

BOUNDARY SURVEY OF

PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4, AND PART OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 14 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF REFERENCE COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 20, THENCE RUN SOUTH 89°28'31" WEST ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4, A DISTANCE OF 368.93 FEET TO THE POINT OF BEGINNING; THENCE RUN SOUTH 00°37'46" EAST, A DISTANCE OF 210.00 FEET; THENCE RUN SOUTH 89°28'31" WEST, A DISTANCE OF 640.93 FEET TO THE EAST RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 129; THENCE RUN NORTH 05°32'50" WEST ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 741.68 FEET; THENCE RUN NORTH 84°27'10" EAST, A DISTANCE OF 350.00 FEET; THENCE RUN NORTH 05°32'50" WEST, A DISTANCE OF 200.00 FEET; THENCE RUN NORTH 84°27'10" EAST, A DISTANCE OF 83.95 FEET; THENCE RUN NORTH 05°31'44" WEST, A DISTANCE OF 162.59 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 226TH STREET; THENCE RUN NORTH 84°28'16" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 304.31 FEET; THENCE RUN SOUTH 00°37'46" EAST, A DISTANCE OF 954.57 FEET TO THE POINT OF BEGINNING.
CONTAINING 14.70 ACRES MORE OR LESS.

ATLANTIC COASTLINE RAILROAD (ABANDONED)

CENTERLINE OF RAILROAD

WEST RIGHT-OF-WAY LINE

EAST RIGHT-OF-WAY LINE

2167.52'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

66.00'

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66.00'

66.00'

66.00'

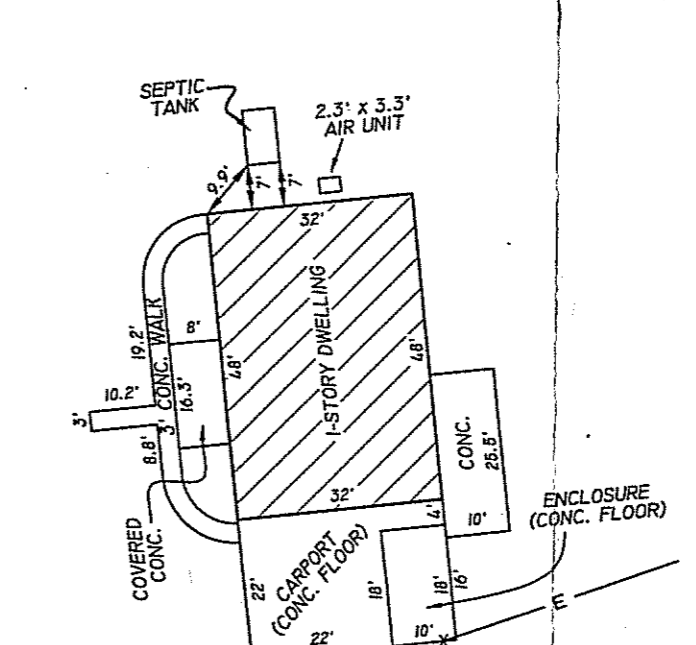
66.00'

66.00'

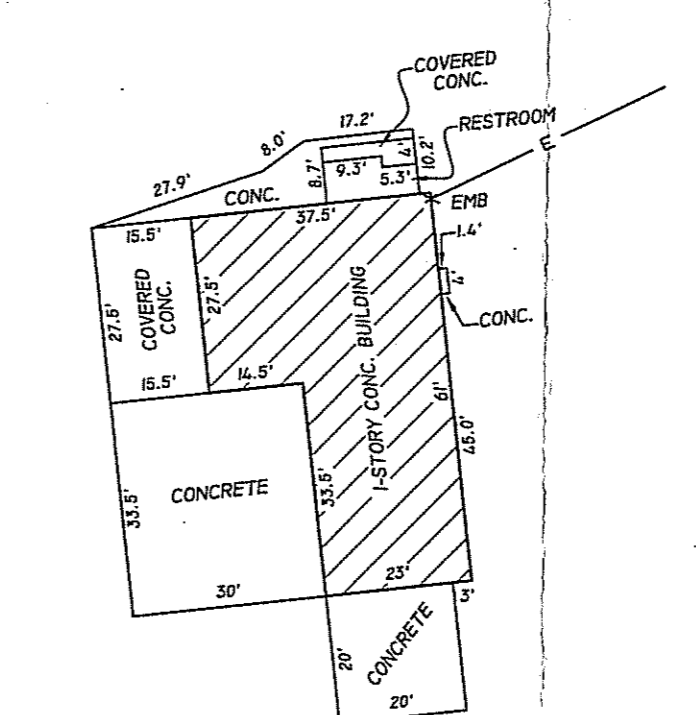
66.00'



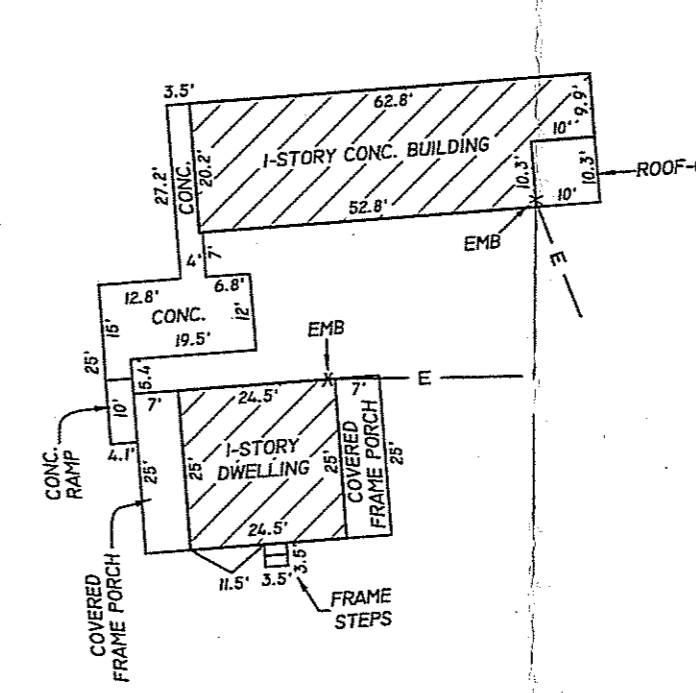
DETAIL "A"
SCALE: 1" = 30'



DETAIL "B"
SCALE: 1" = 30'



DETAIL "C"
SCALE: 1" = 30'



LEGEND & NOTES

- DENOTES 4"x4" CONCRETE MONUMENT SET, L.B. # 7170
- DENOTES 4"x4" CONCRETE MONUMENT FOUND, R.L.S. # 3180, UNLESS NOTED OTHERWISE.
- DENOTES 5/8" REBAR WITH CAP SET, L.B. # 7170.
- DENOTES 5/8" REBAR WITH CAP FOUND, NUMBER NOTED.
- ⊙ DENOTES ANGLE POINT ONLY, NO CORNER FOUND OR SET.
- ⊕ DENOTES RAILROAD SPIKE FOUND.
- ⊖ DENOTES NAIL AND CAP FOUND, NUMBER NOTED.
- ⊗ DENOTES POWER POLE
- ⊘ DENOTES GUY ANCHOR

- X-----X DENOTES EXISTING FENCE.
 - E-----E DENOTES OVERHEAD ELECTRIC.
- 1) FENCE, ROAD AND OVERHEAD ELECTRIC DIMENSIONS MAY NOT BE TO SCALE.
 - 2) NO RESEARCH PERFORMED ON ADJOINING PROPERTY DEEDS TO DETERMINE DEED OVERLAPS OR BOUNDARY LINE PROVIDED BY CLIENT, NO ABSTRACT PROVIDED.
 - 3) COORDINATES BASED ON UNPUBLISHED DATA (ASSUMED).
 - 4) NO UNDERGROUND IMPROVEMENTS, IF ANY, LOCATED BY THIS SURVEY.
 - 5) BEARINGS BASED ON THE SOUTH LINE OF THE NORTHWEST 1/4 OF SECTION 20 (S 89°28'31" W-ASSUMED).
 - 6) FENCE TIES TAKEN ONLY AT LOCATIONS SHOWN AND DEPICTED HEREON.
 - 7) DISTANCES MEASURED IN U.S. FEET

FLOOD ZONE INFORMATION:

THE PROPERTY AS SURVEYED FALLS WITHIN ZONE "X" PER THE FLOOD INSURANCE RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY PANEL NO. 12121C 0387B.

THIS IS CERTIFIED TO:
ROY DALE MCCALL
LON KEITH MCCALL
HILL LAW AND TITLE, PLLC
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

Timothy B. Alcorn
TIMOTHY B. ALCORN
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 6332
DATE: NOVEMBER 30 2022

"NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER"

- ### ABBREVIATIONS
- CONC. - CONCRETE
 - IP - IRON PIPE
 - REB. - REBAR
 - ST. - STREET
 - AVG. - AVENUE
 - NO ID - NO IDENTIFICATION
 - FD. - FOUND
 - CONC. - CONCRETE MONUMENT
 - ± - MORE OR LESS
 - ORB - OFFICIAL RECORDS BOOK
 - PG - PAGE(S)
 - (FM) - FIELD MEASURED
 - (P) - PLAT
 - (D) - DEED
 - (C) - CALCULATED
 - (R) - RECORD
 - ELEV. - ELEVATION
 - B.M. - BENCHMARK
 - O/S - OFFSET
 - FDOT - FLORIDA DEPARTMENT OF TRANSPORTATION
 - P.C. - POINT OF CURVATURE
 - P.T. - POINT OF TANGENCY
 - P.I. - POINT OF INTERSECTION
 - P.R.C. - POINT OF REVERSE CURVATURE
 - P.C.C. - POINT OF COMPOUND CURVATURE
 - R - RADIUS
 - R/W - RIGHT-OF-WAY
 - P.C.P. - PERMANENT CONTROL POINT
 - P.R.M. - PERMANENT REFERENCE MONUMENT
 - EP - EDGE OF PAVEMENT
 - EG - EDGE OF GRADE
 - C&G - CURB AND GUTTER
 - ST. MH - STORM MANHOLE
 - SS. MH - SANITARY SEWER MANHOLE
 - NCFS - NO CORNER FOUND OR SET
 - E - CENTERLINE
 - EMB - ELECTRIC METER BOX

FOR: ROY DALE MCCALL AND LON KEITH MCCALL

SCALE: 1" = 60'	DATE SURVEYED: 11-28-2022	DATE DRAWN: 11-30-2022
REVISED:	APPROVED BY:	DRAWN BY: SH
J. SHERMAN FRIER & ASSOCIATES, INC. LAND SURVEYORS CERTIFICATE OF AUTHORIZATION - LB# 7170		
130 W. HOWARD STREET, LIVE OAK, FL 32064 PHONE: 386-362-4629 FAX: 386-362-5270	EMAIL: jfrier@windstream.net timolcorn@windstream.net	DRAWING NUMBER: 193-2022