

RIVER WATCH

PLAT BOOK 112, PAGE 79

SMITZES PARCEL O.R. BOOK 4743, PAGE 924

440' MORE OR LESS TO CENTER OF A BRANCH OF THE ANCLOTE RIVER

PARCEL 1

PARCEL 2

DAWSON PARCEL O.R. BOOK 8994, PAGE 2273

CALCULATED CURVE 1

DEL = 13'28'02"
 RAD = 278.00'
 ARC = 65.34'
 CHD = 65.19'
 C.B. = S24°47'10"W

CALCULATED CURVE 2

DEL = 19°42'27"
 RAD = 238.00'
 ARC = 81.86'
 CHD = 81.46'
 C.B. = N27°54'22"E

589°31'30"W
 312.08' (Parcel 2 American Marine Services Tract)
 414.13' TO CENTER OF A BRANCH OF THE ANCLOTE RIVER PER O.R. 4480 PAGE 1269

PARCEL 1

AMERICAN MARINE SERVICES PARCEL

(FORMERLY PHILLIPS PARCEL)
 O.R. BOOK 4480, PAGE 1269

589°31'30"W

365' TO CENTER OF A BRANCH OF THE ANCLOTE RIVER PER

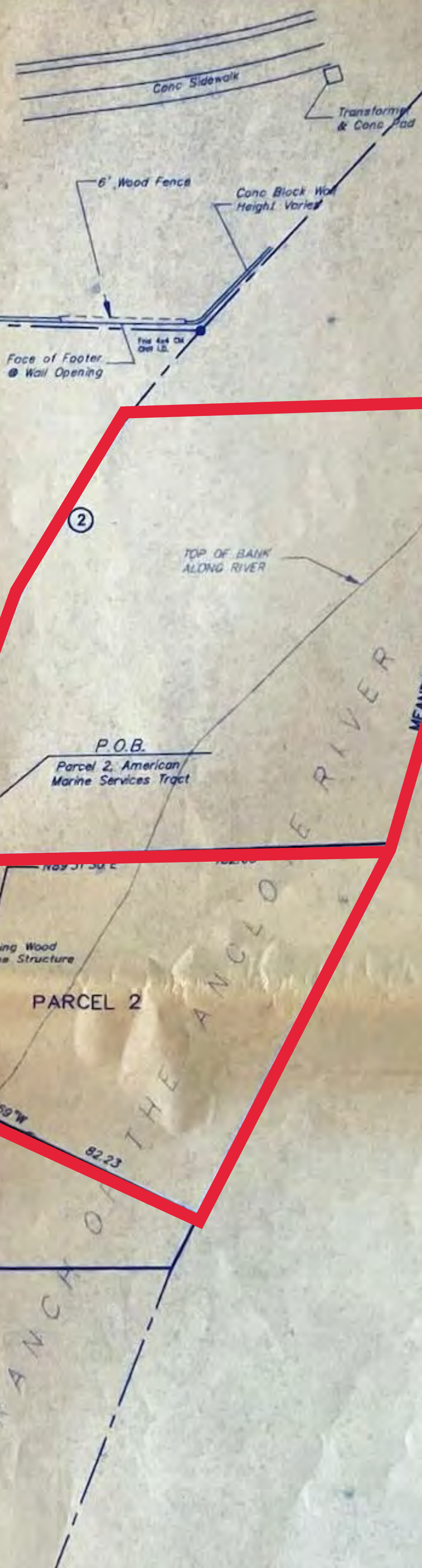
P.O.B.
 Overall Tract
 Revised Tract/Parcel 1

LEGEND	SYMBOL	DESCRIPTION
BOUNDARY LINE	—	BOUNDARY LINE
ADJACENT PROPERTY	- - -	ADJACENT PROPERTY
WATER	~~~~~	WATER
ROAD	==	ROAD
RAILROAD	—+—+—+—	RAILROAD
UTILITY	—x—x—x—	UTILITY
SETBACK	—o—o—o—	SETBACK
ENCLOSURE	—x—x—x—	ENCLOSURE
ENCLOSURE	—x—x—x—	ENCLOSURE

GRAPHIC SCALE

(IN FEET)
 1 inch = 20 ft.

The South Line of the North 1/2 of Section 6-28-16



SECTION 6 TOWNSHIP 27 SOUTH RANGE 16 EAST

THE SURVEY AS DEPICTED HEREON IS NOT
 COVERED BY PROFESSIONAL LIABILITY INSURANCE

PROPOSED PARCEL RECONFIGURATION DESCRIPTION

DESCRIPTION: Former Phillips Parcel per O.R. Book 4480, Page 1269

Begin 950.0 feet North of the South line of the NE 1/4 of Section 6 Township 27 South, Range 16 East, on the East R/W of line of U.S. Highway # 19, run thence North 93.00 feet; thence East 414.13 feet, or less, to the center line of a branch of the Anclote River; thence meander Southwesterly to a point East of the Point Of Beginning, and except road right-of-way, all in Pinellas County, Florida.

DESCRIPTION: Revised American Marine Services (Formerly Phillips) Tract / Parcel 1

A portion of the former Phillips Tract as recorded in O.R. Book 4480, Page 1269, being a parcel of land lying in Section 6, Township 27 South, Range 16 East, Pinellas County, Florida, being more particularly described as follows:

Begin 950.0 feet North of the South line of the NE 1/4 of Section 6 Township 27 South, Range 16 East, on the East R/W of line of U.S. Highway # 19, run thence North 93.00 feet; thence East 414.13 feet, or less, to the center line of a branch of the Anclote River; thence meander Southwesterly to a point East of the Point Of Beginning; thence N89°31'30"W, 365 feet to the Point Of Beginning.

ESS and except a 40' road right-of-way by occupation (Beckett's Way).

ESS and except that portion being described as follows:

Begin 1043 feet North of the South line of the NE 1/2 of Section 6 Township 27 South, Range 16 East, and East R/W of line of U.S. Highway # 19, run thence N89°31'30"E, 312.08 feet to a point on the Easterly line of Beckett's Way a 40 foot right-of-way as occupied and the Point Of Beginning; thence continue N89°31'30"E, 102.05 feet, more or less to the center line of a branch of the Anclote River; thence meander Southwesterly to a point; thence N64°41'59"W, 82.23 feet to the Easterly right-of-way of said 40 foot road; thence N18°03'09"E, along said right-of-way line 49.46 feet to the Point Of Beginning.

DESCRIPTION: Revised American Marine Services (Formerly Phillips) Tract / Parcel 2

A portion of the former Phillips Tract as recorded in O.R. Book 4480, Page 1269, being a parcel of land lying in Section 6, Township 27 South, Range 16 East, Pinellas County, Florida, being more particularly described as follows:

Begin 1043 feet North of the South line of the NE 1/2 of Section 6 Township 27 South, Range 16 East, and East R/W of line of U.S. Highway # 19, run thence N89°31'30"E, 312.08 feet to a point on the Easterly line of Beckett's Way a 40 foot right-of-way as occupied and the Point Of Beginning; thence continue N89°31'30"E, 102.05 feet, more or less to the center line of a branch of the Anclote River; thence meander Southwesterly to a point; thence N64°41'59"W, 82.23 feet to the Easterly right-of-way of said 40 foot road; thence N18°03'09"E, along said right-of-way line 49.46 feet to the Point Of Beginning.

PREPARED FOR: Michael Dawson
 Anclote River Boat Club
 American Marine Services, Inc.

SPECIFIC PURPOSE SURVEY

This Survey drawing has been prepared as requested by the client, Mike Dawson, as a land exchange agreement with the adjoining land owner to the South. This Survey drawing has been prepared as a sketch of the description for the parcel shown hereon, and is based on existing field monumentation.

Surveyor's Certification

I hereby certify that this Survey has been prepared under my direct supervision as a "SPECIFIC PURPOSE SURVEY" and meets the requirements as set forth by the Board Of Professional Land Surveyors in Chapter 61G17-1.0052 of the Florida Administrative Codes, pursuant to Section 472.027 Florida Statutes, for the purpose as stated above.

Eugene T. Caudell, P.L.S. # 4821
 E.T. Caudell & Associates, Inc. LB # 6492

Not Valid unless embossed with signing Surveyor's Seal



DATE OF SURVEY: 3/15/99 PREPARE PARCEL DESCRIPTIONS
 DATE OF REVISION: 8/17/99 SECTION CORRECTION/PHILLIPS REFERENCE

GENERAL NOTES:

This Survey has been prepared without the benefit of a Title Commitment. Subject to any Easement or Restriction of Record.

Bearings are referenced to the North boundary line of the subject property being N89°31'30"E as per the description shown in O.R. Book 8994 Page 2273 of the Public Records of Pinellas County, Florida.

The right-of-way alignment for Beckett's Way as shown hereon was established from existing monumentation, and tax maps. No description for the road alignment could be found.

No underground improvements have been located.

J97013RE