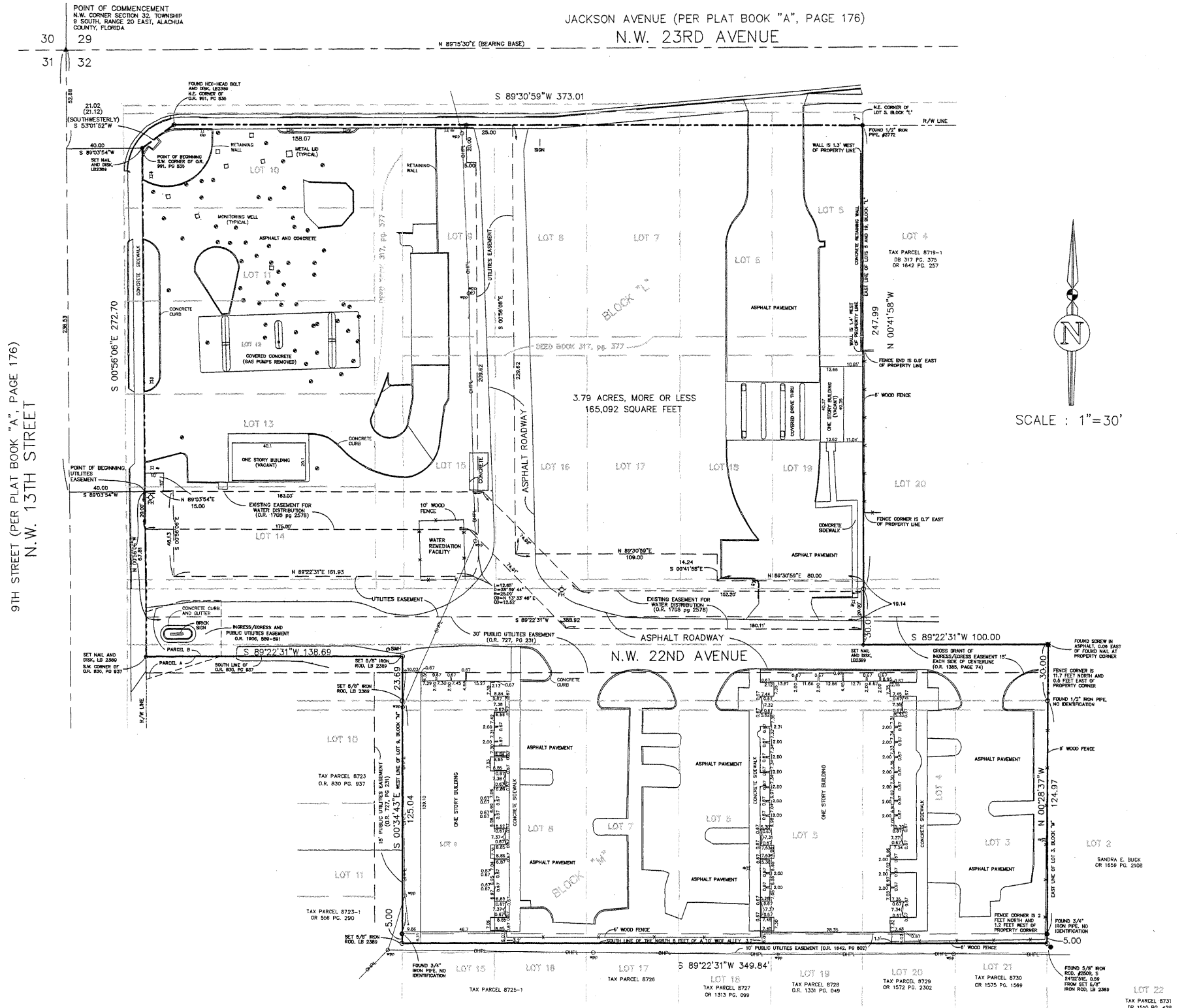


BOUNDARY SURVEY

IN SECTION 4, TOWNSHIP 9 SOUTH, RANGE 20 EAST CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA

Plotted Mar. 04, 2013 - 07:58:07 - lbon



LEGAL DESCRIPTION
 LOTS 5 THROUGH 19, INCLUSIVE, BLOCK "A" OF OAK PARK, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK "A", PAGE 176 OF THE PUBLIC RECORDS ALACHUA COUNTY, FLORIDA, THOSE CERTAIN ALLEYS AS DESCRIBED IN DEED BOOK 317, PAGE 377 OF SAID PUBLIC RECORDS, THAT CERTAIN PORTION OF A STREET AND FIVE FOOT SIDEWALK RESERVATION AS DESCRIBED IN OFFICIAL RECORDS BOOK 727, PAGE 231 OF SAID PUBLIC RECORDS; THAT CERTAIN PORTION OF A STREET AS DESCRIBED IN OFFICIAL RECORDS BOOK 830, PAGE 437 OF SAID PUBLIC RECORDS; LOTS 3 THROUGH 4, INCLUSIVE, BLOCK "A" OF SAID OAK PARK SUBDIVISION, IN OFFICIAL RECORDS BOOK 837, PAGE 456 OF SAID PUBLIC RECORDS; LESS RIGHTS-OF-WAY FOR N.W. 13TH STREET AND N.W. 23RD AVENUE, THE APPOINTED LAND BEING SITUATED IN THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 20 EAST, CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCE AT A RAILROAD SPIKE FOUND AT THE NORTHWEST CORNER OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 20 EAST, ALACHUA COUNTY, FLORIDA AND RUN THENCE S 00°56'06" E ALONG THE WEST BOUNDARY OF SAID SECTION 32 AND ALONG THE CENTERLINE OF N.W. 13TH STREET, 52.88 FEET; THENCE N 89°35'54" E PERPENDICULAR TO SAID CENTERLINE, 40.00 FEET TO A HEX-HEAD BOLT & DISK SET AT THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 891, PAGE 535 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SAID CORNER LYING ON THE EAST SIDE OF SAID CENTERLINE OF N.W. 13TH STREET AND THE POINT OF BEGINNING; THENCE S 00°56'06" E ALONG SAID EAST RIGHT-OF-WAY LINE 272.70 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 830, PAGE 437 OF SAID PUBLIC RECORDS; THENCE N 89°35'54" E ALONG THE SOUTH LINE OF SAID PARCEL (O.R. 830, PG. 437) A DISTANCE OF 138.69 FEET TO A NORTHERLY EXTENSION OF THE WEST LINE OF LOT 9, BLOCK "M" OF OAK PARK SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK "A", PAGE 176 OF SAID PUBLIC RECORDS; THENCE S 00°56'06" E ALONG SAID EXTENSION, 23.69 FEET TO A 3/4" IRON PIPE FOUND AT THE NORTHWEST CORNER OF SAID LOT 9, BLOCK "M"; THENCE CONTINUE S 00°56'06" E ALONG SAID WEST LINE, 125.04 FEET TO A 3/4" IRON PIPE FOUND AT THE SOUTHWEST CORNER OF SAID LOT 9, BLOCK "M"; THENCE CONTINUE S 00°56'06" E ALONG SAID CENTERLINE OF THE NORTH 5.00 FEET OF A 10 FOOT ALLEY LYING N 89°35'54" E PARALLEL WITH AND 5.00 FEET SOUTHERLY OF THE SOUTH LINE OF SAID LOTS 3 THROUGH 9 (AS MEASURED PERPENDICULAR) A DISTANCE OF 348.84 FEET TO A POINT ON A SOUTHERLY EXTENSION OF THE EAST LINE OF SAID LOT 3, BLOCK "M"; THENCE N 00°28'37" W ALONG SAID SOUTHERLY EXTENSION 5.00 FEET TO A 3/4" IRON PIPE FOUND AT THE SOUTHWEST CORNER OF SAID LOT 3, BLOCK "M"; THENCE CONTINUE N 00°28'37" W ALONG SAID EAST LINE, 124.97 FEET TO A 3/4" IRON PIPE FOUND AT THE NORTHEAST CORNER OF SAID LOT 3, BLOCK "M"; THENCE CONTINUE N 00°28'37" W ALONG A NORTHERLY EXTENSION OF SAID EAST LINE, 30.00 FEET; THENCE S 89°32'31" W PARALLEL WITH THE SOUTH LINE OF SAID LOTS 3 THROUGH 9 A DISTANCE OF 100.00 FEET TO A SOUTHERLY EXTENSION OF THE EAST LINE OF LOTS 3 AND 19, BLOCK "L" OF SAID OAK PARK SUBDIVISION; THENCE N 00°15'58" W ALONG SAID SOUTHERLY EXTENSION 30.01 FEET TO A 5/8" IRON ROD FOUND AT THE SOUTHWEST CORNER OF SAID LOT 19; THENCE CONTINUE N 00°15'58" W ALONG THE EAST LINE OF SAID LOTS 19 AND 5, BLOCK "L" A DISTANCE OF 247.99 FEET TO A POINT LYING 7.00 FEET SOUTHERLY OF THE NORTHEAST CORNER OF SAID LOT 5, BLOCK "L"; SAID POINT BEING THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 727, PAGE 231 OF SAID PUBLIC RECORDS AND LYING ON THE SOUTH RIGHT-OF-WAY LINE OF N.W. 23RD AVENUE; THENCE S 89°30'59" W ALONG SAID SOUTH RIGHT-OF-WAY LINE 370.00 FEET TO THE NORTH CORNER OF SAID CERTAIN PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 891, PAGE 535 OF SAID PUBLIC RECORDS; THENCE S 00°56'06" E ALONG THE SOUTHWEST BOUNDARY OF SAID PARCEL (O.R. 891, PG. 535) A DISTANCE OF 210.22 FEET TO THE POINT OF BEGINNING, CONTAINING 3.79 ACRES, MORE OR LESS.

UTILITIES EASEMENT:
 (AS SHOWN ON MINOR SUBDIVISION RECORDED IN MINOR SUBDIVISION BOOK 1, PAGE 89)
 A TRACT OF LAND SITUATED IN OAK PARK, A SUBDIVISION AS RECORDED IN PLAT BOOK "A", PAGE 176 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCE AT A RAILROAD SPIKE FOUND AT THE NORTHWEST CORNER OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 20 EAST, CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA AND RUN THENCE S 00°56'06" E ALONG THE WEST BOUNDARY OF SAID SECTION 32 AND ALONG THE CENTERLINE OF NORTHWEST 13TH STREET, A DISTANCE OF 236.53 FEET; THENCE N 89°35'54" E PERPENDICULAR TO SAID CENTERLINE, A DISTANCE OF 40.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF SAID CENTERLINE; THENCE CONTINUE N 89°35'54" E 15.00 FEET THENCE S 00°56'06" E PARALLEL WITH SAID EAST RIGHT-OF-WAY LINE, 46.13 FEET THENCE N 89°35'54" E 19.83 FEET TO A POINT ON THE ARC OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 28°59'44" AN ARC DISTANCE OF 12.85 FEET TO THE END OF SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD HAVING A BEARING AND DISTANCE OF N 13°33'46" E 12.52 FEET; THENCE N 00°56'06" E PARALLEL WITH SAID EAST RIGHT-OF-WAY LINE, 209.82 FEET; THENCE S 89°32'31" W PARALLEL WITH THE EAST RIGHT-OF-WAY LINE, 20.00 FEET TO SAID SOUTH RIGHT-OF-WAY LINE; THENCE N 89°30'59" E ALONG SAID SOUTH RIGHT-OF-WAY LINE, 25.00 FEET; THENCE S 00°56'06" E PARALLEL WITH SAID EAST RIGHT-OF-WAY LINE, 229.62 FEET; THENCE N 89°30'59" E PARALLEL WITH SAID SOUTH RIGHT-OF-WAY LINE, 109.00 FEET; THENCE S 00°56'06" E PARALLEL WITH THE EAST LINE OF LOTS 5 AND 19, BLOCK "L" OF SAID OAK PARK (PG. 747, PG. 176) OF SAID PUBLIC RECORDS, 14.24 FEET; THENCE N 89°30'59" E PARALLEL WITH SAID SOUTH RIGHT-OF-WAY LINE, 80.00 FEET TO THE EAST LINE OF SAID LOT 19, BLOCK "L"; THENCE S 00°41'58" E ALONG SAID EAST LINE AND ALONG A SOUTHERLY EXTENSION OF SAID EAST LINE, 18.14 FEET TO THE NORTHERN BOUNDARY OF THAT CERTAIN EASEMENT FOR PUBLIC UTILITIES RESERVED BY THE CITY OF GAINESVILLE AND RECORDED IN OFFICIAL RECORDS BOOK 727, PAGE 231 OF SAID PUBLIC RECORDS; THENCE S 89°22'31" W ALONG SAID NORTHERN BOUNDARY, 368.82 FEET TO SAID EAST RIGHT-OF-WAY LINE (N.W. 13TH ST.); THENCE N 00°56'06" E ALONG SAID EAST RIGHT-OF-WAY LINE, 67.81 FEET TO THE POINT OF BEGINNING, CONTAINING 15200 SQUARE FEET (0.349 OF AN ACRE) MORE OR LESS.

- LEGEND**
- = FOUND 1/2" IRON PIPE, NO IDENTIFICATION
 - = FOUND 1/2" IRON PIPE #2772
 - = SET 5/8" REBAR & CAP LB 2389
 - ▲ = FOUND RAILROAD SPIKE
 - = NAIL IN ASPHALT
 - = FOUND SCREW IN ASPHALT
 - = FOUND 3/4" IRON PIPE
 - = SET NAIL & DISK #2389
 - = FOUND HEX-HEAD BOLT & DISK #2389
 - = CONCRETE LIGHT POLE
 - = WOOD POWER POLE
 - = FIRE HYDRANT
 - = OVERHEAD POWER LINES
 - R/W LINE = RIGHT OF WAY LINE
 - O.R. = OFFICIAL RECORDS BOOK
 - PG. = PAGE
 - L = LENGTH
 - D = DELTA (CENTRAL) ANGLE
 - R = RADIUS
 - CD = CHORD DISTANCE
 - CD = CHORD DISTANCE

- GENERAL NOTES:**
- BEARINGS AS SHOWN HEREON ARE BASED ON A BEARING OF N. 89°15'30"E ON THE NORTH BOUNDARY OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 20 EAST, AS SHOWN ON THE "ALACHUA COUNTY CONTROL DENSIFICATION AND IDENTIFICATION OF LAND CORNERS PROJECT DATED DEC. 1988.
 - ONLY THOSE UTILITIES AS SHOWN HEREON HAVE BEEN LOCATED FOR THIS SURVEY.
 - NO ABSTRACT OR COMPLETE TITLE SEARCH OF THE ENTIRE SUBJECT PROPERTY WAS FURNISHED TO THIS SURVEYOR. THERE MAY BE EASEMENTS OR RESTRICTIONS OTHER THAN THOSE SHOWN ON THIS SURVEY WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.
 - BEARINGS AND DISTANCES SHOWN IN PARENTHESES () REFER TO DEED INFORMATION WHERE DEED DIFFERS FROM FIELD MEASUREMENTS.

FLOOD INSURANCE RATE MAP STATEMENT
 THE REAL PROPERTY SHOWN HEREON LIES WITHIN ZONE(S) "X" AS DESIGNATED ON THE FLOOD INSURANCE RATE MAP NUMBER 12001C0312D; COMMUNITY NUMBER: 125107; PANEL: 312; EFFECTIVE DATE: JUNE 16, 2006. SAID MAP DESCRIBES ZONE(S) "X" AS BEING AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

912	64-70	2/21/13	2/22/13
Fieldbook	Page	Survey Date	Drawing Completed
PREPARED FOR: 1)			
2)			
3)			
4)			

THIS SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 54-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 (2)(1), FLORIDA STATUTES. THIS SURVEY DEPICTS THE SITE CONDITIONS AS OF 2/21/13.

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. COPYRIGHT © 2013

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Project No. 2013-007
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 Drawn: TB
 Check: BG

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 Corporate Authorization No. LB 2389
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