

APPROVED BY: CINDY MCILWAIN
 YOU HAVE ONE YEAR FROM APPROVAL DATE
 TO SUBDIVIDE AND RECORD THESE NEW
 PARCELS

JAMES P. FRENCH, PSM

PROFESSIONAL SURVEYING AND MAPPING

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CERTIFICATIONS:

I HEREBY CERTIFY TO RICHARD D. SPRAGUE; SOPHIE A. SPRAGUE; CLEAR TITLE OF NORTHWEST FLORIDA, LLC; AND FIRST AMERICAN TITLE INSURANCE COMPANY THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE ACCORDING TO THE STATE OF FLORIDA RULE 61G17-4 SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

LINE TABLE		
LINE	BEARING	LENGTH
L1	N00°01'01"W	85.84'
L2	N00°01'32"E	85.84'

NOT INCLUDED
 NORTH LINE OF THE SOUTHWEST 1/4

S 89°35'34" E 813.05'

APPROXIMATE LOCATION OF WET WEATHER POND

NOT INCLUDED

WEST LINE OF SECTION 23

N 00°01'01" W 2010.37'

SEE DETAIL

PARCEL "F" 30.88 ACRES ±

NOT INCLUDED

S 89°35'34" E 1545.93'

N 89°35'34" W 1494.14'

S 05°03'45" W 20.07'

COBBTOWN ROAD
 (APPARENT 40' COUNTY MAINTAINED R/W)

PARCEL "F" (AS DESCRIBED IN OR BOOK 2441, PAGE 1508), COMMENCING AT THE SOUTHWEST CORNER OF SECTION 23, TOWNSHIP 4 NORTH, RANGE 29 WEST, SANTA ROSA COUNTY, FLORIDA; THENCE PROCEED NORTH 00°01'01" WEST ALONG THE WEST LINE OF SAID SECTION A DISTANCE OF 601.13 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 23 AND THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00°01'01" WEST ALONG THE SAID WEST LINE A DISTANCE OF 2010.37 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 23; THENCE PROCEED SOUTH 89°35'34" EAST ALONG THE SAID NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER A DISTANCE OF 613.05 FEET; THENCE PROCEED SOUTH 00°01'32" WEST A DISTANCE OF 385.74 FEET TO A POINT; THENCE PROCEED SOUTH 89°35'34" EAST A DISTANCE OF 1,545.93 FEET; THENCE PROCEED SOUTH 05°03'45" WEST A DISTANCE OF 20.07 FEET; THENCE PROCEED NORTH 89°35'34" WEST A DISTANCE OF 1,494.14 FEET TO A POINT ON THE EAST LINE OF THE WEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23; THENCE PROCEED SOUTH 00°01'01" WEST ALONG THE SAID EAST LINE OF THE WEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23 A DISTANCE OF 1,397.10 FEET TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 23; THENCE PROCEED NORTH 89°35'34" WEST ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23 A DISTANCE OF 661.58 FEET TO THE POINT OF BEGINNING; SAID PARCEL CONTAINING 30.88 ACRES, MORE OR LESS, AND LYING AND BEING IN SECTION 23, TOWNSHIP 4 NORTH, RANGE 29 WEST, SANTA ROSA COUNTY, FLORIDA. THIS INSTRUMENT WAS PREPARED BY JAMES P. FRENCH, PSM (FLORIDA CERTIFICATE NUMBER 5903).

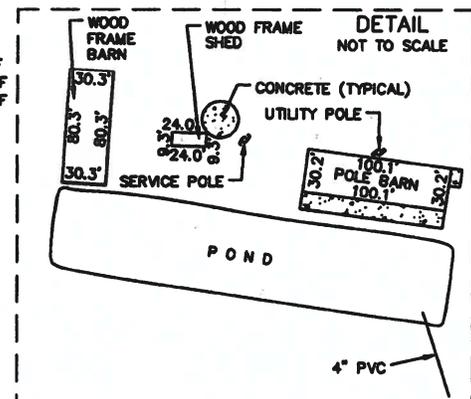
LESS AND EXCEPT THE SOUTH 63.04 FEET AS DESCRIBED IN OR BOOK 2885, PAGE 1374 AND ALSO INCLUDING THE FOLLOWING 23.0' WIDE INGRESS/EGRESS BASEMENT; THE WEST 23.0' OF THE THREE PARCELS DESCRIBED IN OR BOOK 2885, PAGE 1374, OR BOOK 3286, PAGE 574, AND OR BOOK 3286, PAGE 571, SANTA ROSA COUNTY, FLORIDA.



POINT OF BEGINNING
 NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4...

POINT OF COMMENCEMENT
 SOUTHWEST CORNER OF SECTION 23, TOWNSHIP 4 NORTH, RANGE 29 WEST, SANTA ROSA COUNTY, FLORIDA

- LEGEND:**
- ▲ - FOUND RAILROAD SPIKE
 - - SET 1/2" CAPPED METAL ROD - #5903
 - R/W - RIGHT-OF-WAY
 - W/W - WRAPPED WIRE FENCE



SURVEYOR'S NOTES:

1. ALL DISTANCES AND DIRECTIONS ARE PER PLAT OR DEED AND WERE FIELD VERIFIED UNLESS OTHERWISE NOTED.
2. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR BASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD.
3. UNDERGROUND PORTION OF FOUNDATIONS, FOOTINGS, OR ANY OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED UNLESS OTHERWISE NOTED.
4. THIS SURVEY IS BASED UPON INFORMATION PROVIDED BY CLIENT AND SANTA ROSA COUNTY PUBLIC RECORDS.
5. NO TITLE RESEARCH WAS PERFORMED BY THE SURVEYOR.
6. ENCROACHMENTS ARE AS SHOWN.
7. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS DRAWING THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
8. REFERENCE JOB #05-06-007.

BEARING MARK:	NORTH 00°01'01" WEST ALONG THE WEST LINE OF SECTION 23		
TYPE OF SURVEY:	BOUNDARY AND IMPROVEMENTS	JOB #	17-04-003
SCALE:	1"=300'	PAGE	50
CLIENT:	CREWS	DATE SURVEYED:	4/14/17

I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 53-17, FLORIDA STATUTES.

ALL MEASUREMENTS MADE IN ACCORDANCE WITH UNITED STATES STANDARDS.

James P. French 5/17/2017
 JAMES P. FRENCH, PROFESSIONAL SURVEYOR AND MAPPER CERTIFICATE NO. 5903 DATE

NOT VALID
 WITHOUT
 EMBOSSED
 SEAL