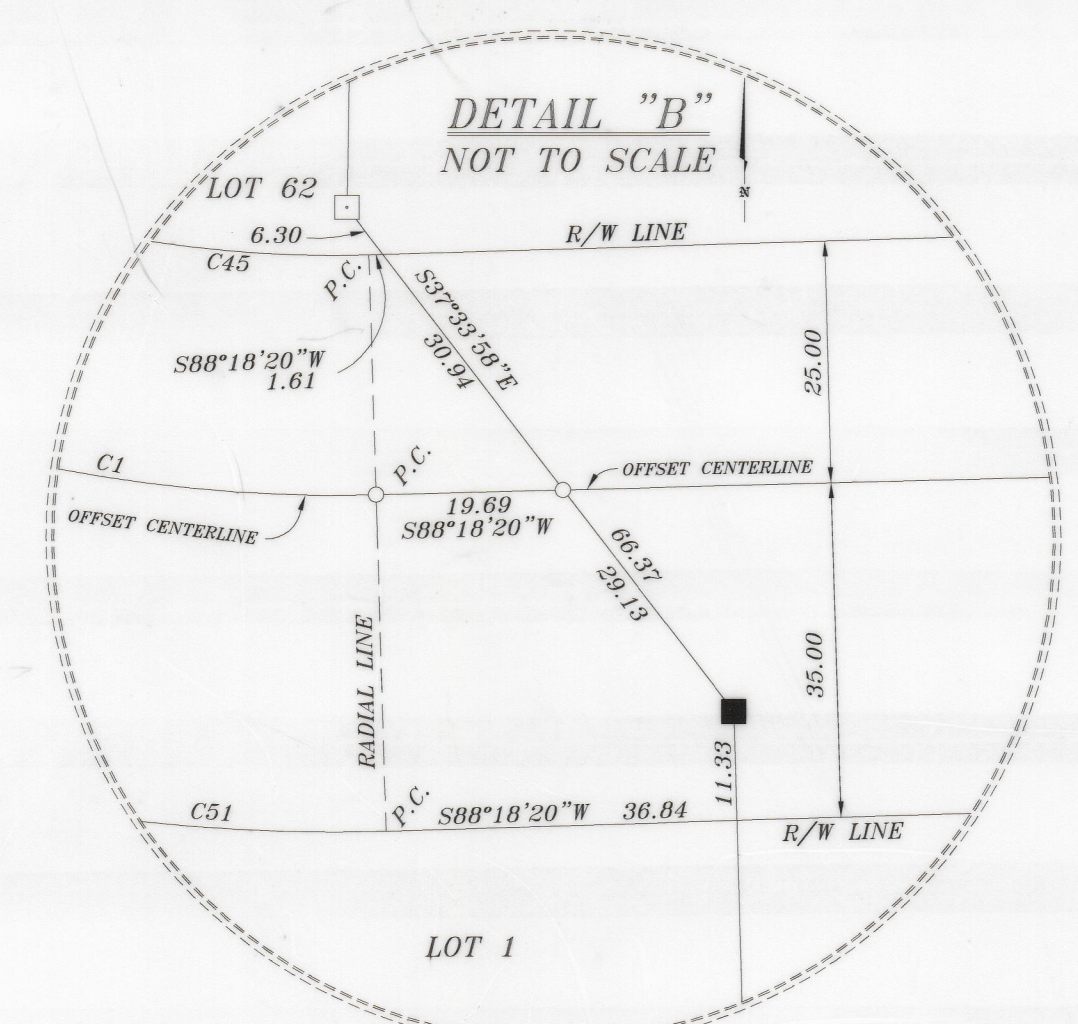


COPPER CREEK HILLS - UNIT 3

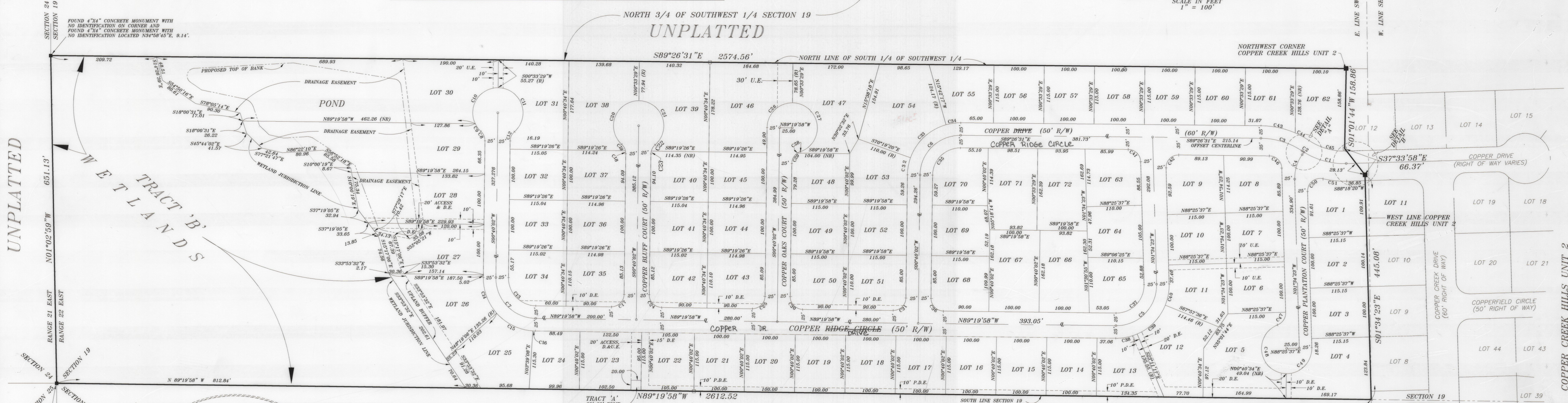
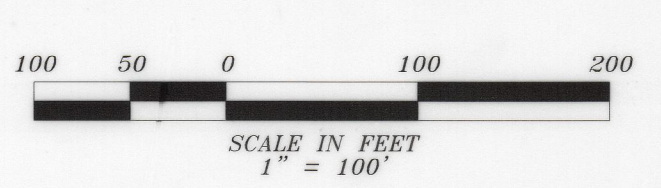
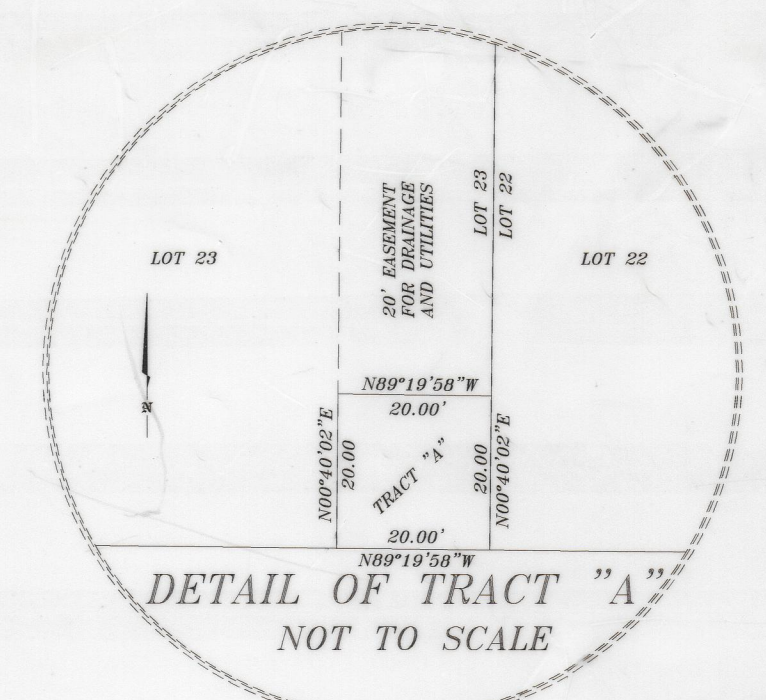
PART OF
SECTION 19, TOWNSHIP 2 SOUTH, RANGE 22 EAST
CITY OF MACCLENNY, BAKER COUNTY, FLORIDA,

CERTIFIED A TRUE, COMPLETE AND CORRECT COPY
BAKER COUNTY, FLORIDA
BY **AL BRADLEY**
DEPUTY CLERK



CURVE TABLE		CHORD	
CURVE	DELTA	RADIUS	LENGTH TANGENT CHORD BEARING
C1	33°41'51"	150.00	88.22 45.43 86.95 S74°51'21"E
C2	1°45'26"	150.00	4.60 2.30 4.60 S57°08'44"E
C3	33°12'09"	150.00	86.92 44.72 85.71 N72°51'28"W
C4	37°07'40"	80.00	51.84 26.87 50.94 S16°59'27"W
C5	92°14'25"	80.00	128.79 83.19 115.33 N44°32'49"E
C6	89°53'28"	80.00	125.51 79.85 113.03 S45°36'45"W
C7	90°00'00"	80.00	125.66 80.00 113.14 S44°19'58"E
C8	48°11'23"	25.00	21.03 11.18 20.41 N23°25'40"W
C9	21°46'03"	50.00	19.00 9.61 18.88 S36°38'20"E
C10	116°18'47"	50.00	101.50 80.51 84.95 S32°24'06"W
C11	138°17'55"	50.00	120.69 131.28 93.45 N20°17'33"W
C12	48°11'23"	25.00	21.03 11.18 20.41 S24°45'43"W
C13	90°00'00"	55.00	86.39 55.00 77.79 S44°19'58"E
C14	42°20'56"	105.00	77.61 40.67 75.85 S29°30'24"E
C15	44°39'59"	105.00	81.86 43.13 79.80 S64°00'51"E
C16	2°59'05"	105.00	5.47 2.74 5.47 S87°50'25"E
C17	90°00'00"	25.00	39.27 25.00 35.36 N45°40'02"E
C18	13°40'24"	25.00	5.97 3.00 5.95 N06°10'40"W
C19	34°30'59"	25.00	15.06 7.77 14.83 N30°15'52"W
C20	138°04'50"	50.00	120.50 130.53 93.38 S21°31'04"W
C21	138°17'55"	50.00	120.69 131.28 93.45 N20°17'33"W
C22	34°32'07"	25.00	15.07 7.77 14.84 S31°35'21"W
C23	13°39'16"	25.00	5.96 2.99 5.94 S07°29'39"W
C24	90°00'00"	25.00	39.27 25.00 35.36 S44°19'58"E
C25	90°00'00"	25.00	39.27 25.00 35.36 N45°40'02"E
C26	89°53'28"	50.00	78.44 49.90 70.64 S45°36'45"W
C27	160°38'16"	50.00	140.18 293.09 98.50 N09°07'23"W
C28	14°35'20"	25.00	6.37 3.20 6.35 S63°54'01"W
C29	55°56'15"	25.00	24.41 13.28 23.45 S28°38'09"W
C30	90°00'00"	25.00	39.27 25.00 35.36 S44°19'58"E

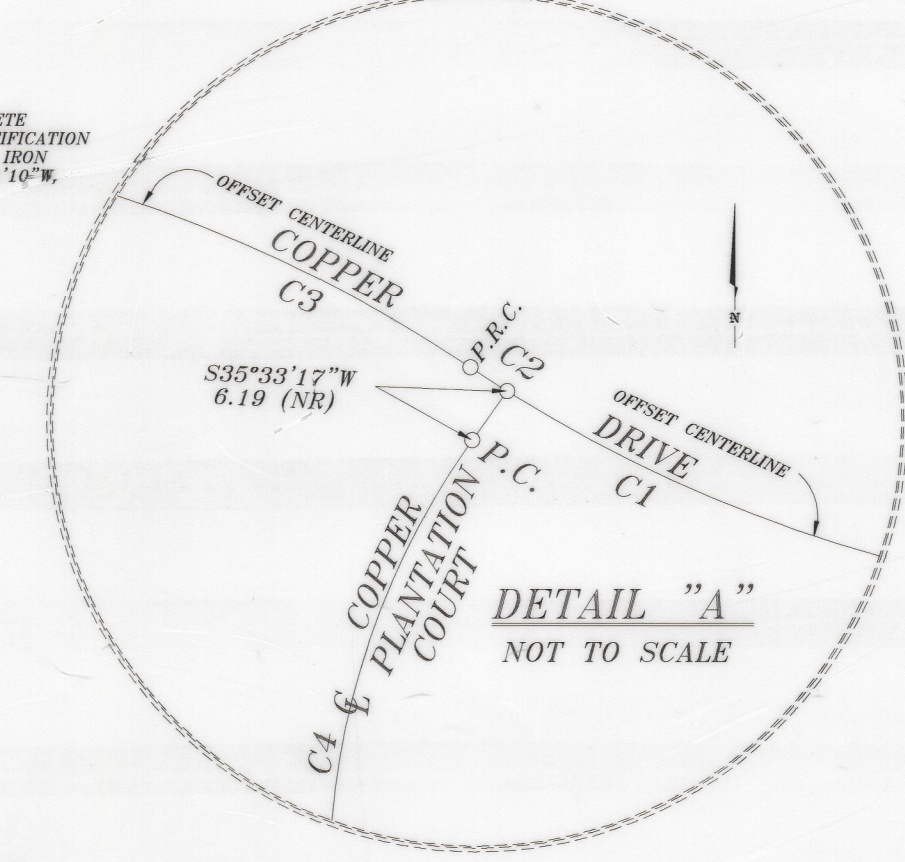
CURVE TABLE		CHORD	
CURVE	DELTA	RADIUS	LENGTH TANGENT CHORD BEARING
C31	90°00'00"	25.00	39.27 25.00 35.36 N45°40'02"E
C32	19°00'39"	105.00	34.84 17.58 34.68 S10°10'21"W
C33	54°37'03"	105.00	100.09 54.21 96.34 S46°59'12"W
C34	16°15'46"	105.00	29.80 15.00 29.70 S82°25'36"W
C35	89°53'28"	55.00	86.29 54.90 77.71 S45°36'45"W
C36	90°00'00"	25.00	39.27 25.00 35.36 S44°19'58"E
C37	92°14'25"	55.00	88.54 57.19 79.29 N44°32'49"E
C38	23°51'19"	105.00	43.78 22.18 43.40 N78°44'22"E
C39	44°48'31"	105.00	82.12 43.29 80.04 N44°24'28"E
C40	23°34'35"	105.00	43.21 21.91 42.90 N10°10'12"E
C41	87°52'08"	25.00	38.34 24.09 34.69 N45°30'27"W
C42	92°07'52"	25.00	40.20 25.95 36.01 S44°29'33"W
C43	22°54'40"	175.00	69.98 35.46 69.51 N77°59'02"W
C44	10°17'27"	175.00	31.43 15.76 31.39 N61°23'07"W
C45	35°27'16"	125.00	77.35 39.96 76.12 N73°58'03"W
C46	87°52'08"	25.00	38.34 24.09 34.69 N45°30'27"W
C47	70°31'44"	25.00	30.77 17.68 28.87 N33°41'29"E
C48	158°16'47"	50.00	138.13 260.62 98.21 S10°11'03"E
C49	92°14'57"	50.00	80.50 52.00 72.00 N44°33'05"E
C50	104°35'37"	25.00	45.64 32.34 39.56 S50°43'26"W
C51	14°43'19"	185.00	47.53 23.90 47.40 S84°20'13"E



SECTION 20, TOWNSHIP 2 SOUTH, RANGE 22 EAST SURVEYOR'S NOTES:

- BEARINGS BASED ON COPPER CREEK HILLS, UNIT 2, WITH THE BEARING OF THE WEST LINE OF LOTS 8 - 11 BEING N01°34'23"W.
- ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINES WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PERMANENT REFERENCE MONUMENT OR A PERMANENT CONTROL POINT HAVE A 1/2" IRON PIPE WITH CAP STAMPED LB # 6888 SET IN PLACE.
- A 10 FOOT EASEMENT FOR ELECTRIC PURPOSE IS RESERVED OVER THAT 10 FOOT OF EACH LOT BORDERING ON A RIGHT OF WAY FOR THE USE OF THE OKEFENOKE RURAL ELECTRIC MEMBERSHIP CORPORATION.
- SITE IS ZONED RS1
- BUILDING SETBACK REQUIREMENTS: FRONT = 30', SIDE = 10', REAR = 15'
- AS SCALED FROM COMMUNITY PANEL NO. 120419-0074, A PART OF LOTS 25 THROUGH 30 ARE IN FLOOD ZONE 4 AND ARE SUBJECT TO THE 100 YEAR FLOOD PLAN; FLOOD ELEVATION 100.00 FEET.
- JURISDICTIONAL WETLAND LINE SHOWN WAS ESTABLISHED BY ROGER GALLOP OF ENVIRONMENTAL PROFESSIONALS, INC.

- ### LEGEND:
- DENOTES PERMANENT CONTROL POINT CONSISTING OF A P.K. NAIL WITH DISK STAMPED LB6888, P.C.P.
 - DENOTES FOUND 4"x4" CONCRETE MONUMENT STAMPED LB6888, UNLESS OTHERWISE INDICATED.
 - DENOTES SET 4"x4" CONCRETE MONUMENT STAMPED LB6888, P.R.M.
 - (R) DENOTES RADIAL LINE
 - (NR) DENOTES NON-RADIAL LINE
 - D.E. DENOTES DRAINAGE EASEMENT
 - D.&U.E. DENOTES DRAINAGE & UTILITY EASEMENT
 - P.D.E. DENOTES PRIVATE DRAINAGE EASEMENT
 - U.E. DENOTES UTILITY EASEMENT
 - C1 - C51 DENOTES CURVE NUMBER, SEE TABLE FOR MATHEMATICAL DATA
 - P.R.C. DENOTES POINT OF REVERSE CURVE
 - P.C. DENOTES POINT OF CURVATURE
 - R/W DENOTES RIGHT OF WAY
 - Q DENOTES CENTERLINE



5773 NORMANDY BOULEVARD,
JACKSONVILLE, FLORIDA 32205
PHONE (904) 786-6400 FAX (904) 786-1479
LICENSED BUSINESS No. 6888

COPPER CREEK HILLS UNIT 2
PLAT BOOK 3 PAGES 36 & 37