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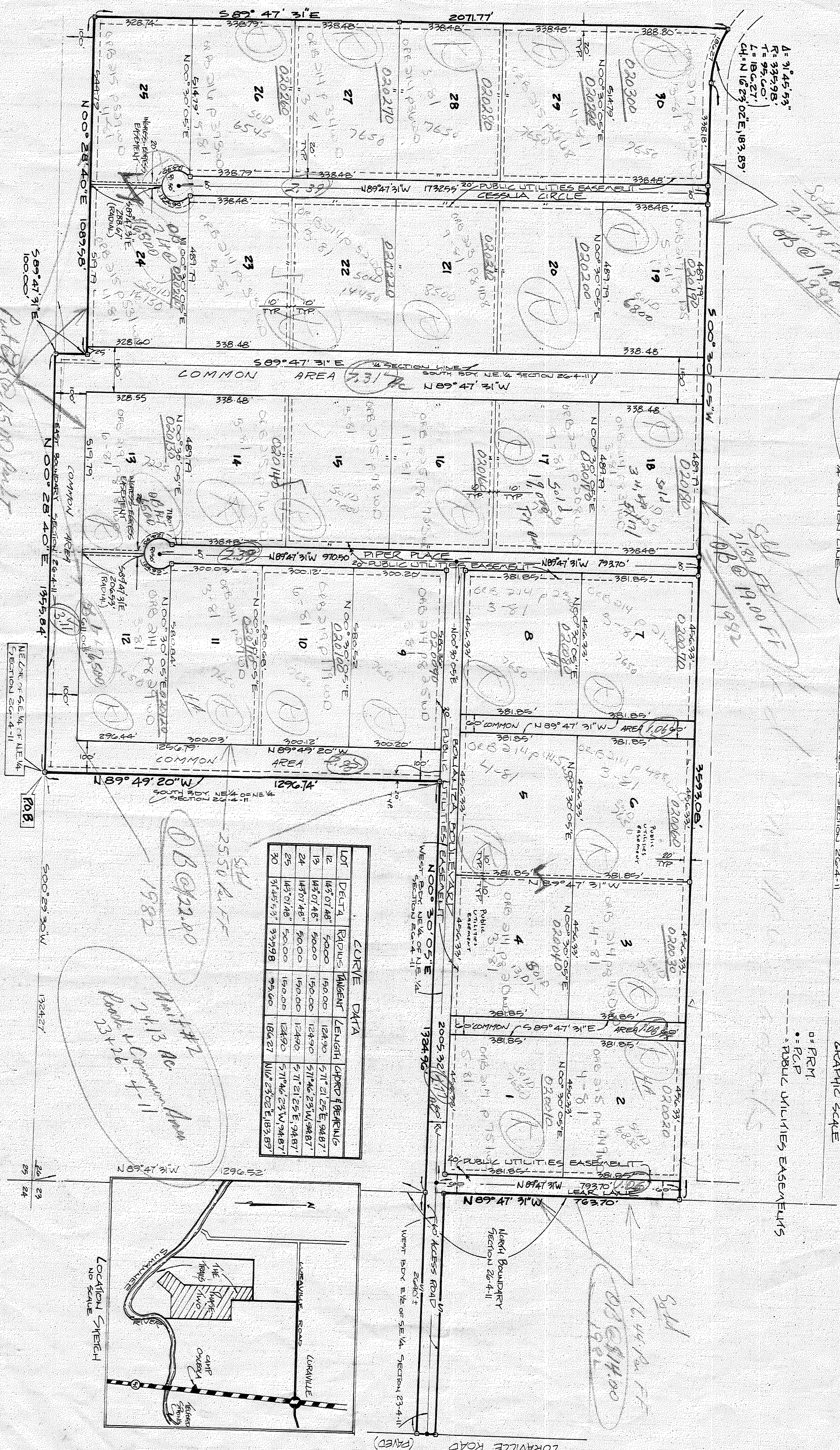
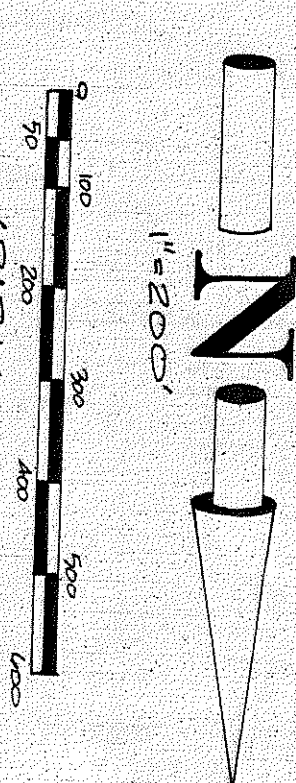
Common Area Per Platbook  
or Par. # 12071-020000

Books are advised and  
Par. # 12071-000001

# THE TRAILS

## PHASE TWO

### A SUBDIVISION IN SECTIONS 23 & 26 TOWNSHIP 4 SOUTH, RANGE 11 EAST SUWANNEE COUNTY, FLORIDA



LOT	DELTA	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
12	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
13	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
14	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
15	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
16	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
17	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
18	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
19	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
20	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
21	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
22	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
23	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
24	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
25	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
26	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
27	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
28	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'
29	145°07'48"	500.00	150.00	124.70	S71°21'25"W 94.87'
30	145°07'48"	500.00	150.00	124.70	S71°21'25"E 94.87'

#### LEGAL DESCRIPTION

A PORTION OF LAND IN SECTIONS 23 AND 26, TOWNSHIP 4 SOUTH, RANGE 11 EAST, SUWANNEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NE CORNER OF SAID SECTION 26 AND RUN THENCE S00°29'30"W ALONG THE EAST BOUNDARY OF SAID SECTION 26 TO THE NE CORNER OF THE S.E. 1/4 OF SAID SECTION 26 AND THE POINT OF BEGINNING (P.O.B.) THENCE N89°49'20"W 20' ALONG THE 1/2 BOUNDARY OF THE N.E. 1/4 OF SAID SECTION 26 TO A POINT LYING 30 FEET EAST OF THE POINT OF BEGINNING AND SAID N.E. 1/4 OF SAID SECTION 26 IS PARALLEL TO AND 30 FEET EAST OF SAID BOUNDARY (30 FEET TO THE NORTH BOUNDARY OF SAID SECTION 26) THENCE NORTHERLY, PARALLEL TO AND 30 FEET EAST OF THE WEST BOUNDARY OF THE E. 1/2 OF THE S.E. 1/4 OF SAID SECTION 23 240' FEET TO THE SOUTHERLY RIGHT OF WAY OF LURAVILLE ROAD 60 FEET THENCE SOUTHERLY PARALLEL TO AND 30 FEET WEST OF SAID WEST BOUNDARY OF THE E. 1/2 OF THE S.E. 1/4 OF SAID SECTION 23 240' FEET TO SAID NORTH BOUNDARY OF SECTION 26, THENCE N89°47'31"W ALONG SAID NORTH BOUNDARY (2320 FEET); THENCE S00°29'30"W 2320 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 335.98 FEET THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 31°45'53" AN ARC DISTANCE OF 186.27 FEET SAID CURVE BEING SUBSTITUTED BY A CHORD HAVING A BEARING AND DISTANCE OF S16°23'02"W 193.97 FEET THENCE S89°47'31"E 2071.77 FEET TO A POINT LYING 30 FEET WEST OF SAID EAST BOUNDARY OF SECTION 26, THENCE N00°28'40"E PARALLEL TO AND 30 FEET WEST OF SAID EAST BOUNDARY OF SECTION 26 THENCE N00°28'40"E ALONG SAID EAST BOUNDARY 1958.84 FEET TO THE POINT OF BEGINNING.

#### SUWANNEE COUNTY COMMISSIONERS' APPROVAL

APPROVED BY THE BOARD OF COMMISSIONERS OF SUWANNEE COUNTY, FLORIDA THIS 17 DAY OF MARCH AD 1981.

*Michael C. Ross*  
CHAIRMAN

*Edna Bennett*  
DEPUTY CLERK

#### SUWANNEE COUNTY CLERK'S FILING CERTIFICATE

THIS PLAT HAS BEEN FILED FOR RECORD AND RECORDED IN THE PUBLIC RECORDS OF SUWANNEE COUNTY, FLORIDA THIS 27 DAY OF MARCH AD 1981.

*Michael C. Ross*  
CLERK

*Edna Bennett*  
DEPUTY CLERK

#### SURVEYOR'S CERTIFICATE

I DO HEREBY CERTIFY THAT THIS PLAT OF THE TRAILS, PHASE TWO, IS A TRUE AND CORRECT REPRESENTATION OF THE HEREON DESCRIBED LANDS ACCORDING TO A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT PERMANENT REFERENCE POINTS (R.P.'S) HAVE BEEN SET AND PERMANENT CONTROL POINTS (C.P.'S) HAVE BEEN SET AS CALLED FOR UNDER CHAPTER 177, SECTION 0901 (1961) LAWS OF FLORIDA AND THAT THE SURVEY DATA COMPLETES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES (1980).

#### ADOPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT BAYWARD-KEY INCORPORATED A FLORIDA CORPORATION DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE HEREON DESCRIBED PROPERTY AND AS OWNER DO HEREBY GRANT TO ALL PUBLIC UTILITIES COMPANIES RECEIVING THE EASEMENTS SHOWN ON THIS PLAT OF THE TRAILS, PHASE TWO.

#### ACKNOWLEDGEMENT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 26 DAY OF 10<sup>th</sup> AD 1981 BY RICHARD G. KEY, PRESIDENT OF BAYWARD-KEY INCORPORATED A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION.

#### ADOPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT HENRY M. WARD AND HIS WIFE DORIS D. WARD DO HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE HEREON DESCRIBED PROPERTY AND AS OWNERS DO HEREBY GRANT TO ALL PUBLIC UTILITIES COMPANIES RECEIVING THE EASEMENTS SHOWN ON THIS PLAT OF THE TRAILS, PHASE TWO.

#### ACKNOWLEDGEMENT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 26 DAY OF 3<sup>rd</sup> AD 1981 BY HENRY M. WARD AND HIS WIFE DORIS D. WARD, OWNERS OF THE HEREON DESCRIBED PROPERTY.

*Richard G. Key, Jr.*  
WITNESS

*Dennis M. Jones*  
NOTARY PUBLIC, STATE OF FLORIDA

*Henry M. Ward*  
WITNESS

*Dennis M. Jones*  
NOTARY PUBLIC, STATE OF FLORIDA