NOTICE: LINE TABLE All platted utility easements shall provide that such easements shall also be easements for the construction, installation, maintenance, and operation of cable television services provided, however, no such construction, installation maintenance, and operation of cable television services shall interfere with the facilities and services of an electric, telephone, gas, or other 80TH STREET 80TH STREET public utility. In the event a cable television company (RIGHT-OF-WAY WIDTH VARIES) (20' GRADE) (RIGHT-OF-WAY WIDTH VARIES) (20' GRADE) POINT OF REFERENCE WOODS SUBDIVISION damages the facilities of a public utility, it shall be solely BASE BEARING NE CORNER OF SECTION 20 SECTION 17 responsible for the damages. N 89°57'II" E NORTH LINE OF SECTION 20 & SOUTH RIGHT-OF-WAY LINE This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will POINT OF BEGINNING in no circumstances be supplanted in authority by any other SUWANNEE COUNTY, FLORIDA 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 PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 2 SOUTH, RANGE 12 EAST, SUWANNEE COUN FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF REFERENCE COMMENCE AT THE NORTHEAST CORNER 5.01 ACRES± LEGEND AND NOTES: 00'16'35" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 658.42 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 1/2 OF SAID NORTHEAST 1/4 OF THE NORTHEAST 1/4; THENCE CONTINUE ALONG SAID WEST RIGHT-OF-WAY LINE, SOUT 00'18'41" EAST, A DISTANCE OF 658.47 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHEAST 1, O DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) SET, 5/8" x 18" REBAR WITH CAP, STAMPED L.B. # 7170. DISTANCE OF 1317.13 FEET TO THE NORTH LINE OF SAID SECTION 20, SAID NORTH LINE ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF 80TH STREET; THENCE RUN NORTH 89'57'11" EAST ALONG SAID NORTH LINE AND SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 662.93 FEET TO THE POINT OF BEGINNING. DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) FOUND, CONTAINING 20.04 ACRES MORE OR LESS. 1/2" REBAR, NO IDENTIFICATION. N 89°56'52" E J62.83' 1) BEARINGS AND COORDINATES BASED ON UNPUBLISHED DATA (NORTH LINE OF SECTION 20-N 89'57'11" E-DEED) ADOPTION AND DEDICATION: 2) THERE ARE NO LAKES, SWAMPS, WETLANDS, MUCK POCKETS OR WATER COURSES ON SUBJECT PROPERTY. KNOWN ALL MEN BY THESE PRESENT THAT FLA LAND, LLC, AS OWNER, HAVE CAUSED THE LANDS HEREON DESCRIBED TO BE SURVEYED AND PLATTED TO BE KNOWN AS WOODS SUBDIVISION AND 3) DISTANCES MEASURED IN U.S. FEET THAT THE ROADS, STREETS AND EASEMENTS FOR UTILITIES, DRAINAGE AND OTHER PURPOSES HEREON SHOWN ARE HEREBY 4) WATER SUPPLIED BY INDIVIDUAL WELL. DEDICATED TO THE PERPETUAL USE OF THE PUBLIC. 5) SEWAGE DISPOSAL SUPPLIED BY INDIVIDUAL SEPTIC TANKS 6) THERE ARE NO UTILITY EASEMENTS ADJACENT TO PLAT. MANAGING MEMBER 7) THERE ARE NO COVENANTS OR RESTRICTIONS. FLA LAND, LLC 14952 U.S. HIGHWAY 90 WEST 8) 5/8" x 18" REBAR WITH CAP, STAMPED L.B. # 7170 SET ON ALL LOT CORNERS EXCEPT AS NOTED. LIVE OAK, FLORIDA 32060 (386) 362-4794 SOUTH LINE OF N 1/2 OF NE 1/4 OF NE 1/4 N 89°56'33" E 662.73' WITNESS:_ Ethai Henry **ACCESS NOTES:** Dawn M Wilson 1) ACCESS TO LOTS 1,2,3 AND 4 SHALL ONLY BE PERMITTED FROM 185TH ROAD BY THE SHARED DRIVEWAY EASEMENTS AT THE DENOTED LOCATIONS SHOWN ON THIS PLAT. STATE OF FLORIDA, COUNTY OF SUWANNEE: 2) ACCESS TO LOT 1 SHALL NOT BE PERMITTED FROM 80TH STREET I HEREBY CERTIFY ON THIS 23nd DAY OF AUGUST A.D. 2023, BEFORE ME PERSONALLY APPEARED WALTER J. LAWSON, MANAGING MEMBER OF FLA LAND, LLC, TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED 5.01 ACRES± UTILITY EASEMENT DETAIL: WITNESS MY HAND AND SEAL AT SUWANNEE COUNTY, STATE OF FLORIDA, THIS 2322 DAY OF HUGUST A.D. 2023 _____ 30' EASEMENT AS SHOWN LASEMENTS SHOWN HEREON FOR UTILITIES SHALL ALSO IT EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES. MY COMMISSION EXPIRES: 7-31-2024 N 89°56'14" E 662.831 ······ Notary Public State of Florida Cheryl E. Beaty My Commission GG 988279 Expires 07/31/2024 FLOOD ZONE INFORMATION THE PROPERTY AS SURVEYED FALLS WITHIN ZONE "X" PER THE FLOOD INSURANCE RATE MAP OF THE APPROVED BY BOARD OF COUNT COMMISSIONERS, SUWANNEE COUNTY RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY PANEL NO. 12121C 0120B. OFFICIAL SEAL LOT 4 BUILDING SET BACKS: 5.01 ACRES± FRONT: 30.00 FEET SIDE: 15.00 FEET DATE: 09.19.23 15.00 FEET ZONING: CERTIFICATE OF CLERK: SOUTH LINE OF NE 1/4 OF NE 1/4 A-1 AGRICULTURAL-1 SE CORNER OF I HEREBY CERTIFY THAT THE FOREGOING PLAT, HAVING BEEN DULY APPROVED THE BOARD OF COUNTY COMMISSIONERS OF SUWANNEE COUNTY, FLORID: W.S. ACCEPTED AND FILED FOR RECORD THIS DAY OF COUNTY, PAGE OF THE PUBLIC RECORDS OF SAID SUWAN COUNTY, FLORIDA. NE 1/4 OF NE 1/4 OWNERS: LAWRENCE & ELIZABETH SIMMONS PARCEL NO. 20-02S-12E-09992-000000 (UNPLATTED) FINISHED FLOOR CRITERIA: 12.07 ACRES± SINGLE FAMILY DWELLING ZONE: A-1 CLERK OF COURT, SUWANNEE COUNTY, FLORIDA SOUTHEAST 1/4 OF NORTHEAST 1/4 (NOT INCLUDED) CERTIFICATE OF TAX COLLECTOR VICINITY MAP **BUILDING PERMIT NOTE:** NOT TO SCALE **ABBREVIATIONS** ROSALIMD D. HOR Notary Public, State of THIS IS TO CERTIFY THAT ALL PAYABLE AD VALOREM TAXES HAVE BEEN PAID AND ALL TAX SALES AGAINST THE A BUILDING PERMIT FOR THE CONSTRUCTION OR LOCATION OF ANY RESIDENTIAL BUILDING OR STRUCTURE SHALL NOT BE ISSUED FOR LESS THAN ONE ENTIRE LOT AS DEPICTED ON THIS SUBDIVISION PLAT, EXCEPT AS OTHERWISE PROVIDED CONC. - CONCRETE LAND INCLUDED WITHIN THIS PLAT HAVE BEEN REDEEMED IP - IRON PIPE REB. - REBAR small Chiesay AVE. — AVENUE NO ID — NO IDENTIFICATION WOODS 8-23-2023 SUBDIVISION FD. - FOUND

CM - CONCRETE MONUMENT

+ - MORE OR LESS

ORB - OFFICIAL RECORDS BOOK TAX COLLECTOR, SHARON JORDAN COUNTY OF SUWANNEE WATER RUN-OFF FROM EXISTING COUNTY ROAD RIGHT -OF-WAY MAY OCCUR DURING HEAVY RAINS PG - PAGE(S) (FM) - FIELD MEASURED CERTIFICATE OF SURVEYOR: (P) - PLAT , THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, (D) — DEED PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LA... (C) — CALCULATED SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177 NOTICE AND WARNING TO PROSPECTIVE PURCHASERS OF LOTS IN WOODS SUBDIVISION: (R) — RECORD THAT THE PERMANENT REFERENCE MONUMENTS WERE INSTALL AUGUST, 2023. THE PERMANENT CONTROL POINTS AND LOT CO. O/S - OFFSET THERE ARE LOTS IN THE SUBDIVISION WHICH ARE IN CLOSE PROXIMITY TO VARIOUS AGRICULTURAL OPERATIONS. BE AWARE THAT SUCH AGRICULTURAL OPERATIONS MAY CAUSE ODORS, FLIES, POSSIBLE POLLUTANTS AND NOISES FDOT — FLORIDA DEPARTMENT OF TRANSPORTATION
P.C. — POINT OF CURVATURE
P.T. — POINT OF TANGENCY
P.I. — POINT OF INTERSECTION
P.R.C. — POINT OF REVERSE CURVATURE
P.C.C. — POINT OF COMPOUND CURVATURE OF THE 4TH DAY OF AUGUST 2023. R/W - RIGHT-OF-WAY TIMOTHY B. ALCORN P.C.P. — PERMANENT CONTROL POINT P.R.M. — PERMANENT REFERENCE MONUMENT PROFESSIONAL SURVEYOR AND MAPPER FLORIDA CERTIFICATE NO. 6332 EP - EDGE OF PAVEMENT DATE: AUGUST 17, 2023 "NOT VALID WITHOUT THE SIGNATURE AND THE COMO SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPEL THIS PLAT HAS BEEN REVIEWED FOR CONFORMIT TO CHAPTER 177 BY: Ilice V. Deiger SCALE: 1" = 100' DATE SURVEYED: 08-04-2023 ALICE V. GEIGER APPROVED BY: SUBDIVIDER'S AGENT: **DEVELOPERS** PROFESSIONAL SURVEYOR AND MAPPER FLORIDA CERTIFICATE NO. 222 J. SHERMAN FRIER & ASSOCIATES. FLA LAND, LLC 14952 U.S. HIGHWAY 90 WEST TIMOTHY B. ALCORN SCALE: I" = 100' 130 WEST HOWARD STREET LAND SURVEYORS CERTIFICATE OF AUTHORIZETIC LIVE OAK, FLORIDA 32060 (386) 362-4794 130 W. HOWARD STREET, LIVE OAK, FL 32004 (386) 362-4629

IN SECTION 20, TOWNSHIP 2 SOUTH, RANGE 12 EAST,

SAID SECTION 20, THENCE RUN SOUTH 89'57'11" WEST ALONG THE NORTH LINE OF SAID SECTION 20, A DISTANCE OF 41.06 FE A POINT ON THE WEST RIGHT-OF-WAY LINE OF 185TH ROAD, SAID POINT BEING THE POINT OF BEGINNING; THENCE RUN SOUTH THENCE RUN SOUTH 89'55'55" WEST ALONG SAID SOUTH LINE, A DISTANCE OF 662.93 FEET; THENCE RUN NORTH 00'17'38" WEST

> PHONE: 386-362-4629 FAX: 386-362-5270 EMAIL: jsfc@wi..... limalcorn@v 😁