

"WOODLAWN ESTATES"

PART OF THE SW 1/4 OF THE NW 1/4 AND
PART OF THE NW 1/4 OF THE SW 1/4 OF
SECTION 7, TOWNSHIP 3 SOUTH, RANGE 22 EAST,
BAKER COUNTY, FLORIDA.

DEDICATION:
KNOW ALL MEN BY THESE PRESENTS THAT ELLIS M. FRANKS II, PRESIDENT OF FRANKS DEVELOPMENT CORPORATION AS OWNER AND AARON FISH AS MORTGAGEE, HAVE CAUSED THE LANDS HEREON DESCRIBED, TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS "WOODLAWN ESTATES", AND THAT ALL EASEMENTS FOR UTILITIES, DRAINAGE, ROAD PURPOSES AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND/OR DEPICTED HEREON ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC.

WITNESSES:
 _____ WITNESS AS TO OWNER
 _____ WITNESS AS TO OWNER
 _____ WITNESS AS TO MORTGAGEE
 _____ WITNESS AS TO MORTGAGEE
 ELLIS M. FRANKS II, PRESIDENT
 FRANKS DEVELOPMENT CORP.
 OWNER
 AARON FISH, MORTGAGEE

STATE OF FLORIDA COUNTY OF BAKER
 THIS IS TO CERTIFY, THAT ON 4-16-02 BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED ELLIS M. FRANKS II, TO ME 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 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.

Barbara B. Thrift
 NOTARY PUBLIC
 MY COMMISSION EXPIRES _____

STATE OF FLORIDA COUNTY OF BAKER
 THIS IS TO CERTIFY, THAT ON 4-16-2002 BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED AARON FISH, TO ME 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 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.

Barbara B. Thrift
 NOTARY PUBLIC
 MY COMMISSION EXPIRES _____

CERTIFICATE OF APPROVAL BY COUNTY PLANNING AND ZONING DIRECTOR
 THIS IS TO CERTIFY, THAT ON 4/17/02 THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE PLANNING AND ZONING DIRECTOR OF BAKER COUNTY, FLORIDA.

Judy Pittman
 PLANNING AND ZONING DIRECTOR
 DATE 4/17/02

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)

J. J. Miller
 HEALTH DEPARTMENT
 DATE 4-17-02

CERTIFICATE OF APPROVAL BY COUNTY ENGINEER
 EXAMINED AND APPROVED

Arthur M. Badenbaugh
 COUNTY ENGINEER
 DATE 5-2-02

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 _____ DAY OF _____, 2002, A.D.

J. J. Miller
 COUNTY COMMISSION

DESCRIPTION:
 PART OF THE SW 1/4 OF THE NW 1/4 AND PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 7, TOWNSHIP 3 SOUTH, RANGE 22 EAST, BAKER COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGIN AT THE SE CORNER OF THE SW 1/4 OF THE NW 1/4 OF SAID SECTION 7; THENCE S.00°32'34"E., 10.14 FEET TO THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 23-A (AN 80 FOOT WIDE PUBLIC RIGHT-OF-WAY AS NOW ESTABLISHED); THENCE N.86°48'33"W., ALONG SAID RIGHT-OF-WAY LINE, 858.88 FEET; THENCE N.00°42'48"W., 220.51 FEET; THENCE S.86°48'33"E., 400.66 FEET; THENCE S.00°32'34"E., 193.78 FEET TO THE POINT OF CURVE OF A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET AND A CENTRAL ANGLE OF 93°44'01" AND BEING SUBTENDED BY A CHORD HAVING A BEARING OF S.46°19'26"W. AND A CHORD LENGTH OF 36.49 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 40.90 FEET TO THE POINT OF TANGENCY OF SAID CURVE (SAID POINT BEING ON THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 23-A); THENCE S.86°48'33"E., ALONG SAID RIGHT-OF-WAY LINE, 108.99 FEET TO THE POINT OF CURVE OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 25.00 FEET AND A CENTRAL ANGLE OF 86°15'59" AND BEING SUBTENDED BY A CHORD HAVING A BEARING OF N.43°40'34"W. AND A CHORD LENGTH OF 34.18 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE AN ARC DISTANCE OF 37.64 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE N.00°32'34"W., 197.05 FEET; THENCE S.86°48'33"E., 400.00 FEET TO THE EAST LINE OF SAID SW 1/4 OF THE NW 1/4; THENCE S.00°32'34"E. ALONG SAID EAST LINE OF THE SW 1/4 OF THE NW 1/4, A DISTANCE OF 210.33 FEET TO THE POINT OF BEGINNING.
 CONTAINS 4.01 ACRES, MORE OR LESS.

Curve number 1
 Radius= 25.00
 Delta= 93°44'01"
 Arc= 40.90
 Tangent= 26.68
 Chord= 36.49
 Chord Brg. S.46°19'26"W.

Curve number 2
 Radius= 25.00
 Delta= 86°15'59"
 Arc= 37.64
 Tangent= 23.42
 Chord= 34.18
 Chord Brg. N.43°40'34"W.

ADDITIONAL NOTE:
 THERE IS AN ADDITIONAL R/W EASEMENT 0.62 FEET IN WIDTH ALONG THE EAST LINE OF LOT 4 AND THE WEST LINE OF LOT 5 TO INSURE AN ACTUAL WIDTH OF 60.00 FEET FOR THE FUTURE ROAD SHOWN BETWEEN LOTS 4 AND 5.

NOTE:
 EASEMENTS OF FIFTEEN (15) FEET IN WIDTH AND SEVEN AND ONE HALF FEET (7.5) IN WIDTH AS SHOWN HEREON ARE HEREBY CREATED AND PROVIDED FOR THE PURPOSE OF ACCOMMODATING OVERHEAD, SURFACE, AND UNDERGROUND UTILITIES AND DRAINAGE WHERE AN AREA GREATER THAN ONE LOT IS USED AS A BUILDING SITE, ONLY THE OUTSIDE BOUNDARY OF SAID SITE SHALL BE SUBJECT TO THE LOT LINE EASEMENT.

NOTE:
 NO EVIDENCE OF HABITATS OF ENDANGERED OR THREATENED SPECIES HAS COME TO THE ATTENTION OF THE SURVEYOR OR DEVELOPER AT THIS SITE.
 THE SITE CONSIST OF OVERGROWN IMPROVED PASTURE WITH SCATTERED ORNAMENTAL HARDWOODS (PECANS, OAKS, AND ORNAMENTAL SHRUBS.)

ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE 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 ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT THAT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

LAND USE DESIGNATION:
 RESIDENTIAL ZONE E
 ZONING CLASSIFICATION RC.5

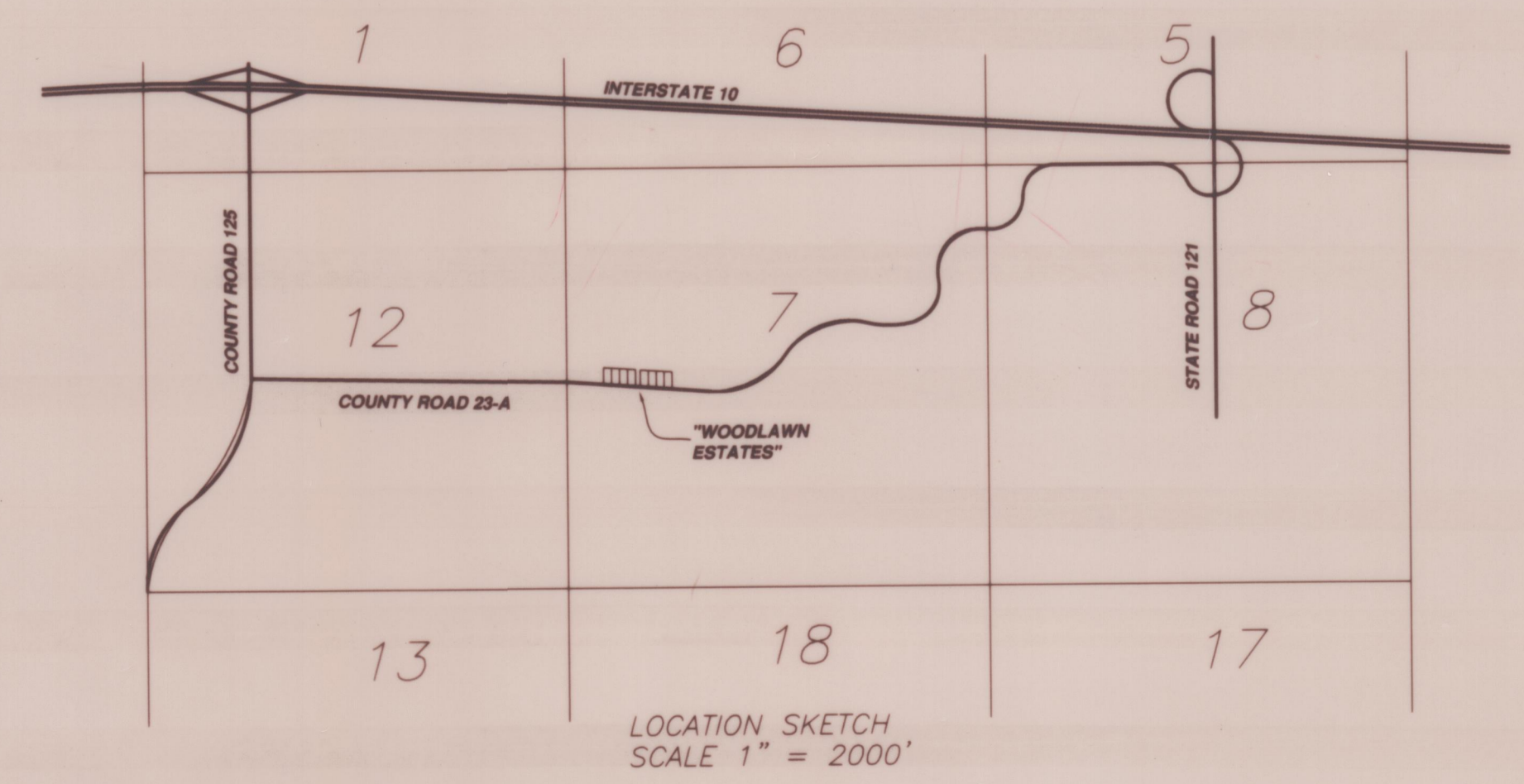
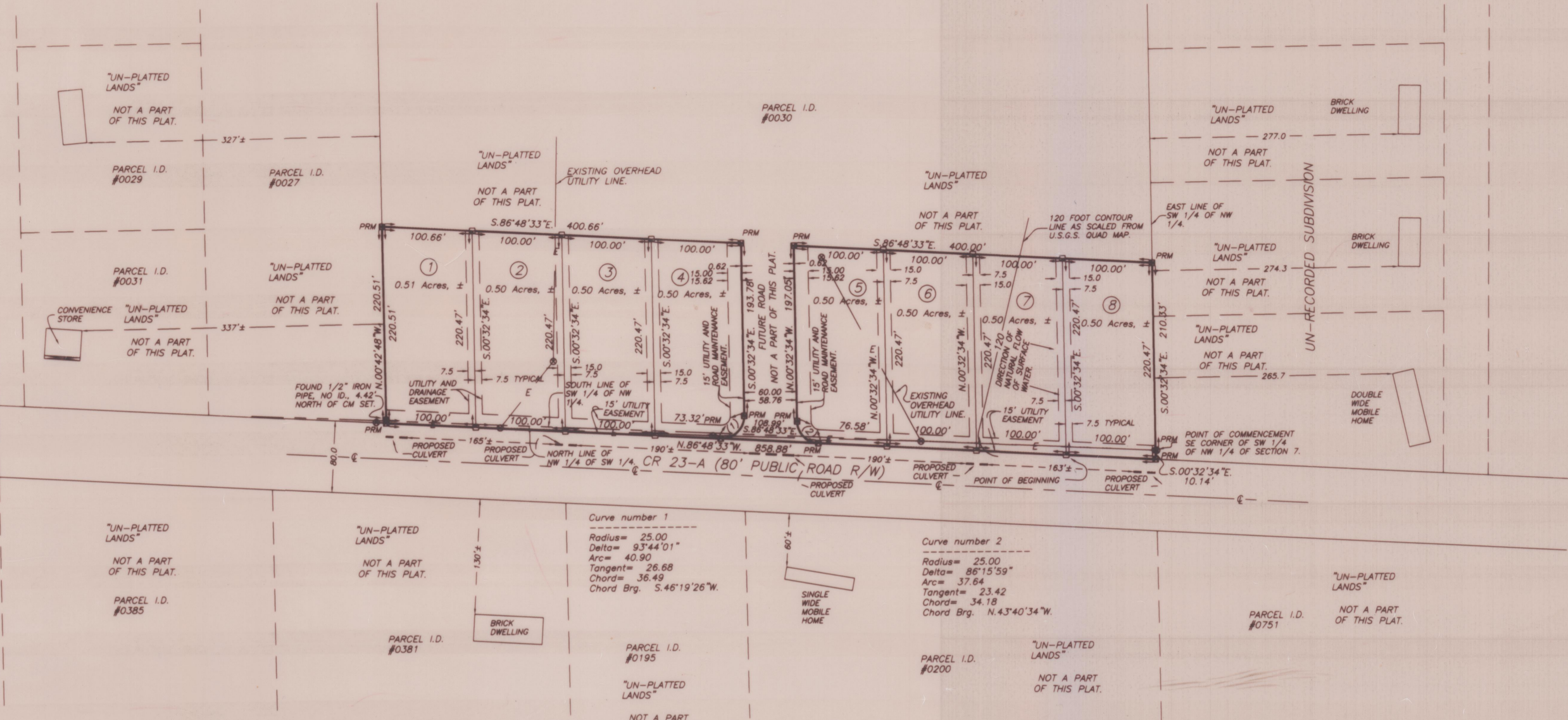
EXISTING SOIL CONDITIONS:
 SOIL TYPE 32, OCILLA
 AS PER U.S.D.A. SOIL SURVEY MAPS OF BAKER COUNTY, FLORIDA.

"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 THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY."

- SURVEYOR'S NOTES:
- BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF PREVIOUS SURVEYS OF SECTION 7.
 - BEARINGS BASED ON AN ASSUMED BEARING OF N.86°48'33"W. USING MONUMENTS FOUND ON THE NORTH LINE OF COUNTY ROAD 23-A
 - THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD INSURANCE RATE MAP, DATED JULY 16, 1991, COMMUNITY PANEL NO. 120419 0250 B. (BEING OUTSIDE THE 500 YEAR FLOOD PLAIN WOULD ALSO INDICATE BEING OUTSIDE THE 100 YEAR FLOOD PLAIN)
 - FLOOD INSURANCE RATE MAPS DO NOT INDICATE POTENTIAL FLOODING. HOWEVER, DWELLING CONSTRUCTION OR OTHER IMPROVEMENTS SHOULD COMPLY WITH BAKER COUNTY BUILDING AND ZONING REGULATIONS.
 - WATER SOURCE TO BE INDIVIDUAL PRIVATE WELLS AND WASTE WATER DISPOSAL TO BE INDIVIDUAL SEPTIC TANKS.
 - MINIMUM LOT SIZE IS 0.50 ACRES.
 - THE 120 FOOT CONTOUR LINE SHOWN IS SCALED FROM 1:24000 U. S. GEOLOGICAL SURVEY QUADRANGLE MAP, MACLENNY WEST, FLA. - GA.
 - "NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."
 - CLOSURE OF FIELD SURVEY IS 1/48,786.
 - THIS IS A MINOR SUBDIVISION.

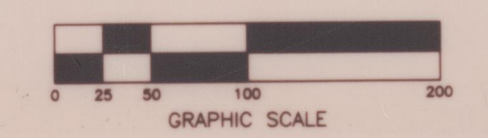
CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY
 EXAMINED AND APPROVED BY
James R. Brown
 COUNTY ATTORNEY
 DATED May 14, A.D., 2002.

CERTIFICATE OF CLERK 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
MAY 10 2002 AT MACC FIA
 FILE NO. AL FRANK



CERTIFICATE OF SURVEYOR
 I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND THAT THE PERMANENT REFERENCE MONUMENTS HAVE BEEN SET AND THAT SURVEY DATA AND MONUMENTATION COMPLES WITH BAKER COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177 OF THE FLORIDA STATUTES.
 DATED JANUARY 31, 2002 SIGNED Mark D. Duren
 MARK D. DUREN, P.S.M.
 FLORIDA CERT. NO. 4708
 RT. 18 BOX 555
 LAKE CITY, FLA. 32025
 (386) 758-9831

THIS IS TO CERTIFY THAT ON THIS 6th DAY OF MAY, 2002, A.D. Anna J. Johns HAS REVIEWED THIS PLAT FOR CONFORMITY WITH FLORIDA STATUTES, CHAPTER 177 PART 1 FOR THE COUNTY OF BAKER COUNTY, FLORIDA.
 SIGNED: Anna J. Johns



- 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
 - LAND SURVEYOR
 - LICENSED BUSINESS
 - OFFICIAL RECORD BOOK
 - PERMANENT REFERENCE MONUMENT
 - PERMANENT CONTROL POINT
 - UTILITY POLE
 - RIGHT-OF-WAY
 - NO IDENTIFICATION
 - FLA. D.O.T. FLA. DEPT. OF TRANSPORTATION CENTERLINE

THIS PLAT PREPARED BY
 MARK D. DUREN, P.S.M.
 LS 4708
 RT. 18 BOX 555
 SISTERS WELCOME ROAD
 LAKE CITY, FLA. 32025
 (386) 758-9831 OFFICE
 (386) 758-8010 FAX
 WO# 01-650A
 SHEET 1 OF 1

CERTIFIED A TRUE, COMPLETE AND CORRECT COPY
 BY AL FRANK
 DEPUTY CLERK

