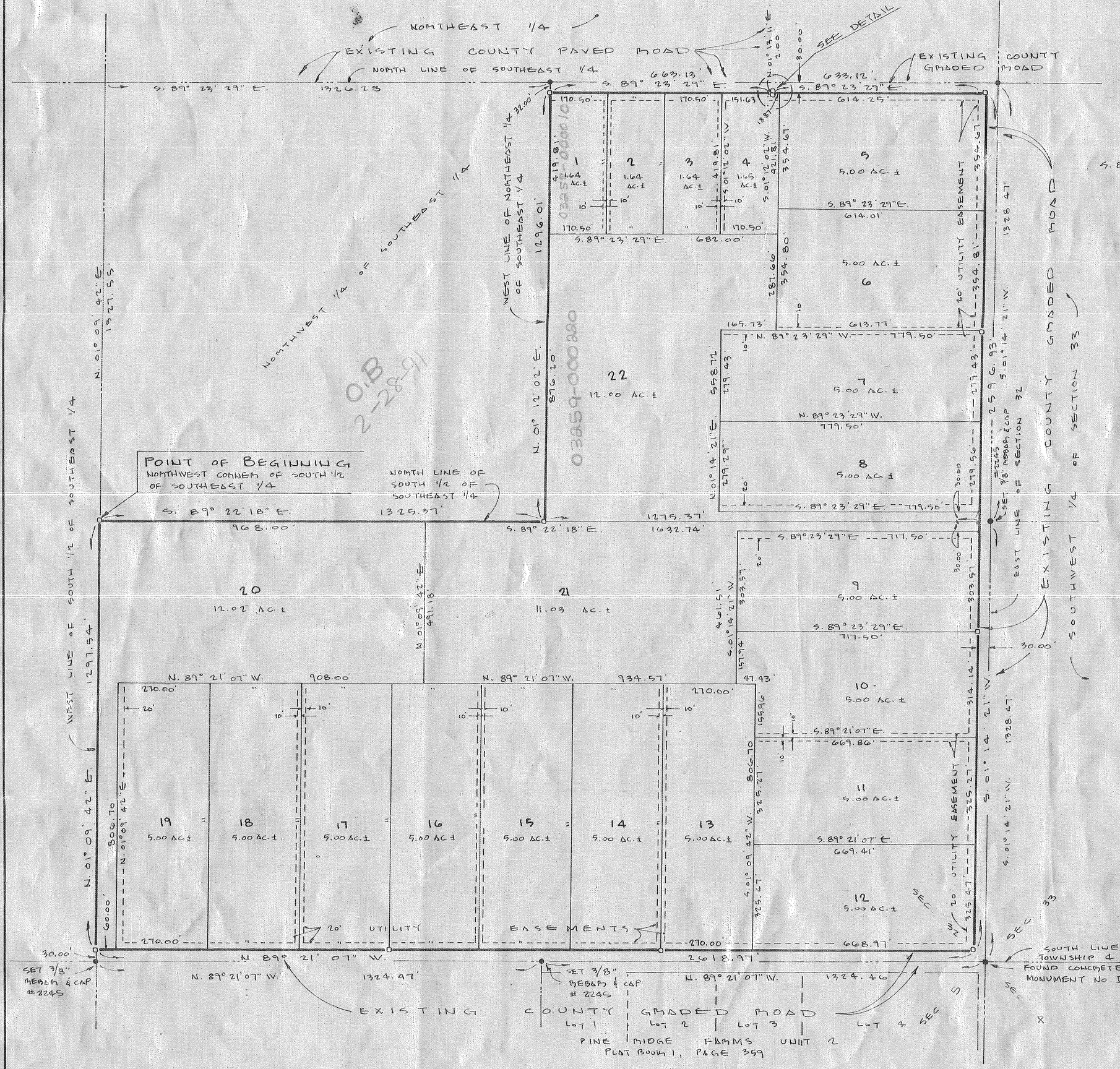
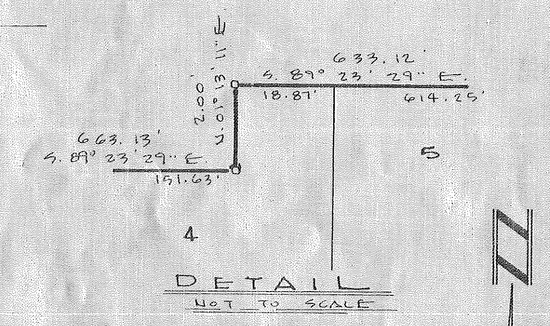
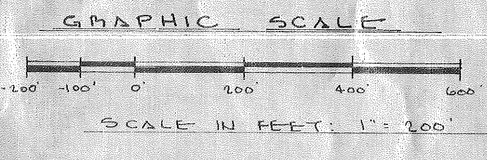
VARGAS ACRES

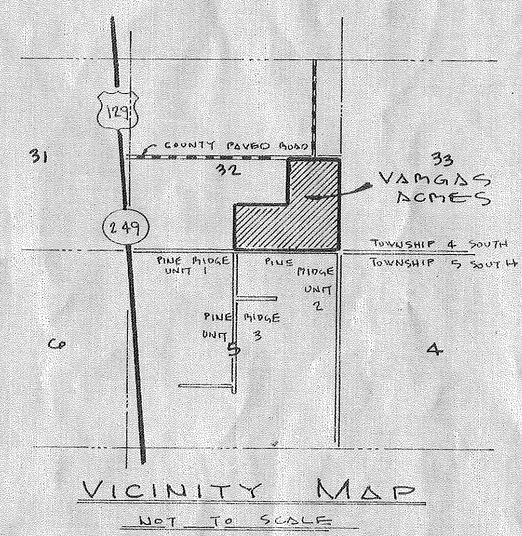
SITUATED IN: THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 AND THE SOUTH 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 4 SOUTH, RANGE 14 EAST, SUWANNEE COUNTY, FLORIDA.

DESCRIPTION: PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 AND THE SOUTH 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 4 SOUTH, RANGE 14 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF BEGINNING, COMMENCE AT THE NORTHWEST CORNER OF SAID SOUTH 1/2 OF THE SOUTHEAST 1/4, THENCE RUN SOUTH 89°22'18" EAST ALONG THE NORTH LINE OF SAID SOUTH 1/2 OF THE SOUTHEAST 1/4 A DISTANCE OF 1325.37 FEET TO THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF SAID SOUTHEAST 1/4; THENCE RUN NORTH 0°13'02" EAST ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF SAID SOUTHEAST 1/4, A DISTANCE OF 1296.01 FEET; THENCE RUN SOUTH 89°23'29" EAST, A DISTANCE OF 663.13 FEET; THENCE RUN NORTH 0°13'11" EAST, A DISTANCE OF 2.00 FEET; THENCE RUN SOUTH 89°23'29" EAST, A DISTANCE OF 633.12 FEET; THENCE RUN SOUTH 0°14'21" WEST, A DISTANCE OF 2596.93 FEET; THENCE RUN NORTH 89°21'07" WEST, A DISTANCE OF 2618.97 FEET TO THE WEST LINE OF SAID SOUTH 1/2 OF THE SOUTHEAST 1/4; THENCE RUN NORTH 0°09'42" EAST ALONG SAID WEST LINE A DISTANCE OF 1297.57 FEET TO THE POINT OF BEGINNING. CONTAINING 116.65 ACRES MORE OR LESS.









ADOPTION AND DEDICATION:

KNOWN ALL MEN BY THESE PRESENT THAT NORTH FLORIDA TIMBERLAND INCORPORATED A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA, AS OWNERS HAS CAUSED THE LANDS HEREIN DESCRIBED TO BE SURVEYED, SUBDIVIDED AND PLATTED TO BE KNOWN AS VARGAS ACRES AND THAT THE ROADS AND EASEMENTS AS SHOWN ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR PROPER USES AND PURPOSES HEREON STATED.

ERNEST R. VARGAS, PRESIDENT — WITNESS: _____

CHRISTOPHER H. VARGAS, VICE PRESIDENT — WITNESS: _____

JULIA C. VARGAS, SECRETARY — WITNESS: _____

STATE OF FLORIDA, COUNTY OF SUWANNEE:

I HEREBY CERTIFY THAT ON THIS _____ DAY OF _____ A.D., 19___, BEFORE ME PERSONALLY APPEARED ERNEST R. VARGAS, PRESIDENT, CHRISTOPHER H. VARGS, VICE PRESIDENT, AND JULIA C. VARGAS, SECRETARY, AS OFFICERS OF SAID CORPORATION 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 _____ DAY OF _____ A.D., 19___.

NOTARY PUBLIC, STATE OF FLORIDA — MY COMMISSION EXPIRES: _____

Notary Public, Michael H. Hunter, STATE OF FLORIDA

DEDICATION FOR MORTGAGEE:

THIS IS HEREBY CERTIFIED THAT OLDEN J. BAKER AND BERNICE BAKER, BEING THE MORTGAGEE OF THE LANDS DESCRIBED IN THE FOREGOING DESCRIPTION DO HEREBY MAKE THEMSELVES A PARTY OF THE DEDICATION OF SAID LANDS AND PLAT KNOWN AS VARGAS ACRES FOR THE USES AND PURPOSES HEREON EXPRESSED AND THE ROADS AND EASEMENTS ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC.

OLDEN J. BAKER — WITNESS: _____

BERNICE BAKER — WITNESS: _____

STATE OF FLORIDA, COUNTY OF SUWANNEE

I HEREBY CERTIFY THAT ON THIS DAY APPEARED BEFORE ME, OLDEN J. BAKER AND BERNICE BAKER TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE SAME FREELY AND AND VOLUNTARILY.

WITNESS MY HAND AND SEAL AT LIVE OAK, STATE OF FLORIDA, THIS 7 DAY OF OCTOBER A.D., 1990.

NOTARY PUBLIC, STATE OF FLORIDA — MY COMMISSION EXPIRES: _____

LEGEND AND NOTES

- ○ DENOTES PERMANENT CONTROL POINT (P.C.P.).
- □ DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.).

1) CLOSURE EXCEEDS 1:20000.

2) BEARINGS BASED ON THE EAST LINE OF SAID SECTION 32. (S. 01°14'21" W.)

3) FOR SECTION BREAKDOWN SEE JOB. FILE, 149-90 THIS OFFICE.

4) CONCRETE MONUMENTS (4"x4"x 24") SET ON ALL LOT CORNERS NUMBER 2245.

5) AC.± DENOTES ACRES

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.

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. 360 EXCEPT AS SHOWN.

J. Sherman Frier

PROFESSIONAL LAND SURVEYOR

FLA. CERT. NO. 2245

DATE: August 23, 1990

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.

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 _____ DAY OF _____, A.D. 19___ IN PLAT BOOK I, PAGE _____ OF THE PUBLIC RECORDS OF SAID SUWANNEE COUNTY, FLORIDA.

CLERK OF CIRCUIT COURT, SUWANNEE COUNTY, FLORIDA.

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

SIGNED: _____, CHAIRMAN ATTEST: _____ CLERK

DATE: 10-16-90

J. SHERMAN FRIER & ASSOCIATES
LAND SURVEYORS
P.O. BOX 580, 914 NORTH OHIO AVE.
PHONE: 904-362-4629 LIVE OAK, FLORIDA 32060