

SHELL BAY

A SUBDIVISION LYING IN SECTION 35,
TOWNSHIP 7 SOUTH, RANGE 5 WEST,
FRANKLIN COUNTY, FLORIDA
DEDICATION
STATE OF FLORIDA
COUNTY OF FRANKLIN

Know all men by these presents that INTRACOASTAL SHELL AND AGGREGATE, INC., the general fee simple of the lands shown hereon and entitled on SHELL BAY, and more particularly described as follows:

A tract of land situate, lying and being in fractional Section 35, Township 7 South, Range 5 West, Franklin County, Florida.

Commence at a concrete monument marking the Northeast corner of Section 35, Township 7 South, Range 5 West, Franklin County, Florida, and thence run South 00 degrees 00 minutes 12 seconds East 835.50 feet to a point on a curve concave to the Southeast, thence run Southwesterly along said curve with a radius of 1888.39 feet through a central angle of 51 degrees 03 minutes 27 seconds to an arc distance of 1882.25 feet, the chord of said arc being South 55 degrees 17 minutes 40 seconds West 1807.83 feet, thence run South 28 degrees 43 minutes 58 seconds West 743.93 feet to a point of curve to the right, thence run Southwesterly along said curve with a radius of 1478.14 feet through a central angle of 37 degrees 33 minutes 21 seconds to an arc distance of 711.78 feet, the chord of said arc being South 43 degrees 20 minutes 41 seconds West 704.90 feet, thence run South 57 degrees 21 minutes 17 seconds West 53.03 feet to a point of curve to the left, thence run Southwesterly along said curve with a radius of 3297.78 feet through a central angle of 12 degrees 10 minutes 44 seconds for an arc distance of 529.79 feet, the chord of said arc being South 47 degrees 18 minutes 02 seconds East 700.80 feet, the chord of said arc being the POINT OF BEGINNING from said POINT OF BEGINNING continue along said curve with a radius of 3297.78 feet through a central angle of 00 degrees 35 minutes 57 seconds for an arc distance of 34.49 feet, the chord of said arc being South 54 minutes 47 seconds West 34.49 feet to a concrete monument, thence North 41 degrees 25 minutes 18 seconds East 637.78 feet to a concrete monument, thence North 41 degrees 18 minutes 02 seconds West 202.41 feet to a concrete monument, thence South 41 degrees 22 minutes 24 seconds East 632.98 feet to a concrete monument, thence South 41 degrees 18 minutes 02 seconds East 632.98 feet, thence along said curve with a radius of 3308.72 feet through a central angle of 02 degrees 01 minute 05 seconds for an arc distance of 119.20 feet to a concrete monument, thence North 30 degrees 00 minutes 04 seconds East 119.20 feet to a concrete monument, thence North 44 degrees 42 minutes 51 seconds East 418.22 feet to a concrete monument, thence North 44 degrees 42 minutes 51 seconds East 418.22 feet to a concrete monument, thence South 43 degrees 24 minutes 58 seconds East 33.52 feet to a point, which is within a pass area, said point also being on a curve concave to the Southeast, thence along said curve with a radius of 3217.78 feet through a central angle of 01 degree 17 minutes 43 seconds for an arc distance of 74.55 feet, the chord of said arc being South 39 degrees 31 minutes 14 seconds East 74.55 feet, thence South 44 degrees 30 minutes 07 seconds East 405.37 feet to the Marine right-of-way of U.S. 90, said point being on a curve concave to the Southeast, thence along said curve with a radius of 2877.0 feet through a central angle of 01 degree 11 minutes 12 seconds for an arc distance of 60.01 feet, the chord of said arc being North 44 degrees 31 minutes 17 seconds East 60.01 feet, thence leaving said right-of-way North 44 degrees 30 minutes 07 seconds West 408.41 feet to the POINT OF BEGINNING, containing 10.73 acres, more or less.

HAVE CAUSED SAID LANDS TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON. ALL ROADS, STREETS, RIGHT-OF-WAYS, AND EASEMENTS SHALL BE FOR THE PRIVATE USE OF THE OWNERS. WITHIN SEVEN (7) DAYS OF THE DEDICATION AND ON HIS ASSOCIATES SHALL BE MAINTAINED BY THE SHELL BAY HOMEOWNERS ASSOCIATION, INC. NO PART OF THIS LAND SHALL BE DEEMED TO HAVE BEEN DEDICATED TO THE PUBLIC BY FRANKLIN COUNTY SHALL HAVE NO RESPONSIBILITY FOR THE MAINTENANCE OF ANY SUCH ROAD, STREET, RIGHT-OF-WAY SHOWN HEREON, THE _____ DAY OF _____ 20____.

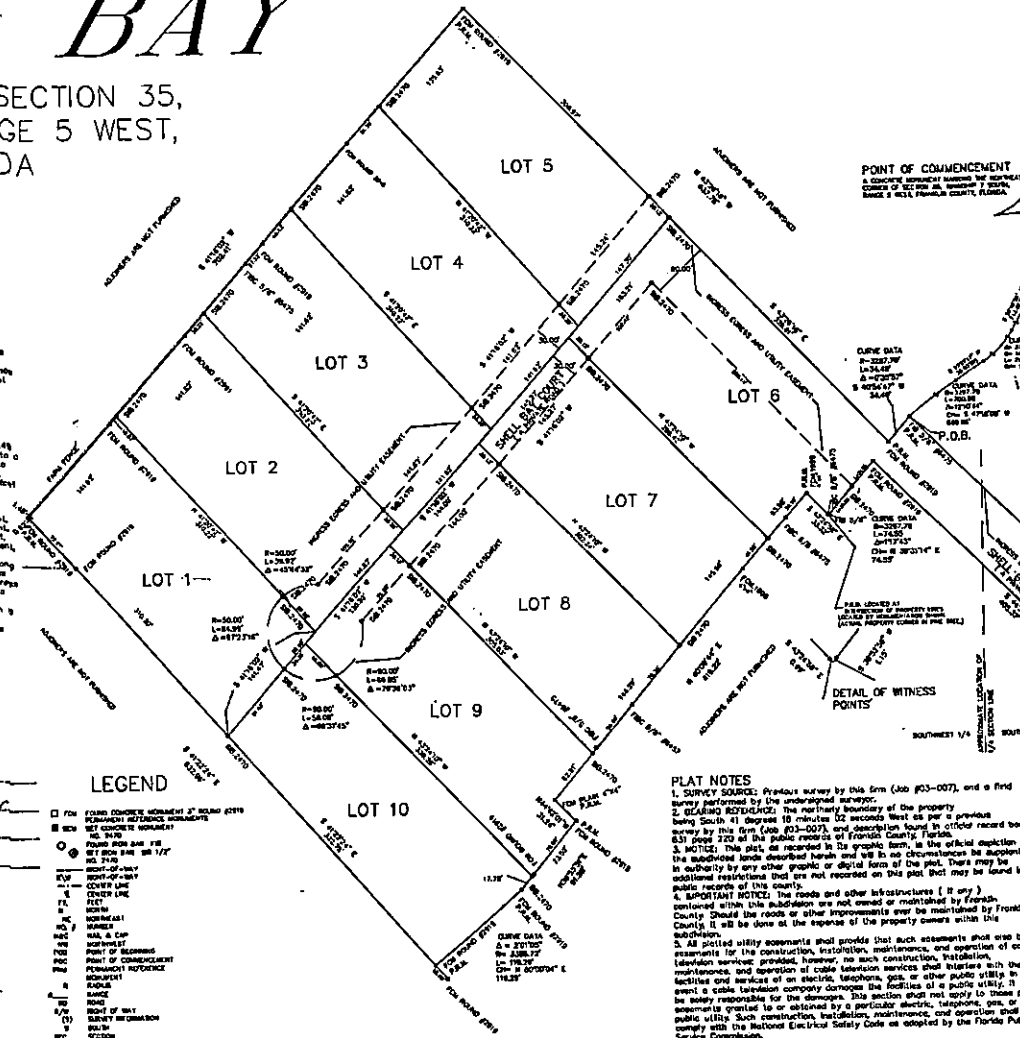
INTRACOASTAL SHELL AND AGGREGATE, INC.
By: Christopher G. Langston
Witness Signature
President of Intracoastal Shell and Aggregate, Inc.

Kathy Winkler
Witness Signature
By: Kathy Winkler
Witness Signature
By: Richard Winkler
Witness Signature
By: Richard Winkler
Witness Signature

ACKNOWLEDGMENT
STATE OF FLORIDA
COUNTY OF FRANKLIN
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 20____ BY CHRISTOPHER G. LANGSTON, HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS FLORIDA.

WITNESS MY HAND AND SEAL AT _____ FLORIDA,
THIS _____ DAY OF _____ 20____.
NOTARY Mark C. Curran
MY COMMISSION EXPIRES: February 14, 2008

NOTARY SEAL
MARK C. CURRAN
Notary Public
My Comm. Expires Feb 14, 2008
Comm. No. 0029216



JOINDER IN DEDICATION
GULF STATE COMMUNITY BANK
IN DEDICATION AS OFFICIAL RECORDS BOOK 405 PAGE 176
By: Clay Dault
Representative of Gulf State Community Bank
Witness Signature
Mark C. Curran
Witness Signature
Mark C. Curran
Print Name

ACKNOWLEDGMENT
STATE OF FLORIDA
COUNTY OF FRANKLIN
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 20____ BY _____ AS FLORIDA.
WITNESS MY HAND AND SEAL AT _____ FLORIDA,
THIS _____ DAY OF _____ 20____.
NOTARY Christopher G. Langston
MY COMMISSION EXPIRES: February 14, 2008

NOTARY SEAL
CHRISTOPHER G. LANGSTON
Notary Public
My Comm. Expires Feb 14, 2008
Comm. No. 0029216

CONFORMANCE
STATE OF FLORIDA
COUNTY OF FRANKLIN
APPROVED BY THE FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS THIS _____ DAY OF _____ 20____.
By: Cheryl Sanders
Cheryl Sanders - Chairman
By: Michael Shuler
Michael Shuler - County Attorney

ACCEPTED FOR FILES AND RECORDED THIS 29th DAY OF _____ 20____ IN PLAT BOOK _____ PAGE 38
OF THE PUBLIC RECORDS OF FRANKLIN COUNTY, FLORIDA
By: Ronald Wicks
Ronald Wicks
Clerk of the Circuit Court
Franklin County, Florida

FLOOD ZONE INFORMATION:
Subject property is located in Zone A & X on per Flood Insurance Rate Map Community Panel No. 2203720429-E, Issue Date: June 17, 2002, Franklin County, Florida.

DRAWN BY: TMO
CHECKED BY: LMC
DATE: 3-25-04
REVISIONS:
SCALE 1" = 60'
FIELD BOOK ON PAGE 18
DATE OF SURVEY 1-28-03

SURVEYOR'S CERTIFICATE:
I, LARRY M. COBB, a duly licensed and qualified Professional Surveyor and Mapper, State of Florida, do hereby certify that the above described plat and map were prepared and reduced to scale by me or under my direct supervision and control, and that the same are true and correct according to the best of my knowledge and belief, and that I am a duly licensed and qualified Professional Surveyor and Mapper, State of Florida, and that I am a member in good standing of the Florida Board of Professional Surveyors and Mappers.

LARRY M. COBB
PROFESSIONAL SURVEYOR
AND MAPPER
2255 OLD CARROUTH PATH
TALLAHASSEE, FLORIDA 32303
OFFICE: (850) 907-0056 FAX: (850) 536-8442

SHEET NO. 1
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