

"7TH STREET SUBDIVISION"

A SUBDIVISION IN SECTION 29, TOWNSHIP 2 SOUTH, RANGE 22 EAST, BAKER COUNTY, FLORIDA.

DESCRIPTION:

A PARCEL OF LAND LYING IN THE SW 1/4 OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 22 EAST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SW CORNER OF LOT-1 OF PINE GROVE ESTATE, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2 PAGE 48 OF THE PUBLIC RECORDS OF BAKER COUNTY, FLORIDA, AND RUN S 79° 11' W, 50.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF SEVENTH STREET AND THE POINT OF BEGINNING; THENCE CONTINUE S 79° 11' W, 120.00 FEET; THENCE N 10° 36' W, 100.00 FEET; THENCE N 79° 11' E, 120.00 FEET TO SAID WEST RIGHT-OF-WAY LINE OF SEVENTH STREET; THENCE N 10° 36' W, ALONG SAID WEST RIGHT-OF-WAY LINE 50.00 FEET; THENCE S 79° 11' W, 120.00 FEET; THENCE N 10° 36' W, 79.00 FEET; THENCE N 79° 11' E, 120.00 FEET TO SAID WEST RIGHT-OF-WAY LINE OF SEVENTH STREET; THENCE S 10° 36' E, ALONG SAID WEST RIGHT-OF-WAY LINE 94.00 FEET TO THE POINT OF BEGINNING. BAKER COUNTY, FLORIDA. CONTAINING 2.45 ACRES, MORE OR LESS.

CERTIFICATE OF DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING THE OWNER IN FEE SIMPLE OF THESE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, DOES HEREBY DEDICATE SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREON EXPRESSED AND DEDICATE THE STREETS, DRIVES, CIRCLES AND EASEMENTS FOR DRAINAGE AND UTILITY PURPOSES SHOWN HEREON TO THE PERPETUAL USE OF THE PUBLIC.

IN WITNESS WHEREOF, THE UNDERSIGNED, JAMES A. RHODEN AND LILLIE MAE RHODEN, HEREUNTO SET OUR HAND AND SEAL ON 1/22, 1990.
James A. Rhoden *Lillie Mae Rhoden*
WITNESSES: *James A. Rhoden* *Lillie Mae Rhoden* *Christine Hunter*
LILLIE MAE RHODEN LILLIE MAE RHODEN WITNESS

STATE OF FLORIDA, COUNTY OF BAKER:

THIS IS TO CERTIFY THAT ON 1/22, 1990, BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THIS STATE AND COUNTY AFORESAID PERSONALLY APPEARED JAMES A. RHODEN AND LILLIE MAE RHODEN, HIS WIFE, TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND SEVERALLY ACKNOWLEDGED THE DEDICATION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE. NOTARY PUBLIC, *Christine Hunter*
MY COMMISSION EXPIRES: April 18, 1992

CERTIFICATE OF SURVEYOR:

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR DOES HEREBY CERTIFY THAT THE PLAT WAS DONE UNDER MY DIRECT SUPERVISION AND IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS THEREIN DESCRIBED AND PLATTED OR SUBDIVIDED, THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS SHOWN THEREON AS REQUIRED BY CHAPTER 177, FLORIDA STATUTES AND THAT SAID LAND IS LOCATED IN BAKER COUNTY, FLORIDA.

DATED, 1/22, 1990 REGISTRATION NO. 1079.

LAUREN E. BRITT, P.L.S.
FLA. CERT. NO. 1079.

CERTIFICATE OF APPROVAL BY CITY ENGINEER:

EXAMINED AND APPROVED BY *Thomas H. Smith* CITY ENGINEER. DATED, 2-13, 1990.

CERTIFICATE OF APPROVAL BY COUNTY HEALTH DEPARTMENT:

REQUIREMENTS FOR USE OF ON-LOT SEWAGE DISPOSAL (AND WATER) SYSTEMS HAVE BEEN FULFILLED. EACH LOT AND SYSTEM IS SUBJECT TO APPROVAL PRIOR TO (DEVELOPMENT) (CONSTRUCTION) BY PUBLIC HEALTH OFFICIAL. DATED, _____, 1990.

CERTIFICATE OF APPROVAL BY COUNTY PLANNING AND ZONING COMMISSION:

THIS IS TO CERTIFY THAT ON _____, 1990, THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE PLANNING AND ZONING COMMISSION OF BAKER COUNTY, FLORIDA. DATED, _____, 1990
_____, EXECUTIVE SECRETARY. _____, PLANNING COMMISSION CHAIRMAN.

CERTIFICATE OF CLERK OF CIRCUIT COURT:

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND FIND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND WAS FILED FOR RECORD ON 2/16, 1990, AT Macclenny, Florida. FILE NO. _____
Thomas H. Smith
CLERK OF CIRCUIT COURT.

CERTIFICATE OF APPROVAL BY CITY ATTORNEY:

EXAMINED AND APPROVED BY *Thomas H. Smith* CITY ATTORNEY. DATED, 2/6, 1990.

CERTIFICATE OF APPROVAL - BOARD OF CITY COMMISSIONERS, MACCLENNY, FLORIDA:

THIS IS TO CERTIFY THAT ON 2/13, 1990, THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE BOARD OF CITY COMMISSIONERS OF MACCLENNY, FLORIDA. DATED, 2/13, 1990.
J. B. Kaulborn MAYOR OF MACCLENNY, FLORIDA.

SURVEYOR'S NOTES:

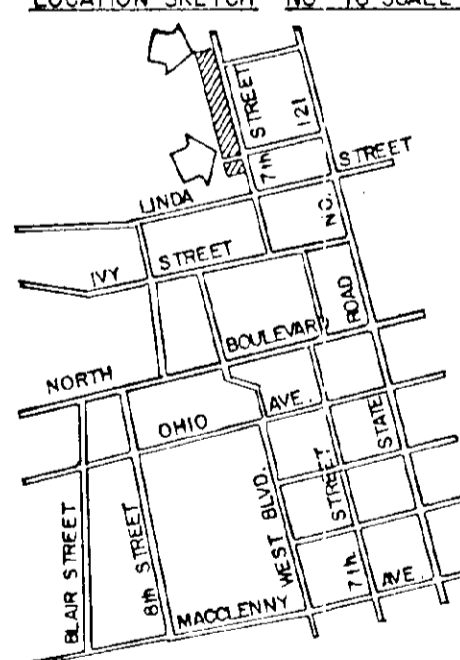
- 1. THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD INSURANCE RATE MAP, DATED 1 FEB 1987, COMMUNITY PANEL NO. 120590 0001 B.
- 2. CLOSURE IS FLAT.
- 3. BEARINGS BASED ON PLAT OF "PINE GROVE ESTATE" AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 48, OF THE PUBLIC RECORDS OF BAKER COUNTY, FLORIDA.

APPROVAL: STATE OF FLORIDA, COUNTY OF BAKER:

THIS PLAT IS HEREBY APPROVED BY THE BAKER COUNTY COMMISSION THIS _____ DAY OF _____, 1990.

CHAIRMAN, BOARD OF BAKER COUNTY COMMISSIONERS.

LOCATION SKETCH, NOT TO SCALE



LEGEND:

- 1. ■ = CONCRETE MONUMENT FOUND.
- 2. ■ = PERMANENT REFERENCE MONUMENT.

OWNERS:

JAMES A. & LILLIE MAE RHODEN
P. O. BOX 86
MACCLENNY, FLORIDA 32063.

BRITT SURVEYING
1426 WEST DUVAL STREET
LAKE CITY, FLORIDA 32055
(904) 752-7163

L-3945

W. E.

PROPERTY OF JAMES A. & LILLIE MAE RHODEN.

UNPLATTED LANDS

N 79° 11' E 120.0'

10' BUILDING SETBACK (TYP)

0.27 AC ±

9

N 79° 11' E 120.0'

0.27 AC ±

8

N 79° 11' E 120.0'

0.27 AC ±

7

N 79° 11' E 120.0'

0.27 AC ±

6

N 79° 11' E 120.0'

0.27 AC ±

5

N 79° 11' E 120.0'

0.27 AC ±

4

N 79° 11' E 120.0'

0.27 AC ±

3

N 79° 11' E 120.0'

0.27 AC ±

2

N 79° 11' E 120.0'

0.27 AC ±

1

N 79° 11' E 120.0'

0.27 AC ±

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