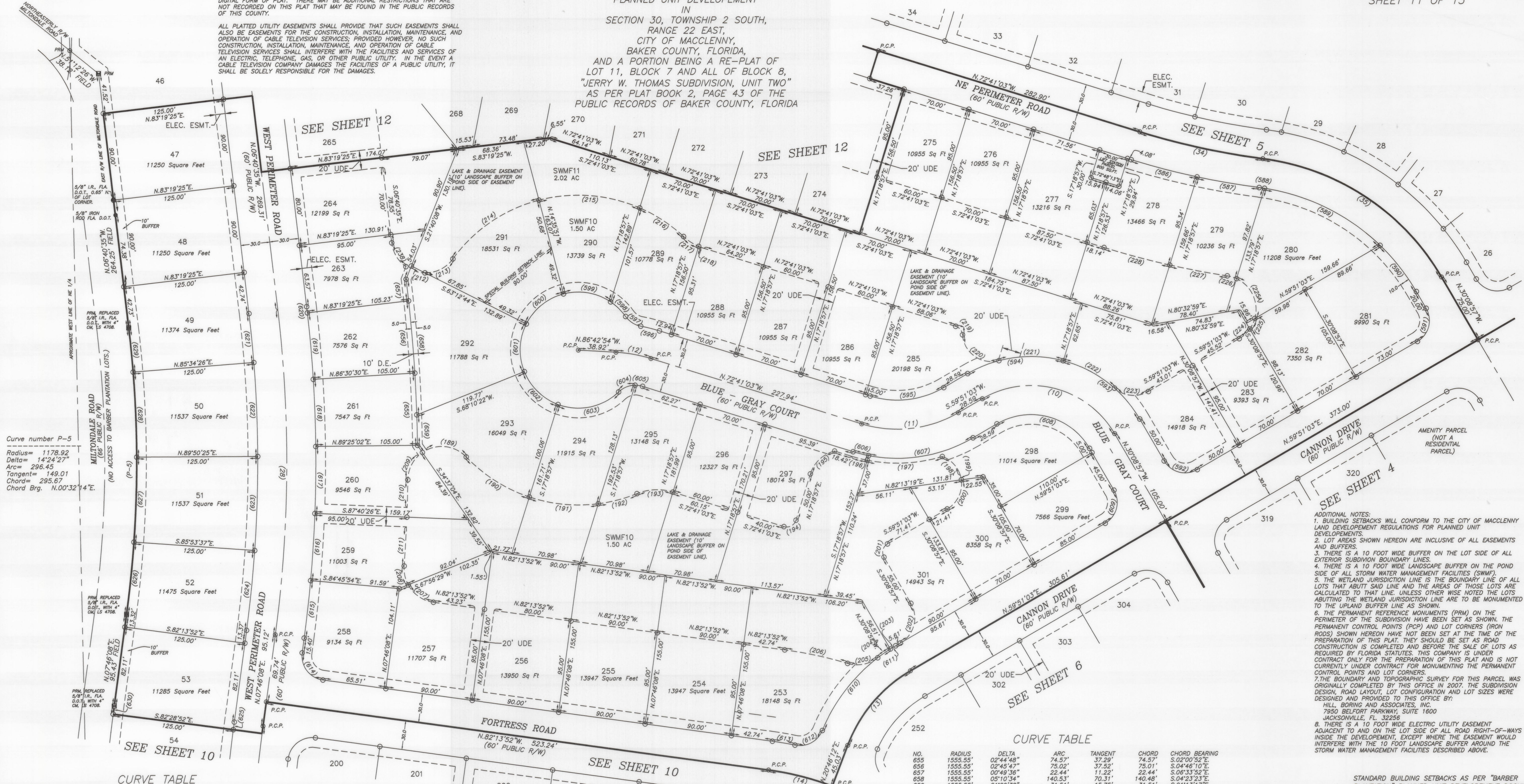


# "BARBER PLANTATION"

A  
PLANNED UNIT DEVELOPMENT  
IN  
SECTION 30, TOWNSHIP 2 SOUTH,  
RANGE 22 EAST,  
CITY OF MACLENNY,  
BAKER COUNTY, FLORIDA,  
AND A PORTION BEING A RE-PLAT OF  
LOT 11, BLOCK 7 AND ALL OF BLOCK 8,  
"JERRY W. THOMAS SUBDIVISION, UNIT TWO"  
AS PER PLAT BOOK 2, PAGE 43 OF THE  
PUBLIC RECORDS OF BAKER COUNTY, FLORIDA

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL  
DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO  
CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR  
DIGITAL FORM OF PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE  
NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS  
OF THIS COUNTY.

ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL  
ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND  
OPERATION OF CABLE TELEVISION SERVICES; PROVIDED HOWEVER, NO SUCH  
CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE  
TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF  
AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A  
CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT  
SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.



Curve number P=5  
Radius= 1178.92  
Delta= 14°24'27"  
Arc= 296.45  
Tangent= 149.01  
Chord= 295.67  
Chord Brg. N.00°32'14"E

ADDITIONAL NOTES:  
1. BUILDING SETBACKS WILL CONFORM TO THE CITY OF MACLENNY  
LAND DEVELOPMENT REGULATIONS FOR PLANNED UNIT  
DEVELOPMENTS.  
2. LOT AREAS SHOWN HEREON ARE INCLUSIVE OF ALL EASEMENTS  
AND BUFFERS.  
3. THERE IS A 10 FOOT WIDE BUFFER ON THE LOT SIDE OF ALL  
EXTERIOR SUBDIVISION BOUNDARY LINES.  
4. THERE IS A 10 FOOT WIDE LANDSCAPE BUFFER ON THE POND  
SIDE OF ALL STORM WATER MANAGEMENT FACILITIES (SWMF).  
5. THE WETLAND JURISDICTION LINE IS THE BOUNDARY LINE OF ALL  
LOTS THAT ABUT SAID LINE AND THE AREAS OF THOSE LOTS ARE  
CALCULATED TO THAT LINE UNLESS OTHERWISE NOTED. THE LOTS  
ABUTTING THE WETLAND JURISDICTION LINE ARE TO BE MONUMENTED  
TO THE UPLAND BUFFER LINE AS SHOWN.  
6. THE PERMANENT REFERENCE MONUMENTS (PRM) ON THE  
PERIMETER OF THE SUBDIVISION HAVE BEEN SET AS SHOWN. THE  
PERMANENT CONTROL POINTS (PCP) AND LOT CORNERS (IRON  
RODS) SHOWN HEREON HAVE NOT BEEN SET AT THE TIME OF THE  
PREPARATION OF THIS PLAT. THEY SHOULD BE SET AS ROAD  
CONSTRUCTION IS COMPLETED AND BEFORE THE SALE OF LOTS AS  
REQUIRED BY FLORIDA STATUTES. THIS COMPANY IS UNDER  
CONTRACT ONLY FOR THE PREPARATION OF THIS PLAT AND IS NOT  
CURRENTLY UNDER CONTRACT FOR MONUMENTING THE PERMANENT  
CONTROL POINTS AND LOT CORNERS.  
7. THE BOUNDARY AND TOPOGRAPHIC SURVEY FOR THIS PARCEL WAS  
ORIGINALLY COMPLETED BY THIS OFFICE IN 2007. THE SUBDIVISION  
DESIGN, ROAD LAYOUT, LOT CONFIGURATION AND LOT SIZES WERE  
DESIGNED AND PROVIDED TO THIS OFFICE BY:  
HILL, BORING AND ASSOCIATES, INC.  
7850 BELFORT PARKWAY, SUITE 1600  
JACKSONVILLE, FL 32256  
8. THERE IS A 10 FOOT WIDE ELECTRIC UTILITY EASEMENT  
ADJACENT TO AND ON THE LOT SIDE OF ALL ROAD RIGHT-OF-WAYS  
INSIDE THE DEVELOPMENT, EXCEPT WHERE THE EASEMENT WOULD  
INTERFERE WITH THE 10 FOOT LANDSCAPE BUFFER AROUND THE  
STORM WATER MANAGEMENT FACILITIES DESCRIBED ABOVE.

STANDARD BUILDING SETBACKS AS PER "BARBER  
PLANTATION" PLANNED UNIT DEVELOPMENT DOCUMENTS:

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
586	780.00'	05°08'28"	70.22'	35.13'	70.19'	N.75°15'47"W
587	780.00'	04°46'43"	65.05'	32.55'	65.03'	N.80°13'52"W
588	220.00'	01°27'31"	5.80'	2.80'	5.80'	S.81°53'28"E
589	220.00'	135°11'10"	135.11'	69.76'	132.99'	S.63°34'07"E
590	220.00'	15°49'35"	60.77'	30.58'	60.58'	S.38°03'44"E
591	25.00'	90°00'00"	39.27'	25.00'	35.36'	N.75°08'57"W
592	25.00'	90°00'00"	39.27'	25.00'	35.36'	S.52°36'06"E
593	130.00'	44°54'18"	101.89'	53.72'	99.30'	N.82°23'54"E
594	130.00'	45°08'42"	102.32'	53.97'	99.30'	S.83°30'00"W
595	85.00'	42°27'54"	76.70'	41.77'	76.47'	S.75°51'31"E
596	180.00'	06°20'57"	19.95'	9.98'	19.94'	N.57°13'50"W
597	25.00'	43°36'20"	19.03'	10.00'	18.57'	S.80°32'7"W
598	60.00'	20°43'58"	21.71'	10.88'	21.69'	S.64°43'57"E
599	60.00'	48°26'13"	50.72'	26.59'	49.23'	S.80°22'44"E
600	60.00'	48°36'54"	50.91'	27.10'	49.40'	N.51°08'43"E
601	60.00'	48°36'54"	50.91'	27.10'	49.40'	N.02°28'40"E
602	60.00'	47°40'48"	49.93'	26.51'	48.50'	N.45°40'02"W
603	60.00'	64°16'12"	67.30'	37.89'	63.83'	S.78°21'29"W
604	25.00'	43°04'33"	18.79'	9.87'	18.38'	N.67°45'50"E
605	25.00'	18°01'20"	7.86'	3.96'	7.83'	S.81°41'42"E
606	155.00'	06°09'06"	16.84'	8.33'	16.63'	N.75°45'36"W
607	70.00'	41°18'48"	58.44'	32.00'	56.00'	S.80°32'7"W
608	70.00'	90°00'00"	109.96'	70.00'	98.99'	S.75°08'57"W
609	25.00'	90°00'00"	39.27'	25.00'	35.36'	S.14°51'03"W
610	180.00'	35°27'11"	111.38'	59.25'	109.61'	N.40°05'20"E
611	180.00'	02°02'08"	6.39'	3.20'	6.39'	N.58°50'00"E
612	25.00'	79°30'28"	34.69'	20.80'	31.97'	S.62°06'59"W
613	330.00'	04°06'05"	23.62'	11.82'	23.62'	S.80°10'59"E
614	25.00'	90°00'00"	39.27'	25.00'	35.36'	S.71°13'27"W
615	1363.96'	02°30'22"	59.66'	29.84'	59.66'	S.06°29'17"W
616	1363.96'	02°54'32"	69.25'	34.83'	69.24'	S.03°46'59"W
617	1363.96'	02°18'08"	59.25'	29.84'	59.25'	S.03°52'39"W
618	1363.96'	02°54'32"	69.25'	34.83'	69.24'	S.02°02'14"E
619	1363.96'	02°54'32"	69.25'	34.83'	69.24'	S.03°46'59"W
620	1363.96'	02°18'08"	59.25'	29.84'	59.25'	S.03°52'39"W
621	1303.96'	02°14'24"	50.98'	25.49'	50.98'	S.05°32'46"E
622	1303.96'	04°15'59"	97.09'	48.57'	97.09'	S.02°17'35"E
623	1303.96'	04°15'59"	97.09'	48.57'	97.09'	S.01°59'24"W
624	1303.96'	02°05'26"	62.72'	31.37'	62.72'	S.05°55'24"E
625	1751.73'	00°15'30"	7.90'	3.95'	7.90'	N.07°38'53"E

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
626	1178.92'	03°38'03"	74.78'	37.40'	74.77'	S.05°55'26"W
627	1178.92'	04°15'59"	87.79'	43.91'	87.79'	S.01°59'24"W
628	1178.92'	04°15'59"	87.79'	43.91'	87.79'	S.02°17'35"E
629	1178.92'	02°14'24"	46.09'	23.05'	46.09'	S.05°32'47"E
630	1878.86'	00°15'30"	8.46'	4.23'	8.46'	N.07°38'52"E

CURVE TABLE SWMF 10

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
189	35.00'	72°48'57"	44.48'	28.81'	41.55'	S.70°59'48"E
190	160.00'	27°54'17"	77.92'	39.75'	77.16'	N.57°32'27"W
191	160.00'	25°49'06"	72.10'	36.87'	71.49'	N.84°24'09"W
192	20.00'	144°7'36"	40.31'	20.77'	41.20'	S.75°17'30"W
193	55.00'	39°25'15"	37.84'	19.70'	37.10'	N.87°36'20"W
194	10.00'	90°00'00"	15.71'	10.00'	14.14'	S.62°18'57"W
195	35.00'	58°59'46"	36.04'	19.80'	34.47'	N.46°48'50"E
196	160.00'	05°57'32"	16.64'	8.33'	16.63'	N.75°39'48"W
197	160.00'	28°06'23"	78.49'	40.05'	77.70'	S.87°18'14"W
198	30.00'	52°57'26"	14.94'	7.73'	14.94'	S.37°51'02"E
199	30.00'	09°35'39"	6.02'	2.52'	6.02'	S.12°34'30"W
200	30.00'	67°37'44"	35.41'	20.09'	33.39'	S.26°02'11"W
201	10.00'	90°00'00"	15.71'	10.00'	14.14'	N.14°51'03"E
202	30.00'	07°00'00"	30.00'	17.32'	30.00'	N.14°51'03"E
203	180.00'	02°02'08"	6.39'	3.20'	6.39'	N.58°50'00"W
204	180.00'	05°04'41"	15.95'	7.98'	15.95'	N.55°16'35"E
205	35.00'	53°59'39"	47.33'	31.78'	47.33'	S.79°44'04"W
206	425.00'	08°57'46"	66.48'	33.31'	66.42'	S.77°44'59"E
207	35.00'	53°34'32"	32.73'	17.67'	31.55'	N.55°26'36"W
208	35.00'	13°00'04"	14.81'	7.48'	14.81'	N.21°03'11"W
209	35.00'	46°21'26"	28.32'	14.99'	27.55'	N.23°59'26"E
210	1458.96'	01°07'17"	28.56'	14.28'	28.56'	S.01°22'21"W
211	1458.96'	01°35'11"	40.39'	20.20'	40.39'	S.03°30'43"W

CURVE TABLE SWMF 11

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
212	35.00'	173°21"	10.93'	5.51'	10.93'	N.80°07'40"W
213	35.00'	54°30'18"	33.50'	16.16'	33.50'	S.63°30'18"W
214	160.00'	39°18'12"	109.80'	57.18'	109.80'	N.55°44'48"E
215	160.00'	38°02'09"	106.22'	55.15'	104.28'	S.85°34'48"E
216	160.00'	19°27'59"	54.36'	27.44'	54.10'	S.56°49'42"E
217	55.00'	19°32'21"	18.76'	9.37'	18.67'	N.58°51'33"W
218	55.00'	06°02'59"	5.81'	2.91'	5.80'	N.69°39'33"W
219	10.00'	88°33'42"	11.97'	6.82'	11.26'	S.39°24'12"E
220	30.00'	100°34'50"	32.66'	16.12'	32.66'	N.54°24'45"W
221	130.00'	65°27'34"	67.27'	34.41'	67.27'	S.89°52'43"E
222	130.00'	26°41'43"	60.57'	30.84'	60.02'	S.61°42'24"E
223	30.00'	71°47'24"	37.59'	21.71'	35.18'	N.84°15'14"W
224	35.00'	24°25'58"	14.92'	7.58'	14.81'	S.47°38'05"W
225	35.00'	19°58'59"	12.21'	6.17'	12.21'	S.25°25'38"W
226	80.00'	18°11'00"	48.98'	29.46'	48.08'	S.24°39'22"E
227	35.00'	16°28'10"	10.04'	5.07'	10.04'	S.72°59'27"E
228	875.00'	03°57'12"	60.37'	30.20'	60.37'	N.79°15'26"W
229	875.00'	04°35'47"	70.20'	35.12'	70.18'	N.74°58'56"W
230	35.00'	03°13'23"	1.97'	0.98'	1.97'	N.05°03'33"W
238	35.00'	48°00'24"	29.33'	15.59'	28.48'	N.30°40'47"W

CURVE TABLE CURVE LINE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
10	69.000'	90°00'00"	157.08'	100.00'	157.08'	N.141°11'11"E
11	150.000'	47°27'54"	103.55'	54.96'	100.62'	S.63°35'08"E
12	150.000'	14°01'52"	36.73'	18.46'	36.64'	S.79°41'58"E
13	150.000'	39°04'52"	102.31'	53.24'	100.34'	N.40°18'38"E
14	300.000'	13°00'04"	68.87'	34.61'	67.93'	S.75°43'50"E
18	1333.96'	235°42"	336.31'	169.05'	330.00'	S.00°32'46"W
23	750.000'	09°56'11"	130.07'	65.20'	129.90'	N.77°39'08"W
35	250.000'	52°28'17"	228.95'	123.21'	229.90'	S.56°23'05"E

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
655	1555.55'	02°44'48"	74.57'	37.29'	74.57'	S.02°00'52"E
656	1555.55'	02°45'47"	75.02'	37.52'	75.01'	S.04°46'10"E
657	1555.55'	02°46'46"	75.46'	37.76'	75.45'	S.06°33'22"E
658	1555.55'	05°10'34"	140.53'	70.31'	140.48'	S.04°23'23"E
659	1555.55'	01°09'38"	31.51'	15.75'	31.51'	S.01°13'17"E

SYMBOL LEGEND

- CONCRETE MONUMENT FOUND
- 4"x4" CONCRETE MONUMENT SET, LS 4708
- IRON PIN OR PIPE FOUND
- 5/8" IRON ROD SET, LS 4708
- WIRE FENCE
- ELECTRIC UTILITY LINE (OVERHEAD)
- UNDERGROUND ELECTRIC SERVICE
- CABLE TV LINE (OVERHEAD)
- CHAIN LINK FENCE
- WOODEN FENCE
- ⊙ CORRUGATED METAL PIPE
- ⊙ 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. D.O.T. FLA. DEPT. OF TRANSPORTATION CENTERLINE
- ⊙ 4"x4" CONCRETE MONUMENT, PRM, LS 4708.
- AC. ACRES
- ELEVATION ELEVATION
- NOVD 29 NATIONAL GEODETIC VERTICAL DATUM OF 1929
- ⊙ SQ. FT. SQ. FT.
- ⊙ SQUARE FEET
- UTILITY EASEMENT
- DRAINAGE EASEMENT
- UNSTRUCTURED DRAINAGE EASEMENT
- ELEC. ESMT ELECTRIC EASEMENT

THIS PLAT PREPARED BY  
**MARK D. DUREN  
AND ASSOCIATES, INC.**  
LB 7620  
120 NW BURK AVE. STE. 103  
LAKE CITY, FLA. 32055  
(386) 758-9831 OFFICE  
(386) 758-8010 FAX  
WO# 08-316



OBTAINED A TRUE, COMPLETE AND CORRECT COPY  
BAKER COUNTY CLERK OF THE COURTS  
BY **AL FRANK**  
DEPUTY CLERK

DATE DRAWN: JULY 29, 2008  
REVISED: 9/17/2008  
REVISED: 10/28/2008  
REVISED: 10/30/2008