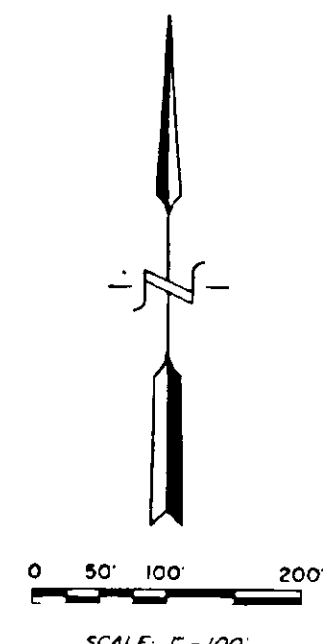


FAMILY OAK ESTATES

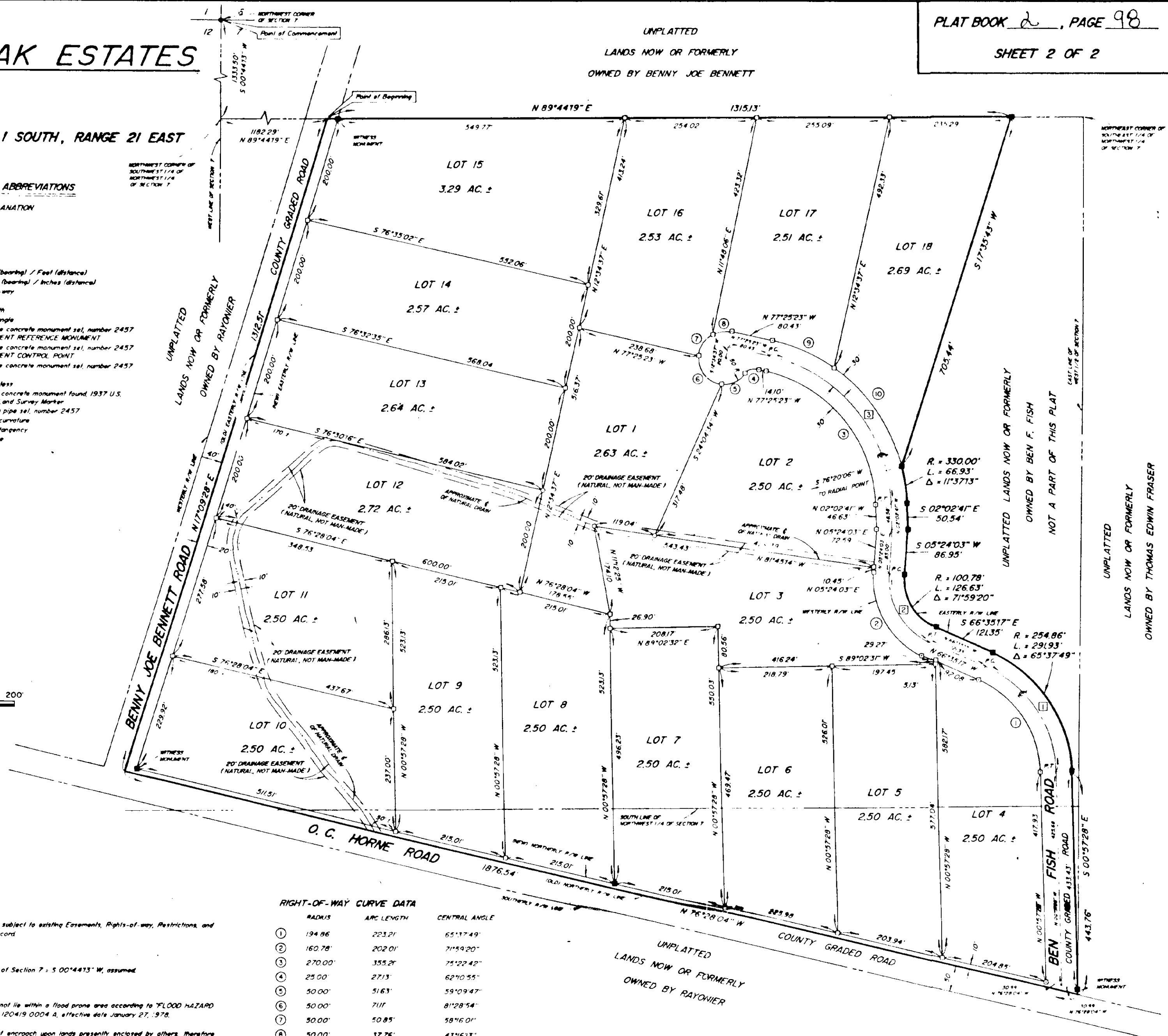
A SUBDIVISION IN:
STATE OF FLORIDA
BAKER COUNTY
SECTION 7, TOWNSHIP 1 SOUTH, RANGE 21 EAST

EXPLANATION OF SYMBOLS AND ABBREVIATIONS

SYMBOL / ABBREVIATION	EXPLANATION
N	North
S	South
E	East
W	West
°	Degrees
'	Minutes (bearing) / Feet (distance)
"	Seconds (bearing) / Inches (distance)
R/W	Right-of-way
R	Radius
L	Arc length
Δ	Central angle
4	4 square concrete monument set, number 2457
PERM	PERMANENT REFERENCE MONUMENT
8	8 square concrete monument set, number 2457
PERM.C.P.	PERMANENT CONTROL POINT
3	3 square concrete monument set, number 2457
AC	Acres
±	More or less
3"	3" round concrete monument found 1937 U.S. General Land Survey Marker
1/2"	1/2" iron pipe set, number 2457
P.C.	Point of curvature
P.T.	Point of tangency
C	Centerline



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SHEET 2 OF 2



GENERAL NOTES:

- The lands shown and described hereon are subject to existing Easements, Rights-of-way, Restrictions, and Reservations whether or not disclosed of record.
- Jurisdictional areas, if any, are not located.
- Bearing Base - West line of Northeast 1/4 of Section 7 - S 00°44'13" W, assumed.
- Improvements exist, but are not shown.
- The lands shown and described hereon do not lie within a flood prone area according to "FLOOD HAZARD BOUNDARY MAP" Community Parcel Number 120419 0004 2, effective date January 27, 1978.
- Lands as located and shown hereon do not encroach upon lands presently encroached by others, therefore fences are not shown, but do exist.
- Field work completed October 22, 1990.
- Utility easements shall be 10 feet wide along side lot boundaries and 15 feet wide along lot boundaries fronting on roads.
- Lot areas shown hereon are computed inclusive of any encroachments lying within the boundaries of said lots.
- Building restriction lines shall conform to current zoning regulations of Baker County, Florida.
- Witness Permanent Reference Monuments have been placed when properly boundary corners fall within new county road rights of way.
- Utility easements shall also be easements for the construction, maintenance, and operation of cable television services.

RIGHT-OF-WAY CURVE DATA

CURVE NO.	RADIUS	ARC LENGTH	CENTRAL ANGLE
1	194.86	223.21	65°17'49"
2	160.78	202.01	71°59'20"
3	270.00	355.26	75°22'42"
4	25.00	27.13	62°10'55"
5	50.00	51.63	59°09'47"
6	50.00	71.11	81°28'54"
7	50.00	50.85	58°16'01"
8	50.00	37.76	43°16'13"
9	330.00	131.76	22°52'36"
10	330.00	233.46	40°12'53"

CENTERLINE CURVE DATA

CURVE NO.	RADIUS	ARC LENGTH	CENTRAL ANGLE	TANGENT	CHORD DISTANCE	CHORD BEARINGS
1	224.86	257.57	65°17'49"	145.00	243.72	N 33°46'23" W
2	130.78	164.32	71°59'20"	95.00	153.72	N 30°35'18" W
3	300.00	394.68	75°22'42"	231.78	366.83	N 39°44'02" W

NORTH FLORIDA SURVEYING AND LAND DESIGN
 1002 WEST MAIN STREET, SUITE 100, GAITHERSBURG, MARYLAND 20878
 1002 WEST MAIN STREET, SUITE 100, GAITHERSBURG, MARYLAND 20878

