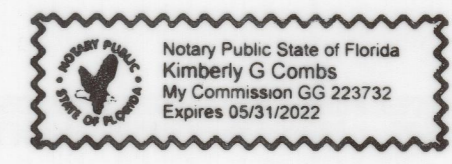


# "FOREST ESTATES"

A SUBDIVISION OF A PART OF  
SECTION 4,  
TOWNSHIP 3 SOUTH, RANGE 22 EAST,  
BAKER COUNTY, FLORIDA

ADOPTION AND DEDICATION:  
THIS IS TO CERTIFY THAT JACK A. BAKER, JR., AS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON AS "FOREST ESTATES"; HAVING CAUSED THE SAME TO BE SURVEYED AND SUB-DIVIDED, ALL EASEMENTS FOR UTILITIES AND DRAINAGE ARE IRREVOCABLE AND WITHOUT RESERVATION DEDICATED TO THE PUBLIC; THE PRIVATE ROAD SHOWN HEREON AS "SYDNEE LANE" IS NOT DEDICATED TO THE PUBLIC AND WILL BE MAINTAINED BY THE FOREST ESTATES HOME OWNERS ASSOCIATION TO BE CREATED FOR "FOREST ESTATES".  
IN WITNESS WHEREOF, JACK A. BAKER, JR., HAS CAUSED THESE PRESENT TO BE SIGNED.  
OWNER: *Jack A. Baker, Jr.* WITNESS: *Justin Webb*  
BY: *Justin Webb* (PRINT NAME) WITNESS: *Justin Webb*  
BY: *Justin Webb* (PRINT NAME) WITNESS: *Justin Webb*

STATE OF FLORIDA  
COUNTY OF Baker  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 4th DAY OF Feb. A.D. 2021 BY JACK A. BAKER, JR., OWNER, WHO IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.  
*Kimberly G Combs*  
NOTARY PUBLIC, STATE OF FLORIDA  
NAME: (TYPE OR PRINT) *Kimberly G Combs*  
MY COMMISSION EXPIRES: *9/9/2022*  
COMMISSION NUMBER: *06223792*



CERTIFICATE OF APPROVAL BY COUNTY PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR  
THIS IS TO CERTIFY THAT ON NOVEMBER 17, 2020 THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR OF BAKER COUNTY, FLORIDA.  
*Jack Baker* 2/2/2021  
PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR

CERTIFICATE OF APPROVAL BY COUNTY ENGINEER  
EXAMINED AND APPROVED: *Jack Baker* 1-28-21  
COUNTY ENGINEER

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS  
THIS IS TO CERTIFY THAT THE ABOVE PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF BAKER COUNTY, FLORIDA.  
*Jack Baker*  
COUNTY COMMISSIONER

CERTIFICATE OF COUNTY HEALTH DEPARTMENT  
ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS MAY BE PERMITTED AND INSTALLED, SUBJECT TO CONDITIONS, IN ACCORDANCE WITH FLORIDA STATUTE 381, SECTION 0665, ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS, REGULATION, ON-SITE WATER SYSTEMS MAY BE PERMITTED AND INSTALLED, SUBJECT TO CONDITIONS, IN ACCORDANCE WITH FLORIDA STATUTE 381, SECTION 0662, SUPERVISION, PRIVATE AND CERTAIN PUBLIC WATER SUPPLY.  
*Jack Baker* 2-3-21  
PUBLIC HEALTH OFFICIAL

CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY  
EXAMINED AND APPROVED BY: *Jack Baker* 2/1/2021  
COUNTY ATTORNEY

CERTIFICATE OF CLERK OF CIRCUIT COURT  
I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND FIND THAT IT COMPLES IN FORM WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND WAS FILED FOR RECORD ON 02/01/2021 AT Macclenny, FL

FILE NO. *02012021*  
I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND FIND THAT IT COMPLES IN FORM WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND WAS FILED FOR RECORD ON 02/01/2021 AT Macclenny, FL  
*Stacy D. Harvey*  
CLERK OF CIRCUIT COURT

SYMBOL LEGEND  
O.P.I. OFFICIAL RECORD INSTRUMENT  
C.M. CONCRETE MONUMENT FOUND  
C.M. CONCRETE MONUMENT SET, LS 4708  
I.R.P. IRON PIPE OR PIPE FOUND  
I.R.P. 5/8" IRON ROD SET, LS 4708  
E.U. ELECTRIC UTILITY LINE (OVERHEAD)  
U.E. UNDERGROUND ELECTRIC SERVICE  
C.T. CABLE TV LINE (OVERHEAD)  
C.L.F. CHAIN LINK FENCE  
W.F. WOODEN FENCE  
C.M.P. CORRUGATED METAL PIPE  
R.C.P. REINFORCED CONCRETE PIPE  
L.S. LAND SURVEYOR  
L.B. LICENSED BUSINESS  
O.R.B. OFFICIAL RECORD BOOK  
P.M. PERMANENT REFERENCE MONUMENT  
P.C.P. PERMANENT CONTROL POINT  
U.P. UTILITY POLE  
R/W. RIGHT-OF-WAY  
N.O. NO IDENTIFICATION  
F.L.A. DEPT. OF TRANSPORTATION  
C.M. CONCRETE MONUMENT  
I.R.P. IRON PIPE  
I.R.P. IRON ROD  
S.R.D. STATE ROAD DEPARTMENT  
A.C. ACRES  
E.L. ELEVATION  
N.O.V.29 NATIONAL GEODETIC VERTICAL DATUM OF 1929  
N.A.L. AND DISC. P.C.F. LS 4708

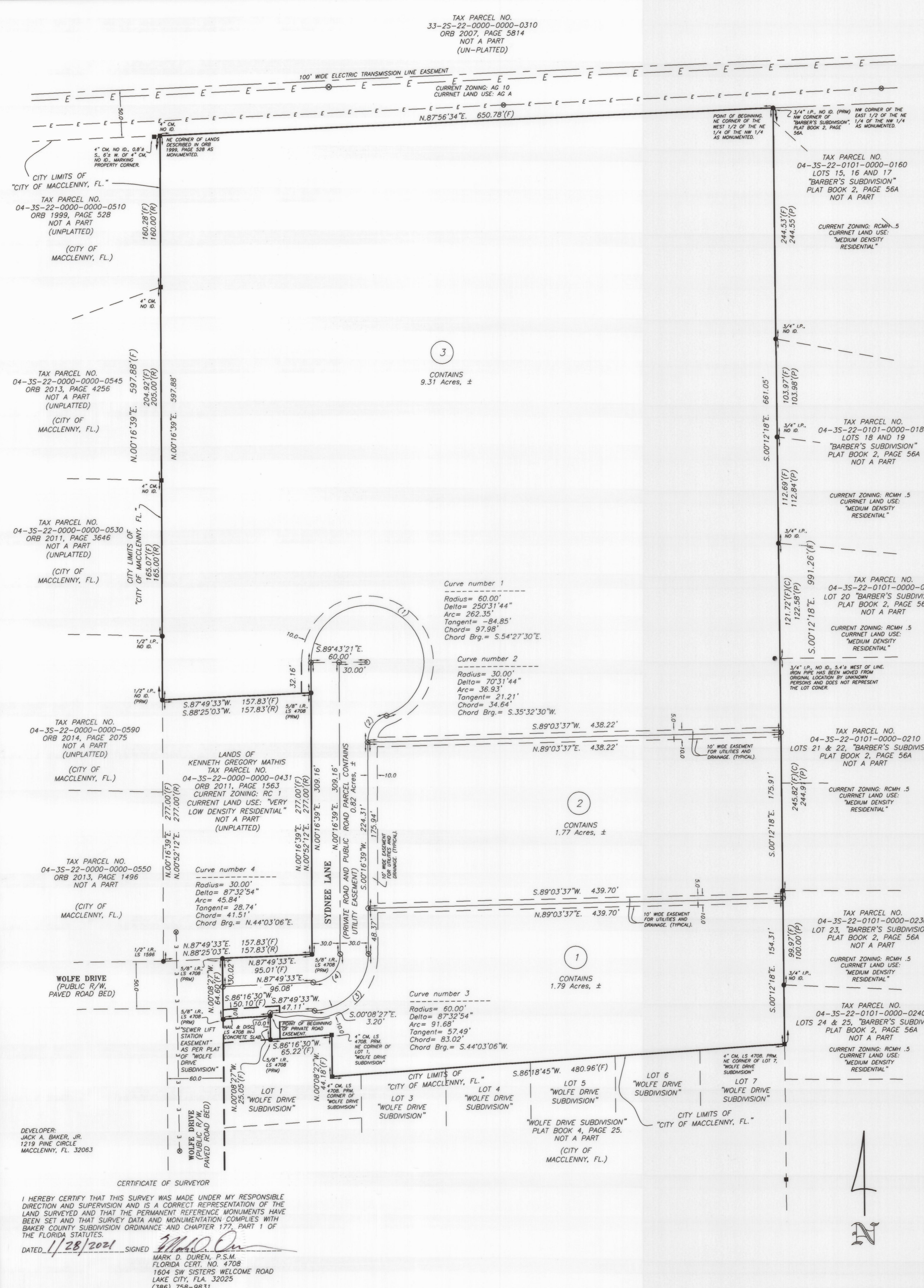
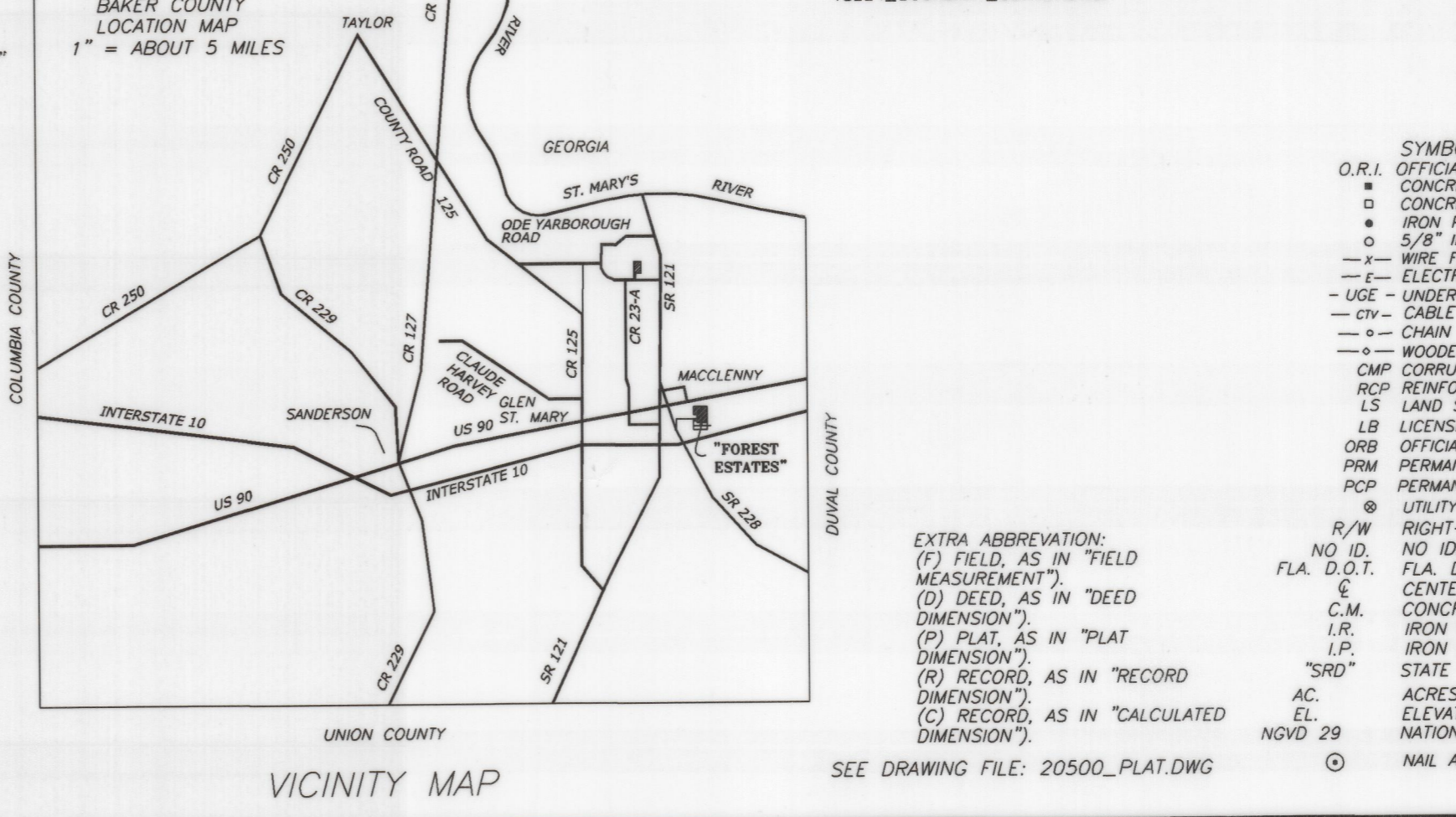
THIS PLAT PREPARED BY  
**MARK D. DUREN AND ASSOCIATES, INC.**  
LB 7620  
1604 SW SISTERS WELCOME ROAD  
LAKE CITY, FLA. 32025  
(386) 758-9831 OFFICE  
(386) 758-8010 FAX  
WO# 20-500

DESCRIPTION:  
PART OF THE WEST 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 3 SOUTH, RANGE 22 EAST, BAKER COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGIN AT A 3/4" IRON PIPE, MARKING THE NW CORNER OF THE EAST 1/4 OF THE NE 1/4 (SAME AS THE NE CORNER OF THE WEST 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 3 SOUTH, RANGE 22 EAST, BAKER COUNTY, FLORIDA, AND BEING THE NW CORNER OF "BARBER'S SUBDIVISION", A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 56A, OF THE PUBLIC RECORDS OF BAKER COUNTY, FLORIDA, AND THENCE S.00 DEGREES 12'18"E, ALONG THE MONUMENTED WEST LINE OF SAID "BARBER'S SUBDIVISION", 991.26 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE NE CORNER OF "WOLFE DRIVE SUBDIVISION", A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 25 OF THE PUBLIC RECORDS OF BAKER COUNTY, FLORIDA, THENCE S.86 DEGREES 18'45"W, ALONG A MARKERLY LINE OF SAID "WOLFE DRIVE SUBDIVISION", 480.96 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING A CORNER OF SAID SUBDIVISION; THENCE N.00 DEGREES 08'27"W, ALONG THE EAST LINE OF LOT 1, OF SAID "WOLFE DRIVE SUBDIVISION", 44.18 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE NE CORNER OF SAID LOT 1; THENCE S.86 DEGREES 16'30"W, ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 65.22 FEET TO A 5/8" IRON ROD, LS 4708, MARKING THE SE CORNER OF A "SEWER LIFT STATION EASEMENT" AS SHOWN ON SAID PLAT OF "WOLFE DRIVE SUBDIVISION"; THENCE N.00 DEGREES 08'27"W, 25.05 FEET TO A 5/8" IRON ROD, LS 4708, MARKING THE SE CORNER OF SAID EASEMENT; THENCE S.86 DEGREES 16'30"W, ALONG THE NORTH LINE OF SAID EASEMENT, 50.10 FEET TO A 5/8" IRON ROD, LS 4708, ON THE EAST RIGHT-OF-WAY LINE OF WOLFE DRIVE, A PUBLIC RIGHT-OF-WAY; THENCE N.00 DEGREES 08'27"W, ALONG SAID EAST RIGHT-OF-WAY LINE, 64.80 FEET TO A 5/8" IRON ROD, LS 4708, ON THE SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK (ORB) 2011, PAGE 1563, OF THE OFFICIAL RECORDS OF BAKER COUNTY, FLORIDA, THENCE N.87 DEGREES 49'33"E, ALONG THE SOUTH LINE OF SAID LANDS, 95.01 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N.00 DEGREES 08'27"W, ALONG THE SOUTH LINE OF SAID LANDS, 157.83 FEET TO A 1/2" IRON PIPE, MARKING THE NW CORNER OF SAID LANDS AND BEING ON THE MONUMENTED EAST LINE OF LANDS DESCRIBED IN ORB 2014, PAGE 2075, OF SAID OFFICIAL RECORDS, THENCE N.00 DEGREES 16'39"E, ALONG SAID EAST LINE AND ITS NORTHERLY EXTENSION, 597.88 FEET, TO A CONCRETE MONUMENT, MARKING THE NE CORNER OF LANDS DESCRIBED IN ORB 1999, PAGE 528, OF SAID OFFICIAL RECORDS AND BEING ON THE NORTH LINE OF SAID NE 1/4 OF THE NW 1/4; THENCE N.87 DEGREES 56'34"E, ALONG SAID NORTH LINE, 650.78 FEET TO THE POINT OF BEGINNING.  
DESCRIBED LANDS CONTAIN 13.69 ACRES, MORE OR LESS.

DESCRIPTION: "SYDNEE LANE" PRIVATE ROAD DESCRIPTION  
PART OF THE WEST 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 3 SOUTH, RANGE 22 EAST, BAKER COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCE AT A 3/4" IRON PIPE, MARKING THE NW CORNER OF THE EAST 1/4 OF THE NE 1/4 OF THE NW 1/4 (SAME AS THE NE CORNER OF THE WEST 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 3 SOUTH, RANGE 22 EAST, BAKER COUNTY, FLORIDA, AND BEING THE NW CORNER OF "BARBER'S SUBDIVISION", A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 56A, OF THE PUBLIC RECORDS OF BAKER COUNTY, FLORIDA, AND THENCE S.00 DEGREES 12'18"E, ALONG THE MONUMENTED WEST LINE OF SAID "BARBER'S SUBDIVISION", 991.26 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE NE CORNER OF "WOLFE DRIVE SUBDIVISION", A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 25 OF THE PUBLIC RECORDS OF BAKER COUNTY, FLORIDA, THENCE S.86 DEGREES 18'45"W, ALONG A MARKERLY LINE OF SAID "WOLFE DRIVE SUBDIVISION", 480.96 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING A CORNER OF SAID SUBDIVISION; THENCE N.00 DEGREES 08'27"W, ALONG THE EAST LINE OF LOT 1, OF SAID "WOLFE DRIVE SUBDIVISION", 44.18 FEET TO A CONCRETE MONUMENT, LS 4708, MARKING THE NE CORNER OF SAID LOT 1; THENCE S.86 DEGREES 16'30"W, ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 65.22 FEET TO A 5/8" IRON ROD, LS 4708, MARKING THE SE CORNER OF A "SEWER LIFT STATION EASEMENT" AS SHOWN ON SAID PLAT OF "WOLFE DRIVE SUBDIVISION"; THENCE N.00 DEGREES 08'27"W, 25.05 FEET TO A 5/8" IRON ROD, LS 4708, MARKING THE SE CORNER OF SAID EASEMENT; THENCE S.86 DEGREES 16'30"W, ALONG THE NORTH LINE OF SAID EASEMENT, 50.10 FEET TO A 5/8" IRON ROD, LS 4708, ON THE EAST RIGHT-OF-WAY LINE OF WOLFE DRIVE, A PUBLIC RIGHT-OF-WAY; THENCE N.00 DEGREES 08'27"W, ALONG SAID EAST RIGHT-OF-WAY LINE, 64.80 FEET TO A 5/8" IRON ROD, LS 4708, ON THE SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK (ORB) 2011, PAGE 1563, OF THE OFFICIAL RECORDS OF BAKER COUNTY, FLORIDA, THENCE N.87 DEGREES 49'33"E, ALONG THE SOUTH LINE OF SAID LANDS, 95.01 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N.00 DEGREES 08'27"W, ALONG THE SOUTH LINE OF SAID LANDS, 157.83 FEET TO A 1/2" IRON PIPE, MARKING THE NW CORNER OF SAID LANDS AND BEING ON THE MONUMENTED EAST LINE OF LANDS DESCRIBED IN ORB 2014, PAGE 2075, OF SAID OFFICIAL RECORDS, THENCE N.00 DEGREES 16'39"E, ALONG SAID EAST LINE AND ITS NORTHERLY EXTENSION, 597.88 FEET, TO A CONCRETE MONUMENT, MARKING THE NE CORNER OF LANDS DESCRIBED IN ORB 1999, PAGE 528, OF SAID OFFICIAL RECORDS AND BEING ON THE NORTH LINE OF SAID NE 1/4 OF THE NW 1/4; THENCE N.87 DEGREES 56'34"E, ALONG SAID NORTH LINE, 650.78 FEET TO THE POINT OF BEGINNING.  
DESCRIBED LANDS CONTAIN 0.82 ACRES, MORE OR LESS.

NOTE:  
THE TITLE OPINION REQUIRED BY FLORIDA STATUTE, CHAPTER 177.041 (2), WILL BE SUBMITTED BY THE DEVELOPER AS A SEPARATE DOCUMENT WITH THIS PLAT.  
EASEMENTS AS SHOWN HEREON ARE HEREBY CREATED AND PROVIDED FOR THE PURPOSE OF ACCOMMODATING OVERHEAD, SURFACE AND UNDERGROUND UTILITIES AND DRAINAGE.  
NOTE:  
NO EVIDENCE OF HABITAT OF ENDANGERED OR THREATENED SPECIES HAS COME TO THE ATTENTION OF THE SURVEYOR OR DEVELOPER AT THIS SITE.  
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 SUPPLIED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OR FORMAT, THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.  
ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS 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 AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY, IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.  
POTENTIALLY "ENVIRONMENTALLY SENSITIVE AREAS" AND "AREAS OF RESTRICTED DEVELOPMENT" HAVE NOT BEEN IDENTIFIED ON THIS PARCEL, NO WETLANDS ARE SHOWN ON THIS PARCEL ON THE "NATIONAL WETLANDS INVENTORY MAPS" DATED 1987, OR WETLANDS EXPERT MAY HAVE OTHER INTERPRETATIONS OR INSIGHTS.  
THIS PARCEL IS PRIMARILY WOODED WITH SOME GROWN OVER PASTURE LAND, THERE ARE RESIDENTIAL DWELLINGS WITHIN FOUR HUNDRED FEET OF THIS PARCEL ON THE ADJACENT SUBDIVISION AND OTHER RESIDENTIAL PARCELS SIMILAR TO THIS PARCEL.  
THERE ARE NO AREAS OF "HISTORICAL SIGNIFICANCE" IN THIS AREA THAT ARE KNOWN TO THE DEVELOPER OR THAT HAVE BEEN BROUGHT TO THE DEVELOPER'S ATTENTION OR OBVIOUS PHYSICAL EVIDENCE OF WHICH WHICH HAS BEEN OBSERVED.  
EXISTING SOIL TYPES AS PER USDA SOIL SURVEY OF BAKER COUNTY, FLORIDA:  
20-DURHAM FINE SAND  
29-MASCOTTE FINE SAND  
37-PELHAM FINE SAND  
54-ALBANY FINE SAND  
CURRENT LAND USE DESIGNATION AND ZONING CLASSIFICATION:  
ZONING: RC 1  
LAND USE: C B  
SEE BOUNDARY SURVEY OF THIS PARCEL DATED OCTOBER 28, 2018 AND IDENTIFIED BY DRAWING FILE 18224\_BOUNDARY\_SURVEY.DWG.

1. BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE RECORD TITLE BOUNDARIES OF THIS PARCEL TO THE BEST OF MY ABILITY TO INTERPRET AND LOCATE SAID BOUNDARIES BASED ON THE EVIDENCE OF PRIOR SURVEYS AND RECORDS PROVIDED TO OR OTHERWISE OBTAINED BY THIS OFFICE.  
2. BEARINGS BASED ON PLAT OF RECORD OF "WOLFE DRIVE SUBDIVISION" USING MONUMENTS FOUND AT THE NE CORNER OF LOT 7 AND THE MONUMENT MARKING THE EXTENSION OF THE NORTH LINE OF LOTS 7 - 3 AND A PORTION OF LOT 1 OF SAID SUBDIVISION.  
3. THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD INSURANCE RATE MAP, DATED JUNE 17, 2008, COMMUNITY PANEL NO. 120030235C.  
4. NO NOTE.  
5. THE IMPROVEMENTS, IF ANY, INDICATED ON THIS SURVEY DRAWING ARE AS LOCATED ON DATE OF FIELD SURVEY AS SHOWN HEREON.  
6. IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.  
7. "NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."  
8. CLOSURE OF FIELD SURVEY IS 1/25,012. BOUNDARY AND CONTROL MONUMENTS CAN BE EXPECTED TO HAVE BEEN MEASURED TO APPROXIMATELY THAT RATIO OF PRECISION, BUILDINGS AND SIMILAR IMPROVEMENTS ARE LOCATED WITHIN ± 0.2 FEET OF THE ACTUAL LOCATION UNLESS OTHERWISE NOTED. OTHER IMPROVEMENTS SUCH AS UTILITY POLES, SEWER TANKS, TREES, INTERIOR FENCES, ETC. ARE NOMINAL WITHIN ± 1.5 FEET UNLESS OTHERWISE NOTED.  
9. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE POLICY, THEREFORE EXCEPTION IS MADE HEREON REGARDING EASEMENTS, RESERVATIONS, RESTRICTIONS, AND/OR TITLE CONFLICTS OF RECORD, IF ANY, NOT PROVIDED BY THE CLIENT OR HIS AGENTS OR DISCOVERED BY THIS OFFICE. AN EFFORT HAS BEEN MADE IN GOOD FAITH TO SHOW PHYSICAL EVIDENCE OF EASEMENTS, OCCUPATION AND USE BY OTHER PARTIES, HOWEVER PHYSICAL CONDITIONS ON THE PARCEL MAY HAVE PREVENTED DISCOVERY OF ALL SUCH EVIDENCE.  
10. WATER SOURCE TO BE INDIVIDUAL PRIVATE WELLS AND WASTE WATER DISPOSAL TO BE INDIVIDUAL SEPTIC TANKS.  
11. MINIMUM LOT SIZE IS 1.00 ACRES.  
12. DEVELOPMENT CONTAINS A TOTAL OF 13.69 ACRES, MORE OR LESS.



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 COMPILES WITH BAKER COUNTY SUBDIVISION ORDINANCE AND CHAPTER 177, PART 1 OF THE FLORIDA STATUTES.  
DATED: 1/28/2021 SIGNED: *Mark D. Duren*  
MARK D. DUREN, P.S.M.  
FLORIDA CERT. NO. 4708  
1604 SW SISTERS WELCOME ROAD  
LAKE CITY, FLA. 32025  
(386) 758-9831