



DESCRIPTION: PARCEL 12 (NEWLY CREATED)

A PARCEL OF LAND LYING EAST OF PROSPER ROAD IN THE WEST 1/2 OF SECTION 21, TOWNSHIP 1 SOUTH, RANGE 14 WEST, BAY COUNTY FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SECTION 21, TOWNSHIP 1 SOUTH, RANGE 14 WEST BAY COUNTY FLORIDA, THENCE RUN S 87°14'49"E ALONG THE NORTH LINE OF SECTION 21 FOR 1074.89 FEET TO A 4" CONCRETE MONUMENT MARKING THE EASTERLY EDGE OF MAINTENANCE OF PROSPER ROAD A (COUNTY MAINTAINED GRADED ROAD WITH NO RECORDED RIGHT-OF-WAY), AND THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE NORTH LINE OF SAID SECTION 21, S 87°17'34" E FOR 241.00 FEET TO A 4" CONCRETE MONUMENT STAMPED L.B. 2372; THENCE DEPARTING THE NORTH LINE OF SAID SECTION 21, RUN S 02°46'36" W FOR 835.50 FEET TO A 1/2" IRON ROD AND CAP STAMPED L.B. 7479; THENCE RUN N 87°14'50"W FOR 777.43 FEET TO A 1/2" IRON ROD AND CAP STAMPED L.B. 7479, MARKING THE AFORESAID EASTERLY EDGE OF MAINTENANCE OF SAID PROSPER ROAD; THENCE RUN ALONG THE EASTERLY EDGE OF MAINTENANCE OF SAID PROSPER ROAD THE FOLLOWING COURSES: N 32°16'37" E FOR 90.84 FEET; THENCE N 33°16'02" E FOR 152.87 FEET; THENCE N 32°27'43"E FOR 132.94 FEET; THENCE N 34°12'12" E FOR 79.84 FEET; THENCE N 37°49'50" E FOR 138.81 FEET; THENCE N 36°06'32" E FOR 151.15 FEET; THENCE N 38°41'56" E FOR 90.94 FEET; THENCE N 38°08'25" E FOR 156.41 FEET TO THE POINT OF BEGINNING. PARCEL CONTAINS 10.01 ACRES MORE OR LESS.

ORDERED BY: MIKE KLEIN
JOB No. 08-05-20Z P12 SURVEY DATE: 8/27/20
DRAWN BY: E.A.S. FIELD BOOK No. FILE PAGE No. FILE
BEARING REFERENCE: THE W. LINE OF SEC. 21, T.-1 S.,
RGE. 14 W GRID BEARING FROM F.D.O.T. GPS
NETWORK OBSERVATION (S 02°49'20"W)
FLOOD ZONE: "X" & "A" FIRM PANEL No. 12005C0095H
ELEVATION REFERENCE N/A PANEL DATE: 6/2/09

THIS SURVEY IS VALID FOR THE USE OF THE PARTIES INDICATED HEREON FOR THE CURRENT TRANSACTION ONLY AND IT IS PROHIBITED TO COPY AND/OR REUSE THIS SURVEY FOR THE BENEFIT OF OTHER PARTIES AND/OR TRANSACTIONS. THIS SURVEY SHALL NOT BE USED IN CONJUNCTION WITH ANY OWNER'S AFFIDAVITS AND SHALL NOT BE USED FOR TRANSACTIONS LATER THAN ONE YEAR FROM THE DATE OF THIS SURVEY.

ABBREVIATIONS THAT MAY APPEAR ON THIS MAP: B.S.B.L.= BUILDING SET BACK LINE
° = DEGREES ' = MINUTES OR FEET " = SECONDS N.= NORTH R/W=RIGHT OF WAY R = RADIUS
E.= EAST S.= SOUTH W.= WEST T.= TOWNSHIP RGE.= RANGE P.O.C.= POINT OF COMMENCEMENT
RES.= RESIDENCE CONC.= CONCRETE I.R.= IRON ROD I.P.= IRON PIPE A = ARC LENGTH
O.H.U. = OVERHEAD UTILITY LINES A.C. = AIR CONDITIONER P.O.B.= POINT OF BEGINNING
L = LINE NOT DRAWN TO SCALE G.L.O. = GENERAL LAND OFFICE C = CHORD LENGTH
D = DELTA ANGLE B = CHORD BEARING L.S.= FL. LAND SURVEYOR L.B.= LISCENSURE BOARD
() = RECORD CALL; OR RECORD CALL WHEN RECORD AND MEASURED ARE DIFFERENT E/P =
EDGE OF PAVEMENT C.M. = CONCRETE MONUMENT C = CENTERLINE COR. = CORNER
D.N.R. = DEPARTMENT OF NATURAL RESOURCES D.O.T. = DEPARTMENT OF TRANSPORTATION
W/ = WITH No. = NUMBER # = NUMBER FD. = FOUND O.R.B. = OFFICIAL RECORD BOOK
P.B. = PLAT BOOK PG. = PAGE D.B. = DEED BOOK GOVT = GOVERNMENT No. = NUMBER
I.D. = IDENTIFICATION W/ = WITH W.C. = WITNESS CORNER SEC. = SECTION P.R.M. =
PERMANENT REFERENCE MONUMENT P.C. = POINT OF CURVATURE

- NOTES:
(1) NO UNDERGROUND INSTALLATIONS OF IMPROVEMENTS HAVE BEEN LOCATED, EXCEPT AS NOTED ON SKETCH OF SURVEY
(2) NO TITLE SEARCH HAS BEEN PROVIDED TO, NOR PERFORMED BY Z'S LAND SURVEYING AND MAPPING, INC. OR ANY OF ITS REPRESENTATIVES, THERE MAY BE DEEDS OF RECORDS, UNRECORDED DEEDS, EASEMENTS RIGHTS-OF-WAY, OR OTHER INSTRUMENTS THAT MAY AFFECT THE BOUNDARIES OF THE SUBJECT PROPERTY.
(3) FLOOD ZONE OF SUBJECT PROPERTY HAS BEEN DERIVED BY SCALING IT'S POSITION ON THE FLOOD INSURANCE RATE MAP NOTED.
(4) IN SOME INSTANCES IT IS NECESSARY TO EXAGGERATE THE LOCATION OF SOME FIXTURES SUCH AS FENCES, ADDITIONAL PROPERTY CORNERS FOUND, ETC. IN ORDER TO MORE CLEARLY REPRESENT THE AFOREMENTIONED ITEMS.
(5) THERE MAY ADDITIONAL RESTRICTIONS NOT SHOWN ON THIS PLAT, THAT MAY BE RECORDED IN THE PUBLIC RECORDS OF THE PARTICULAR COUNTY THAT THE SUBJECT PROPERTY IS SITUATED IN.
(6) ERROR OF CLOSURE: RURAL ONE FOOT PER 5,000 FEET

THIS CERTIFIES THAT A SURVEY OF THE PROPERTY DESCRIBED HEREIN WAS MADE UNDER MY DIRECT SUPERVISION AND THE SURVEY MEETS THE PROFESSIONAL STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA, SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

9/5/20
Zannie Thomas White
ZANNIE THOMAS WHITE, JR.
FLORIDA LAND SURVEYOR No. 6041
CERTIFICATE OF AUTHORIZATION No. 7479
THIS PLAT IS NOT VALID WITHOUT THE ORIGINAL RAISED SEAL AND SIGNATURE OF A LICENSED SURVEYOR AND MAPPER