

GOLFER'S RETREAT

LANDS IN SECTION 24, TOWNSHIP 8 SOUTH, RANGE 22 EAST,
BRADFORD COUNTY, FLORIDA

A MINOR PLAT

BUILDING SETBACK REQUIREMENTS
FRONT 30'
REAR 15'
SIDE 15'

Current Zoning = R S F - 1

WATER SUPPLY:
PRIVATE WELLS
SEWAGE DISPOSAL:
PRIVATE SEPTIC TANK
DRAINAGE:
NATURAL

UNDERSIGNERS NAME:
Wilbert E. Thrasher
Laura B. Thrasher

Denotes Set 1/2" Iron Rod cap 2081
Permanent Central Point
Denotes Set 4"x4" Concrete Monument
#2061 Permanent Reference Monument

CAPTION

A tract of land situated in Section 24, Township 8 South, Range 22 East, Bradford County, Florida, said tract being more particularly described as follows:

Commence at the most Westerly corner of Lot 64 of Keystone Club Estates Unit One Replat, as shown on plat thereof recorded in Plat Book 3, page 51, of the public records of Bradford County, Florida, and run N 29 deg 16 min 20 sec W, along the Westerly line of said replat a distance of 180.0 feet to the most Westerly corner of Lot 63 as shown on said replat, thence run S 60 deg 43 min 40 sec W, 723.75 feet; thence run S 00 deg 14 min 05 sec W, 259.54 feet to the South line of said Section 24; thence run S 88 deg 15 min 40 sec E, along said South line 1583.53 feet to the Point of Beginning; thence continue S 88 deg 15 min 40 sec E, along said South line of said Section 24 a distance of 520.67 feet; thence run N 01 deg 44 min 20 sec E, 185.39 feet to the Southerly right of way line of a 60 foot road, thence run Northwesterly with a curve concave Southwesterly, said curve having a central angle of 43 deg 59 min 40 sec, a radius of 123.36 feet, an arc length of 94.72 feet, and a chord bearing and distance of N 66 deg 15 min 50 sec W, 92.41 feet; thence run N 88 deg 15 min 40 sec W, 434.98 feet; thence run S 01 deg 44 min 20 sec W, 220.00 feet to the Point of Beginning.

COUNTY SURVEYOR'S APPROVAL

Date OCT. 20, 1999

Signed Patrick B. Welch

CLERK'S CERTIFICATE

I hereby certify that this plat has been examined and it complies in form with Chapter 177 of the Florida Statutes and is filed for record in Plat Book 3, Page 70 of the public records of Bradford County, Florida, this 23rd day of November, 1999.

Signed Ray Norman Clerk

COUNTY ATTORNEY'S APPROVAL

Date 10/20/99

Signed Judith P. Hardy County Attorney

COUNTY HEALTH DEPARTMENT

Approved this 20 Day of OCTOBER, 1999 Signed Edmund R. Rosenberg

APPROVED FOR RECORD

This is to certify that this Plat has been examined and is hereby accepted by the Board of County Commissioners of Bradford County, Florida.

Signed this 18 Day of November, A.D. 1999

Signed Ray Norman Clerk. Signed Edmund R. Rosenberg Chairman.

ADOPTION AND DEDICATION

This is to certify that Wilbert E. Thrasher and Laura B. Thrasher are the lawful owners of the lands described in the caption hereon and that they have caused the same to be surveyed and subdivided and this plat, made in accordance with said survey and is hereby adopted as the true and correct plat of said lands.

In witness whereof and signed this 20 Day of OCTOBER, A.D. 1999

Witness Walter M. Munnick Wilbert E. Thrasher
Larry Peterson Laura B. Thrasher

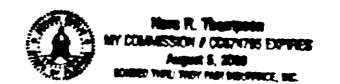
STATE OF FLORIDA, COUNTY OF BRADFORD

I hereby certify that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, Wilbert E. Thrasher & Laura B. Thrasher to me well known to be the persons described in and who executed to foregoing dedication and who acknowledged before me that they executed the same freely and voluntarily as such owners for the uses and purposes therein expressed.

Witness my signature and official seal this 20 Day of OCTOBER, A.D. 1999

My Commission expires Aug 5, 2000

Notary Public, State of Florida at Large Joseph G. Knapp



SURVEYOR'S CERTIFICATION

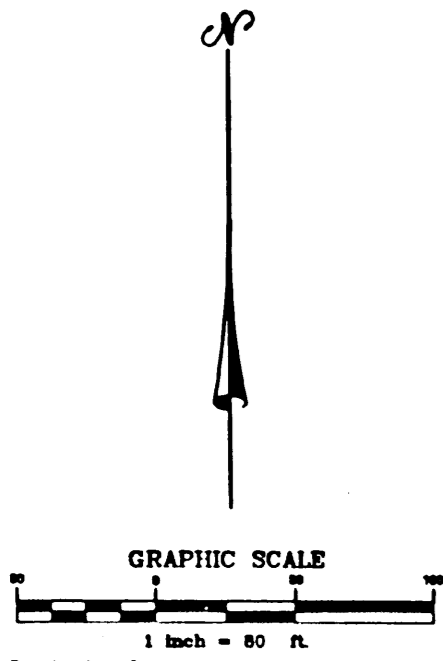
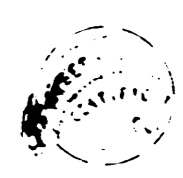
KNOW ALL PERSONS BY THESE PRESENTS, that the undersigned, being a licensed and registered Land Surveyor, as provided under Chapter 472, Florida Statutes and is in good standing with the Board of Land Surveyors, does hereby certify that on this 12th day of August, 1999, have compared the survey of the lands as shown in the foregoing plat or plan; that said plat is a true and correct representation of the lands therein described and platted or subdivided; and that Permanent Reference Monuments have been placed as shown thereon as required by Chapter 177, Florida Statutes, as amended; and that said lands are located in Section 24, Township 8 South, Range 22 East, Bradford County, Florida.

Signed Joseph G. Knapp Date: August 12, 1999

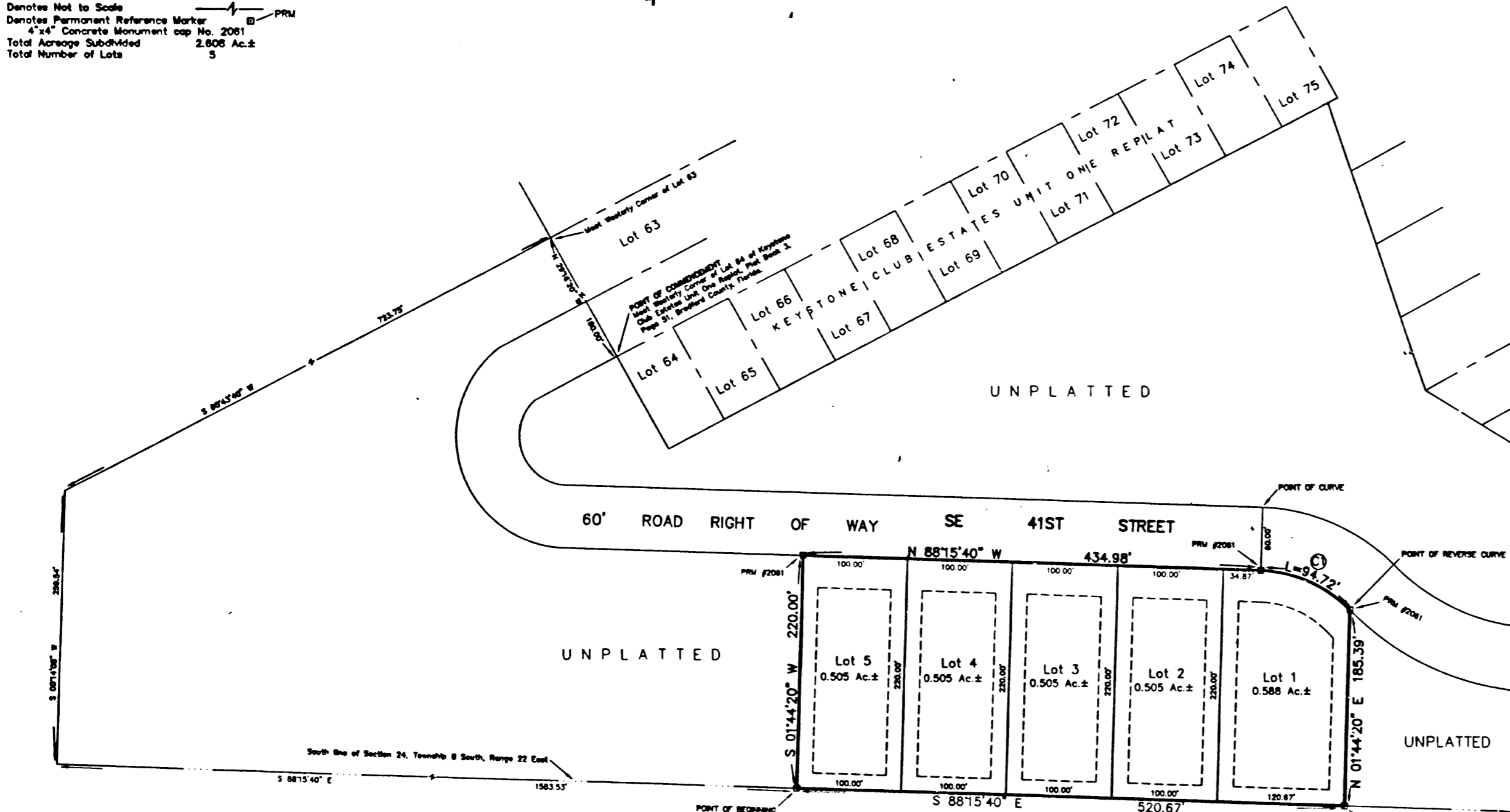
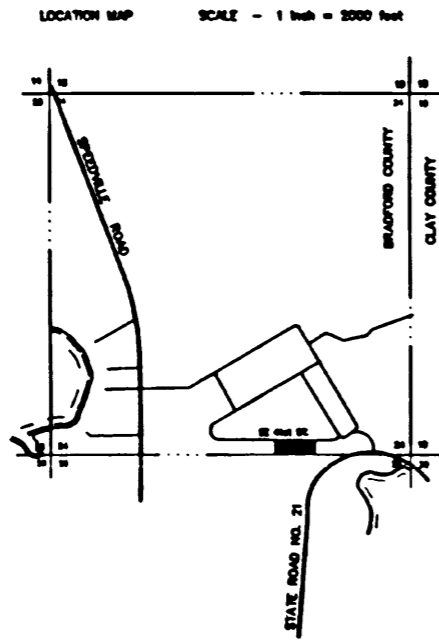
JOSEPH G. KNAPP Florida Certificate 2061

Date of Boundary Survey: March 28, 1999

Revised: _____
Revised: _____
Revised: _____



Denotes Iron Corner
Denotes Concrete Monument
Denotes Power Line
Denotes Fence Line
Denotes Centerline
Denotes Hole to Scale
Denotes Permanent Reference Marker
4"x4" Concrete Monument cap No. 2081
Total Acreage Subdivided 2.808 Ac.±
Total Number of Lots 5



CURVE	BEARS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	123.36	94.72	49.93	82.21	N 66° 15' 50" W	43° 59' 40"

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.