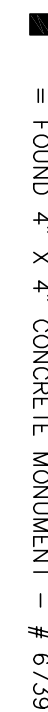


REVISIONS



R/W VARIETIES - PAVED



LEGEND

- | | |
|-----|---|
| POC | POINT OF COMMUNION |
| POB | POINT OF BEGINNING |
| PLW | PLANNED LICENSED BUSINESS |
| RF | RECORD |
| M | MEASURED |
| LP | LIGHT POLE |
| OHW | OVERHEAD WIRE(S) |
| GA | GLASS |
| SV | SEWER VALVE |
| EM | ELECTRIC METER |
| A/C | AIR CONDITIONER |
| RCR | REINFORCED CONCRETE |
| RP | MITERED END SECTION |
| WES | STORM DRAIN MANHOLE |
| W | WATER MAIN |
| ● | FOUND 1/2" IRON ROD - # 894 |
| ● | FOUND 3/8" IRON ROD - # 2874 |
| ⊙ | FOUND 3/8" IRON PIPE - NO IDENTIFICATION |
| ⊙ | FOUND 3/4" IRON PIPE - NO IDENTIFICATION |
| ⊙ | FOUND 4" X 4" CONCRETE MONUMENT - # 67393 |

DESCRIPTION BY SURVEYOR

[illegible]

NOTES

A PARCEL OF LAND SITUATED IN SUBSECTION 5, SECTION 38, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA AND BEING MORE PARTICULARLY, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTHWEST RIGHT OF WAY LINE OF STATE ROAD NO. 16, AS IT CURRENTLY EXISTS (220 FOOT R/W), WITH THE SOUTHWEST RIGHT OF WAY LINE OF STATE ROAD NO. 16 FORMER STATE ROAD NO. 16-A, ALSO KNOWN AS ALONG SAID SOUTHWEST RIGHT OF WAY LINE, A DISTANCE OF 220.75 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3735, PAGE 921, THEREIN; THENCE N 13°29'45" E, ALONG SAID SOUTHWEST RIGHT OF WAY LINE, A DISTANCE OF 120.75 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3735, PAGE 921, THEREIN; THENCE N 13°29'45" E, ALONG SAID SOUTHWEST RIGHT OF WAY LINE, A DISTANCE OF 30.82 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 921, PAGE(S) 1135 OF SAID RECORDS, THEREIN; THENCE S 59°33'25" E, ALONG SAID SOUTHWEST RIGHT OF WAY LINE, A DISTANCE OF 582.15 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 127, PAGE(S) 867 OF SAID RECORDS, THEREIN; S 26°59'33" W, ALONG SAID SOUTHWEST RIGHT OF WAY LINE, A DISTANCE OF 26.95 FEET TO THE SOUTHWEST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 127, PAGE(S) 867, A DISTANCE OF 190.03 FEET; THENCE N 22°50'34" W, A DISTANCE OF 441.22 FEET TO THE SOUTHWEST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3735, PAGE(S) 921, THEREIN; THENCE N 13°29'45" E, ALONG SAID SOUTHWEST RIGHT OF WAY LINE, A DISTANCE OF 220.75 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3735, PAGE(S) 921 BOTH OF SAID PUBLIC RECORDS, A DISTANCE OF 352.72 FEET TO THE POINT OF BEGINNING.

THE AFORESAID PARCEL OF LAND BEING THOSE SAME LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 921, PAGE(S) 1135 AND BEING THOSE SAME LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2271, PAGE(S) 866.

THE AFORESAID PARCEL OF LAND CONTAINS 3.45 ACRES MORE OR LESS.

THE PARCEL OF LAND AS SHOWN HEREON LIES WITHIN FEDERAL FLOOD ZONE "X" (AREA OUTSIDE 0.2% ANNUAL CHANCE OF FLOOD) AS DETERMINED ON FLOOD INSURANCE RATE MAP NO. 12109C-0253-A, COMMUNITY NO. 125147 FOR ST. JOHNS COUNTY, FLORIDA AS REVISED 12/07/2018. <http://www.gisdata.co.state.fl.us/firm/firm.asp>

THE BASIS OF BEARING AS SHOWN HEREON IS THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 16 HAVING AN ASSUMED BEARING OF S 55°33'25" E.

OWNERSHIP OF FENCES NOT DETERMINED BY THIS SURVEY.

FENCE POSITIONS MAY BE SHOWN EXAGGERATED FOR CLARITY.

ALL CALCULATED DATA IS BASED ON FIELD MEASUREMENT.

ENCROACHMENTS AS SHOWN HEREON ARE ONLY THOSE ABOVEGROUND, VISIBLE OBJECTS OBSERVED BY THE SURVEYOR.

THIS SURVEY DOES NOT REFLECT OR DETERMINE OWNERSHIP.

NO UNDERGROUND STRUCTURES, UTILITIES OR FOUNDATIONS WERE LOCATED OR DETERMINED BY THIS SURVEY.

THE PARCEL OF LAND AS SHOWN HEREON WAS NOT ABSTRACTED FOR DEEDS, DEED RESTRICTIONS, EASEMENTS OR RIGHTS OF WAY OF RECORD.

THIS SURVEY IS NOT VALID UNLESS IT IS SIGNED AND EMBOSSED WITH THE SIGNING SURVEYOR'S SEAL.

THIS SURVEY IS CERTIFIED TO AND FOR THE USE AND BENEFIT OF:

DAVID D. ROBERT AND PATRICIA W. ROBERT

SUBJECT TO THE ABOVE CONDITIONS AND RESTRICTIONS, I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS PERFORMED CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THIS SURVEY CONFORMS TO SECTIONS 51-17.051, 51-17.052 OF THE FLORIDA ADMINISTRATIVE CODE.

SAINT JOHN'S SIX MILE CREEK NORTH UNIT 1
CONSERVATION PARCEL No. 16
MAP BOOK 37, PAGES 21-44

#6101 STATE ROAD No. 16
ST. AUGUSTINE, FLORIDA, 32092

TYPE OF SURVEY: BOUNDARY
DATE OF SURVEY: 05/15/2020
FIELD BOOK/PAGE(S): 474/6-8, 14
DRAWING SCALE: 1" = 30'
JOB NUMBER: 20-258

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4425 U.S. HIGHWAY No. 1 SOUTH, SUITE 401
ST. AUGUSTINE, FLORIDA 32086
PHONE: 904-797-9967 FAX: 904-797-6027

SEAL

DATE SIGNED: