

# "LONGBRANCH"

## PART OF SECTIONS 28 AND 33, TOWNSHIP 1 SOUTH, RANGE 21 EAST BAKER COUNTY, FLORIDA.

PARCEL "A"

A PART OF THE EAST 1/2 OF SECTION 33, AND PART OF THE SOUTHWEST 1/4 OF SECTION 28, ALL BEING IN TOWNSHIP 1 SOUTH, RANGE 21 EAST, BAKER COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 33; THENCE NORTH 11°15'48" WEST, ALONG THE WEST LINE OF SAID EAST 1/2 A DISTANCE OF 575.25 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF CREWS ROAD (A 60' RIGHT OF WAY AS NOW ESTABLISHED); THENCE NORTH 48°49'22" EAST, ALONG SAID EASTERLY RIGHT OF WAY LINE, 37.54 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE NORTHWEST, HAVING A RADIUS OF 530.00 FEET; THENCE NORTHEASTERLY, CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE 215.35 FEET THROUGH A CENTRAL ANGLE OF 23°16'50" AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 37°10'57" EAST, 213.87 FEET TO THE POINT OF TANGENCY; THENCE NORTH 25°32'32" EAST, CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, 215.27 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE NORTHWEST, HAVING A RADIUS OF 580.00 FEET; THENCE NORTHEASTERLY, CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, 534.85 FEET, THROUGH A CENTRAL ANGLE OF 31°16'13" AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 09°54'26" EAST, 528.24 FEET TO THE POINT OF TANGENCY; THENCE NORTH 05°43'40" WEST, CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, 3179.39 FEET TO THE INTERSECTION WITH THE CURRENT SOUTHERLY MAINTAINED RIGHT OF WAY LINE OF SAID CREWS ROAD (A COUNTY MAINTAINED GRADED DIRT ROAD); THENCE SOUTH 84°19'04" WEST, ALONG SAID SOUTHERLY MAINTAINED RIGHT OF WAY LINE, 10.00 FEET TO AN ANGLE POINT IN SAID RIGHT OF WAY; THENCE NORTH 05°37'40" WEST, ALONG THE EASTERLY MAINTAINED RIGHT OF WAY LINE, 1550.07 FEET; THENCE NORTH 05°02'00" WEST, CONTINUE ALONG SAID EASTERLY MAINTAINED RIGHT OF WAY LINE, 313.80 FEET; THENCE DEPARTING SAID EASTERLY RIGHT OF WAY LINE OF CREWS ROAD NORTH 76°49'45" EAST, 115.58 FEET TO A POINT ON THE WESTERLY LINE OF LANDS DESCRIBED IN OFFICIAL RECORD BOOK 10, PAGE 458 OF THE PUBLIC RECORDS OF SAID COUNTY AS MONUMENTED BY W.C. HALE; THENCE SOUTH 24°36'41" EAST, ALONG SAID LANDS AS MONUMENTED BY W.C. HALE, 470.77 FEET; THENCE SOUTH 30°08'15" EAST, ALONG SAID LANDS AS MONUMENTED BY W.C. HALE, 784.11 FEET; THENCE NORTH 78°16'27" EAST, ALONG SAID LANDS AS MONUMENTED BY W.C. HALE, 424.58 FEET; THENCE SOUTH 31°42'25" EAST, ALONG SAID LANDS AS MONUMENTED BY W.C. HALE, 259.47 FEET; THENCE NORTH 76°19'55" EAST, ALONG SAID LANDS AS MONUMENTED BY W.C. HALE, 470.21 FEET TO THE SOUTHWEST CORNER OF SAID LANDS AS MONUMENTED BY W.C. HALE; THENCE SOUTH 89°39'32" EAST, ALONG SAID SOUTH LINE OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 28 AS MONUMENTED BY THE PROPOSED EASTERLY MAINTAINED RIGHT OF WAY LINE OF WOODROW RAULERSON ROAD (A 60' RIGHT OF WAY); THENCE SOUTH 08°20'48" WEST, ALONG SAID EASTERLY RIGHT OF WAY LINE, 1011.47 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHWEST, HAVING A RADIUS OF 121.09 FEET; THENCE SOUTHWESTERLY, CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, 144.73 FEET THROUGH A CENTRAL ANGLE OF 68°28'57" AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 42°35'17" WEST, 136.27 FEET TO THE POINT OF TANGENCY; THENCE DEPARTING SAID EASTERLY RIGHT OF WAY LINE OF WOODROW RAULERSON ROAD NORTH 76°49'45" EAST, 165.54 FEET; THENCE SOUTH 00°19'52" WEST, 1047.64 FEET; THENCE SOUTH 76°49'45" WEST, 932.08 FEET; THENCE SOUTH 05°43'40" EAST AND PARALLEL WITH SAID EASTERLY RIGHT OF WAY LINE OF CREWS ROAD, 1422.94 FEET; THENCE SOUTH 24°34'56" WEST, 1806.52 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHWEST 1/4 OF SECTION 33; THENCE SOUTH 89°09'14" WEST, ALONG SAID SOUTH LINE, 264.05 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT THAT PART IN LEWIS ANDERSON ROAD (A 30' COUNTY MAINTAINED GRADED DIRT ROAD) AND ALSO LESS AND EXCEPT THAT PART IN WOODROW RAULERSON ROAD (A VARIABLE WIDTH COUNTY MAINTAINED GRADED DIRT ROAD).

CONTAINING 149.70 ACRES, MORE OR LESS.

PARCEL "B"

A PART OF THE EAST 1/2 OF SECTION 33, TOWNSHIP 1 SOUTH, RANGE 21 EAST, BAKER COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 33; THENCE NORTH 11°15'48" WEST, ALONG THE WEST LINE OF SAID EAST 1/2 A DISTANCE OF 644.47 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF CREWS ROAD (A 60' RIGHT OF WAY AS NOW ESTABLISHED); AND THE POINT OF BEGINNING; THENCE NORTH 11°15'48" WEST CONTINUE, ALONG SAID WEST LINE OF THE EAST 1/2 A DISTANCE OF 2737.07 FEET TO A POINT ON THE SOUTH LINE OF LANDS DESCRIBED IN DEED BOOK 23, PAGE 445 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE SOUTH 89°54'56" EAST, ALONG SAID SOUTH LINE OF LANDS DESCRIBED IN DEED BOOK 23, PAGE 445; THENCE NORTH 00°49'18" WEST, ALONG THE EAST LINE OF SAID LANDS DESCRIBED IN DEED BOOK 23, PAGE 445 A DISTANCE OF 541.10 FEET TO THE SOUTHWEST CORNER OF OAK WOOD TERRACE (A 30' COUNTY MAINTAINED GRADED DIRT ROAD); THENCE SOUTH 82°33'41" EAST, ALONG THE SOUTHERLY RIGHT OF WAY LINE OF SAID OAK WOOD TERRACE, 327.22 FEET; THENCE SOUTH 89°37'27" EAST, CONTINUE ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF OAKWOOD TERRACE, 267.45 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF SAID CREWS ROAD; THENCE SOUTH 05°43'40" EAST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 2357.21 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHWEST, HAVING A RADIUS OF 920.00 FEET; THENCE SOUTHWESTERLY CONTINUE ALONG SAID WESTERLY RIGHT OF WAY LINE AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 09°54'26" WEST, 495.90 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 25°32'32" WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 215.27 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHWEST, HAVING A RADIUS OF 470.00 FEET; THENCE SOUTHWESTERLY CONTINUE ALONG SAID WESTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, 190.97 FEET, THROUGH A CENTRAL ANGLE OF 23°16'50" AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 37°10'57" WEST 189.66 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 48°49'22" WEST, CONTINUE ALONG SAID WESTERLY RIGHT OF WAY LINE, 3.01 FEET TO THE POINT OF BEGINNING.

CONTAINING 36.27 ACRES, MORE OR LESS.

### CERTIFICATE OF APPROVAL BY COUNTY PLANNING AND ZONING DIRECTOR:

THIS IS TO CERTIFY, THAT ON **7-17-02** THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE PLANNING AND ZONING DIRECTOR OF BAKER COUNTY, FLORIDA.

**Judy Pittman** 7-17-02  
PLANNING AND ZONING DIRECTOR DATE

### CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY:

EXAMINED AND APPROVED: **J. P. ...** COUNTY ATTORNEY  
DATED **7-16-02** A.D., 2002.

### CERTIFICATE OF APPROVAL BY COUNTY HEALTH DEPARTMENT:

"ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS MAY BE PERMITTED AND INSTALLED, SUBJECT TO CONDITIONS, IN ACCORDANCE WITH FLORIDA STATUTE 381, SECTION 0065, ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS; REGULATION, ONSITE WATER SUPPLY SYSTEMS MAY BE PERMITTED AND INSTALLED, SUBJECT TO CONDITIONS, IN ACCORDANCE WITH FLORIDA STATUTE 381, SECTION 0062, SUPERVISION; PRIVATE AND CERTAIN PUBLIC WATER SYSTEMS."

**Jim ...** 7-16-02  
PUBLIC HEALTH OFFICIAL DATE

### CERTIFICATE OF APPROVAL OF COUNTY ENGINEER:

EXAMINED AND APPROVED: **Arthur P. ...** COUNTY ENGINEER  
DATE **7-16-02**

### 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 **15** DAY OF **JULY** 2002.

**Mark ...**  
CHAIRMAN, COUNTY COMMISSION

### 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 **7-16-02** AT **MACC, FLA.**  
FILE NO. **AL Fraser**

PARCEL "C"

A PART OF THE EAST 1/2 OF SECTION 28 AND PART OF THE EAST 1/2 OF SECTION 33, ALL BEING IN TOWNSHIP 1 SOUTH, RANGE 21 EAST, BAKER COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTH 1/4 CORNER OF SAID SECTION 28; THENCE NORTH 89°13'17" EAST, ALONG THE SOUTH LINE OF SAID SECTION 28 A DISTANCE OF 140.64 FEET TO THE SOUTHWEST CORNER OF LANDS DESCRIBED IN DEED BOOK 23, PAGE 444 OF THE PUBLIC RECORDS OF SAID COUNTY AND THE POINT OF BEGINNING; THENCE NORTH 00°49'18" WEST, ALONG THE EAST LINE OF SAID DEED BOOK 23, PAGE 444 A DISTANCE OF 588.25 FEET TO THE NORTHEAST CORNER OF SAID DEED BOOK 23, PAGE 444; THENCE NORTH 62°39'10" WEST, ALONG THE NORTHERLY LINE OF SAID DEED BOOK 23, PAGE 444 A DISTANCE OF 139.82 FEET TO THE SOUTHWEST CORNER OF "TIMBERLAND ESTATES" AS RECORDED IN PLAT BOOK 3, PAGES 3 AND 4 OF SAID COUNTY AS MONUMENTED; THENCE NORTH 00°46'26" EAST, ALONG THE EAST LINE OF SAID "TIMBERLANDS ESTATES, 1194.44" FEET TO THE NORTHEAST CORNER OF LOT 21, BLOCK 1 OF SAID "TIMBERLAND ESTATES AS MONUMENTED; THENCE NORTH 05°43'40" EAST, CONTINUE ALONG SAID EAST LINE OF "TIMBERLAND ESTATES, 403.45 FEET TO THE NORTHEAST CORNER OF LOT 22, BLOCK 1 OF SAID "TIMBERLAND ESTATES AS MONUMENTED, SAID POINT BEING ON THE SOUTH RIGHT OF WAY LINE OF TIMBER TRACE (A 60' PRIVATE RIGHT OF WAY AS NOW ESTABLISHED); THENCE NORTH 89°23'47" EAST, ALONG SAID SOUTH RIGHT OF WAY LINE, 470.32 FEET TO THE INTERSECTION WITH THE CURRENT WESTERLY MAINTAINED RIGHT OF WAY LINE OF CREWS ROAD (A COUNTY MAINTAINED GRADED DIRT ROAD); THENCE SOUTH 05°30'07" EAST, ALONG SAID WESTERLY MAINTAINED RIGHT OF WAY LINE, 104.66 FEET; THENCE SOUTH 05°37'40" EAST, CONTINUE ALONG SAID WESTERLY MAINTAINED RIGHT OF WAY LINE, 1550.07 FEET TO THE INTERSECTION WITH THE CURRENT WESTERLY MAINTAINED RIGHT OF WAY LINE OF SAID CREWS ROAD; THENCE SOUTH 84°16'20" WEST, ALONG SAID SOUTHERLY MAINTAINED RIGHT OF WAY LINE, 10.00 FEET TO THE INTERSECTION WITH THE WESTERLY RIGHT OF WAY LINE OF CREWS ROAD (A 60' RIGHT OF WAY AS NOW ESTABLISHED); THENCE SOUTH 05°43'40" EAST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 792.08 FEET TO THE NORTHEAST CORNER OF OAK WOOD TERRACE (A 30' COUNTY MAINTAINED GRADED DIRT ROAD); THENCE NORTH 89°37'27" WEST, ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID OAK WOOD TERRACE, 262.39 FEET; THENCE NORTH 82°33'41" WEST, CONTINUE ALONG SAID NORTHERLY RIGHT OF WAY LINE OF OAK WOOD TERRACE, 329.73 FEET TO A POINT ON THE EAST LINE OF LANDS DESCRIBED IN DEED BOOK 23, PAGE 445 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE NORTH 00°49'18" WEST, ALONG SAID EAST LINE OF SAID DEED BOOK 23, PAGE 445 A DISTANCE OF 136.41 FEET TO THE POINT OF BEGINNING.

CONTAINING 31.10 ACRES, MORE OR LESS.

PARCEL "D"

A PART OF THE EAST 1/2 OF SECTION 28, TOWNSHIP 1 SOUTH, RANGE 21 EAST, BAKER COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF THE SOUTH 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 28; THENCE NORTH 89°09'13" EAST, ALONG THE NORTH LINE OF SAID SOUTH 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 376.91 FEET TO THE INTERSECTION WITH THE CURRENT WESTERLY MAINTAINED RIGHT OF WAY LINE OF CREWS ROAD (A COUNTY MAINTAINED GRADED DIRT ROAD) POINT BEING ON A CURVE TO THE LEFT, CONCAVE NORTHWEST, HAVING A RADIUS OF 618.62 FEET; THENCE SOUTHWESTERLY ALONG SAID WESTERLY MAINTAINED RIGHT OF WAY LINE AND THE ARC OF SAID CURVE, 244.31 FEET, THROUGH A CENTRAL ANGLE OF 22°37'39" AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 05°44'04" WEST, 242.72 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 05°34'46" EAST, CONTINUE ALONG SAID WESTERLY MAINTAINED RIGHT OF WAY LINE, 319.35 FEET; THENCE SOUTH 05°18'53" EAST, CONTINUE ALONG SAID WESTERLY MAINTAINED RIGHT OF WAY LINE, 431.67 FEET; THENCE SOUTH 05°30'07" EAST, CONTINUE ALONG SAID WESTERLY MAINTAINED RIGHT OF WAY LINE, 349.54 FEET TO THE INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF TIMBER TRACE (A 60' PRIVATE RIGHT OF WAY AS NOW ESTABLISHED); THENCE NORTH 89°34'47" WEST, ALONG SAID NORTHERLY RIGHT OF WAY LINE, 8.94 FEET TO THE INTERSECTION WITH THE PROPOSED WESTERLY RIGHT OF WAY LINE OF CREWS ROAD (A 60' RIGHT OF WAY); THENCE NORTH 05°34'46" WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE 316.55 FEET TO THE INTERSECTION WITH THE SOUTHERLY LINE OF A 30 FOOT EASEMENT FOR INGRESS, EGRESS AND UTILITIES AS RECORDED IN OFFICIAL RECORD NUMBER 2001, PAGE 1532 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE SOUTH 73°52'30" WEST, ALONG THE SOUTHERLY LINE OF SAID 30 FOOT EASEMENT, 33.56 FEET; THENCE NORTH 62°18'24" WEST, CONTINUE ALONG SAID SOUTHERLY LINE OF 30 FOOT EASEMENT, 444.63 FEET TO THE INTERSECTION WITH THE WEST LINE OF SAID SOUTH 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28; THENCE NORTH 00°35'39" EAST, ALONG SAID WEST LINE, 819.29 FEET TO THE POINT OF BEGINNING.

CONTAINING 8.28 ACRES, MORE OR LESS.

PARCEL "E"

A PART OF THE EAST 1/2 OF SECTION 28, TOWNSHIP 1 SOUTH, RANGE 21 EAST, BAKER COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE SOUTH 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 28; THENCE NORTH 89°09'13" EAST, ALONG THE NORTH LINE OF SAID SOUTH 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 418.40 FEET TO THE INTERSECTION WITH THE CURRENT EASTERLY MAINTAINED RIGHT OF WAY LINE OF CREWS ROAD (A COUNTY MAINTAINED GRADED DIRT ROAD) AND THE POINT OF BEGINNING; THENCE CONTINUE NORTH 89°09'13" EAST, ALONG SAID NORTH LINE OF THE SOUTH 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 876.11 FEET; THENCE SOUTH 57°51'17" WEST, 1031.73 FEET TO THE INTERSECTION WITH SAID EASTERLY MAINTAINED RIGHT OF WAY LINE OF CREWS ROAD; THENCE NORTH 05°34'46" WEST, ALONG SAID EASTERLY MAINTAINED RIGHT OF WAY LINE, 299.21 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE SOUTH, HAVING A RADIUS OF 578.34 FEET; THENCE NORTHEASTERLY ALONG SAID EASTERLY MAINTAINED RIGHT OF WAY LINE ON THE ARC OF SAID CURVE, 241.46 FEET, THROUGH A CENTRAL ANGLE OF 23°55'15" AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 06°22'52" EAST, 239.71 FEET TO THE POINT OF BEGINNING.

CONTAINING 5.61 ACRES, MORE OR LESS.

NO EVIDENCE OF HABITATS OF ENDANGERED OR THREATENED SPECIES HAS COME TO THE ATTENTION OF THE SURVEYOR OR DEVELOPER AT THIS SITE.

LAND USE DESIGNATION:  
AG ZONE B  
ZONING CLASSIFICATION AG 7.5

EXISTING SOIL CONDITIONS:  
(SOIL TYPE)  
32. OCILLA  
33. OLUSTEE-PELHAM COMPLEX  
36. PANTEGO-PANICO  
37. PALMER FINE SAND  
47. SAPELO FINE SAND  
54. ALBANY FINE SAND  
AS PER U.S.D.A. SOIL SURVEY OF BAKER COUNTY, FLORIDA.

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.

"NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DESCRIPTION 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."

### CERTIFICATE OF REVIEWING SURVEYOR:

THIS IS TO CERTIFY THAT ON THIS **10th** DAY OF **July**, 2002, A.D., GLENN E. MCGREGOR, FLORIDA REGISTERED SURVEYOR AND MAPPER, REGISTRATION NUMBER, 4252, HAS REVIEWED THIS PLAT FOR CONFORMITY WITH FLORIDA STATUTES, CHAPTER 177, PART I, PLATTING, BAKER COUNTY, FLORIDA.

SIGNED: **Glenn E. McGregor**

### 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 COMPLIES WITH BAKER COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177, PART I, PLATTING OF THE FLORIDA STATUTES.

DATED: **7-11-02**

SIGNED: **Arnold ...**  
ARNOLD ...  
FLORIDA REGISTERED SURVEYOR AND MAPPER NO. 4422.

### DEDICATION:

KNOW ALL MEN BY THESE PRESENT THAT LONGBRANCH FARMS LLP, RICHARD M. DAVIS, MANAGER AND JAMES W. CLOUSE, EXECUTIVE VICE PRESIDENT OF FARM CREDIT OF NORTH FLORIDA, A CA AS MORTGAGEE, HAVE CAUSED THE LANDS HEREON DESCRIBED, TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS "LONGBRANCH", AND THAT ALL RIGHTS OF WAYS FOR INGRESS AND EGRESS, SHOWN HEREON AS TRACTS "U", "V", "W", "X", "Y", "Z", EASEMENTS FOR UTILITIES, DRAINAGE AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND/OR DEPICTED HEREON ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC.

### ATTEST:

LONGBRANCH FARMS LLP,  
RICHARD M. DAVIS, MANAGER  
WITNESS AS TO OWNER  
**Duncan ... Helen D. ...**  
WITNESS AS TO OWNER  
FARM CREDIT OF NORTH FLORIDA, A CA  
JAMES W. CLOUSE, EXECUTIVE VICE PRESIDENT  
WITNESS AS TO MORTGAGEE  
**Hauvrie S. Collins**  
WITNESS AS TO MORTGAGEE

### STATE OF FLORIDA COUNTY OF BAKER:

THIS IS TO CERTIFY, THAT ON **7-15-02** BEFORE ME, AN OFFICER FULLY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED RICHARD M. DAVIS, MANAGER, 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.

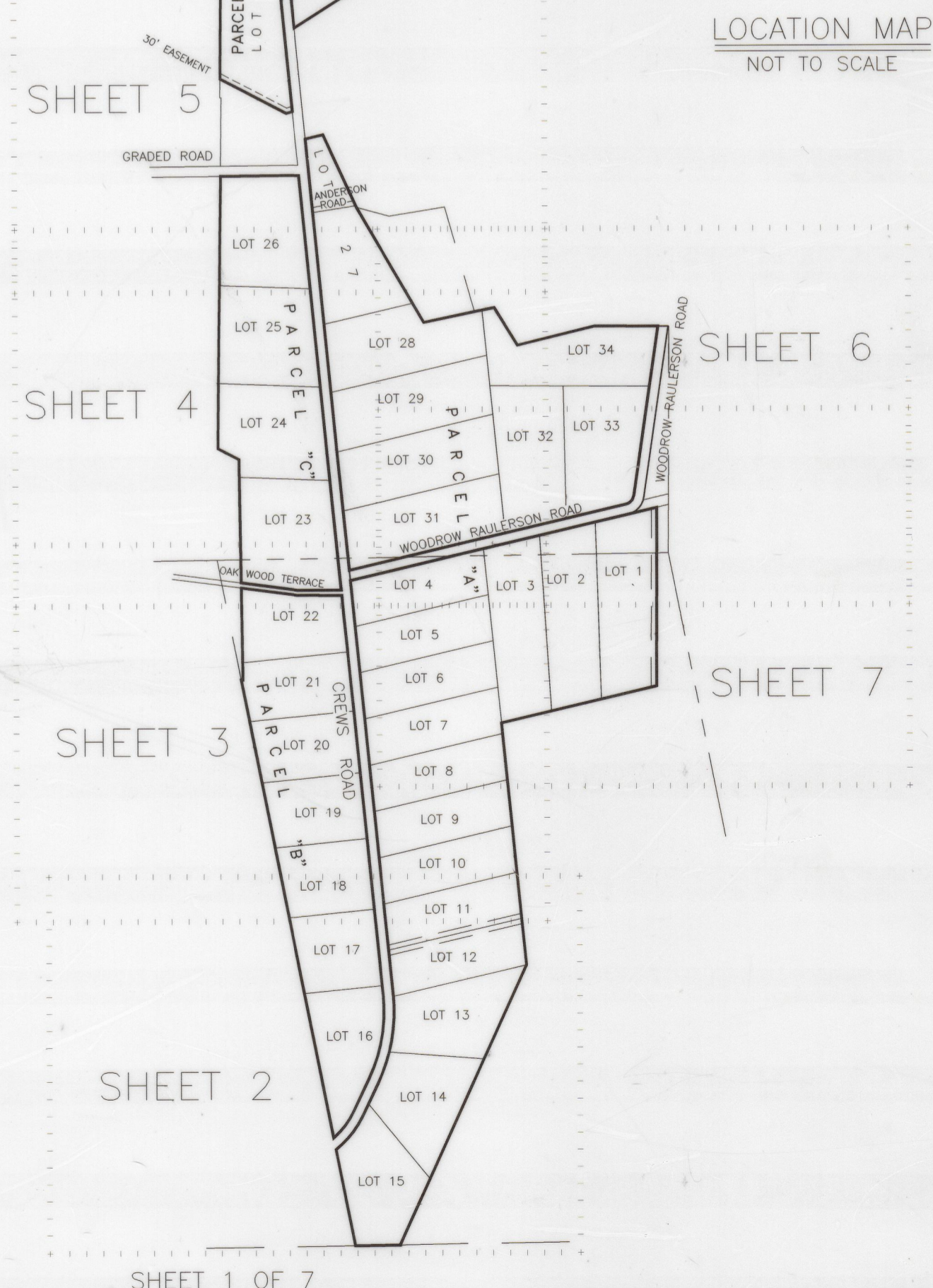
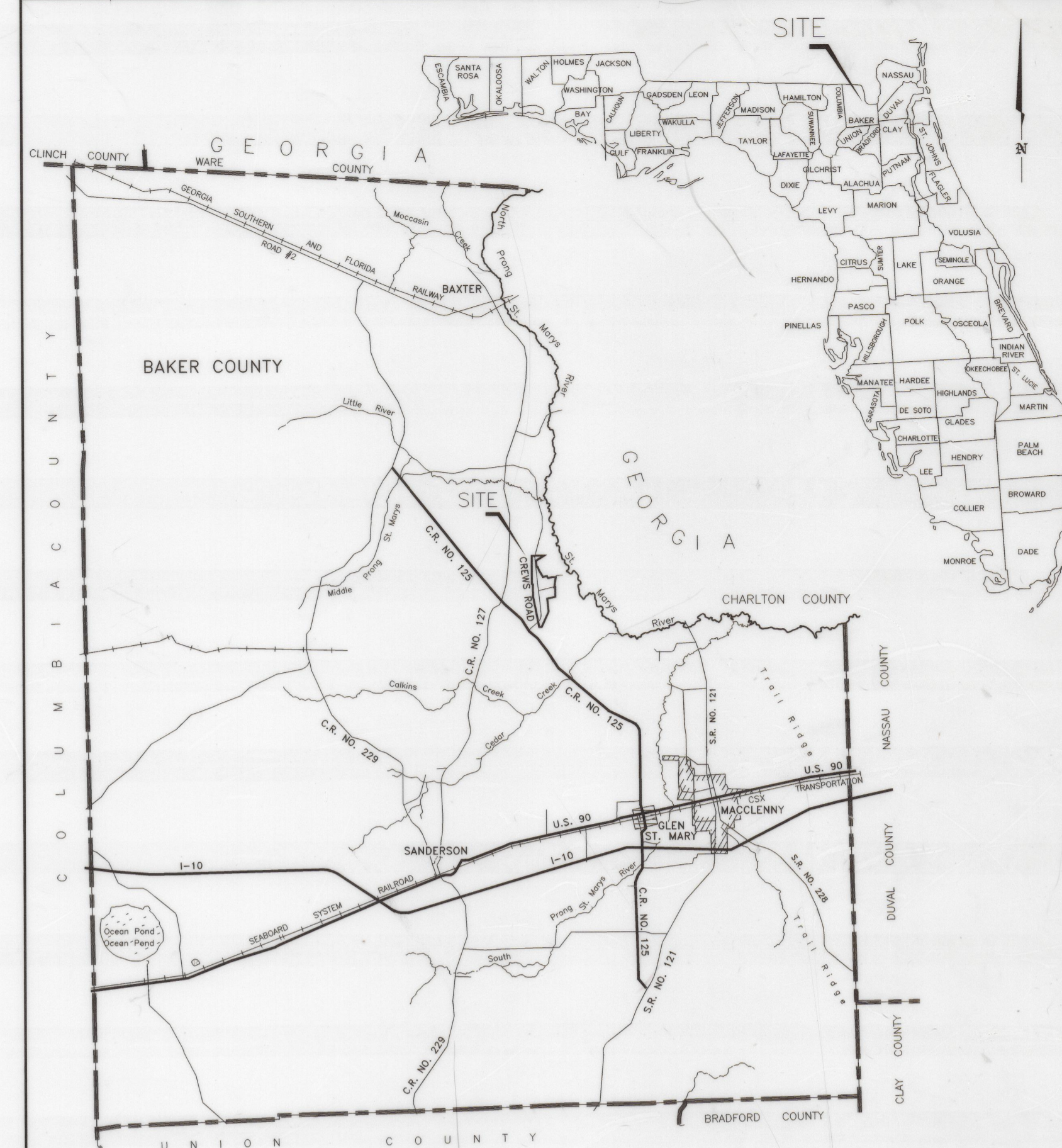
IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL ON THE ABOVE DATE.

**Richard Vincent McDuffie**  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: **7-16-2003**

### STATE OF FLORIDA COUNTY OF BAKER:

THIS IS TO CERTIFY, THAT ON **7-11-02** BEFORE ME, AN OFFICER FULLY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED JAMES W. CLOUSE, 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 HERETO SET MY HAND AND SEAL ON THE ABOVE DATE.

**Pauline S. Collins**  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: **7-16-2003**



**LD BRADLEY**  
LAND SURVEYORS  
5773 NORMANDY BOULEVARD,  
JACKSONVILLE, FLORIDA 32205  
PHONE (904) 786-6400 FAX (904) 786-1479  
LICENSED BUSINESS NO. 6888

W.O. NO.: 02-162 SURVEY DATE: 5/24/02 DRAFTED BY: DHB  
CHECKED BY: AJJ CAD FILE: 02162.DWG FB 393 PG 25-73

THIS MAP IS NOT COMPLETE WITHOUT SHEETS 1 THROUGH 7