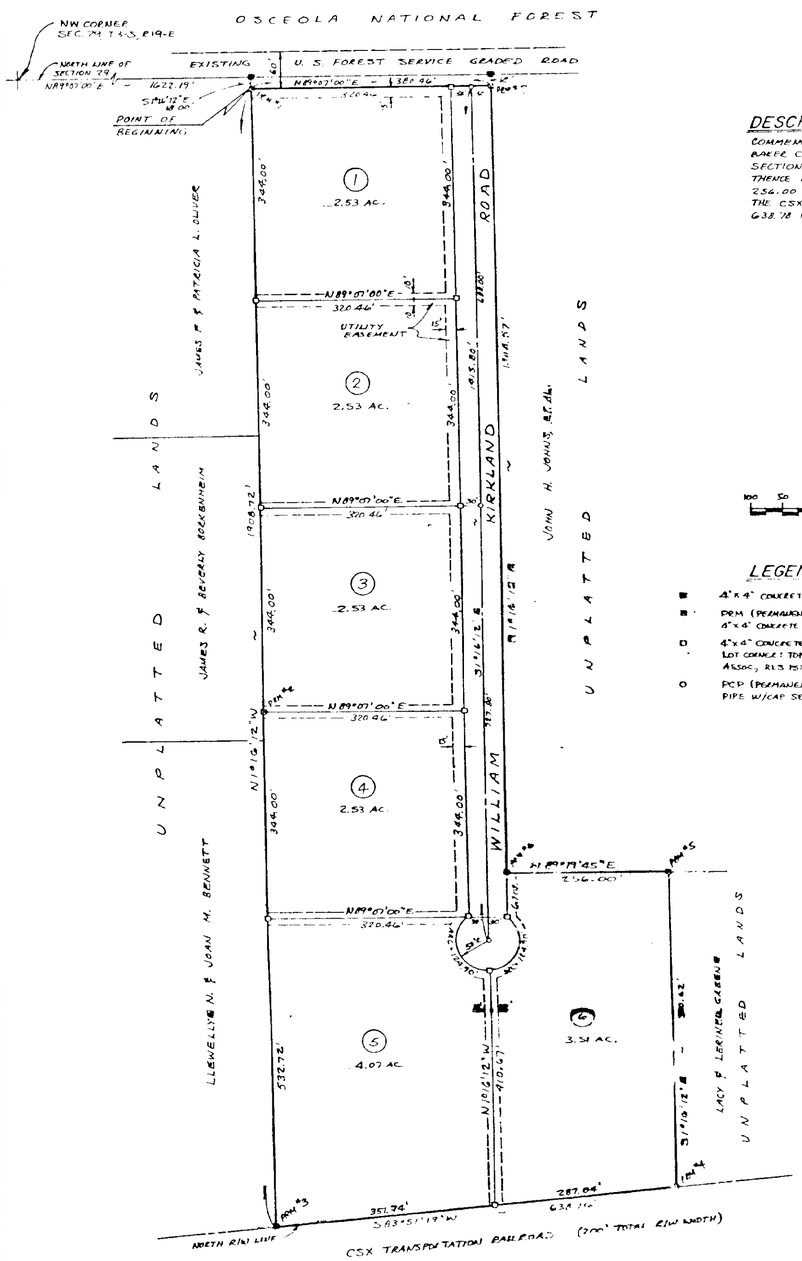
KIRKLAND ACRES

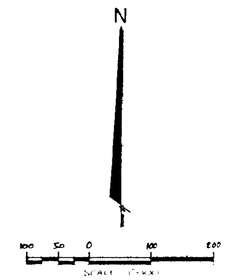
PLAT BOOK 2
PAGE 109

A SUBDIVISION IN
THE NW1/4 OF SECTION 29, T3-S, R19-E
BAKER COUNTY, FLORIDA



DESCRIPTION

COMMENCE AT THE NORTHWEST CORNER OF SECTION 29, TOWNSHIP 3 SOUTH, RANGE 19 EAST, BAKER COUNTY, FLORIDA AND RUN THENCE N 89°07'00"E ALONG THE NORTH LINE OF SAID SECTION 29, 1622.19 FEET, THENCE S 1°16'12"E, 18.00 FEET TO THE POINT OF BEGINNING, THENCE N 89°07'00"E, 320.46 FEET, THENCE S 1°16'12"E, 1908.57 FEET, THENCE N 89°19'45"E, 256.00 FEET, THENCE S 1°16'12"E, 590.62 FEET TO THE NORTH RIGHT-OF-WAY LINE OF THE CSX TRANSPORTATION RAILROAD, THENCE S 83°51'19" W ALONG SAID NORTH RIGHT-OF-WAY LINE, 638.78 FEET, THENCE N 1°16'12"W, 1908.72 FEET TO THE POINT OF BEGINNING.



LEGEND

- ■ 4"x4" CONCRETE MONUMENT FOUND
- ■ PRM (PERMANENT REFERENCE MONUMENT) 4"x4" CONCRETE MONUMENT SET WITH PRM*
- □ 4"x4" CONCRETE MONUMENT SET AT EACH LOT CORNER: TOP PLATE STAMPED W.C. HALE & ASSOC, RLS 1519
- ○ PCP (PERMANENT CONTROL POINT) ¾" IRON PIPE W/CAP SET (PLS 1519)

NOTES

1. BEARINGS PROJECTED FROM PREVIOUS SURVEY MADE IN SECTION 29, T-3-S, R-19-E BY W.C. HALE & ASSOC.
2. TOTAL AREA IN SUBDIVISION IS 19.77 ACRES.
3. PRELIMINARY PLAT APPROVAL - SEPTEMBER 28, 1990.
4. APPROVAL ON ROAD VARIANCE - AUGUST 20, 1990.
5. NO PORTION OF THE SUBDIVISION LIES IN A FLOOD PRONE AREA AS PER FLOOD INSURANCE RATE MAP (COMMUNITY PANEL NO. 120019 0200 B), EFFECTIVE DATE JULY 16, 1991.
6. MINIMUM FLOOR ELEVATION IS TO BE 18 INCHES ABOVE NATURAL GROUND.
7. BUILDING RESTRICTIONS SHALL CONFORM TO CURRENT ZONING REGULATIONS OF BAKER COUNTY, FLORIDA.

SPECIAL NOTES

NOTICE: ALL UTILITY EASEMENTS SHOWN ON THIS PLAT SHALL BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF ELECTRIC, TELEPHONE, GAS, CABLE TELEVISION SERVICES AND ANY OTHER PUBLIC UTILITIES.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

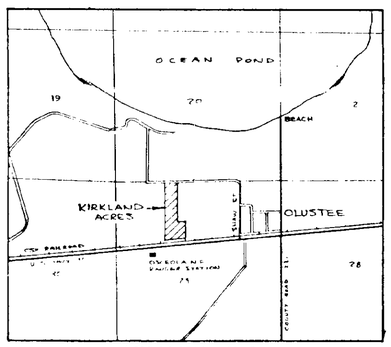
HOMEOWNERS ASSOCIATION NOTE

THE STREETS, EASEMENTS, DRAINAGE IMPROVEMENTS AND COMMON AREAS, IF ANY, ARE NOT DEDICATED TO THE PUBLIC AND WILL NOT BE MAINTAINED, REPAIRED OR IMPROVED BY BAKER COUNTY, FLORIDA. EACH LOT WITHIN THIS SUBDIVISION SHALL BE REQUIRED TO PAY ASSESSMENTS TO A HOME OWNERS ASSOCIATION FOR MAINTENANCE OF SUCH IMPROVEMENTS.

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT THE ABOVE PLAT HAS BEEN APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF BAKER COUNTY, FLORIDA THIS 15th DAY OF June, A.D., 1992.

Steve Kennedy
CHAIRMAN, COUNTY COMMISSION



LOCATION MAP
SECTION 29, T3-S, R19-E

0 1 2 3 4 5
SCALE (MILES)

CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, BEING THE OWNERS IN FEE SIMPLE OF THESE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, DO HEREBY DEDICATE SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREON EXPRESSED AND THAT ALL ROADS AND EASEMENTS FOR UTILITIES, DRAINAGE AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND DEPICTED HEREON ARE RESERVED BY THE OWNER FOR THE BENEFIT OF THE OWNER, ITS SUCCESSORS, GRANTEES AND ASSIGNS AND ARE NOT DEDICATED TO THE PUBLIC USE.

IN WITNESS WHEREOF, THE UNDERSIGNED WILLIAM G. KIRKLAND, JR. AND LILLIAN D KIRKLAND, HIS WIFE HEREUNTO SET OUR HAND AND SEAL ON June 5th, 1992.

William G. Kirkland — WILLIAM G. KIRKLAND, JR.
Debra S. Porter — WITNESS
Jeannie — WITNESS
Lillian D. Kirkland — LILLIAN D. KIRKLAND
Debra S. Porter — WITNESS
Jeannie — WITNESS

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF BAKER

THIS IS TO CERTIFY THAT ON June 5th, 1992, BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGEMENTS, IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED WILLIAM G. KIRKLAND, JR. AND LILLIAN D. KIRKLAND, HIS WIFE, TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION 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

Notary Public State of Florida
My Commission Expires June 1, 1993
MY COMMISSION EXPIRES

SURVEYOR'S CERTIFICATE

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.

DATE April 15, 1992 SIGNED W.C. Hale
W.C. HALE LAND SURVEYOR
FLORIDA CERTIFICATE NO 1519

CERTIFICATE OF APPROVAL BY COUNTY ENGINEER

EXAMINED AND APPROVED BY: Arthur N. Beckenbaugh (COUNTY ENGINEER) DATE 6-15-92

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 Jerry D. Graham (FLDEH HEALTH OFFICIAL) DATE 6/12/92

CERTIFICATE OF APPROVAL BY COUNTY PLANNING AND ZONING DIRECTOR

THIS TO CERTIFY THAT ON JUNE 12, 1992, THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE PLANNING AND ZONING DIRECTOR OF BAKER COUNTY, FLORIDA

James W. Hurst
PLANNING AND ZONING DIRECTOR

CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY

EXAMINED AND APPROVED BY:

James M. Bass
COUNTY ATTORNEY
DATED 6-15-92 A.D., 1992

CERTIFICATE OF CLERK OF CIRCUIT COURT

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND FIND THAT IT CONFORMS IN FORM WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND WAS FILED FOR RECORD ON JUNE 16, 1992, AT Macclenny, Florida
FILE NO. _____

Amy Richardson
CLERK

PREPARED BY
W.C. HALE & ASSOCIATES, INC.
2125 SOUTH FIRST STREET
P.O. BOX 114
LAKE CITY, FLA 32055
TEL. (904) 752-1140

SUBINERY OF LIDER CORPORATION