

SPECIFIC PURPOSE SURVEY "WETLAND LOCATION"

BEING A PORTION OF SECTION 4, TOWNSHIP 13 SOUTH, RANGE 31 EAST FLAGLER COUNTY, FLORIDA

LEGAL DESCRIPTION: (AS SUPPLIED BY CLIENT)

THE EAST 1/2 OF TRACTS 1 AND 2; TRACTS 10, 11 AND 12, BLOCK B, BUNNELL DEVELOPMENT COMPANY SUBDIVISION, SECTION 4, TOWNSHIP 13 SOUTH, RANGE 31 EAST, EXCEPTING THAT PART OF TRACT 10, LYING SOUTH OF OLD DIXIE HIGHWAY, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE(S) 1, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

LEGAL DESCRIPTION: (CREATED BY SURVEYOR)

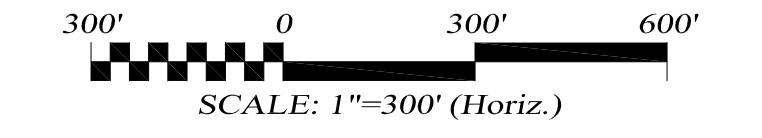
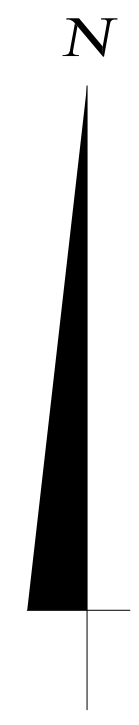
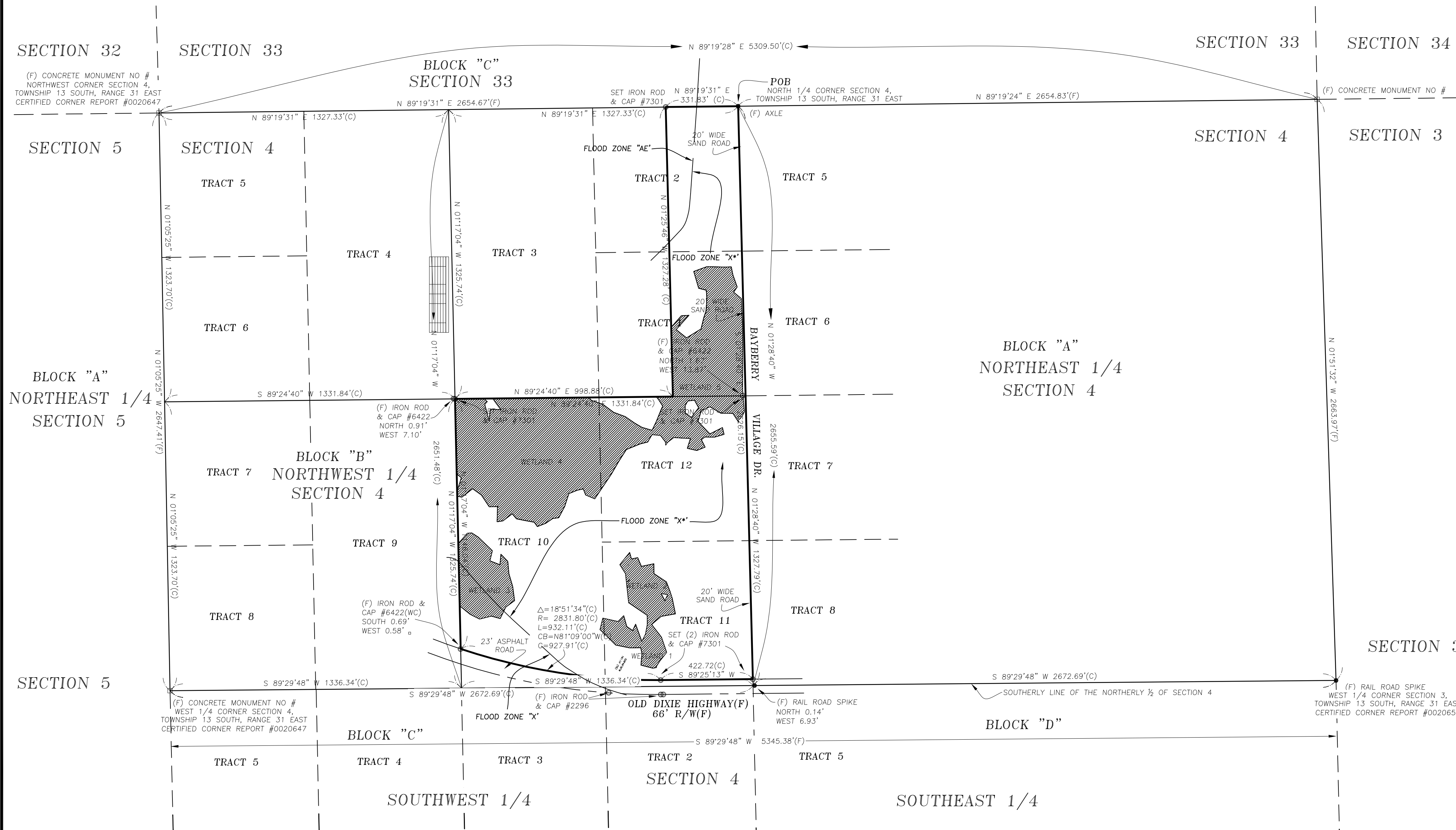
A PORTION OF TRACTS 1, 2, 10, 11 AND ALL OF TRACT 12, BLOCK B, BUNNELL DEVELOPMENT COMPANY SUBDIVISION, PER MAP BOOK 1, PAGE 1, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, SECTION 4, TOWNSHIP 13 SOUTH, RANGE 31 EAST, FLAGLER COUNTY, FLORIDA, LYING NORTH OF THE NORTHERLY RIGHT OF WAY OF OLD DIXIE HIGHWAY, A 66 FOOT RIGHT OF WAY AS NOW LAID OUT AND USED, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTH 1/4 CORNER OF SAID SECTION 4, TOWNSHIP 13 SOUTH, RANGE 31 EAST, SAID POINT ALSO BEING THE NORTHEAST CORNER OF TRACT 2, BLOCK B, OF SAID BUNNELL DEVELOPMENT COMPANY SUBDIVISION; THENCE SOUTH 01 DEGREES 28 MINUTES 40 SECONDS EAST ALONG THE EASTERLY LINE OF TRACT 2, TRACT 1, TRACT 12 AND TRACT 11 OF SAID BUNNELL DEVELOPMENT COMPANY SUBDIVISION, A DISTANCE OF 2626.15 FEET TO THE NORTHERLY RIGHT OF WAY OF AFORESAID OLD DIXIE HIGHWAY A 66 FOOT RIGHT OF WAY AS NOW LAID OUT AND USED; THENCE SOUTH 89 DEGREES 25 MINUTES 13 SECONDS WEST ALONG SAID NORTHERLY RIGHT OF WAY, A DISTANCE OF 422.72 FEET, TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 2831.80 FEET AND A CENTRAL ANGLE OF 18 DEGREES 51 MINUTES 34 SECONDS; THENCE WESTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, A DISTANCE OF 932.11 FEET, SAID ARC SUBTENDED BY A CHORD WHICH BEARS NORTH 81 DEGREES 09 MINUTES 00 SECONDS WEST, A DISTANCE OF 927.91 FEET TO THE END OF SAID CURVE AND TO THE INTERSECTION OF SAID RIGHT OF WAY AND THE WESTERLY LINE OF AFORESAID TRACT 10; THENCE DEPARTING SAID RIGHT OF WAY NORTH 01 DEGREES 17 MINUTES 04 SECONDS WEST AND ALONG SAID WESTERLY LINE OF TRACT 10, A DISTANCE OF 1146.04 FEET TO THE NORTHWEST CORNER OF SAID TRACT 10; THENCE NORTH 89 DEGREES 24 MINUTES 40 SECONDS EAST, ALONG THE NORTHERLY LINE OF SAID TRACT 10 AND TRACT 12, A DISTANCE OF 998.88 FEET TO THE SOUTHWEST CORNER OF THE EAST 1/2 OF AFORESAID TRACT 1; THENCE NORTH 01 DEGREES 25 MINUTES 46 SECONDS WEST ALONG THE WESTERLY LINE OF THE EAST 1/2 OF SAID TRACT 1 AND TRACT 2, A DISTANCE OF 1327.28 FEET TO THE NORTHERLY LINE OF AFORESAID SECTION 4, SAID NORTHERLY LINE ALSO BEING THE NORTH LINE OF SAID TRACT 2; THENCE NORTH 89 DEGREES 19 MINUTES 31 SECONDS EAST ALONG SAID NORTHERLY LINE OF TRACT 2, A DISTANCE OF 331.83 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINING 48.83 ACRES MORE OR LESS.

SURVEYOR'S NOTES:

- 1) LANDS SHOWN HEREON WERE NOT ABSTRACTED BY MCMILLEN LAND SURVEYING INC., INCORPORATED FOR EASEMENTS AND OR RIGHTS OF WAY OF RECORD.
- 2) THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAMED HEREON. THE CERTIFICATION SHOWN HEREON DOES NOT EXTEND TO ANY UNNAMED PARTY.
- 3) THIS IS AN ABOVE GROUND SURVEY AND LOCATIONS ARE LIMITED TO VISIBLE IMPROVEMENTS ONLY, NO IMPROVEMENTS HAVE BEEN LOCATED EXCEPT AS SHOWN. THERE MAY BE ADDITIONAL ABOVE GROUND & UNDERGROUND UTILITIES IMPROVEMENTS NOT SHOWN ON THIS SURVEY.
- 4) THIS SURVEY DOES NOT REFLECT NOR DETERMINE OWNERSHIP.
- 5) ATTORNEYS' TITLE INSURANCE FUND, INC. TITLE SEARCH REPORT # 61-2006-314 DATED 05-16-06 USED IN PREPARATION OF THIS SURVEY.
- 6) BEARING STRUCTURE BASED UPON THE FLORIDA STATE PLANE COORDINATE SYSTEM EAST ZONE, THE NORTH LINE OF SECTION 4, BEING NORTH 89 DEGREES 19 MINUTES 28 SECONDS EAST.
- 7) MEASUREMENTS SHOWN HEREON ARE IN U.S. SURVEY FEET AND DECIMALS THEREOF.
- 8) THE EXISTING MONUMENTATION AS SHOWN HEREON HAS BEEN HELD TO DEFINE THE PLAT AND RECORD BOUNDARY TITLE DESCRIPTIONS. SAID MONUMENTATION HAS BEEN DETERMINED TO BE THE BEST ACCEPTABLE EVIDENCE OF THE DEEDING INTENT OF THOSE AREAS INVOLVED. SAID EXISTING MONUMENTATION MAY OR MAY NOT HARMONIZE WITH STANDARD SECTIONALIZED LANDS LINES, OTHER RECORD PLAT BOUNDARIES OR LIMITS AND OTHER FEE TITLE DESCRIPTIONS ADJACENT TO THE AREA SHOWN HEREON.
- 9) NO INSTRUMENT OF RECORD REFLECTING EASEMENTS FOR ANY PURPOSE HAS BEEN SUPPLIED TO SURVEYOR AT THIS TIME. SURVEYOR BELIEVES THAT THERE MAY BE AN EASEMENT PROVIDING AN ACCESS, INGRESS/EGRESS EASEMENT ADJOINING OR NEAR THE EASTERLY & NORTHERLY BOUNDARY OF SUBJECT PARCEL, HOWEVER NO DOCUMENT REFLECTING ANY EASEMENT HAS BEEN SUPPLIED AT THIS TIME. THE SURVEY REFLECTS A 20 FOOT WIDE AREA ADJOINING THE EAST AND NORTHERLY BOUNDARIES THAT MAY BE CURRENTLY UTILIZED FOR ACCESS PURPOSES AND IS SHOWN FOR REFERENCE ONLY. THE LOCATION AND SIZE OF THESE AREAS REQUIRES VALIDATION FROM OTHERS PRIOR TO BEING RELIED UPON AS TRUE AND ACCURATE.
- 10) THE SUPPLIED LEGAL DESCRIPTION DOES NOT EXCLUDE ANY PORTION OF TRACT 11 LYING SOUTH OF THE NORTHERLY RIGHT OF WAY OF OLD DIXIE HIGHWAY. LEGAL ADVICE RECOMMENDED.
- 11) WETLANDS & SEASONAL HIGH WATER LOCATION AS SHOWN HEREON WERE ESTABLISHED BY JODY N. SISK, 03-01-07, SENIOR ENVIRONMENTAL SCIENTIST, ZEV COHEN & ASSOCIATES, INC., 4475 U.S. 1 SOUTH, SUITE 601, ST. AUGUSTINE, FLORIDA 32086 (PHONE 904/767-1610).
- 12) WETLANDS REVIEWED & ADJUSTED 11/17/07 PER LANCE HART AND STAFF OF THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT & JODY N. SISK, ZEV COHEN & ASSOCIATES, INC.
- 13) ELEVATIONS BASED UPON MONUMENT L 220, PUBLISHED ELEVATION 28.04, NGVD 1929 DATUM.
- 14) BORING LOCATIONS ESTABLISHED BY MATT McLEER WITH UNIVERSAL ENGINEERING SCIENCES (PHONE 386/986-2122).

SECTION 33, TOWNSHIP 12 SOUTH, RANGE 31 EAST



LEGEND	
Δ	DELTA OR CENTRAL ANGLE
R	RADIUS
A	ARC LENGTH
CB	CHORD BEARING
C	CHORD LENGTH
LB	LICENSED BUSINESS
LS	LAND SURVEYOR
POB	POINT OF BEGINNING
POR	POINT OF REFERENCE
(C)	CALCULATED
(F)	FOUND OR FIELD MEASURED
R/W	RIGHT OF WAY

FLOOD ZONE NOTE *:
AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTH OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD.

SURVEYOR'S CERTIFICATE:
UNLESS IT BEARS THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER, THIS MAP/REPORT IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.

DAVID McMILLEN P.S.M. #6378 STATE OF FLORIDA DATE: _____

NOTICE:
NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHT-OF-WAY AND OR OWNERSHIP WERE FURNISHED TO THIS SURVEYOR, EXCEPT AS SHOWN. THERE MAY BE ADDITIONAL RESTRICTIONS AND / OR OTHER MATTERS THAT ARE NOT SHOWN ON THIS PLAT OF SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. NO UNDERGROUND INSTALLATIONS OR IMPROVEMENTS HAVE BEEN LOCATED EXCEPT AS SHOWN. IF LOCATION OF EASEMENTS OR RIGHT-OF-WAY OF RECORD, OTHER THAN THOSE ON RECORD PLATS IS REQUIRED, THIS INFORMATION MUST BE FURNISHED TO THE SURVEYOR AND MAPPER, PER FLORIDA STATUTES RULE 61017-6.003(14)(C). IF THE TOWN DESCRIBED AS USED IN THIS INSTRUMENT IS FOR THE EXCLUSIVE USE OF THE PARTIES LISTED ON THIS SURVEY, IT IS ALSO UNDERSTOOD TO BE THE PROFESSIONAL OPINION OF THE SURVEYOR AND THE FIRM FROM WHICH THIS SURVEY WAS OBTAINED. THE SURVEYOR AND THE FIRM DOES NOT ASSUME RESPONSIBILITY AND SHALL NOT BE LIABLE FOR CLAIMS ARISING FROM ERRONEOUS OR INCOMPLETE INFORMATION FURNISHED BY THE OWNER, LENDER, OR OWNERS CONTRACTORS OR OTHERS, WHICH IS USED AS A BASIS TO FURNISH THIS SURVEYING OPINION.

ADDITIONS OR DELETIONS TO THESE SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY PER FLORIDA STATUTES RULE 61017-6.003(14)(C). RE-USE OF THIS SURVEY FOR PURPOSES OTHER THAN THAT WHICH IT WAS INTENDED, WITHOUT WRITTEN CONSENT FROM THE ENTITY IN WHICH IT WAS PREPARED FOR, WILL BE AT THE RE-USERS SOLE RISK AND WITHOUT LIABILITY TO THE SIGNING SURVEYOR OR HIS FIRM. NOTHING HEREON SHALL BE CONSIDERED TO OWE ANY RIGHTS OR BENEFITS TO ANYONE OTHER THAN THOSE WHOM THE SURVEY WAS PREPARED FOR. THIS MAP CONSISTS OF _____ SHEET(S) WHEN MULTIPLE SHEETS COMPOSE THE PLAT OR MAP. NO SINGLE SHEET SHALL BE CONSIDERED FULL AND COMPLETE WITHOUT THE OTHER(S).

THIS SURVEY AS SHOWN HEREON CONFORMS TO THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PER CHAPTER 61017-6, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.022, FLORIDA STATUTES, EFFECTIVE JULY 1, 1996.

PREPARED BY:

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Certificate of Authorization No. LB 7301
WWW.MCMILLEN-SURVEYING.COM

THIS IS NOT A BOUNDARY SURVEY

PREPARED FOR:
RJN DESIGN & DEVELOPMENT

SURVEY PROJECT NUMBER: 070049
DATE OF FIELD SURVEY: 3/9/07 & 11/28/07
DRAWING DATE: 4/2/07 & 3/12/07
DRAWN BY: SH
SCALE: 1" = 300' & 1" = 100'
CITY: N/A
COUNTY: FLAGLER
SECTION: 4, TOWNSHIP 13 SOUTH, RANGE 31 EAST
CREW CHIEF: GL FIELD BOOK #72 PAGE #27-45

THIS SITE APPEARS TO BE IN FLOOD ZONE "X", "X*" & "AE", ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 12035C245D, WITH AN EFFECTIVE DATE OF 7-17-06.

PUBLISHED BASE FLOOD ELEVATION (EL 27)

REVISION	DATE
REVISED TO ADD SURFACE WATER AREA "E"	7/29/08
REVISED PER ST. JOHNS COMMENTS	7/28/08
REVISED PER COMMENTS	4/10/08
REVISED WETLAND LOCATION (SEE NOTE 12)	12/3/07

SHEET NUMBER
1 OF 2