

TARA BAYWOOD PHASE 1
SITUATED IN
SECTION 10, TOWNSHIP 8 SOUTH, RANGE 18 EAST,
CITY OF ALACHUA, ALACHUA COUNTY, FLORIDA

NOTICE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER 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.

Plat Book _____, Page _____
Sheet One of Four

Owner's Certification and Dedication:

KNOW ALL MEN BY THESE PRESENTS, THAT TARA BAYWOOD, LLC ("OWNER"), BEING THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE ATTACHED PLAT ENTITLED "TARA BAYWOOD PHASE 1" (THE "PLAT"), AS OWNER, HEREBY DEDICATES SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREIN EXPRESSED; HEREBY DEDICATES ALL STREETS, ROADS, RIGHTS-OF-WAY, AVENUES, BOULEVARDS, WAYS, LANES, DRAINAGE EASEMENTS, AND UTILITY EASEMENTS, SHOWN OR DESCRIBED ON THE ATTACHED PLAT (UNLESS ANY OF THE FOREGOING ARE SHOWN ON THE ATTACHED PLAT AS BEING DEDICATED OTHERWISE), TO THE PERPETUAL USE OF THE PUBLIC, FOR PROPER PURPOSES. OWNER COMMITS TO ESTABLISH AND LEGALLY CREATE TARA BAYWOOD HOMEOWNERS ASSOCIATION, INC. ("HOA") WHICH SHALL SPECIFICALLY ACCEPT, ASSUME, AND BE RESPONSIBLE FOR OPERATION AND MAINTENANCE OF ALL COMPONENTS OF THE STORMWATER SYSTEM NOT IN THE RIGHT-OF-WAY. THE CITY OF ALACHUA WILL BE RESPONSIBLE FOR OPERATION AND MAINTENANCE OF THE STORMWATER SYSTEM WITHIN THE RIGHT-OF-WAY. ALL COMMON AREAS AND OPEN SPACES ARE HEREBY DEDICATED TO THE TARA BAYWOOD HOMEOWNERS ASSOCIATION, INC., WHICH SHALL BE RESPONSIBLE FOR THEIR OPERATION AND MAINTENANCE, AND TO THE CITY OF ALACHUA OR UTILITY PROVIDERS FOR PROPER PURPOSES.

TARA BAYWOOD, LLC
BY: _____
WITNESS
PRINT NAME _____
WITNESS
PRINT NAME _____ SAVED MOKHTARA
AUTHORIZED MEMBER

Acknowledgment:

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME SAVED MOKHTARA, ON BEHALF OF THE COMPANY IN ITS CAPACITY AS THE MANAGER OF TARA BAYWOOD, LLC. SAID PERSON WAS DULY SWORN, FURNISHED FLORIDA DRIVER'S LICENSE AS IDENTIFICATION, EXECUTED THE ABOVE INSTRUMENT, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE USE AND PURPOSE HEREIN EXPRESSED, AND DID TAKE AN OATH.

WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 20____

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

Consent of Mortgage:

WE, THE UNDERSIGNED, HOLDERS OF THAT CERTAIN MORTGAGE AS RECORDED IN OFFICIAL RECORDS BOOK 5011, PAGE 0885, OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, DO HEREBY CONSENT TO THIS PLAT.

WITNESS
PRINT NAME _____
WITNESS
PRINT NAME _____ SCOTT KEILING
VICE PRESIDENT
LENNAR HOMES, LLC, A FLORIDA
LIMITED LIABILITY COMPANY

Acknowledgment:

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME SCOTT KEILING, ON BEHALF OF THE COMPANY IN ITS CAPACITY AS THE VICE PRESIDENT OF LENNAR HOMES, LLC. SAID PERSON WAS DULY SWORN, FURNISHED FLORIDA DRIVER'S LICENSE AS IDENTIFICATION, EXECUTED THE ABOVE INSTRUMENT, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE USE AND PURPOSE HEREIN EXPRESSED, AND DID TAKE AN OATH.

WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 20____

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

Certificate of Surveyor:

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT REPRESENTATION OF TARA BAYWOOD PHASE 1 AND THAT SAID PLAT HAS BEEN CREATED UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, BASED ON A BOUNDARY SURVEY BY OTHERS COMPLETED ON 9/4/2019 AND THAT THE PLAT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 OF THE FLORIDA STATUTES.

_____, DATE: _____
TROY V. WRIGHT, P.S.M. J BROWN PROFESSIONAL GROUP INC.
PROFESSIONAL SURVEYOR & MAPPER 3530 N.W. 43rd STREET
FLORIDA CERTIFICATE NO. 7210 GAINESVILLE, FLORIDA, 32606
CERTIFICATE OF AUTHORIZATION NO. 8031

Certificate of Subdivider's Engineer:

THIS IS TO CERTIFY, THAT ON _____, CHRISTOPHER A. POTTS, PROFESSIONAL ENGINEER, AS SPECIFIED WITHIN CHAPTER 471, FLORIDA STATUTES, LICENSE NO. 73842, DOES HEREBY CERTIFY THAT AN APPROPRIATE SURETY DOCUMENT HAS BEEN SUBMITTED TO THE CITY AS SURETY FOR THE APPROPRIATE CONSTRUCTION OF THE REQUIRED IMPROVEMENTS AND IF APPLICABLE, HAS SUBMITTED OR WILL SUBMIT "AS BUILT" DOCUMENTS IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY OF THE CITY OF ALACHUA, FLORIDA.

_____, DATE: _____
CHRISTOPHER A. POTTS J BROWN PROFESSIONAL GROUP INC.
PROFESSIONAL ENGINEER 3530 N.W. 43rd STREET
FLORIDA CERTIFICATE NO. 73842 GAINESVILLE, FLORIDA, 32606
CERTIFICATE OF AUTHORIZATION NO. 8031

SUBDIVIDER
TARA BAYWOOD, LLC
7717 NW 20TH LANE
GAINESVILLE, FLORIDA 32605

JBPro
CIVIL ENGINEERING | LAND PLANNING
SURVEYING | CONSTRUCTION SERVICES
3530 NW 43rd Street | Gainesville, Florida 32606
407-291-4351 | 5600 N. I St., Gainesville, Florida 32606
Gainesville, FL 32606 | Phone: 813-754-8888 | Fax: 813-754-8888 | Email: info@jbpro.com
Cell: 813-754-8888 | Email: info@jbpro.com

LEGAL DESCRIPTION - BY THIS FIRM

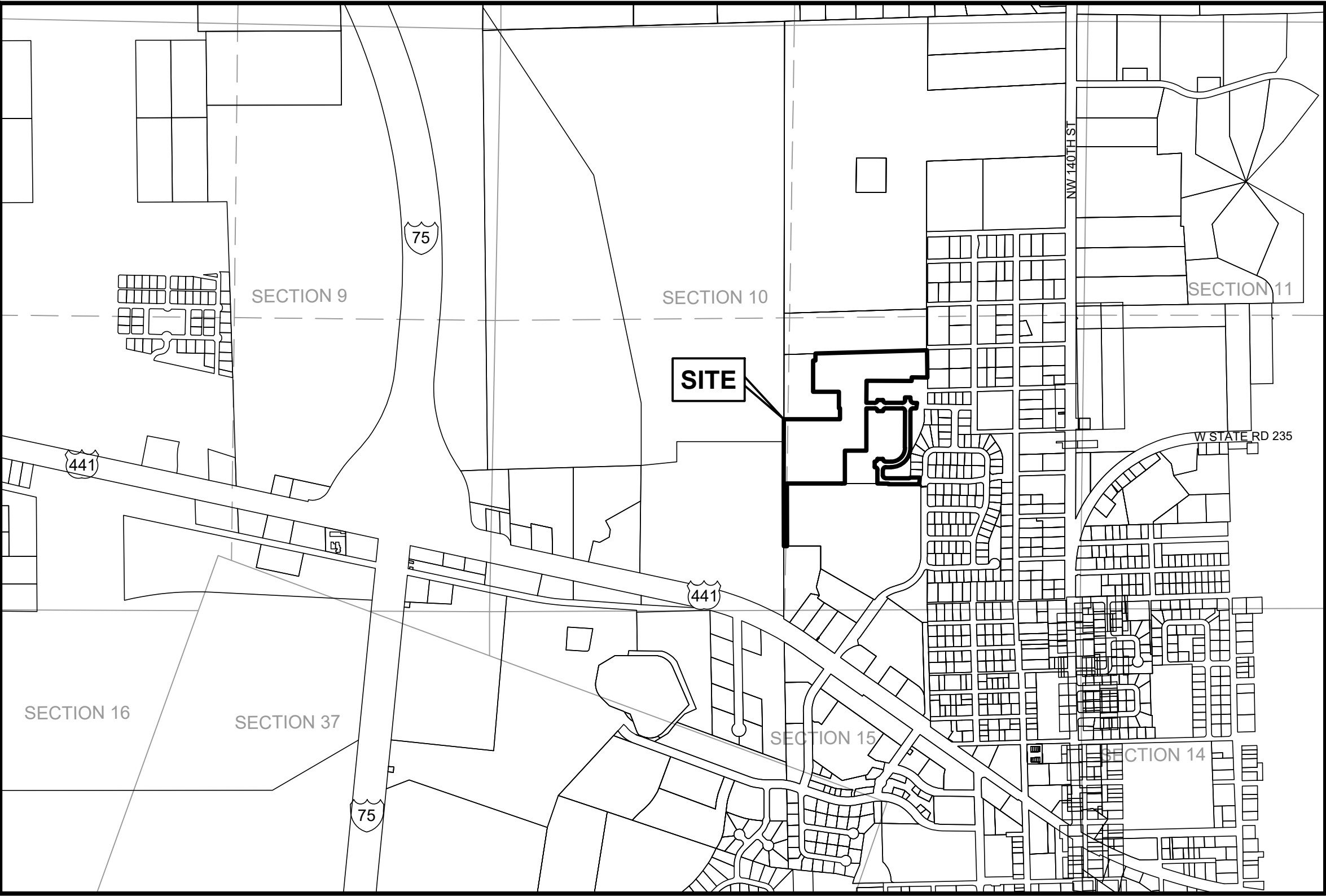
A PARCEL OF LAND SITUATED IN SECTION 10, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF BAYWOOD PHASE 1C AS PER THE PLAT RECORDED IN PLAT BOOK 29, PAGE 17 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, ALSO BEING THE POINT OF BEGINNING, THENCE RUN NORTH 89°56'50" EAST ALONG THE SOUTH LINE OF SAID PLAT OF BAYWOOD PHASE 1C A DISTANCE OF 85.50 FEET TO A NORTHWEST CORNER OF BAYWOOD PHASE 1B AS PER THE PLAT RECORDED IN PLAT BOOK 28, PAGE 78 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN SOUTH 04°52'19" WEST ALONG THE WEST LINE OF SAID PLAT OF BAYWOOD PHASE 1B A DISTANCE OF 60.27 FEET TO A SOUTHWEST CORNER OF SAID PLAT OF BAYWOOD PHASE 1B; THENCE DEPARTING SAID PLAT, RUN NORTH 89°54'58" WEST, A DISTANCE OF 280.91 FEET; THENCE RUN NORTH 01°44'31" WEST, A DISTANCE OF 4.97 FEET; THENCE RUN NORTH 89°55'41" WEST, A DISTANCE OF 99.84 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 123.84 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 44°54'57" WEST, 35.36 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE NORTH 00°05'03" EAST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 45°05'03" EAST, 35.36 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF SOUTH 44°54'57" EAST, 35.36 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 125.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 45°05'03" EAST, 35.36 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 196.35 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 334.70 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 44°54'57" WEST, 35.36 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 150.00 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF SOUTH 45°05'03" WEST, 35.36 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 44°54'57" WEST, 35.36 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 75.00 FEET; THENCE RUN SOUTH 00°05'03" WEST, A DISTANCE OF 384.65 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 195.26 FEET; THENCE RUN SOUTH 00°05'03" WEST, A DISTANCE OF 298.90 FEET; THENCE RUN NORTH 89°55'41" WEST, A DISTANCE OF 26.79 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 115.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 88°15'26" WEST, 7.60 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 7.60 FEET; THENCE RUN NORTH 89°54'28" WEST, A DISTANCE OF 499.80 FEET TO A POINT ON THE EAST BOUNDARY OF A 30 FOOT NON-EXCLUSIVE ELECTRIC EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 3819, PAGE 825 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN SOUTH 00°04'34" WEST ALONG THE EAST BOUNDARY OF SAID 30 FOOT EASEMENT A DISTANCE OF 576.90 FEET TO A POINT ON THE NORTH BOUNDARY OF BAYWOOD CENTER AS PER THE PLAT RECORDED IN PLAT BOOK 28, PAGE 91 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN SOUTH 89°57'21" WEST ALONG THE NORTH LINE OF SAID PLAT OF BAYWOOD CENTER A DISTANCE OF 29.75 FEET TO THE NORTHWEST CORNER OF SAID PLAT OF BAYWOOD CENTER; THENCE DEPARTING SAID NORTH LINE OF SAID PLAT OF BAYWOOD CENTER, RUN NORTH 00°03'20" EAST ALONG THE WEST BOUNDARY OF SAID 30 FOOT EASEMENT, A DISTANCE OF 576.97 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 583.26 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 519.40 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 100.00 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 10.00 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 150.00 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 234.40 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 300.00 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 20.00 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 73.48 FEET TO A POINT ON THE NORTH LINE OF TARA BAYWOOD, PER THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4749, PAGE 2301, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN SOUTH 89°26'48" EAST, A DISTANCE OF 1029.73 FEET TO A POINT ON THE WEST BOUNDARY OF ALACHUA REALTY COMPANY ADDITION TO THE CITY OF ALACHUA AS PER THE PLAT RECORDED IN PLAT BOOK A, PAGE 100 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN SOUTH 00°01'22" WEST ALONG THE WEST LINE OF SAID PLAT OF ALACHUA REALTY COMPANY ADDITION TO THE CITY OF ALACHUA, A DISTANCE OF 233.30 FEET; THENCE DEPARTING WEST LINE OF SAID PLAT OF ALACHUA REALTY COMPANY ADDITION TO THE CITY OF ALACHUA, RUN NORTH 89°54'57" WEST, A DISTANCE OF 155.54 FEET; THENCE RUN SOUTH 00°05'03" WEST, A DISTANCE OF 30.25 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 260.00 FEET; THENCE RUN NORTH 88°46'12" WEST, A DISTANCE OF 50.01 FEET; THENCE RUN NORTH 89°54'57" WEST, A DISTANCE OF 99.00 FEET; THENCE RUN SOUTH 01°01'24" WEST, A DISTANCE OF 61.01 FEET; THENCE RUN SOUTH 00°05'03" WEST, A DISTANCE OF 141.50 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 75.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 45°05'03" EAST, 35.36 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF SOUTH 44°54'57" EAST, 35.36 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 150.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF NORTH 45°05'03" EAST, 35.36 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN NORTH 00°05'03" EAST, A DISTANCE OF 25.00 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 50.00 FEET; THENCE RUN SOUTH 00°05'03" WEST, A DISTANCE OF 25.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF SOUTH 44°54'57" EAST, 35.36 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 141.50 FEET; THENCE RUN SOUTH 89°11'58" WEST, A DISTANCE OF 26.88 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF SOUTH 45°05'03" WEST, 35.36 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN SOUTH 00°05'02" WEST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, WITH A CHORD BEARING AND DISTANCE OF SOUTH 44°54'57" EAST, 35.36 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET; THENCE RUN SOUTH 89°54'57" EAST, A DISTANCE OF 213.49 FEET; THENCE RUN NORTH 63°07'23" EAST, A DISTANCE OF 13.41 FEET TO THE SOUTHWEST CORNER OF BAYWOOD PHASE 1C AND TO THE POINT OF BEGINNING.

CONTAINING 20.25 ACRES, MORE OR LESS.

NOTES

- BEARINGS AND STATE PLANE COORDINATES DEPICTED HEREON ARE GRID, NORTH FLORIDA ZONE, NAD-83 (CORS96, EPOCH:2002.0000), BASED ON TRIMBLE VIRTUAL REFERENCE STATION NETWORK AND REFERENCED TO THE WEST BOUNDARY OF THE S.E. 1/4 OF SECTION 10, TOWNSHIP 8 SOUTH, RANGE 18 EAST, AS BEING N00°05'03"E.
- THE ENTIRE PROPERTY IS WITHIN AN AREA OF MINIMAL FLOOD HAZARD "ZONE X" ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY UNPRINTED FLOOD INSURANCE RATE MAP PANEL 12001C0120D.
- ELEVATIONS ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) AND BASED ON FDOT CONTROL MONUMENT BENCHMARK 2626010 GPS2, SAID BENCHMARK BEING A NAIL AND BRASS DISK IN THE TOP OF A 4"x4" CONCRETE MONUMENT IN THE MEDIAN OF S.R. 25 (U.S. HWY 441), APPROXIMATELY 0.46 MILES EASTERLY FROM THE INTERSECTION OF S.R. 25 & I-75, WITH A PUBLISHED ELEVATION OF 70.86 FEET.
- THE ERROR OF CLOSURE OF THIS PLAT DOES NOT EXCEED 1:10,000
- ALL PERMANENT REFERENCE MONUMENTS, PERMANENT CONTROL POINTS AND LOT CORNERS WILL BE SET PER FLORIDA STATUTE 177 PART 1 PLATTING.
- THIS PLAT IS BASED ON A BOUNDARY SURVEY BY R.M. BARRINEAU AND ASSOCIATES, INC., COMPLETED ON SEPTEMBER 4, 2019.
- 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 PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- REPRODUCED COPIES THAT ARE NOT AT 24"x36" MAY NOT BE TO SCALE.
- THIS PLAT IS COMPRISED OF 4 SHEETS, AND IS MEANT TO BE USED AS A SET. NO ONE SHEET IS VALID BY ITSELF. SHEET 2 IS AN OVERVIEW OF THE ENTIRE PROPERTY. SHEET 3 IS A LOT DETAIL SHEET. SHEET 4 SHOWS THE SOUTH ROAD RIGHT-OF-WAYS IN DETAIL.
- CONNECTIONS TO ADJACENT LANDS WILL BE CONVERTED TO A TRAFFIC CALMING DEVICE AT THE TIME OF CONNECTION.
- THIS DEVELOPMENT CONNECTS TO OFF-SITE UTILITIES. PUBLIC UTILITY EASEMENTS FOR THESE OFF-SITE UTILITIES HAVE BEEN OBTAINED AND RECORDED. THE EXISTING 30' PUBLIC UTILITY EASEMENT EXTENDING OFF-SITE TO LIFT STATION 25 IS RECORDED PER O.R.B. 3810, PG. 340.
- THE OFFSITE EASEMENTS SHOWN HEREON ARE NOT PART OF THIS PLAT.



VICINITY MAP
SCALE: 1" = 1000'



CERTIFICATE OF APPROVAL BY PROFESSIONAL
SURVEYOR AND MAPPER

EXAMINED ON: _____
AND
APPROVED BY: _____
PROFESSIONAL SURVEYOR AND MAPPER

CERTIFICATE OF APPROVAL BY THE ATTORNEY FOR
THE CITY.

EXAMINED ON: _____
AND
APPROVED BY: _____
CITY ATTORNEY

CERTIFICATE OF APPROVAL BY THE CITY COMMISSION

THIS IS TO CERTIFY, THAT ON _____, THE FOREGOING PLAT WAS APPROVED BY THE CITY COMMISSION.

MAYOR _____
ATTEST: _____

CITY MANAGER

FILED FOR RECORD ON: _____

RECEIVED AND FILED

RECEIVED AND FILED FOR RECORD ON THIS DAY OF _____

ALACHUA COUNTY CLERK OF THE COURT DATE
J.K. JESS' IRBY

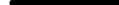
TARA BAYWOOD PHASE 1
SITUATED IN
SECTION 10, TOWNSHIP 8 SOUTH, RANGE 18 EAST,
CITY OF ALACHUA, ALACHUA COUNTY, FLORIDA

NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER 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.

Plat Book ____ , Page ____
Sheet Two of Four

SYMBOL LEGEND

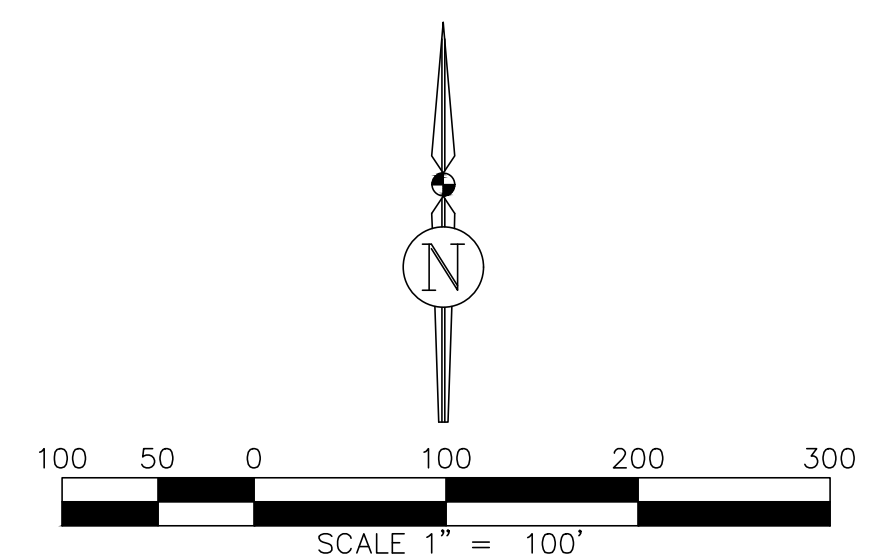
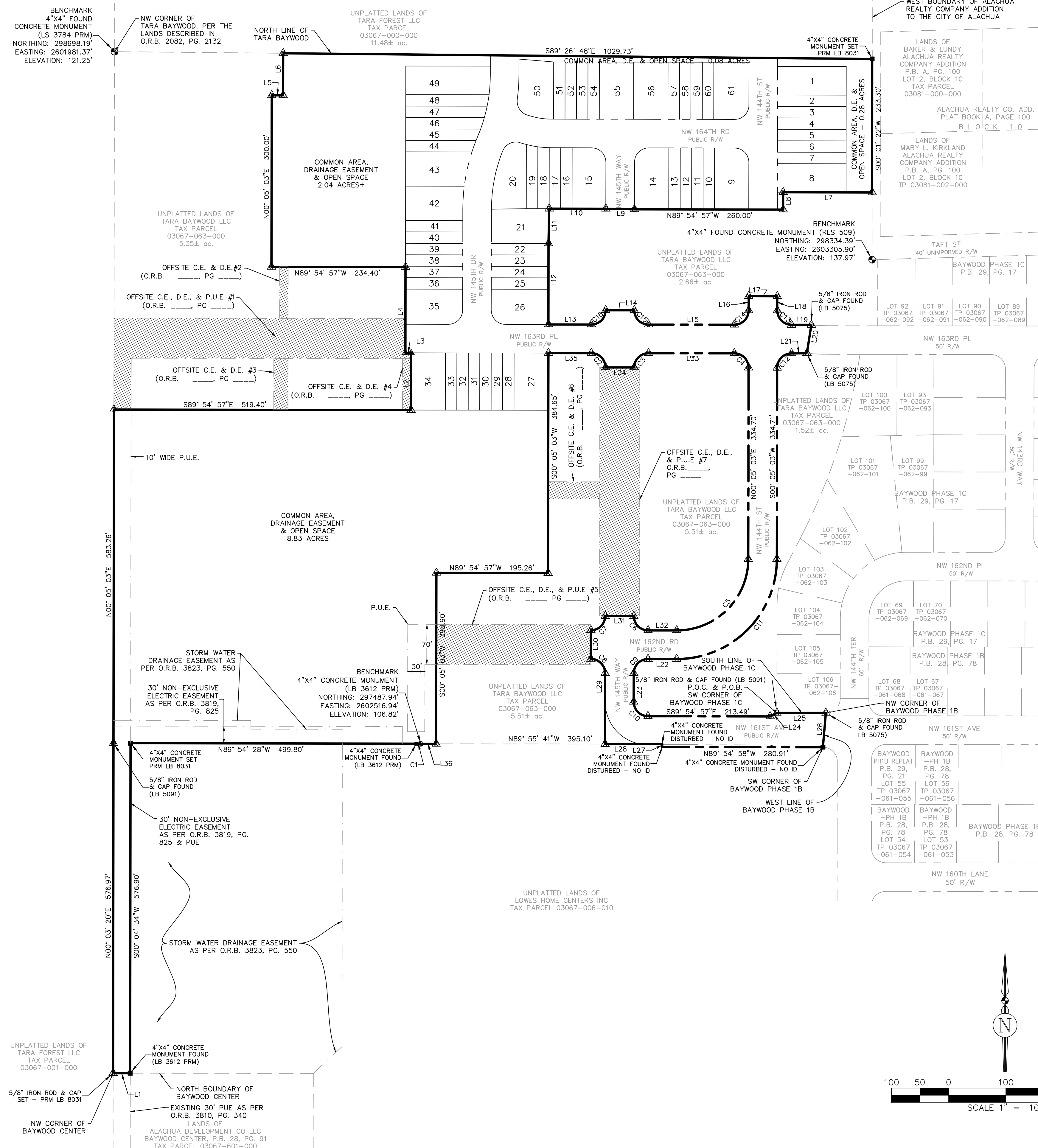
- | | |
|---|-------------------------|
|  | BOUNDARY LINE (PLAT) |
| | BOUNDARY LINE (LOT) |
|  | RIGHT-OF-WAY LINE |
|  | BENCHMARK |
|  | CONCRETE MONUMENT |
|  | 5/8" IRON ROD & CAP SET |
| | "JBPRO PCP PRM LB8031" |
| | UNLESS NOTED OTHERWISE |

ABBREVIATIONS

D.E. = DRAINAGE EASEMENT
ID = IDENTIFICATION
INC = INCORPORATED
JBPRO = JBROWN PROFESSIONAL
GROUP
LB = LICENSED SURVEYING
BUSINESS
LLC = LIMITED LIABILITY
CORPORATION
O.R.B. = OFFICIAL RECORDS BOOK
P.B. = PLAT BOOK
PG. = PAGE
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF
COMMENCEMENT
PCP = PERMANENT CONTROL
POINT
PRM = PERMANENT REFERENCE
MONUMENT
PSM = PROFESSIONAL SURVEYOR
AND MAPPER
P.U.E. = PUBLIC UTILITIES
EASEMENT
R/W = RIGHT-OF-WAY
TP = TAX PARCEL

Line#	Line Table	
	Direction	Length
L1	S89°57'21"W	29.75'
L2	N00°05'03"E	100.00'
L3	N89°54'57"W	10.00'
L4	N00°05'03"E	20.00'
L5	S89°54'57"E	155.54'
L6	N00°05'03"E	73.48'
L7	N89°54'57"E	155.54'
L8	S00°05'03"W	30.25'
L9	N88°46'12"W	50.01'
L10	N89°54'57"W	99.00'
L11	S01°01'24"W	61.01'
L12	S00°05'03"W	141.50'
L13	S89°54'57"E	75.00'
L14	S89°54'56"E	50.00'
L15	S89°54'57"E	150.00'
L16	N00°05'03"E	25.00'
L17	S89°54'57"E	20.00'
L18	S00°05'03"W	25.00'
L19	S89°51'25"E	34.61'
L20	S08°59'15"W	10.05'
L21	S89°11'58"W	26.88'
L22	N89°54'57"W	50.00'
L23	S00°05'02"W	50.00'
L24	N63°07'23"E	13.41'
L25	N89°56'10"E	85.50'
L26	S04°52'19"W	60.27'
L27	N01°44'31"W	4.92'
L28	N89°54'51"W	99.84'
L29	N00°05'03"E	123.84'
L30	N00°05'03"E	50.00'
L31	S89°54'57"E	50.00'
L32	S89°54'57"E	50.00'
L33	N89°54'57"W	150.00'
L34	N89°54'57"W	50.00'
L35	N89°54'57"W	75.00'
L36	N89°54'56"W	26.79'

Curve Table						
Curve#	Length	Radius	Delta	Tangent	Chord Bearing	Chord Distance
C1	7.60'	115.00'	3°47'06"	3.80'	N88°15'26"W	7.60'
C2	39.27'	25.00'	90°00'00"	25.00'	N44°54'57"W	35.36'
C3	39.33'	24.86'	90°38'18"	25.14'	S45°05'07"W	35.36'
C4	39.27'	25.00'	90°00'00"	25.00'	N44°54'57"W	35.36'
C5	196.30'	125.00'	89°58'36"	124.95'	N45°05'45"E	176.74'
C6	39.27'	25.00'	90°00'00"	25.00'	S44°54'57"E	35.36'
C7	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'
C8	39.27'	25.00'	89°59'59"	25.00'	N44°54'57"W	35.36'
C9	39.27'	25.00'	90°00'01"	25.00'	S45°05'03"W	35.36'
C10	39.27'	25.00'	89°59'59"	25.00'	S44°54'57"E	35.36'
C11	274.89'	175.00'	90°00'00"	175.00'	S45°05'03"W	247.49'
C12	39.27'	25.00'	90°00'00"	25.00'	S45°05'03"W	35.36'
C13	39.27'	25.00'	90°00'00"	25.00'	S44°54'57"E	35.36'
C14	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'
C15	39.27'	25.00'	89°59'59"	25.00'	S44°54'57"E	35.36'
C16	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'



JBP Pro
CIVIL ENGINEERING | LAND PLANNING
IMPROVING INFRASTRUCTURE SERVICES

35266 NW 43rd Street | Gainesville, Florida 32606
442-445-1 S. Suite 1 | St. Augustine, Florida 32086

Gainesville: (850) 375-0999 | St. Augustine: (850) 783-0999
Toll Free: (800) 336-3339 | E-mail: central@jaguar.com

TARA BAYWOOD PHASE 1
SITUATED IN
SECTION 10, TOWNSHIP 8 SOUTH, RANGE 18 EAST,
CITY OF ALACHUA, ALACHUA COUNTY, FLORIDA

NOTICE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER 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.

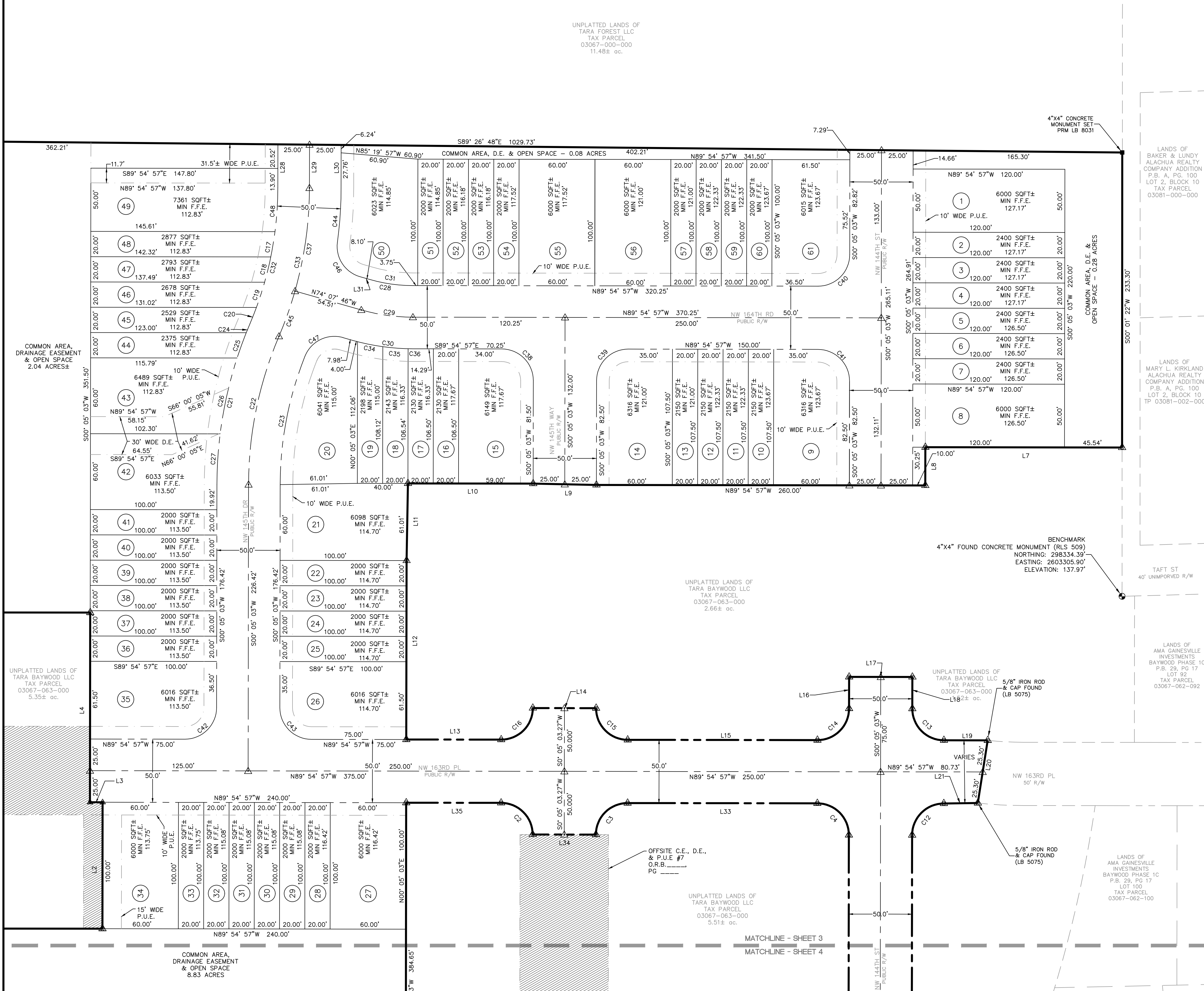
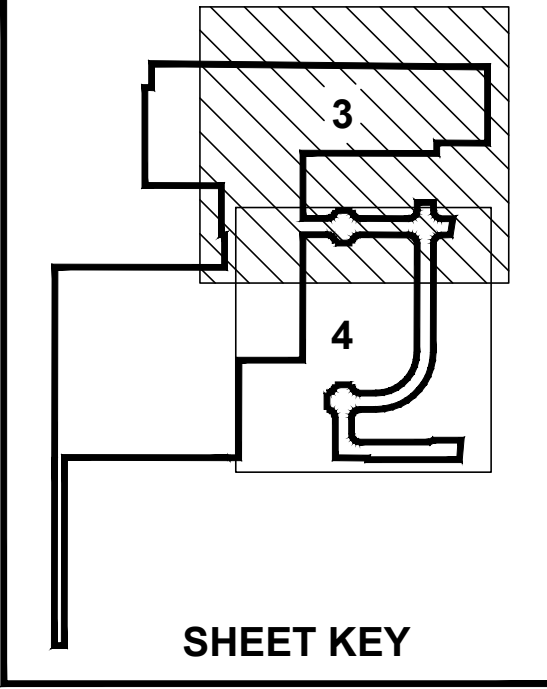
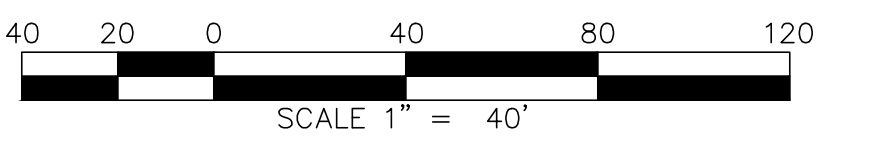
Plat Book ___, Page ___
Sheet Three of Four

ABBREVIATIONS

D.E. = DRAINAGE EASEMENT
FFE = FINISHED FLOOR ELEVATION
ID = IDENTIFICATION
INC = INCORPORATED
JBPRO = J.BROWN PROFESSIONAL GROUP
LB = LICENSED SURVEYING BUSINESS
LLC = LIMITED LIABILITY CORPORATION
MIN = MINIMUM
O.R.B. = OFFICIAL RECORDS BOOK
P.B. = PLAT BOOK
PG. = PAGE
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
P.U.E. = PUBLIC UTILITIES EASEMENT
PCP = PERMANENT CONTROL POINT
PRM = PERMANENT REFERENCE MONUMENT
PSM = PROFESSIONAL SURVEYOR AND MAPPER
R/W = RIGHT-OF-WAY
SQFT = SQUARE FEET
TP = TAX PARCEL

SYMBOL LEGEND

— BOUNDARY LINE (PLAT)
--- BOUNDARY LINE (LOT)
- - - RIGHT-OF-WAY LINE
- - - P.U.E. LINE
● BENCHMARK
■ CONCRETE MONUMENT
▲ 5/8" IRON ROD & CAP SET
"JBPRO PCP PRM LB8031"
▲ UNLESS NOTED OTHERWISE
▲ NAIL & DISK "PCP LB 8031"
⑧ LOT NUMBER



Curve Table						
Curve#	Length	Radius	Delta	Tangent	Chord Bearing	Chord Distance
C1	7.60'	115.00'	3°47'06"	3.80'	N88°15'26"W	7.60'
C2	39.27'	25.00'	90°00'00"	25.00'	N44°54'57"W	35.36'
C3	39.33'	24.86'	90°38'18"	25.14'	S45°05'07"W	35.36'
C4	39.27'	25.00'	90°00'00"	25.00'	N44°54'57"W	35.36'
C12	39.27'	25.00'	90°00'00"	25.00'	S45°05'03"W	35.36'
C13	39.27'	25.00'	90°00'00"	25.00'	S44°54'57"E	35.36'
C14	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'
C15	39.27'	25.00'	89°59'59"	25.00'	S44°54'57"E	35.36'
C16	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'

Line Table		
Line#	Direction	Length
L2	N00°05'03"E	100.00'
L3	N89°54'57"W	10.00'
L4	N00°05'03"E	150.00'
L7	N89°54'57"E	155.54'
L8	S00°05'03"W	30.25'
L9	N88°46'12"W	50.01'
L10	N89°54'57"W	99.00'
L11	S01°01'24"W	61.01'
L12	S00°05'03"W	141.50'
L13	S89°54'57"E	75.00'
L14	S89°54'56"E	50.00'
L15	S89°54'57"E	150.00'
L16	N00°05'03"E	25.00'
L17	S89°54'57"E	50.00'
L18	S00°05'03"W	25.00'
L19	S89°51'25"E	34.64'
L20	S08°59'15"W	50.15'
L33	N89°54'57"W	150.00'
L34	N89°54'57"W	50.00'
L35	N89°54'57"W	75.00'

Curve Table						
Curve#	Length	Radius	Delta	Tangent	Chord Bearing	Chord Distance
C17	20.29'	275.00'	4°13'40"	10.15'	N09°44'31"E	20.29'
C18	20.61'	275.00'	4°17'38"	10.31'	N14°00'10"E	20.60'
C19	21.07'	275.00'	4°23'20"	10.54'	N18°20'39"E	21.06'
C20	12.34'	275.00'	2°34'14"	6.17'	N21°49'27"E	12.34'
C21	130.61'	325.00'	23°01'30"	66.20'	S11°35'49"W	129.73'
C22	120.56'	300.00'	23°01'30"	61.10'	S11°35'49"W	119.75'
C23	95.20'	275.00'	19°50'02"	48.08'	S10°00'04"W	94.72'
C24	9.23'	325.00'	1°37'35"	4.61'	S22°17'46"W	9.23'
C25	21.22'	325.00'	3°44'30"	10.62'	S19°36'44"W	21.22'
C26	61.49'	325.00'	10°50'23"	30.84'	S12°19'17"W	61.39'
C27	38.67'	325.00'	6°49'02"	19.36'	S03°29'34"W	38.65'
C28	34.44'	125.00'	15°47'11"	17.33'	S82°01'21"E	34.33'
C29	41.33'	150.00'	15°47'11"	20.80'	S82°01'21"E	41.20'
C30	48.22'	175.00'	15°47'11"	24.26'	S82°01'21"E	48.06'
C31	34.44'	125.00'	15°47'11"	17.33'	S82°01'21"E	34.33'
C32	110.51'	275.00'	23°01'31"	56.01'	N11°35'48"E	109.77'
C33	120.56'	300.00'	23°01'31"	61.10'	N11°35'48"E	119.75'
C34	20.40'	175.00'	6°40'39"	10.21'	N78°46'40"W	20.38'
C35	20.07'	175.00'	6°34'19"	10.05'	N85°24'09"W	20.06'
C36	3.75'	175.00'	1°13'38"	1.87'	N89°18'08"W	3.75'
C37	91.59'	300.00'	17°29'30"	46.15'	N08°49'48"E	91.23'
C38	39.27'	25.00'	90°00'00"	25.00'	N44°54'57"W	35.36'
C39	39.27'	25.00'	90°00'00"	25.00'	S45°05'03"W	35.36'
C40	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'
C41	39.27'	25.00'	90°00'00"	25.00'	N44°54'57"W	35.36'
C42	39.27'	25.00'	90°00'00"	25.00'	N45°05'03"E	35.36'
C43	39.27'	25.00'	90°00'00"	25.00'	S44°54'57"E	35.36'
C44	50.33'	325.00'	8°52'24"	25.22'	N04°31'15"E	50.28'
C45	28.97'	300.00'	5°32'00"	14.50'	N20°20'34"E	28.96'
C46	35.69'	25.00'	81°47'12"	21.65'	S33°14'10"E	32.73'
C47	36.97'	25.00'	84°43'45"	22.80'	S62°16'57"W	33.69'
C48	36.21'	275.00'	7°32'38"	18.13'	N03°51'22"E	36.18'

Line Table		
Line#	Direction	Length
L28	S00°05'03"W	34.42'
L29	S00°05'03"W	34.21'
L30	S00°05'03"W	34.01'
L31	S74°07'46"E	8.10'

JBPro
CIVIL ENGINEERING | LAND PLANNING
SURVEYING | CONSTRUCTION SERVICES

3620 NW 32nd Street | Gainesville, Florida 32606
4020 US-1 S, Suite 1 | Ft. Lauderdale, Florida 33306
Gainesville: (352) 378-8800 | Ft. Lauderdale: (954) 788-0000
Toll Free: (877) 888-8888 | E-mail: info@jbpro.com

NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER 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.

NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER 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.

Curve Table						
Curve#	Length	Radius	Delta	Tangent	Chord Bearing	Chord Distance
C47	235.62'	150.00'	90°00'00"	150.00'	N45°05'03"E	212.13'
C53	78.54'	50.00'	89°59'59"	50.00'	S44°54'57"E	70.71'
C54	104.50'	75.00'	79°50'07"	62.75'	S39°50'01"E	96.25'
C55	47.80'	85.00'	32°13'16"	24.55'	N44°05'56"W	47.17'

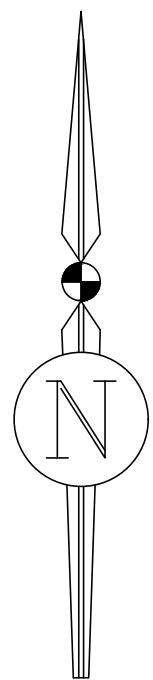
Line Table		
Line#	Direction	Length
L33	S89°54'57"E	100.00'
L36	S00°05'03"W	50.00'
L37	S89°54'57"E	50.00'
L42	S01°44'31"E	1.19'
L43	S01°44'31"E	3.78'
L44	N01°44'31"W	4.97'
L49	S00°05'03"W	100.00'

ABBREVIATIONS

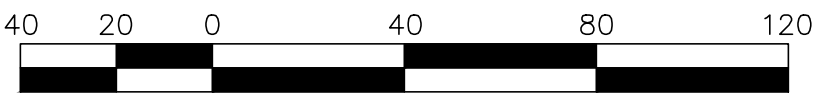
D.E. = DRAINAGE EASEMENT
F.F. = FINISHED FLOOR ELEVATION
ID = IDENTIFICATION
INC = INCORPORATED
JBRO = J.BROWN PROFESSIONAL GROUP
LB = LICENSED SURVEYING BUSINESS
LLC = LIMITED LIABILITY CORPORATION
MIN = MINIMUM
O.R.B. = OFFICIAL RECORDS BOOK
P.B. = PLAT BOOK
PG. = PAGE
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
P.U.E. = PUBLIC UTILITIES EASEMENT
PCP = PERMANENT CONTROL POINT
PRM = PERMANENT REFERENCE MONUMENT
PSM = PROFESSIONAL SURVEYOR AND MAPPER
P.U.E. = PUBLIC UTILITIES EASEMENT
R/W = RIGHT-OF-WAY
SQFT = SQUARE FEET
TP = TAX PARCEL

SHEET KEY

SHEET KEY



SCALE 1" = 40'

**JBPro**

CIVIL ENGINEERING | LAND PLANNING
SURVEYING | CONSTRUCTION SERVICES

3530 NW 43rd Street | Gainesville, Florida 32606
 Phone: 352.336.1111 | Fax: 352.336.1112 | Email: info@hennepin.com

1423 US-1 S. Suite 1 | St. Augustine, Florida 32086

Toll-free 1-800-828-1234 | E-mail: enquiries@hugoboss.com