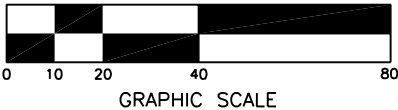


BOUNDARY SURVEY
IN SECTION 35,
TOWNSHIP 3 SOUTH,
RANGE 17 EAST.
COLUMBIA COUNTY, FLA.

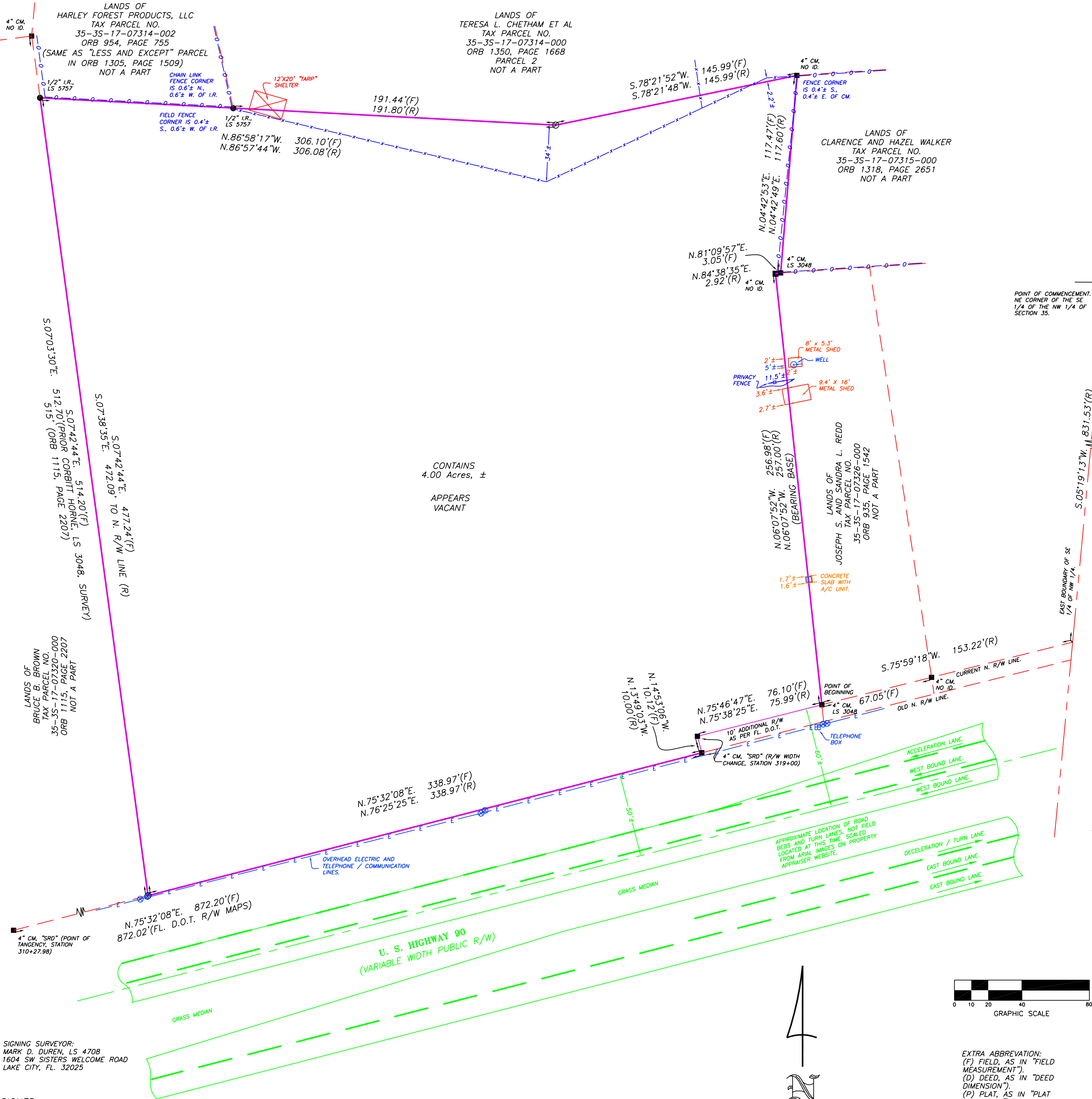
DESCRIPTION:
COMMENCE AT THE NORTHEAST CORNER OF THE SE 1/4 OF THE NW 1/4 OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, AND RUN THENCE S 05°19'13"W., ALONG THE EAST BOUNDARY OF SAID SE 1/4, 831.53 FEET TO ITS INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY #90; THENCE S.75°28'54"W. ALONG THE NORTH RIGHT-OF-WAY OF U.S. HIGHWAY NO. 90 A DISTANCE OF 153.22 FEET TO THE WEST LINE OF A PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 935 PAGE 1542 AND THE POINT OF BEGINNING; THENCE N.06°07'52"W. 257.00 FEET; THENCE N.84°38'35"E. 2.92 FEET; THENCE N.04°42'49"E. 117.60 FEET; THENCE S.78°21'48"W. 145.99 FEET; THENCE N.86°57'44"W, 306.08 FEET; THENCE S.07°38'35"E. 472.09 FEET TO THE NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 90; THENCE N.76°25'25"E. ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 338.97 FEET; THENCE N.13°49'03"W. 10.00 FEET; THENCE N.75°38'25"E. 75.99 FEET TO THE POINT OF BEGINNING. CONTAINING 4.00 ACRES, MORE OR LESS.

- SURVEYOR'S NOTES:
1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE RECORD TITLE BOUNDARIES OF THIS PARCEL TO THE BEST OF MY ABILITY TO INTERPRET AND LOCATE SAID BOUNDARIES BASED ON THE EVIDENCE OF PRIOR SURVEYS AND RECORDS PROVIDED TO OR OTHERWISE OBTAINED BY THIS OFFICE.
 2. BEARINGS BASED ON DEED OF RECORD USING MONUMENTS FOUND ON THE SOUTHEASTERLY LINE OF THIS PARCEL AS SHOWN HEREON.
 3. THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD INSURANCE RATE MAP, DATED FEBRUARY 4, 2009, COMMUNITY PANEL NO. 12023C0305C AND 12023C0315C.
 4. NO EASEMENT FOR UTILITY AND/OR DRAINAGE IS SHOWN ON THIS LOT IN RECORDS IN THE POSSESSION OF THIS OFFICE.
 5. THE IMPROVEMENTS, IF ANY, INDICATED ON THIS SURVEY DRAWING ARE AS LOCATED ON DATE OF FIELD SURVEY AS SHOWN HEREON.
 6. IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.
 7. "NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."
 8. CLOSURE OF FIELD SURVEY IS BETTER THAN 1/10,000. BOUNDARY AND CONTROL MONUMENTS CAN BE EXPECTED TO HAVE BEEN MEASURED TO APPROXIMATELY THAT RATIO OF PRECISION. BUILDINGS AND SIMILAR IMPROVEMENTS ARE LOCATED WITHIN ± 0.2 FEET OF THE ACTUAL LOCATION UNLESS OTHERWISE NOTED. OTHER IMPROVEMENTS SUCH AS UTILITY POLES, SEPTIC TANKS, TREES, INTERIOR FENCES, ETC. ARE NORMALLY WITHIN ± 0.5 FEET UNLESS OTHERWISE NOTED.
 9. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OR TITLE POLICY. THEREFORE EXCEPTION IS MADE HEREON REGARDING EASEMENTS, RESERVATIONS, RESTRICTIONS, AND/OR TITLE CONFLICTS OF RECORD, IF ANY, NOT PROVIDED BY THE CLIENT OR HIS AGENTS OR DISCOVERED BY THIS OFFICE. AN EFFORT HAS BEEN MADE IN GOOD FAITH TO SHOW PHYSICAL EVIDENCE OF EASEMENTS, OCCUPATION AND USE BY OTHER PARTIES, HOWEVER PHYSICAL CONDITIONS ON THE PARCEL MAY HAVE PREVENTED DISCOVERY OF ALL SUCH EVIDENCE.
 10. CERTIFIED TO:
LOAN T. NGUYEN

SYMBOL LEGEND
O.R.I. OFFICIAL RECORD INSTRUMENT
■ CONCRETE MONUMENT FOUND
□ CONCRETE MONUMENT SET, LS 4708
● IRON PIN OR PIPE FOUND
○ 5/8" IRON ROD SET, LS 4708
—x— WIRE FENCE
—e— ELECTRIC UTILITY LINE (OVERHEAD)
—u— UNDERGROUND ELECTRIC SERVICE
—ctv— CABLE TV LINE (OVERHEAD)
—o— CHAIN LINK FENCE
—o— WOODEN FENCE
CMP CORRUGATED METAL PIPE
RCP REINFORCED CONCRETE PIPE
LS LAND SURVEYOR
LB LICENSED BUSINESS
ORB OFFICIAL RECORD BOOK
PRM PERMANENT REFERENCE MONUMENT
PCP PERMANENT CONTROL POINT
⊙ UTILITY POLE
R/W RIGHT-OF-WAY
NO ID. NO IDENTIFICATION
FLA. DEPT. OF TRANSPORTATION
C. CONCRETE MONUMENT
I.R. IRON ROD
I.P. IRON PIPE
"SRD" STATE ROAD DEPARTMENT



EXTRA ABBREVIATION:
(F) FIELD, AS IN "FIELD MEASUREMENT";
NO ID. NO IDENTIFICATION
(D) DEED, AS IN "DEED DIMENSION";
(P) PLAT, AS IN "PLAT DIMENSION";
(R) RECORD, AS IN "RECORD DIMENSION".



SIGNING SURVEYOR:
MARK D. DUREN, LS 4708
1604 SW SISTERS WELCOME ROAD
LAKE CITY, FL. 32025

SIGNED: _____
MARK D. DUREN, LS 4708

MARK D. DUREN AND
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FIELD SURVEY DATE AUGUST 30, 2018
DATE DRAWN NOVEMBER 5, 2018
FOR LOAN T. NGUYEN

FIELD BOOK 236 PAGE 53
DRAWN BY M. DUREN

WO# 18-327