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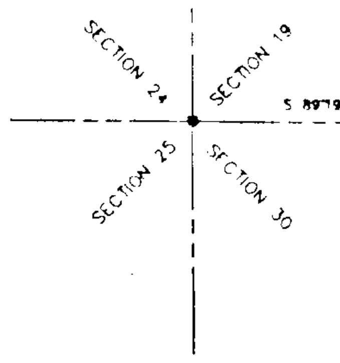
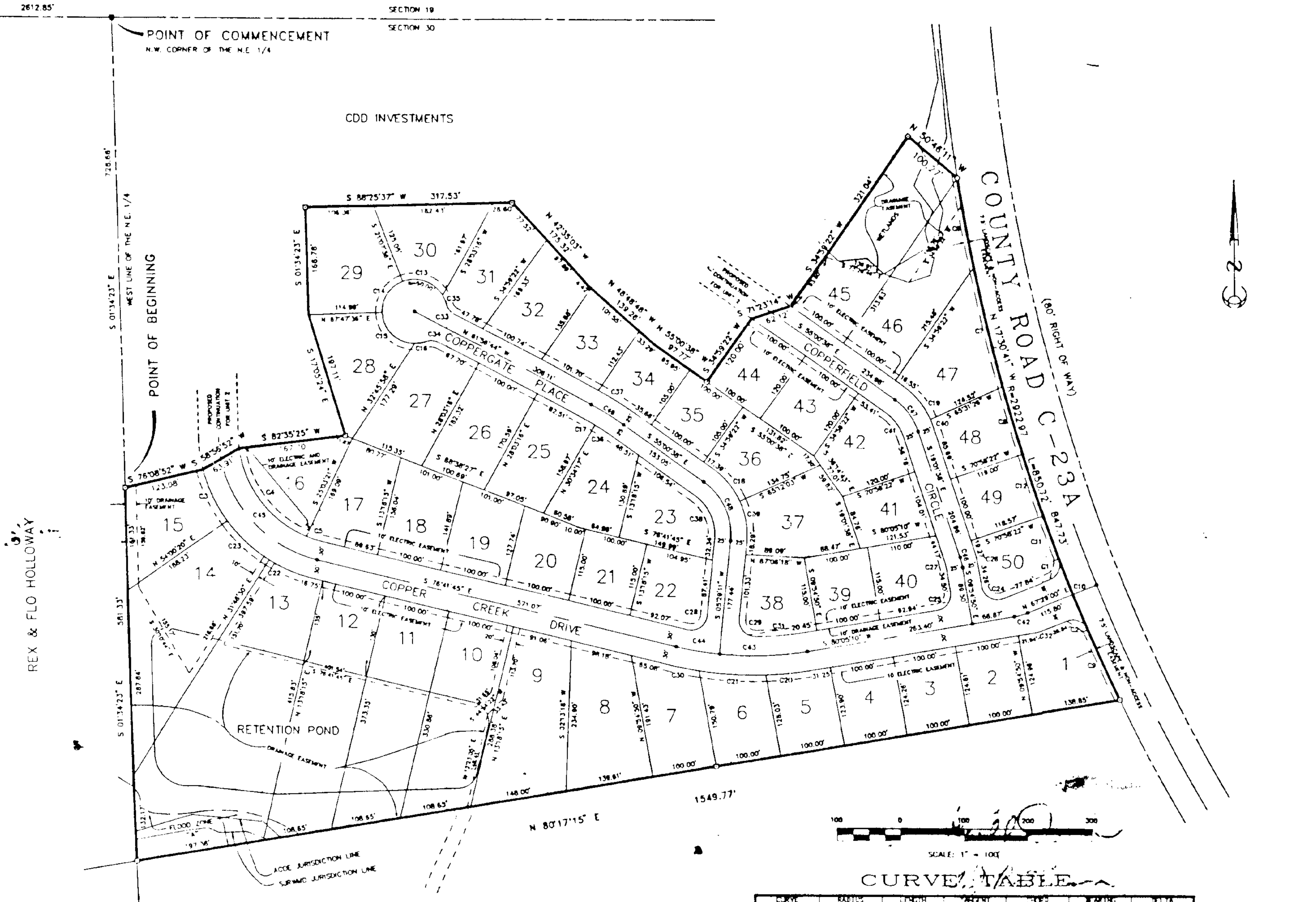
PLAT BOOK 2 PAGE 111
SHEET 2 OF 2

COPPER CREEK HILLS - UNIT 1

PART OF THE N.E. 1/4 OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 22 EAST
CITY OF MACCLENNY, BAKER COUNTY, FLORIDA





LOT NO	SQUARE FEET
1.	15657
2.	12478
3.	12443
4.	12408
5.	12475
6.	13770
7.	17042
8.	24678
9.	30137
10.	30962
11.	35210
12.	39459
13.	75132
14.	39389
15.	17607
16.	16169
17.	15829
18.	14897
19.	13481
20.	12073
21.	11500
22.	12794
23.	14481
24.	15087
25.	16452
26.	17646
27.	19850
28.	17508
29.	20977
30.	15401
31.	15960
32.	15229
33.	12524
34.	10541
35.	10500
36.	13054
37.	18232
38.	12804
39.	11500
40.	13232
41.	11327
42.	14812
43.	12000
44.	12000
45.	31734
46.	26377
47.	19748
48.	12496
49.	11850
50.	11986

PINEVIEW GOLF & COUNTRY CLUB

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	[illegible]	[illegible]	24.41	34.93	N 22°09'45" E	88°38'30"
C2	25.00	[illegible]	24.58	35.83	N 64°00'14" W	89°01'33"
C3	230.00	[illegible]	45.00	88.33	S 24°35'24" E	22°[illegible]'32"
C4	170.00	180.54	99.83	172.17	S 37°32'34" E	60°58'49"
C5	170.00	24.86	12.45	24.84	S 72°30'22" E	08°22'46"
C6	2922.97	140.13	70.08	140.12	S 10°32'49" E	02°44'48"
C7	2922.97	190.38	95.32	190.35	S 13°47'18" E	03°44'09"
C8	2922.97	109.48	54.75	109.47	S 16°43'45" E	02°08'46"
C9	2922.97	120.32	60.17	120.31	S 24°40'13" E	02°21'31"
C10	2922.97	118.99	59.50	118.98	S 22°19'29" E	02°19'57"
C11	2922.97	71.22	35.61	71.22	S 20°27'[illegible]" E	01°23'46"
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	50.00	1.48	[illegible]	1.[illegible]	[illegible]	20°01'42"
[illegible]	475.00	20.[illegible]	10.44	20.[illegible]	N 60°41'14" W	[illegible]°31'[illegible]"
C18	125.00	65.91	33.[illegible]	65.13	N 35°54'[illegible]" W	30°12'41"
C19	125.00	66.[illegible]	34.12	65.[illegible]	N [illegible]°44'[illegible]" W	30°32'[illegible]"
C20	530.00	6[illegible]	34.[illegible]	6[illegible]	N [illegible]°[illegible]'47" E	07°27'13"
C21	530.00	10[illegible]	[illegible]	10[illegible]	N [illegible]°[illegible]'14" E	11°[illegible]'[illegible]"
C22	230.00	74.1[illegible]	3[illegible].40	[illegible]	N [illegible]°[illegible]'37" E	18°[illegible]'13"
C23	230.00	[illegible].24	45.19	[illegible]	S [illegible]°[illegible]'[illegible]" E	22°13'49"
C24	25.00	44.77	31.21	[illegible]	N [illegible]°[illegible]'55" E	1[illegible]°[illegible]'10"
C25	25.00	39.27	25.00	35.[illegible]	N [illegible]°[illegible]'10" E	90°00'00"
C26	125.00	19.[illegible]	9.96	19.[illegible]	N 14°28'14" W	09°06'40"
C27	75.00	11.[illegible]	5.[illegible]	11.[illegible]	N 14°28'14" W	[illegible]°06'40"
C28	25.00	4[illegible]	29.67	3[illegible]	N 34°23'43" E	[illegible]°45'[illegible]"
C29	25.00	4[illegible]	2[illegible].[illegible]	3[illegible]	S [illegible]°44'32" E	[illegible]°[illegible]'[illegible]"
C30	530.00	43.83	21.53	43.[illegible]	N [illegible]°01'18" E	[illegible]°[illegible]'[illegible]"
C31	470.00	7[illegible].41	3[illegible]	7[illegible]	N 84°33'[illegible]" E	[illegible]°[illegible]'[illegible]"
C32	130.00	2[illegible].60	14.[illegible]	2[illegible]	N [illegible]°47'[illegible]" E	1[illegible]°[illegible]'10"
C33	25.00	21.[illegible]	11.10	20.41	S 37°51'[illegible]" E	[illegible]°11'23"
C34	25.00	21.0[illegible]	11.10	20.41	N [illegible]°[illegible]'[illegible]" W	[illegible]°11'23"
C35	[illegible].00	14.[illegible]	7.[illegible]	14.[illegible]	N [illegible]°[illegible]'44" W	1[illegible]°[illegible]'45"
C36	475.00	36.6[illegible]	18.[illegible]	36.[illegible]	N 57°13'18" W	[illegible]°[illegible]'[illegible]"
C37	475.00	63.[illegible]	31.81	63.51	N [illegible]°[illegible]'41" W	[illegible]°[illegible]'07"
C38	75.00	79.19	43.74	75.[illegible]	N 24°45'43" W	60°29'4[illegible]"
C39	125.00	66.07	33.83	65.31	N 09°39'25" W	30°17'0[illegible]"
C40	125.00	11.[illegible]	5.[illegible]	11.[illegible]	N 21°4[illegible]'[illegible]" W	05°2[illegible]'55"
C41	75.00	47.10	24.36	4[illegible].3[illegible]	N 37°01'[illegible]" W	35°[illegible]'59"
C42	100.00	22.[illegible]	11.[illegible]	2[illegible]	N 73°47'[illegible]" E	12°[illegible]'1[illegible]"
C43	500.00	134.[illegible]	67.60	13[illegible]	N [illegible]°47'10" E	15°24'[illegible]"
C44	500.00	6[illegible]	3[illegible].1[illegible]	6[illegible].12	S [illegible]°[illegible]'17" E	07°49'[illegible]"
C45	200.00	22[illegible]	12[illegible]	21[illegible]	S 4[illegible]°[illegible]'[illegible]1" E	65°31'[illegible]"
C46	100.00	1[illegible].[illegible]1	[illegible]	15.[illegible]	N 14°28'14" W	[illegible]°[illegible]'[illegible]"
C47	100.00	62.[illegible]	3[illegible].[illegible]	61.[illegible]	N 37°01'0[illegible]" W	3[illegible]°[illegible]'[illegible]"
C48	100.00	10[illegible]	[illegible]	100	N 24°45'43" W	60°29'[illegible]"
C49	100.00	[illegible]	[illegible]	[illegible]	N [illegible]°[illegible]'41" W	[illegible]°[illegible]'07"

LEGEND

▫	DENOTES PERMANENT REFERENCE MONUMENT 4"x4" CONCRETE MONUMENT SET WITH METAL CAP STAMPED L.S. #380
▪	DENOTES A FOUND CONCRETE MONUMENT
∘	DENOTES PERMANENT CONTROL POINT METAL DISK STAMPED L.S. #380 SET
C1	DENOTES TABULATED CURVE DATA

NOTES

1. AS SCALED FROM COMMUNITY PANEL NO. 120419-0074, A PART OF LOT 12 & 13 ARE IN FLOOD ZONE A & ARE SUBJECT TO THE 100 YEAR FLOOD PLAN; FLOOD ELEVATION 100.0.
2. BEARINGS ARE BASED ON THE WESTERLY RIGHT OF WAY LINE OF COUNTY ROAD 23-A, BEING S 00°09'10" W AS DESCRIBED IN OFFICIAL RECORDS VOLUME 20, PAGE 479, BAKER COUNTY PUBLIC RECORDS.
3. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
4. SITE IS ZONED RS1.
5. BUILDING SETBACK REQUIREMENTS; FRONT - 30', SIDE 10', REAR 15'.
6. ELECTRIC EASEMENT SHOWN HEREON IS FOR USE BY OKEFENOKE RURAL ELECTRIC MEMBERSHIP CORPORATION.

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