

# " T H E R E S S A O A K S "

(A MINOR SUBDIVISION)

**CAPTION**  
 A parcel of land lying in the NE1/4 of Section 2, Township 8 South, Range 22 East, in Bradford County, Florida; said parcel being more particularly described as follows:  
 Commence at an iron rod found at the Northwest corner of the NE1/4 of said NE1/4 and run S 00°07'18"E, along the Westerly boundary thereof, 30.00 feet to a concrete monument found on the Southerly boundary of the right of way of SE 81st Street (a County maintained graded road); thence N 89°35'00"E, along said Southerly boundary and parallel with the Northerly boundary of said NE1/4 of NE1/4, a distance of 573.03 feet to a Permanent Reference Monument (hereinafter referred to as a P.R.M.) for the Point of Beginning. From Point of Beginning thus described continue N 89°35'00"E, along said Southerly boundary and parallel with said Northerly boundary, 60.00 feet to a P.R.M.; thence S 00°10'59"E, parallel with the Easterly boundary of said NE1/4 of NE1/4, a distance of 378.17 feet to a P.R.M. located at the beginning of a curve concave to the Northwest and having a radius of 90.00 feet; thence Southwesterly, along the arc of said curve, 103.92 feet as measured along a chord having a bearing of S 35°04'52"W to a P.R.M.; thence S 00°10'59"E, parallel with said Easterly boundary, 222.83 feet to a P.R.M.; thence S 89°35'00"W, parallel with said Southerly and Northerly boundaries, 600.00 feet to a P.R.M.; thence N 00°10'59"W, parallel with said Easterly boundary, 73.76 feet to a P.R.M.; thence S 89°35'00"W, parallel with said Southerly and Northerly boundaries, 237.71 feet to a P.R.M.; thence N 00°07'18"W, parallel with said Westerly boundary, 442.18 feet to a P.R.M.; thence N 89°39'23"E, parallel with the Southerly boundary of said SE 81st Street and parallel with the Northerly boundary of the NW1/4 of said NE1/4, a distance of 284.00 feet to a P.R.M.; thence N 89°35'00"E, parallel with said Southerly boundary and parallel with the Northerly boundary of said NE1/4 of NE1/4, a distance of 573.23 feet to a P.R.M.; thence N 00°10'59"W, parallel with said Easterly boundary, 170.00 feet to the Point of Beginning. Containing 10.12 acres.

**COUNTY HEALTH DEPARTMENT**  
 Approved this 23 day of March A.D. 1996 Signed Edward J. Rensberger

**COUNTY ATTORNEY'S APPROVAL**  
 Date 7/12/96 Signed [Signature]

**COUNTY SURVEYOR'S APPROVAL**  
 Date 3/21/96 Signed Patrick B. Welch

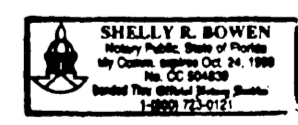
**APPROVED FOR RECORD**  
 This is to certify that this plat has been examined and is hereby accepted by the Board of County Commissioners of Bradford County, Florida. Signed this 20 day of August A.D. 1996  
 Signed Ray Johnson Clerk Signed Arthur J. Perkins Chairman

**BRADFORD COUNTY ZONING BOARD APPROVAL**  
 Approved by the Bradford County Zoning Board this 26 day of July A.D. 1996  
 Signed [Signature] Chairman

**CLERK'S CERTIFICATION**  
 I hereby certify that this Plat has been examined and that it complies in form with Chapter No. 177, Florida Statutes and is filed for record in Plat Book 3, Page 66 of the public records of Bradford County, Florida, this 21 day of August A.D. 1996  
 Signed Ray Johnson Clerk Signed Arthur J. Perkins Chairman

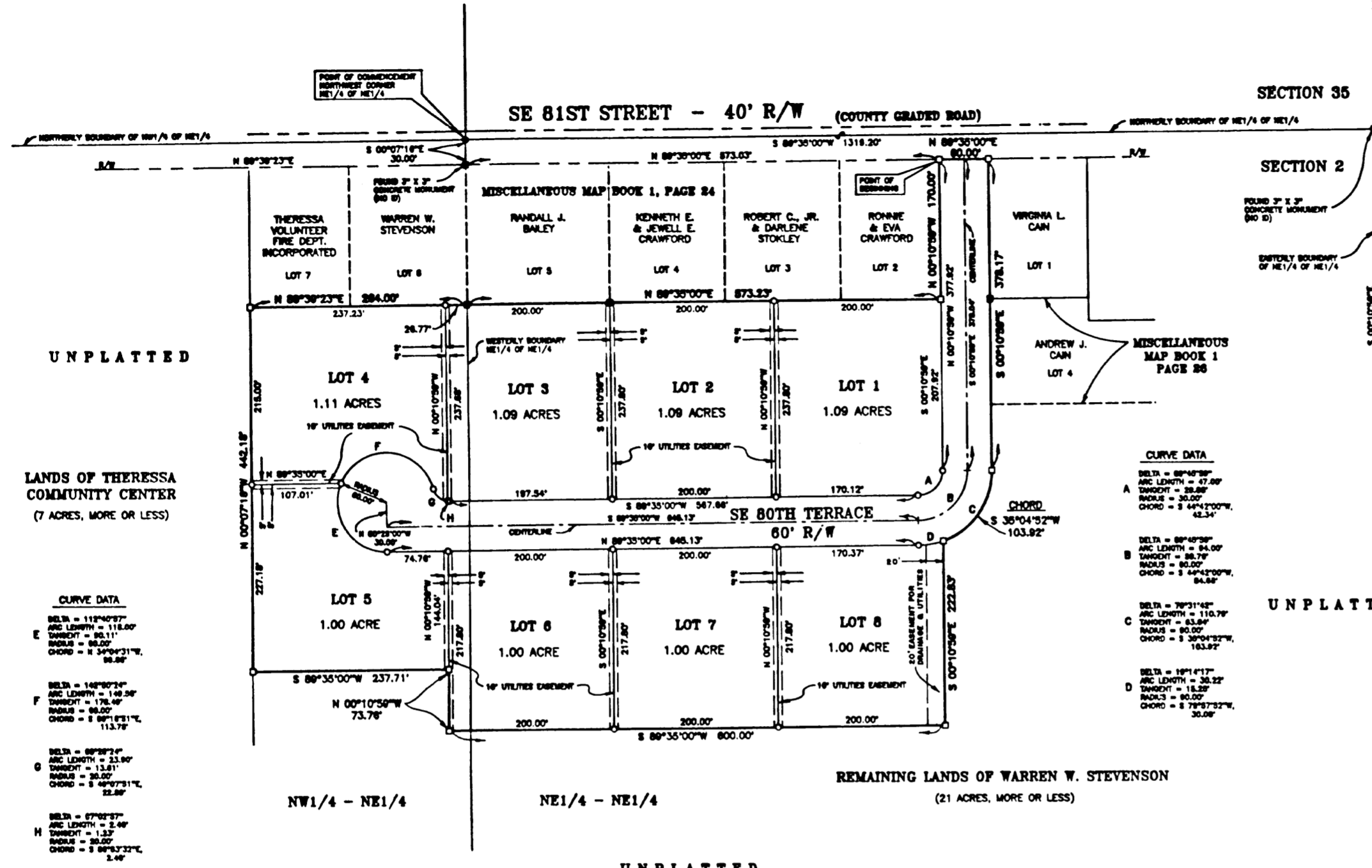
**ADOPTION**  
 This is to certify that Warren W. Stevenson is the lawful owner of the lands described in the caption hereon and he has caused the same to be surveyed and subdivided and this plat, made in accordance with said survey, is hereby adopted as the true and correct plat of said lands, and all streets shown hereon are dedicated to Bradford County, Florida, in witness thereof and signed this 21 day of March A.D. 1996  
 Witness John H. Alvarez Warren W. Stevenson Signed  
 Witness Sara L. Crawford Warren W. Stevenson

**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, Warren W. Stevenson, to me well known to be the person described in and who executed the foregoing Adoption and who severally acknowledged before me that he executed the same freely and voluntarily as such owner for the uses and purposes therein expressed.  
 Witness my signature and official seal this 21 day of March A.D. 1996  
Shelly R. Bowen My Commission expires Oct 24, 1999  
 Notary Public, State of Florida at Large

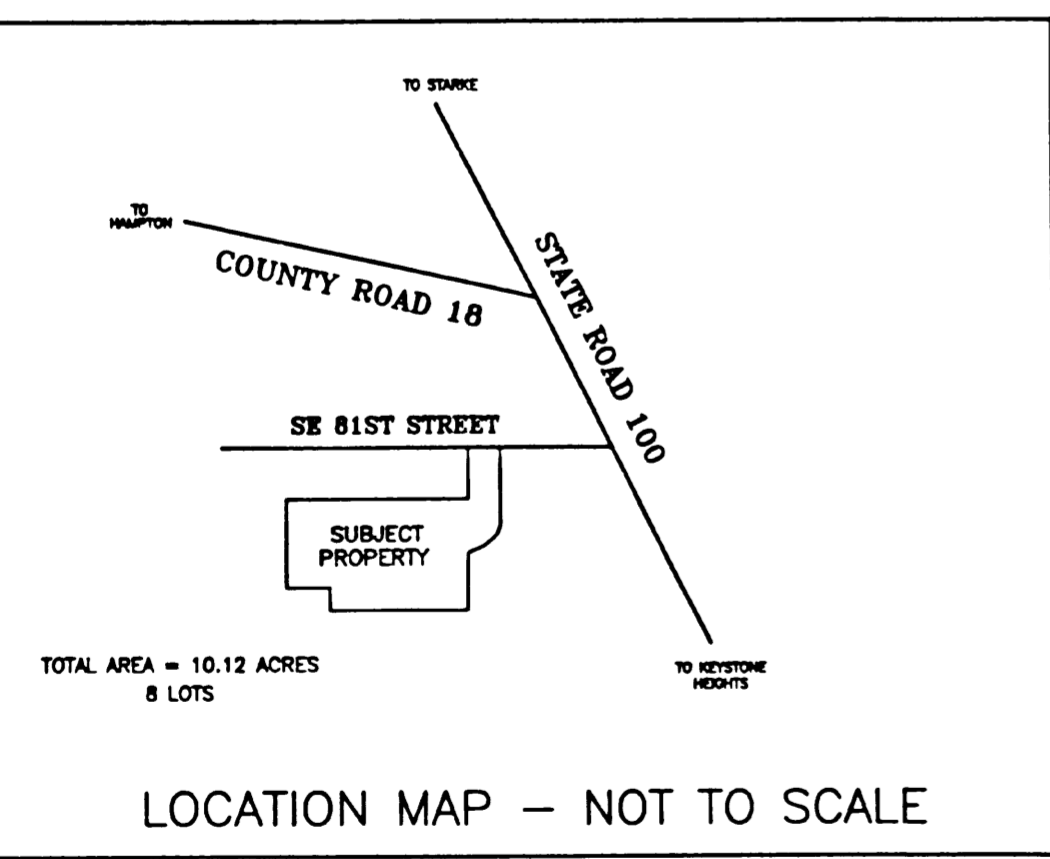


**SURVEYOR'S CERTIFICATION**  
 KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, as provided under Chapter 472, Florida Statutes and is in good standing with the Board of Land Surveyors, does hereby certify that on January 29, 1996, he completed the survey of the lands as shown in the foregoing plat or plan; that said plat is a correct representation of the lands therein described and platted or subdivided; that permanent reference monuments have been placed as shown thereon as required by Chapter 177, Florida Statutes, as amended; and that said land is located in Section 2, Township 8 South, Range 22 East, Bradford County, Florida.  
 By Patrick B. Welch 3/21/96  
 PATRICK B. WELCH, PLS DATE  
 FLORIDA CERTIFICATE NO. 2714

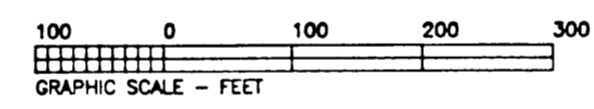
**ENGINEER'S CERTIFICATION**  
 THIS IS TO CERTIFY, That on March 3, 1996, Warren W. Stevenson, Registered Florida Engineer, as specified within Chapter 471, Florida Statutes, License No. 11008 does hereby certify that all required improvements have been installed in compliance with the approved construction plans and if applicable, any submitted "as built" blue prints in accordance with the requirements of the Board of County Commissioners of Bradford County, Florida.  
 By Warren W. Stevenson, P.E. 3/21/96  
 WARREN W. STEVENSON DATE  
 FLORIDA LICENSE NO. 11008



Lands shown hereon lie in Zone X (an area determined to be outside the 500-year flood plain) as per Flood Insurance Rate Map of Bradford County, Florida, Panel 230 of 245, Map Number 12007C0230 D, effective date November 15, 1989.



**ZONING INFORMATION**  
 RSF-MH-1 (Mixed - Single Family/Mobile Home)  
 Minimum Lot Area = 20,000 square feet  
 Minimum Lot Width = 100 feet  
 Setbacks: Front = 30'  
 Side = 10'  
 Rear = 15'



**NOTES**  
 Bearings are based on a bearing of N 89°35'00"E for the Northerly boundary of Section 2, Township 8 South, Range 22 East in Bradford County, Florida as per survey by Patrick B. Welch & Associates, Inc. (Map 1A-558) and dated December 13, 1984.  
 Date of this drawing was February 28, 1996.

**NOTICE**: There may be additional restrictions that are not recorded on this plat that may be found in the public records of this County.

**LEGEND**  
 Set 3" x 3" concrete monument (P.R.M.) —○—  
 Found 4" x 4" concrete monument (No ID) —●— unless otherwise shown  
 Set 1/2" iron rod (LB 4012) —○—  
 Found 1/2" iron rod (No ID) —●—  
 P.R.M. = Permanent Reference Monument  
 R/W = Right of way

**PATRICK B. WELCH & ASSOCIATES, INC.**  
 LAND SURVEYING, PLANNING & DRAFTING SERVICES  
 P.O. BOX 809 870 WEST MACMAHON STREET  
 STARKE, FLORIDA 32091 (904) 984-8292