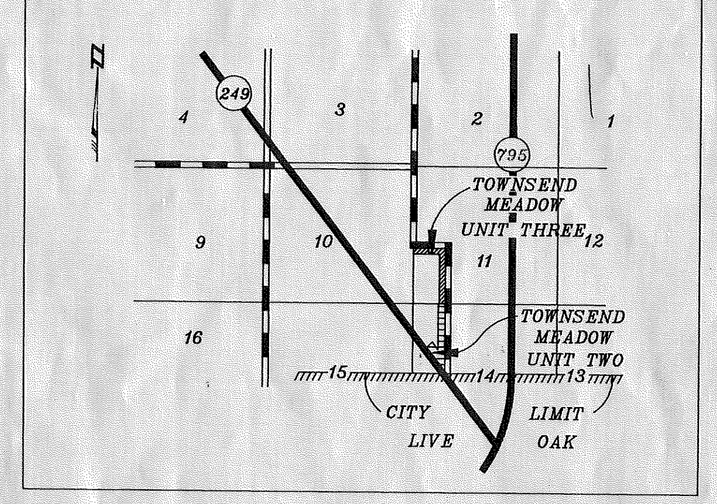
100 50 0 100 200 300

SCALE IN FEET

1" = 100'

VICINITY MAP

NOT TO SCALE



ADOPTION AND DEDICATION:

KNOW ALL MEN BY THESE PRESENT, THAT ARLIE K. TOWNSEND AND ROSSIE TOWNSEND, MARY KING, AND GENE TRIPLETT AND PATTY TRIPLETT, AS OWNERS, HAVE CAUSED THE LANDS HEREIN DESCRIBED TO BE SURVEYED, SUBDIVIDED AND PLATTED RO BE KNOW AS "TOWNSEND MEADOW, UNIT THREE" AND THAT THE ROAD AND EASEMENTS AS SHOWN ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR PROPER USES AND PURPOSES HEREON STATED.

ARLIE K TOWNSEND — WITNESS: Terry J. Green

ROSSIE L. TOWNSEND — WITNESS: W. Suzanne D'Elia

MARY KING — WITNESS: El-Donna Frier

GENE TRIPLETT — WITNESS: J. Sherman Frier

PATTY TRIPLETT — WITNESS: Annette Acorn

STATE OF FLORIDA, COUNTY OF SUWANNEE:

I HEREBY CERTIFY THAT ON THIS 1st DAY OF March A.D., 1988, BEFORE ME PERSONALLY APPEARED ARLIE K. TOWNSEND AND ROSSIE L. TOWNSEND, MARY KING, AND GENE TRIPLETT AND PATTY TRIPLETT AS OWNERS TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FORECOING DEDICATION, AND THEY ACKNOWLEDGE EXECUTION THEREOF.

WITNESS MY HAND AND SEAL AT LIVE OAK, STATE OF FLORIDA, THIS 1st DAY OF March A.D., 1988.

Shirley A. Warren
NOTARY PUBLIC, STATE OF FLORIDA — MY COMMISSION EXPIRES: Notary Public, Florida, State at Large My Commission Expires January 25, 1990

DEDICATION FOR MORTGAGEE:

THIS IS TO CERTIFY THAT FIRST FEDERAL SAVINGS BANK OF FLORIDA, A CORPORATION UNDER THE LAWS OF THE UNITED STATES OF AMERICA, BEING A MORTGAGEE OF THE LANDS DESCRIBED IN THE FOREGOING DESCRIPTION, DO HEREBY JOIN IN AND MAKE THEMSELVES A PARTY OF THE DEDICATION OF SAID LANDS AND PLAT KNOWN AS TOWNSEND MEADOWS, UNIT THREE FOR THE USES AND PURPOSES HEREON EXPRESSED AND THE EASEMENTS ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC. IN WITNESS WHEREOF FIRST FEDERAL SAVINGS BANK OF FLORIDA, HAS CAUSED THESE PRESENT TO BE SIGNED BY ITS PRESIDENT, KEITH C. LEIBFRIED, AND ITS ASSISTANT SECRETARY, JOYCE JOHNSON, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS IN ITS NAME AND WITH ITS CORPORATE SEAL AFFIXED THIS 29 DAY OF February A.D., 1988.

KEITH C. LEIBFRIED — WITNESS: Alyis A. Miller

JOYCE JOHNSON — WITNESS: Paula Sleep

STATE OF FLORIDA, COUNTY OF SUWANNEE:

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, ON OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS, KEITH C. LEIBFRIED, PRESIDENT, AND JOYCE JOHNSON, ASSISTANT SECRETARY, OF FIRST FEDERAL SAVINGS BANK OF FLORIDA, TO ME WELL KNOWN TO BE THE PERSONS WHO EXECUTED THE SAME FREELY AND VOLUNTARILY AS THE ACT AND DEED OF SAID CORPORATION WITH THE OFFICIAL SEAL OF SAID CORPORATION AFFIXED THERETO.

WITNESS MY HAND AND SEAL AT LIVE OAK, STATE OF FLORIDA, THIS 29th DAY OF February A.D., 1988.

Alyis A. Miller
NOTARY PUBLIC, STATE OF FLORIDA — MY COMMISSION EXPIRES: Notary Public, Florida, State at Large My Commission Expires July 10, 1989

LEGEND AND NOTES

- ○ DENOTES PERMANENT CONTROL POINT (P.C.P.).
- □ DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.).
1. REBAR WITH CAP SET AT ALL LOT CORNERS.
2. BEARINGS BASED ON INTERSTATE 10 RIGHT-OF-WAY PLANS.
3. SEE JOB FILE THIS OFFICE FOR SECTION BREAKDOWN.
4. CLOSURE EXCEEDS 1:20,000
5. ALL LOTS .50 ACRES MORE OR LESS EXCEPT AS SHOWN.

20' 20' — 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.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. PLEASE CONSULT THE COMPREHENSIVE PLAN AND ZONING REGULATIONS FOR THE EXISTING RESTRICTIONS ON THE USE OF LAND.

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.

J. Sherman Frier
PROFESSIONAL LAND SURVEYOR
FLA. CERT. NO. 3205

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 15th DAY OF March A.D. 1988 IN PLAT BOOK 1, PAGE 376 OF THE PUBLIC RECORDS OF SAID SUWANNEE COUNTY, FLORIDA.

John H. Wooley by Elaine Robinson D.C.
CLERK OF CIRCUIT COURT, SUWANNEE COUNTY, FLORIDA.

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

SIGNED: Vernell H Johnson, CHAIRMAN — ATTEST: John H. Wooley CLERK by Elaine Robinson D.C.

DATE: 03/15/88