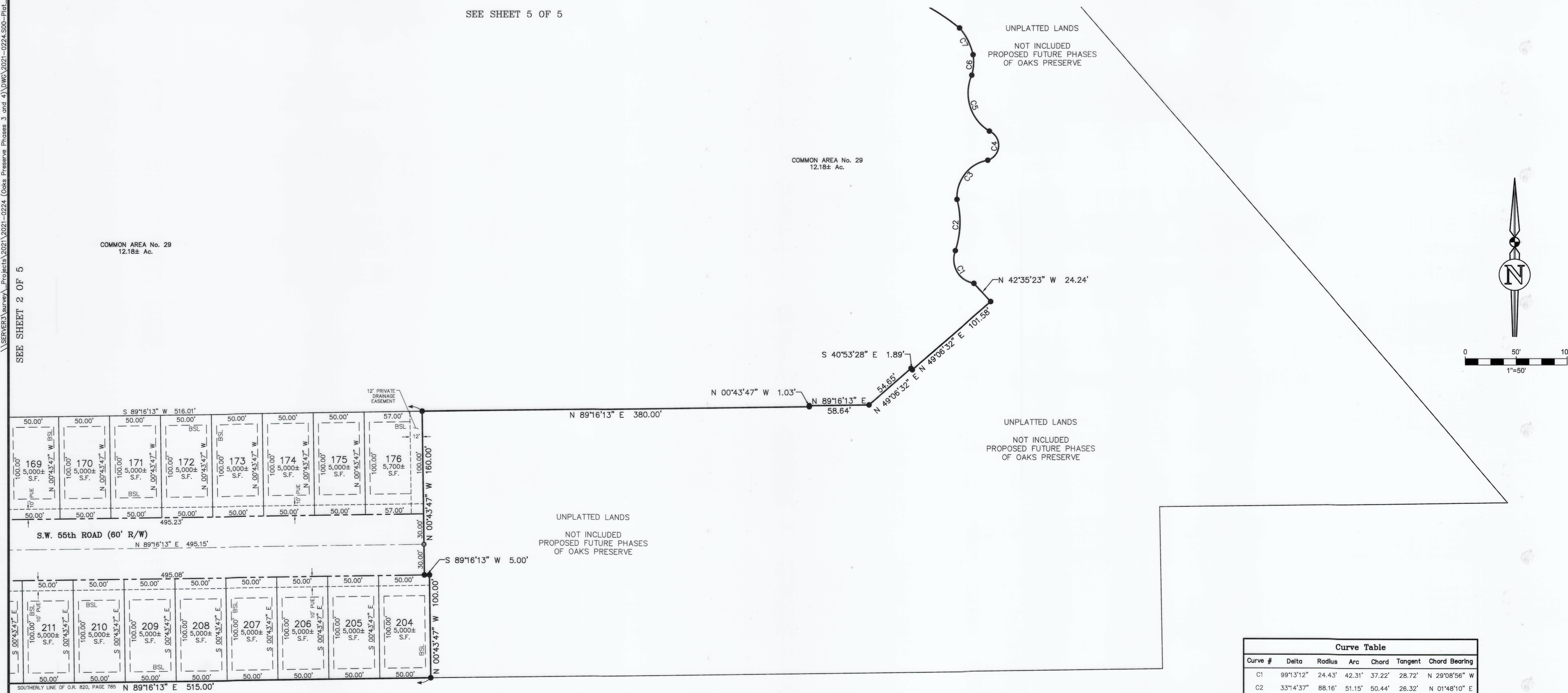


# OAKS PRESERVE PHASES III & IV, A CLUSTER SUBDIVISION

SITUATED IN SECTION 22, TOWNSHIP 10 SOUTH, RANGE 19 EAST, CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA, A PORTION THEREOF BEING A REPLAT OF A PORTION OF LOTS 1, 3, 4 & 5 OF PATTON'S SURVEY, PLAT BOOK "A", PAGE 21&1/2, OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA

SEE SHEET 5 OF 5



| Curve Table |            |        |        |        |         |               |
|-------------|------------|--------|--------|--------|---------|---------------|
| Curve #     | Delta      | Radius | Arc    | Chord  | Tangent | Chord Bearing |
| C1          | 99°13'12"  | 24.43' | 42.31' | 37.22' | 28.72'  | N 29°08'56" W |
| C2          | 33°14'37"  | 88.16' | 51.15' | 50.44' | 26.32'  | N 01°48'10" E |
| C3          | 84°16'58"  | 35.99' | 52.95' | 48.30' | 32.57'  | N 38°29'14" E |
| C4          | 138°16'08" | 15.40' | 37.17' | 28.79' | 40.41'  | N 03°20'02" E |
| C5          | 81°54'12"  | 44.01' | 62.92' | 57.70' | 38.20'  | N 17°31'13" W |
| C6          | 25°50'48"  | 44.83' | 20.22' | 20.05' | 10.29'  | N 03°41'46" E |
| C7          | 26°01'56"  | 66.34' | 30.14' | 29.88' | 15.33'  | N 26°18'48" W |

### LEGEND AND ABBREVIATIONS

- |   |   |
|---|---|
| PSM PROFESSIONAL SURVEYOR AND MAPPER      | PRM PERMANENT REFERENCE MONUMENT              |
| LB LICENSED BUSINESS                      | PCP PERMANENT CONTROL POINT                   |
| R RADIUS                                  | POC POINT OF COMMENCEMENT                     |
| L ARC LENGTH                              | POB POINT OF BEGINNING                        |
| D DELTA (CENTRAL) ANGLE                   | PB PLAT BOOK                                  |
| CB CHORD BEARING                          | PC POINT OF CURVATURE                         |
| CD CHORD DISTANCE                         | PT POINT OF TANGENCY                          |
| (R) RADIAL                                | O.R. OFFICIAL RECORDS BOOK                    |
| (NR) NON-RADIAL                           | PUE PUBLIC UTILITY EASEMENT                   |
| R/W RIGHT-OF-WAY                          | DE DRAINAGE EASEMENT                          |
| ± MORE OR LESS                            | FFE MINIMUM REQUIRED FINISHED FLOOR ELEVATION |
| I.D. IDENTIFICATION                       | S.F. SQUARE FEET                              |
| MAG CHRISNIK'S BRAND                      | AC ACRES                                      |
| N=231688.49 STATE PLANE COORDINATES       | BSL BUILDING SETBACK LINE (TYPICAL)           |
| E=2636867.77 (NAD83 - FLORIDA NORTH ZONE) | GRU GAINESVILLE REGIONAL UTILITIES            |
| CM CONCRETE MONUMENT                      | IR/C IRON ROD WITH PLASTIC CAP                |
- SECTION 22-10-19
- PERMANENT REFERENCE MONUMENT (PRM) - 5/8" IR/C "PRM LB 2389" (SET)
  - PERMANENT REFERENCE MONUMENT (PRM) - 4"x4" CM - SIZE AND IDENTIFICATION AS NOTED (FOUND)
  - ⊕ PERMANENT CONTROL POINT (PCP) - MAG NAIL WITH BRASS DISK OR 5/8" IR/C "PCP LB 2389" (TO BE SET)
  - PERMANENT REFERENCE MONUMENT (PRM) - IRON PIPE - SIZE AND IDENTIFICATION AS NOTED (FOUND)

BUILDING SETBACK LINE (BSL) REQUIREMENTS (MINIMUM)  
UNLESS OTHERWISE NOTED

FRONT 20 FEET  
REAR 10 FEET  
SIDE (STREET) 5 FEET  
SIDE (INTERIOR) 5 FEET

APPLIES TO BOTH PRIMARY AND ACCESSORY STRUCTURES

SEE SHEET 2 OF 5

SOUTH LINE OF SECTION 22-10-19

Plotted Mar 25, 2024 - 13:07:21 - ebaone

