

CIRCLE G ESTATES UNIT ONE

A subdivision being a portion of Section 2, Township 3 South, Range 20 East, Baker County, Florida.
(see legal description below)

LEGAL DESCRIPTION

A portion of Section 2, Township 3 South, Range 20 East, Baker County, Florida, and being more particularly described as follows: Commence at the intersection of the South line of the North 1/4 of the Southeast 1/4 of said Section 2, with the Westerly line of County Road NO. 229, a 100 foot right-of-way, and thence run North 12°45'30" West (actual) North 12°47'11" West (record), a distance of 590.00 feet (record/actual) to the Point of Beginning; thence continue North 12°45'30" West along said right-of-way, a distance of 600.00 feet; thence run South 87°15'35" West, now departing from the said right-of-way, a distance of 250.00 feet; thence run North 12°45'30" West, a distance of 137.10 feet to the South line of Gaskins Circle Road, a 60 foot public right-of-way; thence run South 81°04'45" West, along said South line, a distance of 54.17 feet to a bend; thence continue South 62°45'22" West, a distance of 66.13 feet to a bend; thence continue South 59°01'10" West, a distance of 96.55 feet to a bend; thence continue South 68°23'09" West, a distance of 71.55 feet to a bend; thence continue North 88°48'58" West, a distance of 130.28 feet to a bend; thence continue North 81°25'22" West, a distance of 27.90 feet; thence run South 3°31'54" West now departing from said right-of-way, a distance of 198.13 feet; thence run North 87°21'53" East, a distance of 185.19 feet; thence run North 12°45'30" West, a distance of 187.57 feet to the said right-of-way of Gaskins Circle Road; thence run South 88°48'58" East along said right-of-way, a distance of 26.48 feet to a bend; thence continue North 68°23'09" East, a distance of 34.70 feet; thence run South 12°45'30" East, now departing from said right-of-way, a distance of 44.83 feet; thence run North 87°15'35" East, a distance of 250.00 feet; thence run South 12°45'30" East, a distance of 600.00 feet; thence run North 87°15'35" East, a distance of 250.00 feet to the Point of Beginning. Containing 4.66 acres more or less.

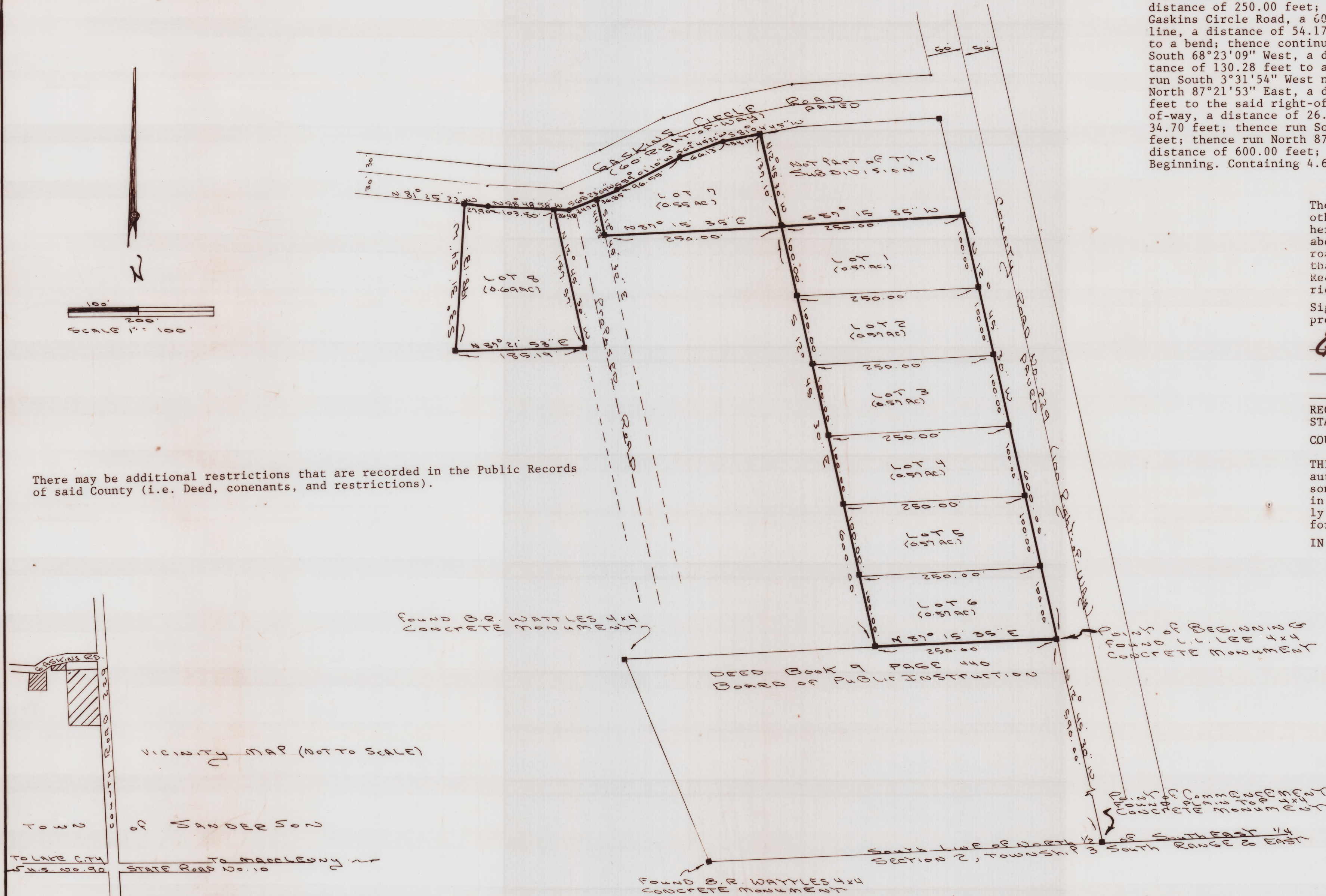
The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance upon the above described property, and that the undersigned hereby joins in and consents to the dedication of the Lands and plat described above by the owner thereof, for the uses and purposes thereon expressed and all roads and drainage ditches will be maintained by the said County, and agrees that its mortgage, lien or other encumbrance, which is recorded in Official Records Book _____, page _____, of the Public Records of Baker County, Florida, shall be subordinated to the above dedication.

Signed, sealed, and delivered in the presence of:
Edith D. Britton
Diana A. Howell
John D. Kennedy
 Pres. CBM NTH/A South Trust
 MORTGAGE HOLDER/S OF RECORD

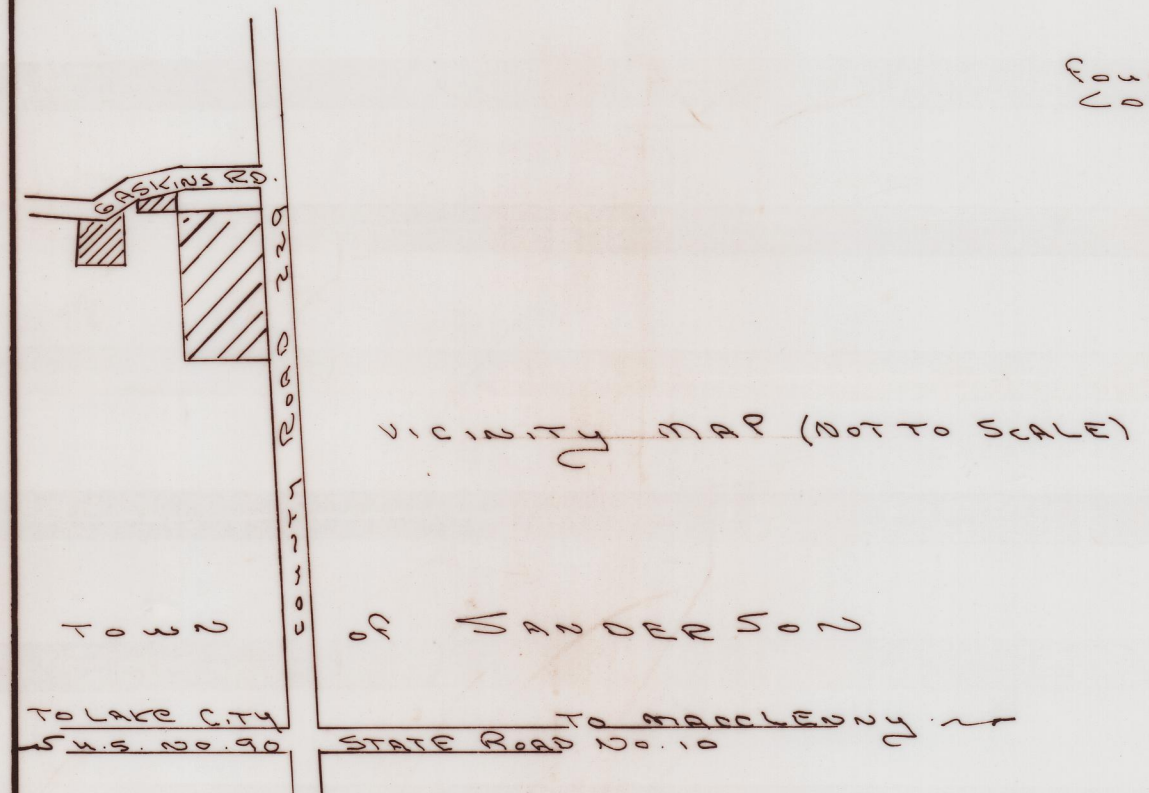
RECORD OWNERS
 STATE OF Florida
 COUNTY OF BAKER

THIS IS TO CERTIFY, that on 4-15-96, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared John D. Kennedy to be known to be the person described in and who executed the foregoing Joinder and Consent to Dedication and severally acknowledged the execution thereof to be of his free act and deed for the uses and purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.
Julie B. Combs
 NOTARY PUBLIC
 My Commission expires _____



There may be additional restrictions that are recorded in the Public Records of said County (i.e. Deed, covenants, and restrictions).



CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY
 Examined and Approved by Jerry D. Abraham County Attorney
 Dated 4-2-96 A.D., 1996

CERTIFICATE OF CLEK OF CIRCUIT COURT
 I HEREBY CERTIFY, that I have examined the foregoing plat and find that it complies in form with all the requirements of Chapter 177, Florida Statutes, and was filed for record on April 15, 1996 at Macclenny FL
 File No. Plat Book 3
AL Fraser
 PAGE 16
CERTIFICATE OF SURVEYOR
 KNOW ALL MEN BY THESE PRESENTS, that the undersigned, being a licensed and registered land surveyor, does hereby certify that the plat was done under my direct supervision and is a true and correct representation of the Lands therein described and platted or subdivided; that permanent reference monuments have been placed as shown hereon as required by Chapter 177, Florida Statutes; and that said Land is located in Baker County, Florida.
 Dated March 19, 1996 Registration No. 4266
Dale V. Traylor
 Dale V. Traylor

CERTIFICATE OF APPROVAL BY COUNTY PLANNING AND ZONING DIRECTOR
 THIS IS TO CERTIFY, that on 4-1-96 the foregoing plat or plan was approved by the Planning and Zoning Director of Baker County, Florida.
John D. Kennedy 4-2-96
 Planning and Zoning Director Date

CERTIFICATE OF APPROVAL BY COUNTY HEALTH DEPARTMENT
 Requirements for use of on-lot sewage disposal (and water) systems have been fulfilled. Each lot and system is subject to approval prior to (development) (construction).
 BY Jerry D. Abraham 4-1-96
 PUBLIC Health Official Date

CERTIFICATE OF APPROVAL BY COUNTY ENGINEER
 Examined and approved: Arthur H. Balenbaugh 4-11-96
 County Engineer Date

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS
 This is to certify that the above plat has been approved by the Board of County Commissioners of Baker County, Florida this 4-2-96 day of _____, 1996, A.D.
Clayton Smith
 Chairman, County Commission

• FOUND 4x4 IRON P.S. BENCHMARK WATTLES
 • FOUND 4x4 CONCRETE MONUMENT PLS 1594

- GENERAL NOTES**
- Bearings are based on the original survey of boundary by B. R. Wattles and Associates.
 - The developers are:
 Address: Jonathan Gaskins
 Route 1 Box 60
 Sanderson, Florida
 32087
 - The current zoning for this subdivision is based upon a rezoning as approved by Baker County and the State of Florida. The current zoning is _____.
 - There is a 20 foot easement along the frontage to all lots for power from the designated power company for this area.
 - There is a 20 foot easement down each side lot line for utilities and drainage. Each lot absorbs 10 feet of the said easement.
 - The subdivision is not within the 100 year Flood Plain as is stated on F.E.M.A. Map Panel 225 of 250 for Baker County, dated July 16, 1991.