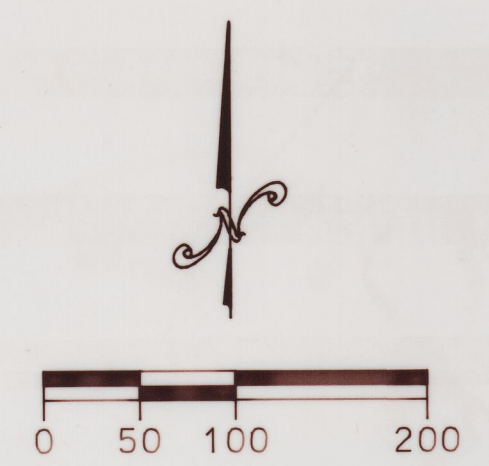
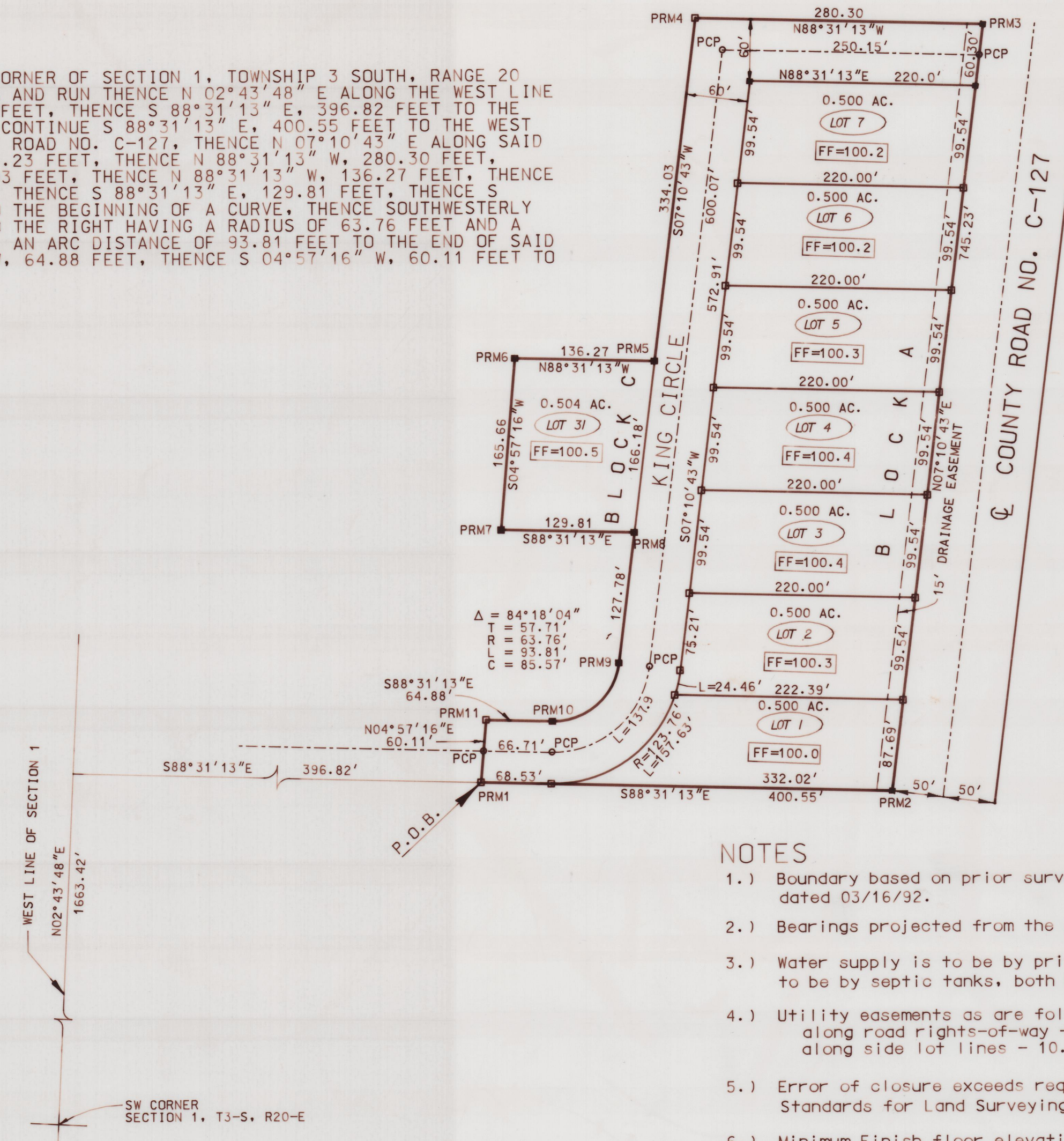


KING'S MANOR PHASE 1

A SUBDIVISION IN
SECTION 1, OF TOWNSHIP 3 SOUTH, RANGE 20 EAST
BAKER COUNTY, FLORIDA

DESCRIPTION

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 1, TOWNSHIP 3 SOUTH, RANGE 20 EAST, BAKER COUNTY, FLORIDA AND RUN THENCE N 02°43'48" E ALONG THE WEST LINE OF SAID SECTION 1, 1663.42 FEET, THENCE S 88°31'13" E, 396.82 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 88°31'13" E, 400.55 FEET TO THE WEST RIGHT-OF-WAY LINE OF COUNTY ROAD NO. C-127, THENCE N 07°10'43" E ALONG SAID WEST RIGHT-OF-WAY LINE, 745.23 FEET, THENCE N 88°31'13" W, 280.30 FEET, THENCE S 07°10'43" W, 334.03 FEET, THENCE N 88°31'13" W, 136.27 FEET, THENCE S 04°57'16" W, 165.66 FEET, THENCE S 88°31'13" E, 129.81 FEET, THENCE S 07°10'43" W, 127.78 FEET TO THE BEGINNING OF A CURVE, THENCE SOUTHWESTERLY ALONG SAID CURVE CONCAVE TO THE RIGHT HAVING A RADIUS OF 63.76 FEET AND A CENTRAL ANGLE OF 84°18'04", AN ARC DISTANCE OF 93.81 FEET TO THE END OF SAID CURVE, THENCE N 88°31'13" W, 64.88 FEET, THENCE S 04°57'16" W, 60.11 FEET TO THE POINT OF BEGINNING.



- LEGEND**
- PERMANENT CONTROL POINT NAIL IN PAVEMENT
 - CONC. MONUMENT FOUND PLS 1594
 - PERMANENT REFERENCE MONUMENT 4x4 CONCRETE MONUMENT
 - FF=100.4 FINISH FLOOR ELEVATION

NOTES

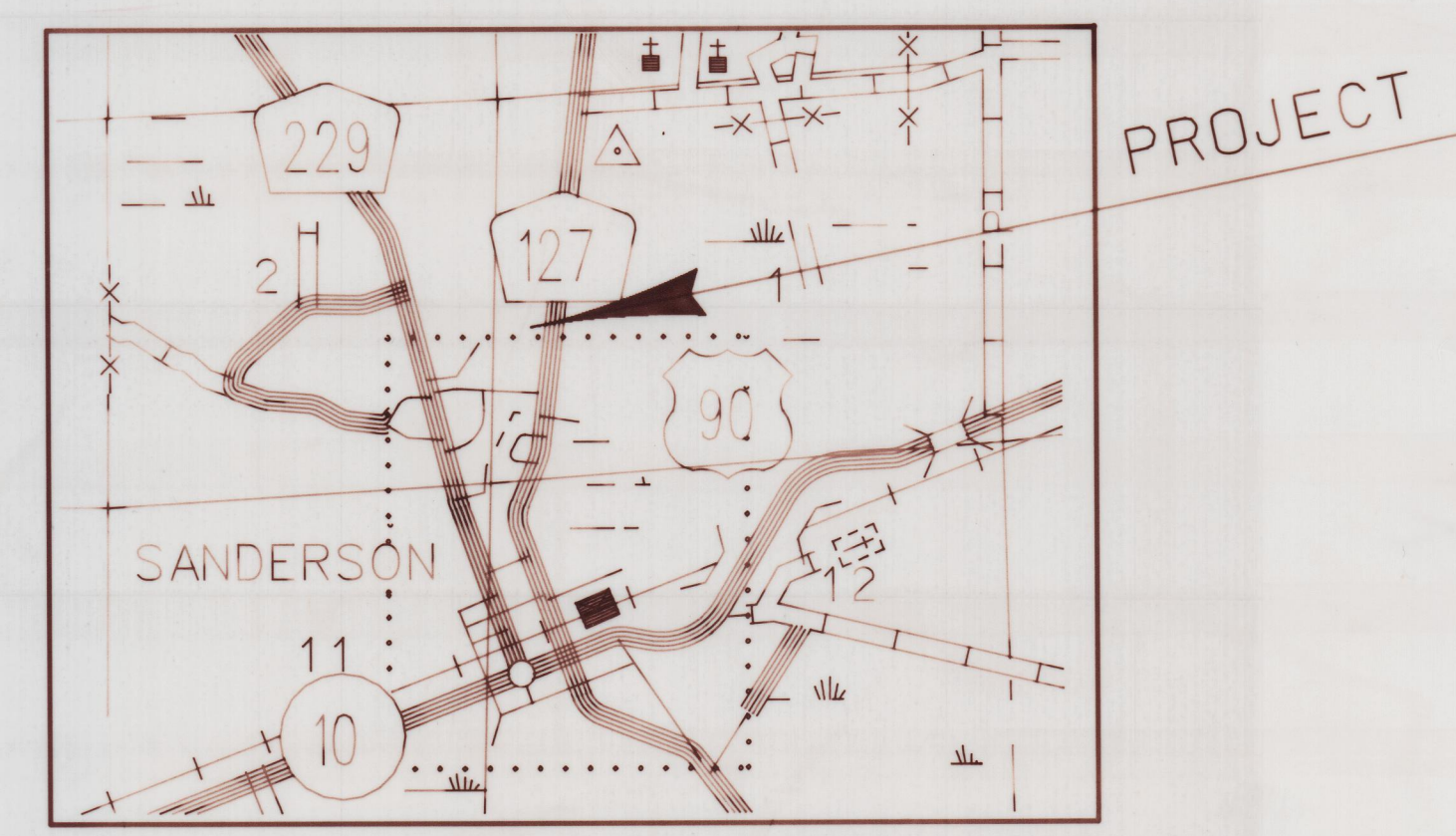
- 1.) Boundary based on prior survey by Moses & Smith, preliminary plat dated 03/16/92.
- 2.) Bearings projected from the South line of Section 1.
- 3.) Water supply is to be by private wells and sewerage disposal is to be by septic tanks, both being subject to County approval.
- 4.) Utility easements as are follows:
along road rights-of-way - 20.00 feet
along side lot lines - 10.00 feet
- 5.) Error of closure exceeds requirements of the Minimum Technical Standards for Land Surveying in Florida.
- 6.) Minimum Finish floor elevations for each lot are shown on the lot (FF=)
- 7.) None of the lots lie within the 100 year flood plain according to the Flood Insurance Rate Map (Community Panel No. 120419 0225 B, Effective Date July 16, 1991).

NOTICE: There may be additional restrictions that are not recorded on this plat that may be found in the Public records of this County.

NOTICE: All utility easements shown on this plat shall constitute easements for the construction, installation, maintenance, and operation of electricity, telephone, CATV, and other public utilities which may serve the lands encompassed by this plat.

I herby certify, as a licensed and registered land surveyor, that this plat was done and made 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 plated as shown thereon as required by Chapter 177, Florida Statutes, and that said land is located in Baker County, Florida.

SIGNED: *John M. Lane* DATE: 6-12-96
JOHN M. LANE, PLS
FLORIDA CERT. NO. 43305



BAILEY BISHOP & LANE, INC.
441 WEST BAYA AVENUE
P.O. BOX 9717
LAKE CITY, FL 32056-3717
PH. (904) 752-5640
FAX (904) 755-7771

KING'S MANOR PHASE 1

REVISIONS

DATE OF FIELD WORK BOUNDARY

FOUNDATION

RESIDENCE

JOB NO. 960157
FIELD BOOK

DATE 06/11/96
SHEET NO.