



BAILEY BISHOP & LANE, INC.

1847 SW BARNETT WAY
P. O. BOX 3717
LAKE CITY, FL 32056-3717
PH. (386) 752-5640 FAX (386) 755-7771
Eng. Lic. 7362 Survey Lic. LB-0006685

SEDFIELD PHASE ONE
IN
SECTION 03, TOWNSHIP 06 SOUTH, RANGE 16 EAST
COLUMBIA COUNTY, FLORIDA

PLAT BOOK 7 PAGE 87
SHEET 1 OF 6

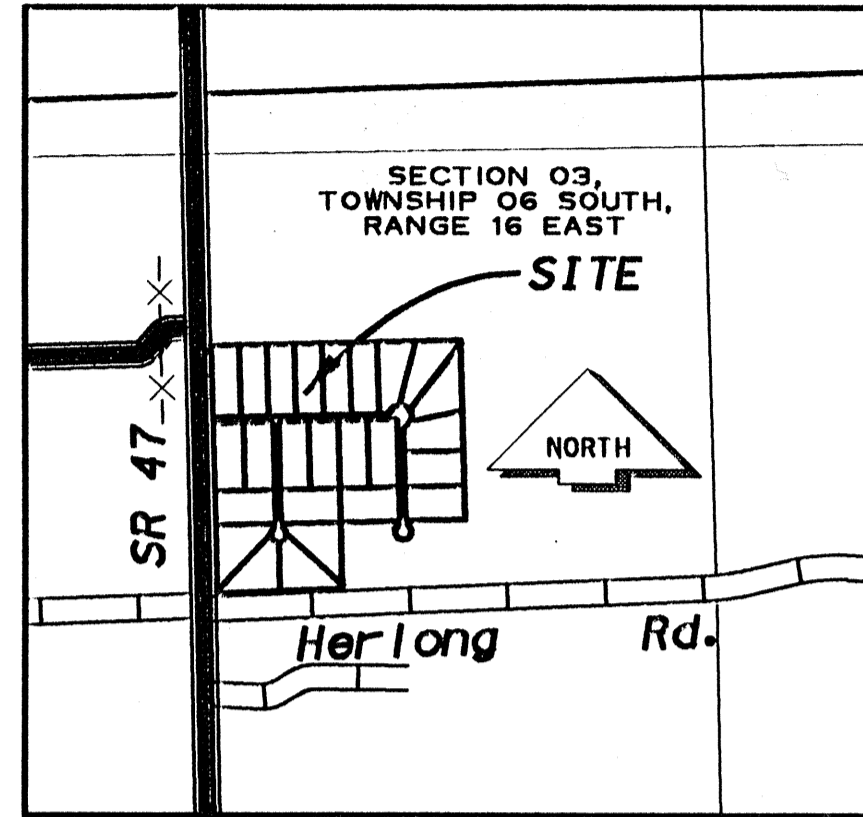
CERTIFICATE OF DEDICATION & OWNERSHIP:

KNOW ALL MEN BY THESE PRESENTS THAT LEE D. WEDEKIND, JR., PRESIDENT OF SEDFIELD LAND COMPANY, AS OWNER, HAS CAUSED THE LANDS HEREON SHOWN TO BE SURVEYED, SUBDIVIDED AND PLATTED, TO BE KNOWN AS "SEDFIELD PHASE ONE", AND THAT ALL RIGHTS-OF-WAY AND EASEMENTS ARE HEREBY DEDICATED FOR THE PERPETUAL USE OF THE PUBLIC FOR USES AS SHOWN HEREON.

OWNER:
SEDFIELD LAND COMPANY

BY: Lee D. Weckind, Jr.
LEE D. WEDEKIND, JR., PRES.

WITNESS [Signature]
WITNESS [Signature]



VICINITY MAP
1" = 2000' SCALE

NOTES:

- BEARINGS ARE BASED ON AN ASSUMED MERIDIAN OF N 01°18'38" W, FOR THE WEST LINE OF SECTION 03, TOWNSHIP 6 SOUTH, RANGE 16 EAST.
- TOTAL ACRES IN SUBDIVISION IS 133.89 ACRES.
- SUBDIVISION CONSISTS OF 25 LOTS RANGING IN SIZE FROM 5.00 ACRES TO 5.38 ACRES.
- PROPERTY IS ZONED "A-3" (AGRICULTURE).
- SUBJECT PROPERTY LIES IN FLOOD ZONE "X" (UN-SHADED) AND FLOOD ZONE "A", PER FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 120070 0225 B, LAST REVISION DATE JANUARY 6, 1988.
- BUILDING SETBACKS ARE AS FOLLOWS:
FRONT - 30'
SIDE - 25'
REAR - 25'
- PRELIMINARY PLAT WAS APPROVED ON 06/07/01.
- FINISH FLOOR ELEVATION SHALL BE ONE FOOT ABOVE THE CENTERLINE OF THE ADJACENT ROADWAY OR AS NOTED FOR THE INDIVIDUAL LOT. DURING THE DEVELOPMENT OF EACH LOT, THE LOT SHALL BE GRADED TO DRAIN TO THE ROADSIDE DITCH OF THE ADJACENT ROADWAY.

ACKNOWLEDGEMENT:

STATE OF FLORIDA, COUNTY OF COLUMBIA

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 4 DAY OF January, 2002 BY LEE D. WEDEKIND, JR., PRESIDENT OF SEDFIELD LAND COMPANY, AS OWNER OF "SEDFIELD PHASE ONE", FOR AND ON BEHALF OF SAID COMPANY. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED [Signature] AS IDENTIFICATION.

SIGNED: [Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-11-05

CERTIFICATE OF APPROVAL BY THE ATTORNEY FOR COLUMBIA COUNTY, FLORIDA

EXAMINED ON January 08, 2002
AND
APPROVED AS TO LEGAL FORM AND SUFFICIENCY BY

[Signature]
ATTORNEY

SPECIAL NOTE

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 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.

SPECIAL NOTE

NOTICE: 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 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.

CERTIFICATE OF APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS OF COLUMBIA COUNTY, FLORIDA

THIS IS TO CERTIFY THAT ON 6 Dec 01 THE AFOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS FOR COLUMBIA COUNTY, FLORIDA.

[Signature]
CHAIRMAN

ATTEST: [Signature]

[Signature]

ACCEPTANCE FOR MAINTENANCE

I HEREBY CERTIFY THAT THE IMPROVEMENTS HAVE BEEN CONSTRUCTED IN AN ACCEPTABLE MANNER AND IN ACCORDANCE WITH COUNTY SPECIFICATIONS OR THAT A PERFORMANCE BOND OR INSTRUMENT IN THE AMOUNT OF \$ _____ HAS BEEN POSTED TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS AND MAINTENANCE IN CASE OF DEFAULT.

SIGNED: [Signature] DATE: 1/15/02
DIRECTOR OF PUBLIC WORKS

CLERK'S CERTIFICATE

THIS PLAT HAVING BEEN APPROVED BY THE COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS IS ACCEPTED FOR FILES AND RECORDED THIS 17 DAY OF Jan, 2002 IN PLAT BOOK 7, PAGE(S) 87-92.

SIGNED: [Signature]
CLERK OF CIRCUIT COURT

CERTIFICATE OF COUNTY SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR AND MAPPER, AS PROVIDED UNDER CHAPTER 472, FLORIDA STATUTES AND IS IN GOOD STANDING WITH THE BOARD OF LAND SURVEYORS, DOES HEREBY CERTIFY THAT ON BEHALF OF COLUMBIA COUNTY, FLORIDA ON 1/7/02 REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 177, FLORIDA STATUTES, AND SAID PLAT MEETS ALL THE REQUIREMENTS OF CHAPTER 177, AS AMENDED.

NAME Timothy A. Ollson
TIMOTHY A. SELBENE
DATE 1/7/02
REGISTRATION NUMBER LS 5594

CERTIFICATE OF SUBDIVIDER'S ENGINEER

THIS IS TO CERTIFY THAT ON 1/7/02, GREGORY G. BAILEY, REGISTERED FLORIDA ENGINEER, AS SPECIFIED WITHIN CHAPTER 471, FLORIDA STATUTES, LICENSE NO. 43858, DOES HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN COMPLIANCE WITH THE APPROVED CONSTRUCTION PLANS AND IF APPLICABLE, ANY SUBMITTED "AS BUILT" BLUEPRINTS IN ACCORDANCE WITH THE REQUIREMENTS OF THE BOARD OF COUNTY COMMISSIONERS OF COLUMBIA COUNTY, FLORIDA.

[Signature]
REGISTERED FLORIDA ENGINEER

CERTIFICATE OF SURVEYOR

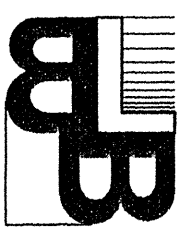
I, THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND THE COLUMBIA COUNTY LAND DEVELOPMENT CODE AND THAT THE PERMANENT REFERENCE MONUMENTS WERE INSTALLED AS OF THE 31st DAY OF OCTOBER, 2001. THE PERMANENT CONTROL POINTS AND LOT CORNERS WERE INSTALLED AS OF THE 31st DAY OF OCTOBER, 2001.

01-03-02
DATE
[Signature]
THOMAS E. DURRANCE
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION NO. 4534

BAILEY, BISHOP & LANE, INC.
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LAKE CITY, FLORIDA 32056-3717
LB 6685

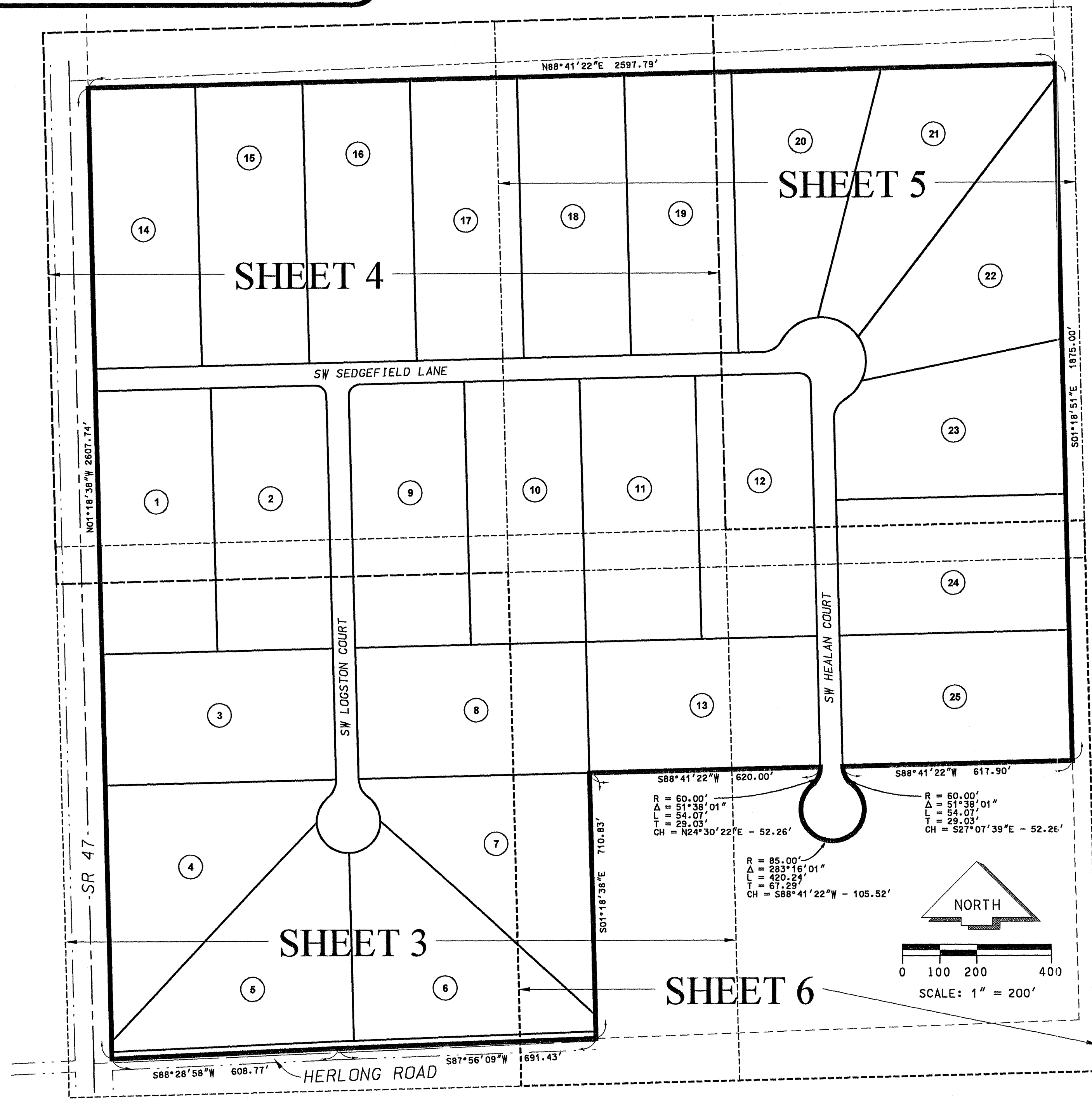
FILE NUMBER 2002 001279
FILED AND RECORDED IN THE OFFICIAL RECORDS
OF COLUMBIA COUNTY, FLORIDA
1-17-02 AT 11:25 O'CLOCK A.M.
RECORD VERIFIED
[Signature]
CLERK OF COURTS
COLUMBIA COUNTY, FLORIDA
BY: [Signature] D.C.

OFFICIAL RECORDS
BOOK 7 PAGE 87-92



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SEDFIELD PHASE ONE
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 SECTION 03, TOWNSHIP 06 SOUTH, RANGE 16 EAST
 COLUMBIA COUNTY, FLORIDA



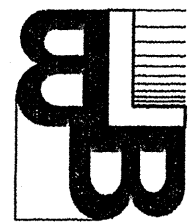
CURVE DATA					
CURVE NO.	RADIUS	DELTA	ARC LENGTH	CHORD DIST.	CHORD BEARING
2-1	30.00'	90°00'00"	47.12'	42.42'	S 46°18'36"E
4-1	60.00'	51°38'01"	54.07'	52.00'	S 24°30'22"W
4-2	85.00'	51°49'54"	76.89'	74.30'	S 24°24'25"W
5-1	85.00'	89°48'06"	133.22'	120.00'	S 46°24'35"E
6-1	85.00'	89°48'06"	133.22'	120.00'	N 43°47'19"E
7-1	85.00'	51°49'55"	76.89'	74.30'	N 27°01'42"W
7-2	60.00'	51°38'01"	54.07'	52.26'	N 27°07'39"W
9-1	30.00'	90°00'00"	47.12'	42.42'	N 43°41'22"E
20-1	120.00'	57°10'49"	119.76'	114.85'	S 57°16'46"W
20-2	60.00'	59°39'58"	62.83'	60.00'	S 58°41'21"W
21-1	120.00'	60°00'00"	125.66'	120.00'	N 64°07'50"W
22-1	120.00'	60°00'00"	125.66'	120.00'	N 04°07'50"W
22-2	85.00'	51°49'54"	76.89'	74.30'	S 24°24'25"W
23-1	80.00'	60°00'00"	62.83'	60.00'	N 28°41'22"E
23-2	120.00'	32°49'11"	68.74'	67.80'	N 42°16'46"E
C-1	60.00'	51°38'01"	54.07'	52.26'	N 24°30'22"E
C-2	85.00'	283°16'01"	420.24'	105.52'	N 88°41'22"E
C-3	60.00'	51°38'01"	54.07'	52.26'	N 27°07'39"W

DESCRIPTION: SEDFIELD PHASE ONE
 COMMENCE AT THE SOUTHWEST CORNER OF SECTION 03, TOWNSHIP 06 SOUTH, RANGE 16 EAST; THENCE N87°37'11"E, ALONG THE SOUTHERLY LINE OF SAID SECTION 03, 50.15 FEET; THENCE N02°22'49"W, 44.11 FEET; PERPENDICULAR WITH THE SOUTHERLY LINE OF SAID SECTION 03, 9.52 FEET TO THE INTERSECTION OF THE NORTHERLY MAINTAINED RIGHT-OF-WAY OF "HERLONG ROAD", WITH THE RIGHT-OF-WAY OF "STATE ROAD NO. 47" FOR A POINT OF BEGINNING; THENCE N01°18'38"W, ALONG THE EASTERLY RIGHT-OF-WAY OF SAID "STATE ROAD NO. 47", 2607.74 FEET; THENCE N88°41'22"E, A DISTANCE OF 2597.79 FEET TO THE INTERSECTION WITH THE EASTERLY LINE OF THE WEST 1/2 OF SAID SECTION 03; THENCE S01°18'51"E, ALONG THE EASTERLY LINE OF SAID SECTION 03, 1875.00 FEET; THENCE S88°41'22"W, A DISTANCE OF 617.90 FEET TO A POINT ON THE ARC OF A CURVE WHOSE RADIUS POINT LIES N88°41'22"E, 60.00 FEET; THENCE RUN SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 51°38'01", A DISTANCE OF 54.07 FEET TO THE P.C. OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 85.00 FEET; THENCE RUN SOUTHERLY, WESTERLY AND NORTHERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 283°16'01", A DISTANCE OF 420.24 FEET TO THE P.R.C. OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 60.00 FEET; THENCE RUN NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 51°38'01", 54.07 FEET; THENCE S88°41'22"W, 620.00 FEET; THENCE S01°18'51"E, A DISTANCE OF 710.83 FEET TO THE INTERSECTION WITH THE NORTHERLY MAINTAINED RIGHT-OF-WAY OF "HERLONG ROAD"; THENCE S87°56'09"W, ALONG THE NORTHERLY MAINTAINED RIGHT-OF-WAY OF SAID "HERLONG ROAD", 691.43 FEET; THENCE S87°28'58"W, ALONG SAID NORTHERLY MAINTAINED RIGHT-OF-WAY, A DISTANCE OF 608.77 FEET TO THE POINT OF BEGINNING, BEING AND LYING IN SECTION 03, TOWNSHIP 06 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, CONTAINING 133.89 ACRES MORE OR LESS.

LEGEND	
○	5/8" IRON ROD & CAP SET (LB6685)
●	5/8" IRON ROD & CAP FOUND, NUMBER NOTED, IF ANY
○	IRON PIPE FOUND, SIZE & NUMBER NOTED
■	4"x4" CONCRETE MONUMENT SET (LB6685)
■	4"x4" CONCRETE MONUMENT FOUND, NUMBER NOTED, IF ANY
□	NAIL AND PLATE FOUND, NUMBER NOTED, IF ANY
○	NAIL & DISK SET (LB6685)
○	NAIL & DISK FOUND, NUMBER NOTED, IF ANY
○	PERMANENT REFERENCE MONUMENT SET (LB6685)
○	ANGLE OR INTERSECTION POINT ONLY, NO CORNER SET OR FOUND
+	POC = POINT OF COMMENCEMENT
+	POB = POINT OF BEGINNING
○	NO ID = NO IDENTIFICATION
R/W	R/W = RIGHT-OF-WAY
PC	PC = POINT OF CURVATURE
PT	PT = POINT OF TANGENCY
PRC	PRC = POINT OF REVERSE CURVATURE
POC	POC = POINT OF COMPOUND CURVATURE
R	R = RADIUS
T	T = TANGENT
L	L = ARC LENGTH
Δ	Δ = CENTRAL ANGLE
CH	CH = CHORD BEARING & DISTANCE
①	① = DENOTES LOT NUMBER
②	② = DENOTES A LOT CURVE NUMBER (REFER TO CURVE DATA TABLE)
③	③ = DENOTES A CENTERLINE CURVE NUMBER (REFER TO CURVE DATA TABLE)

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OFFICIAL RECORDS
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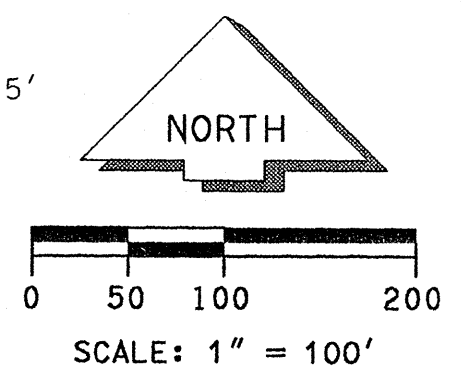
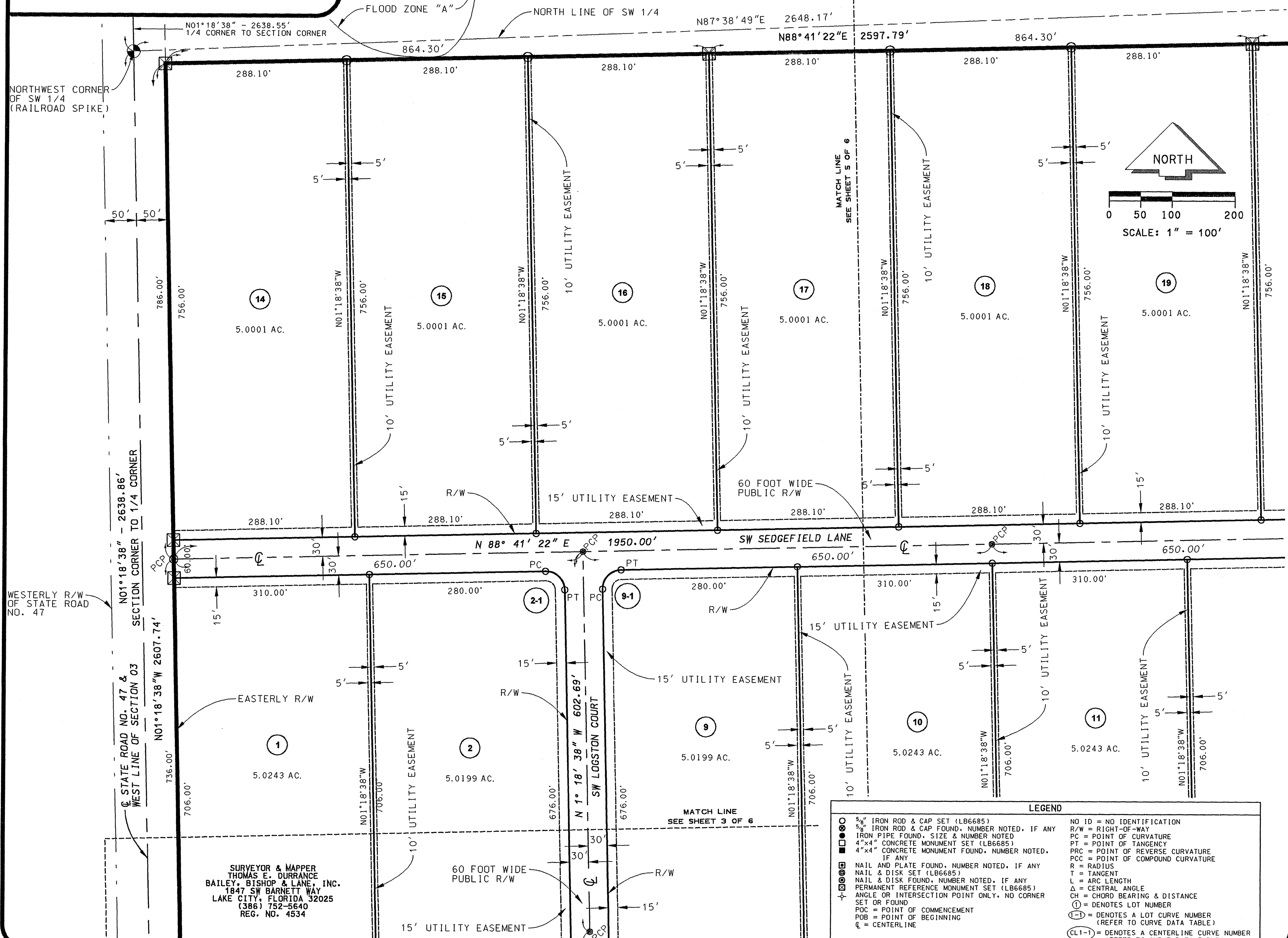
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SEDFIELD PHASE ONE

IN
 SECTION 03, TOWNSHIP 06 SOUTH, RANGE 16 EAST
 COLUMBIA COUNTY, FLORIDA

PLAT BOOK 7 PAGE 90
 SHEET 4 OF 6

← NOT PLATTED →

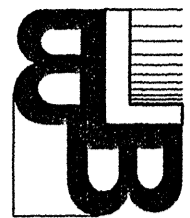


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LEGEND

○	5/8" IRON ROD & CAP SET (LB6685)	NO ID = NO IDENTIFICATION
○	5/8" IRON ROD & CAP FOUND, NUMBER NOTED, IF ANY	R/W = RIGHT-OF-WAY
○	IRON PIPE FOUND, SIZE & NUMBER NOTED	PC = POINT OF CURVATURE
○	4"x4" CONCRETE MONUMENT SET (LB6685)	PT = POINT OF TANGENCY
○	4"x4" CONCRETE MONUMENT FOUND, NUMBER NOTED, IF ANY	PRC = POINT OF REVERSE CURVATURE
○	NAIL AND PLATE FOUND, NUMBER NOTED, IF ANY	PCC = POINT OF COMPOUND CURVATURE
○	NAIL & DISK SET (LB6685)	R = RADIUS
○	NAIL & DISK FOUND, NUMBER NOTED, IF ANY	T = TANGENT
○	PERMANENT REFERENCE MONUMENT SET (LB6685)	L = ARC LENGTH
○	ANGLE OR INTERSECTION POINT ONLY, NO CORNER	Δ = CENTRAL ANGLE
○	SET OR FOUND	CH = CHORD BEARING & DISTANCE
○	PCB = POINT OF COMMENCEMENT	① = DENOTES LOT NUMBER
○	POB = POINT OF BEGINNING	①-1 = DENOTES A LOT CURVE NUMBER (REFER TO CURVE DATA TABLE)
○	CL = CENTERLINE	CL-1-1 = DENOTES A CENTERLINE CURVE NUMBER (REFER TO CURVE DATA TABLE)

OFFICIAL RECORDS
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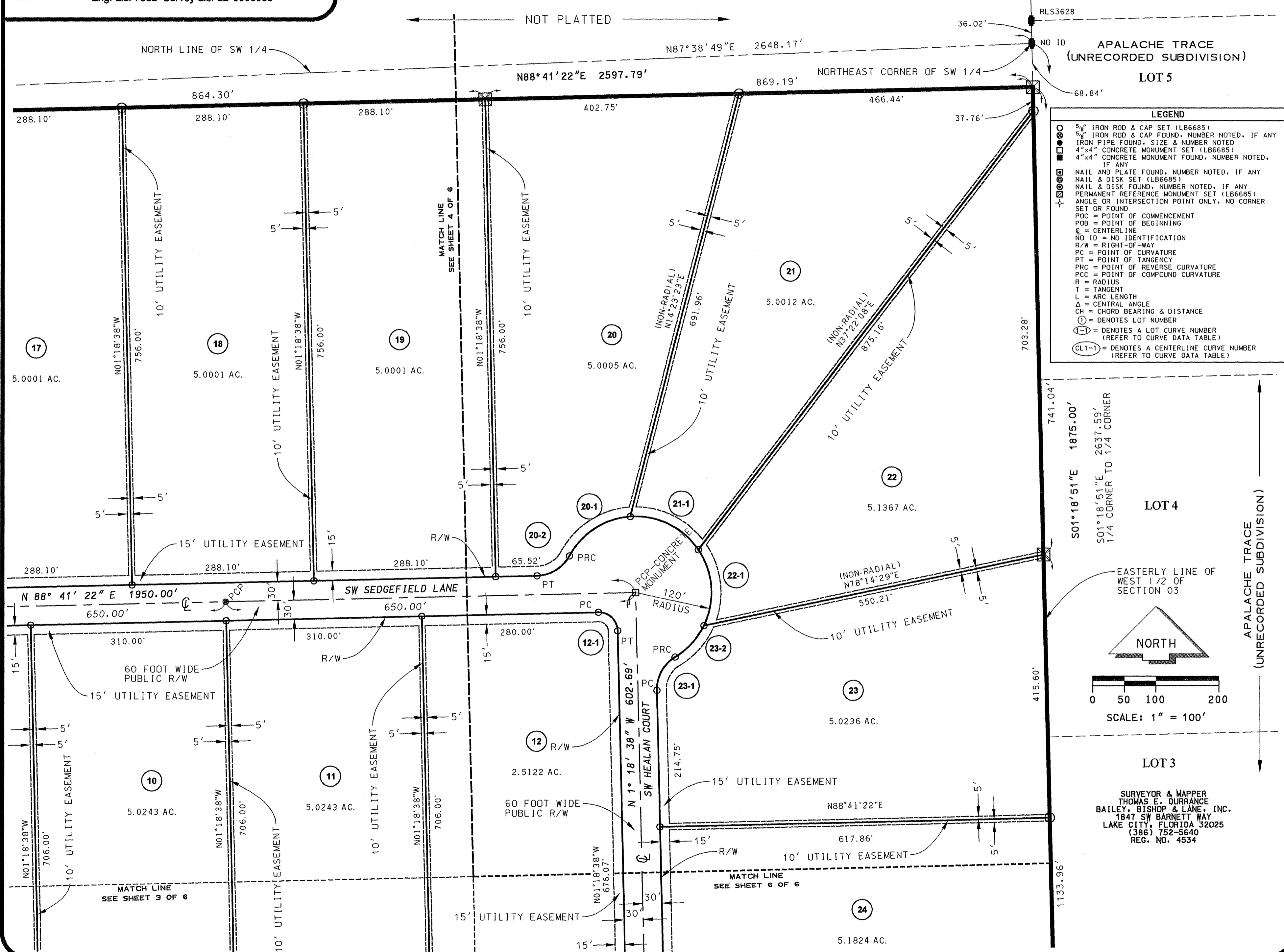
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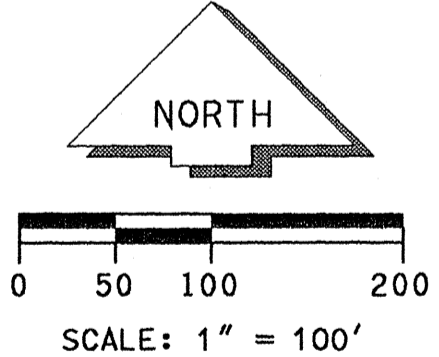
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SHEET 5 OF 6



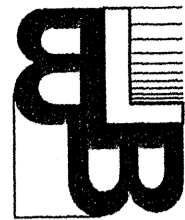
LEGEND

- 5/8" IRON ROD & CAP SET (LB6685)
- 5/8" IRON ROD & CAP FOUND, NUMBER NOTED, IF ANY
- IRON PIPE FOUND, SIZE & NUMBER NOTED
- 4"x4" CONCRETE MONUMENT SET (LB6685)
- 4"x4" CONCRETE MONUMENT FOUND, NUMBER NOTED, IF ANY
- ⊕ NAIL AND PLATE FOUND, NUMBER NOTED, IF ANY
- ⊙ NAIL & DISK SET (LB6685)
- ⊕ NAIL & DISK FOUND, NUMBER NOTED, IF ANY
- ⊙ PERMANENT REFERENCE MONUMENT SET (LB6685)
- ∠ ANGLE OR INTERSECTION POINT ONLY, NO CORNER SET OR FOUND
- PCP = POINT OF COMMENCEMENT
- POB = POINT OF BEGINNING
- 6 = CENTERLINE
- NO ID = NO IDENTIFICATION
- R/W = RIGHT-OF-WAY
- PC = POINT OF CURVATURE
- PT = POINT OF TANGENCY
- PRC = POINT OF REVERSE CURVATURE
- PCC = POINT OF COMPOUND CURVATURE
- R = RADIUS
- T = TANGENT
- L = ARC LENGTH
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- CH = CHORD BEARING & DISTANCE
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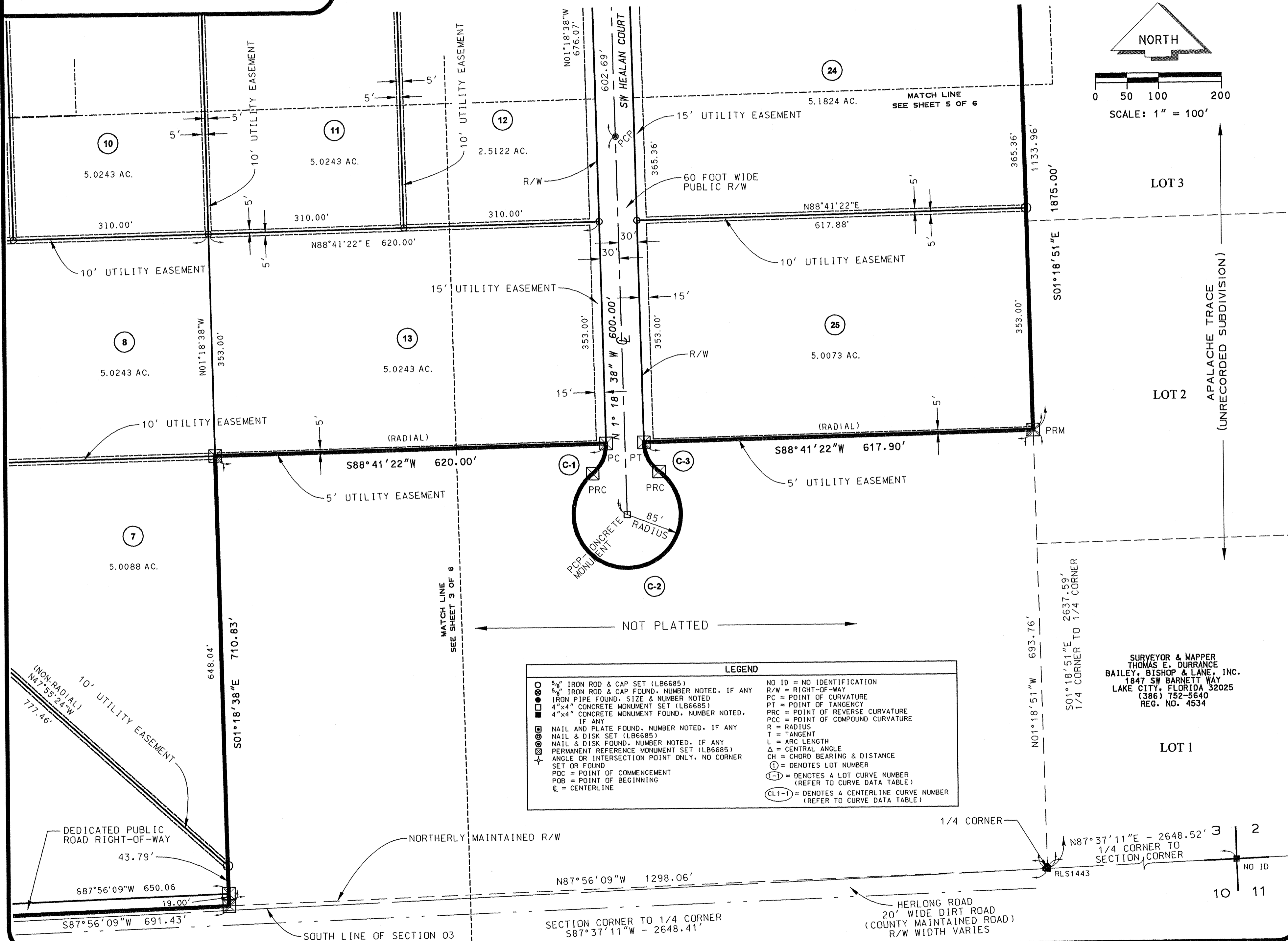
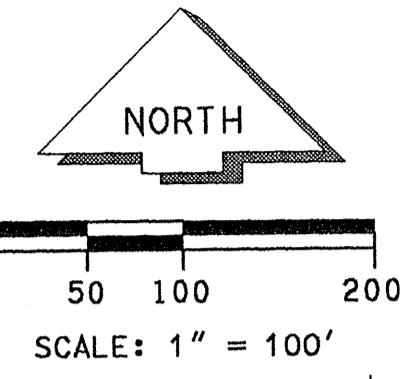
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PLAT BOOK 7 PAGE 92
 SHEET 6 OF 6



LEGEND	
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	NAIL AND PLATE FOUND, NUMBER NOTED, IF ANY
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