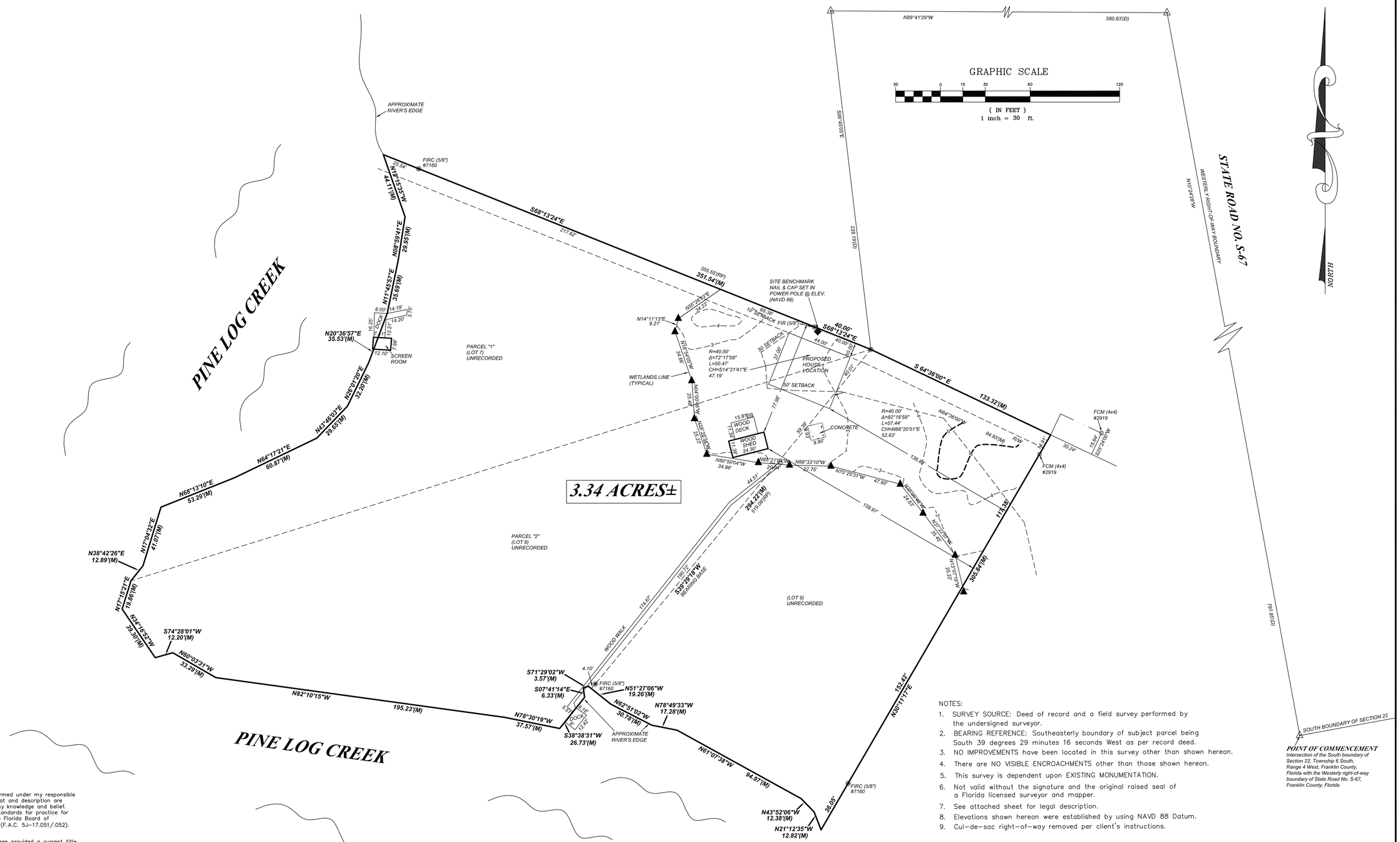
qPublic.net™ Franklin County, FL

Legend

- Parcels
- Roads
- City Labels

Parcel ID	22-06S-04W-0000-0030-0080	**Alternate ID**	04W06S22000000300080	**Owner Address**	CLIFFORD DEBORAH RAE
Sec/Twp/Rng	22-6S-4W	**Class**	WAREHOUSE-		P.O. BOX 64
Property Address	130 PINE LOG DR	**Acreage**	3.1		PANACEA, FL 32346
District	1				
Brief Tax Description	LOT #7 BEING 1.02 AC ALSO				

PLAT OF BOUNDARY AND TOPOGRAPHICAL SURVEY CERTIFIED TO:
DEBBI CLIFFORD



I hereby certify that this was performed under my responsible direction and supervision and the plat and description are true and accurate to the best of my knowledge and belief. The survey meets or exceeds the standards for practice for land surveying as established by the Florida Board of Professional Surveyors and Mappers (F.A.C. 5J–17.051/.052).

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.

_____
JAMES T. RODDENBERRY
Surveyor and Mapper
Florida Certificate No: 4261

NOTES:

1. SURVEY SOURCE: Deed of record and a field survey performed by the undersigned surveyor.
2. BEARING REFERENCE: Southeasterly boundary of subject parcel being South 39 degrees 29 minutes 16 seconds West as per record deed.
3. NO IMPROVEMENTS have been located in this survey other than shown hereon.
4. There are NO VISIBLE ENCROACHMENTS other than those shown hereon.
5. This survey is dependent upon EXISTING MONUMENTATION.
6. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
7. See attached sheet for legal description.
8. Elevations shown hereon were established by using NAVD 88 Datum.
9. Cul–de–sac right–of–way removed per client's instructions.

F L O O D Z O N E I N F O R M A T I O N:

Subject property is located in Zone "AE" (EL 9) as per Flood Insurance Rate Map Community Panel No: 120088 0250F index date: February 5, 2014, Franklin County, Florida.

REVISIONS:

LEGEND

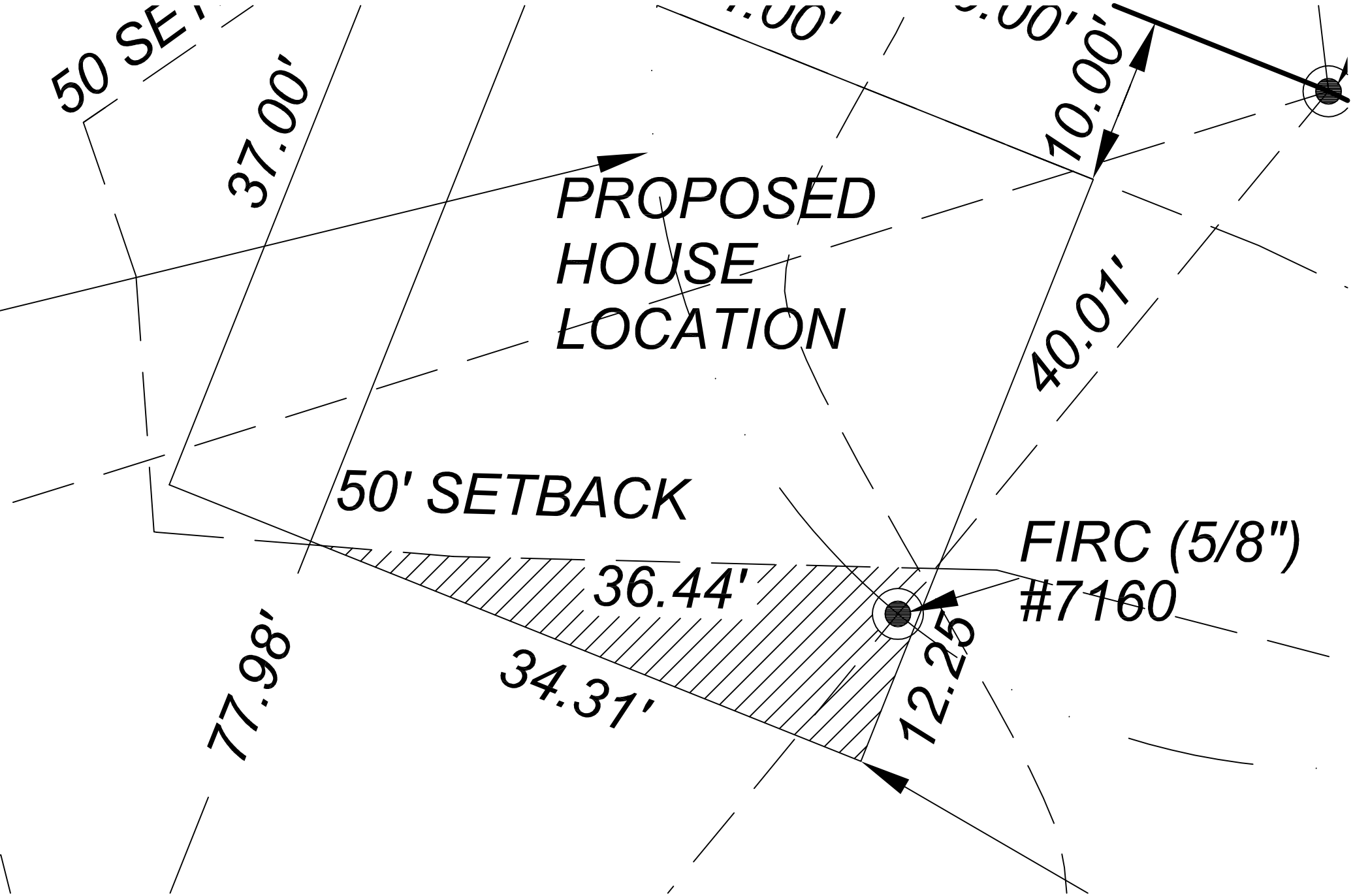
NO ID	NO IDENTIFICATION		
FND	FOUND		
CM	CONCRETE MONUMENT		
±	MORE OR LESS	FIRC	FOUND IRON ROD & CAP
ORB	OFFICIAL RECORD BOOK	SIRC	SET 5/8" RE-ROD 87160
PC	PC	FIP	FOUND IRON PIPE
PL	CENTERLINE	FIR	FOUND IRON ROD & CAP
RPS	RECORD PLAT	FCM	FOUND CONCRETE MONUMENT
(M)	MEASURED		SITE BENCHMARK
(D)	DEED CALL		
(C)	CALCULATED		POWER POLE
POB	POINT OF BEGINNING		
POC	POINT OF COMMENCEMENT		WELL
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION		
DEP	DEPARTMENT OF ENVIRONMENT PROTECTION		WATER VALVE
R/W	RIGHT-OF-WAY		
			WATER METER BOX
			SANITARY SEWER MANHOLE
			STORM INLET
		EOC	EDGE OF CONCRETE
		SW	SIDEWALK
		CONC	CONCRETE
		GS	GROUND SHOT ELEVATION
		EL	ELEVATION
		LF	LINEAR FEET
		INV	INVERT
			FIRE HYDRANT
			CURB INLET

DATE: 10/18/18	FIELD BOOK 587 PAGE 15	DRAWING NAME: 17021.DWG	CLIENT: **DEBORAH CLIFFORD**
DATE OF LAST FIELD WORK: 10/17/18	COUNTY: FRANKLIN	DRAWN BY: MMD	

THURMAN RODDENBERRY & ASSOCIATES, INC
PROFESSIONAL SURVEYORS AND MAPPERS
P.O. BOX 100 ◦ 125 SHELDON STREET ◦ SOPCHOPPY, FLORIDA 32358
PHONE NUMBER: 850-962-2538 FAX NUMBER: 850-962-1103
LB # 7160

JOB NO. 17-021

SHEET NO. 1 OF 1


50 SE
37.00'
PROPOSED
HOUSE
LOCATION
10.00'
40.01'
50' SETBACK
36.44'
34.31'
77.98'
12.25'
FIRC (5/8")
#7160