

\\SERVER3\survey\Projects\2017\2017-0074 (Syne)\DWG\2017-0074.SD2.dwg - Sheet 1  
Printed Jan 15, 2018 - 08:48:11 - Rogers

# ALACHUA REALTY CO'S ADDITION TO THE CITY OF ALACHUA FLA - REPLAT OF LOTS 1 AND 4, BLOCK 14

SITUATED IN SECTION 10, TOWNSHIP 8 SOUTH, RANGE 18 EAST,  
CITY OF ALACHUA, ALACHUA COUNTY, FLORIDA  
BEING A REPLAT OF LOTS 1 & 4, BLOCK 14,  
ALACHUA REALTY CO'S ADDITION TO THE CITY OF ALACHUA FLA,  
AS PER PLAT THEREOF, RECORDED IN PLAT BOOK "A", PAGE 100,  
OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA

PLAT BOOK \_\_\_\_, PAGE \_\_\_\_  
SHEET 1 OF 2

## LEGAL DESCRIPTION

LOTS 1 & 4 BLOCK 14, ALACHUA REALTY CO'S ADDITION TO THE CITY OF ALACHUA FLA, AS PER PLAT THEREOF,  
RECORDED IN PLAT BOOK "A", PAGE 100, OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.

## GENERAL NOTES

- THE BEARINGS SHOWN HEREON ARE BASED UPON THE WESTERLY LINE OF BLOCK 14 AS BEING SOUTH 00 DEGREES, 54 MINUTES, 59 SECONDS WEST.
- NO SEARCH OF THE PUBLIC RECORDS WAS MADE BY THE SURVEYOR. THEREFORE, THERE MAY BE RESTRICTIONS OTHER THAN THOSE SHOWN HEREON WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA. EASEMENTS AND BUILDING SETBACK REQUIREMENTS, OTHER THAN THOSE SHOWN, WERE NOT PROVIDED TO THIS SURVEYOR.
- THE ERROR OF CLOSURE OF THE BOUNDARY OF THE HEREON DESCRIBED PROPERTY DOES NOT EXCEED 1/10,000.
- BUILDING SETBACK LINE (BSL) REQUIREMENTS (MINIMUM) UNLESS OTHERWISE NOTED:  
FRONT 20 FEET  
REAR 15 FEET  
SIDE 7.5 FEET
- ALL PLATTED UTILITY 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.
- THE DISTANCES SHOWN HEREON ARE IN THE HORIZONTAL PLANE AND U.S. SURVEY FOOT.
- IN THIS SURVEYOR'S OPINION, THIS PROPERTY IS LOCATED IN FLOOD ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN), AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP (FIRM) NUMBER 12001C, PANEL 0140D, WITH AN EFFECTIVE DATE OF JUNE 16, 2006.
- TOTAL NUMBER OF RESIDENTIAL LOTS = 4
- TOTAL ACREAGE OF SUBDIVISION = 1.34± ACRES
- PURSUANT TO FLORIDA STATUTES CHAPTER 177.091(9) - MONUMENTS WILL BE SET AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINES WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PRM OR PCP; UNLESS A MONUMENT ALREADY EXISTS OR CANNOT BE SET DUE TO A PHYSICAL OBSTRUCTION.

## OWNER'S CERTIFICATION AND DEDICATION

SERENE SYER, MANAGING MEMBER OF GURU KULI HOLDING, LLC; GOVINDA CAROL; AND MAHENDRA KUMAR SHARMA, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE LANDS DESCRIBED HEREON, AND HAS CAUSED SAID LANDS TO BE SURVEYED AND PLATTED TO BE KNOWN AS "ALACHUA REALTY CO'S ADDITION TO THE CITY OF ALACHUA FLA - REPLAT OF LOTS 1 AND 4, BLOCK 14"; AND DOES HEREBY DEDICATE TO THE PUBLIC, FOREVER, THE STREETS, RIGHTS OF WAY, AND EASEMENTS AS SHOWN HEREON.

SERENE SYER MANAGING MEMBER GURU KULI HOLDING, LLC SUBDIVIDER MAILING: P.O. BOX 1300 ALACHUA, FLORIDA, 32616	WITNESS	WITNESS
GOVINDA CAROL SUBDIVIDER MAILING: 7200 SW 8th AVENUE, #T-130 GAINESVILLE, FLORIDA 32607	WITNESS	WITNESS
MAHENDRA KUMAR SHARMA SUBDIVIDER MAILING: 7200 SW 8th AVENUE, #T-130 GAINESVILLE, FLORIDA 32607	WITNESS	WITNESS

## ACKNOWLEDGEMENT STATE OF FLORIDA, COUNTY OF ALACHUA

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME SERENE SYER, MANAGING MEMBER OF GURU KULI HOLDING, LLC, WHO ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED THE ABOVE INSTRUMENT FOR THE USES AND PURPOSES HEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2018.

NOTARY PUBLIC, STATE OF FLORIDA	MY COMMISSION EXPIRES	TYPE OF IDENTIFICATION PRODUCED (IF NOT PERSONALLY KNOWN)
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## ACKNOWLEDGEMENT STATE OF FLORIDA, COUNTY OF ALACHUA

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME GOVINDA CAROL, WHO ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED THE ABOVE INSTRUMENT FOR THE USES AND PURPOSES HEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2018.

NOTARY PUBLIC, STATE OF FLORIDA	MY COMMISSION EXPIRES	TYPE OF IDENTIFICATION PRODUCED (IF NOT PERSONALLY KNOWN)
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## ACKNOWLEDGEMENT STATE OF FLORIDA, COUNTY OF ALACHUA

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME MAHENDRA KUMAR SHARMA, ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED THE ABOVE INSTRUMENT FOR THE USES AND PURPOSES HEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2018.

NOTARY PUBLIC, STATE OF FLORIDA	MY COMMISSION EXPIRES	TYPE OF IDENTIFICATION PRODUCED (IF NOT PERSONALLY KNOWN)
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## MORTGAGEE'S CONSENT

THE UNDERSIGNED, HOLDER OF THAT CERTAIN MORTGAGE FILED FOR RECORD IN OFFICIAL RECORDS BOOK 3888, PAGE 1141; AS MODIFIED IN OFFICIAL RECORDS BOOK 4055, PAGE 75; AND AS FURTHER MODIFIED IN OFFICIAL RECORDS BOOK 4252, PAGE 2407; ALL OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, DOES HEREBY CONSENT TO THIS PLAT AND JOINS IN THE DEDICATION SHOWN HEREON.

ROBERT MABIN	WITNESS	WITNESS
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## ACKNOWLEDGEMENT STATE OF FLORIDA, COUNTY OF ALACHUA

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME ROBERT MARIN, ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED THE ABOVE INSTRUMENT FOR THE USES AND PURPOSES HEREIN EXPRESSED.

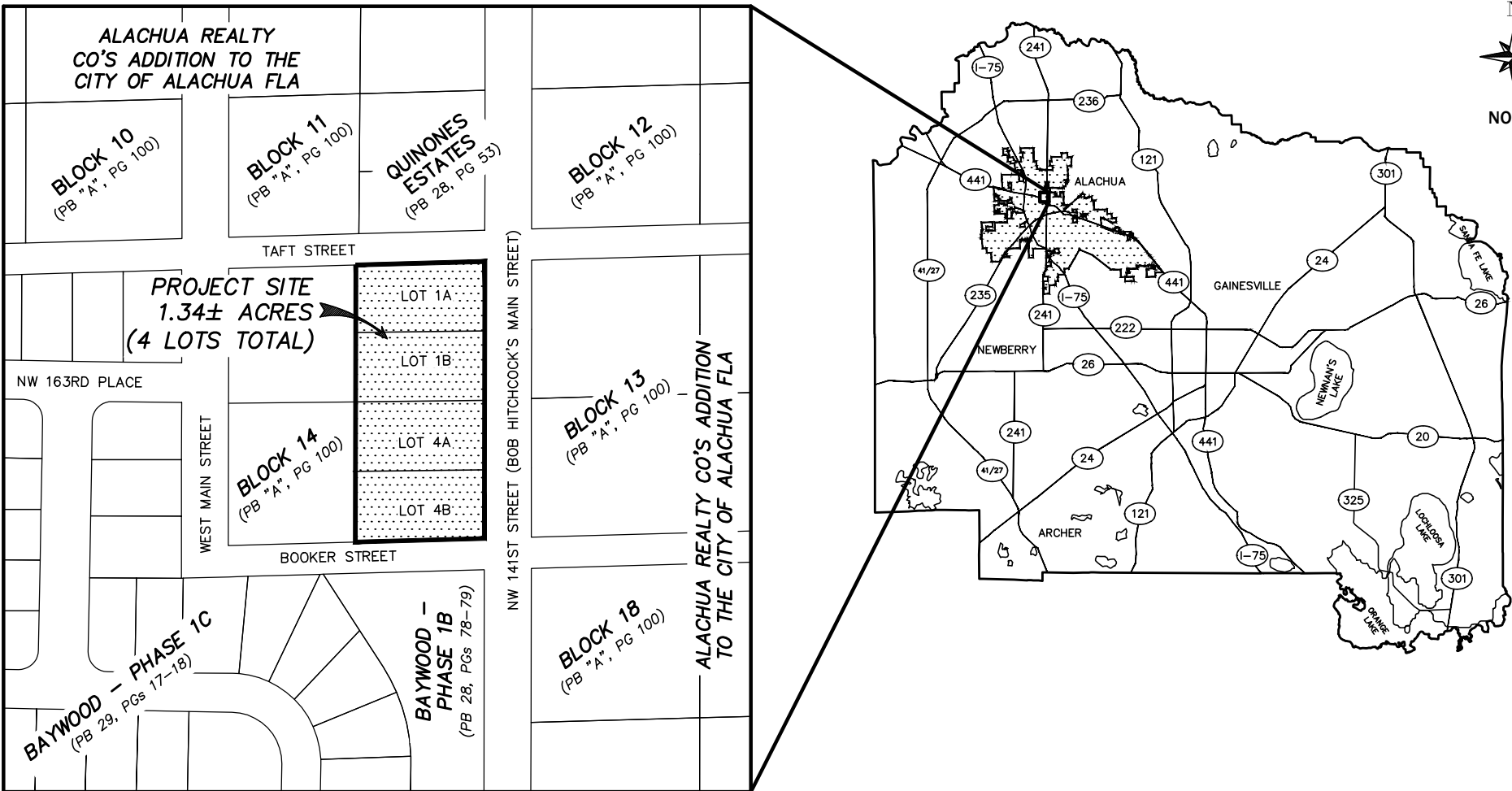
WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2018.

NOTARY PUBLIC, STATE OF FLORIDA	MY COMMISSION EXPIRES	TYPE OF IDENTIFICATION PRODUCED (IF NOT PERSONALLY KNOWN)
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## SURVEYOR'S CERTIFICATE

I DO HEREBY CERTIFY THAT THIS PLAT OF "ALACHUA REALTY CO'S ADDITION TO THE CITY OF ALACHUA FLA - REPLAT OF LOTS 1 AND 4, BLOCK 14" IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE OF THE DESCRIBED LANDS UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; AND THAT THIS PLAT COMPLIES WITH ALL THE REQUIREMENTS AS SET FORTH IN CHAPTER 177, PART 1 (PLATTING), OF THE FLORIDA STATUTES.

EDA ENGINEERS-SURVEYORS-PLANNERS, INC., 2404 NW 43RD STREET, GAINESVILLE, FLORIDA 32606  
FLORIDA CORPORATE CERTIFICATE OF AUTHORIZATION NO. LB 2389  
BY: JARED ROGERS - PROFESSIONAL SURVEYOR AND MAPPER, FLORIDA CERTIFICATE NO. 6687



VICINITY MAP  
ALACHUA COUNTY, FLORIDA  
SCALE: 1" = 200'

## CERTIFICATE AND SIGNATURE CITY REPRESENTATIVE

IT IS HEREBY CERTIFIED, THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH THE PLATTING REQUIREMENTS PURSUANT TO SECTION 177, PART 1, FLORIDA STATUTES AND THAT THIS PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF SAID CHAPTER. HOWEVER MY REVIEW AND CERTIFICATION DOES NOT INCLUDE COMPUTATION OR FIELD VERIFICATION OF ANY POINTS OR MEASUREMENTS.

CHARLES D. SAPP, PLS  
FLORIDA CERTIFICATION No. 4948

DATE

## CERTIFICATE OF APPROVAL FOR CITY OF ALACHUA

WE THE UNDERSIGNED DO HEREBY CERTIFY THAT THIS PLAT CONFORMS TO THE REQUIREMENTS OF THE CITY OF ALACHUA'S ORDINANCES AND REGULATIONS:

FORM AND LEGALITY	CITY ATTORNEY	DATE
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APPROVED AND ACCEPTED BY THE CITY COMMISSION OF THE CITY OF ALACHUA	MAYOR	DATE
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CITY MANAGER	DATE
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## CERTIFICATE OF APPROVAL BY THE ALACHUA COUNTY HEALTH DEPARTMENT

DATE	DATE
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## CLERK OF THE CIRCUIT COURT

RECEIVED AND RECORDED FOR RECORD ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2018.

CLERK OF THE COURT	DEPUTY CLERK
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NOT FOR FINAL RECORDING

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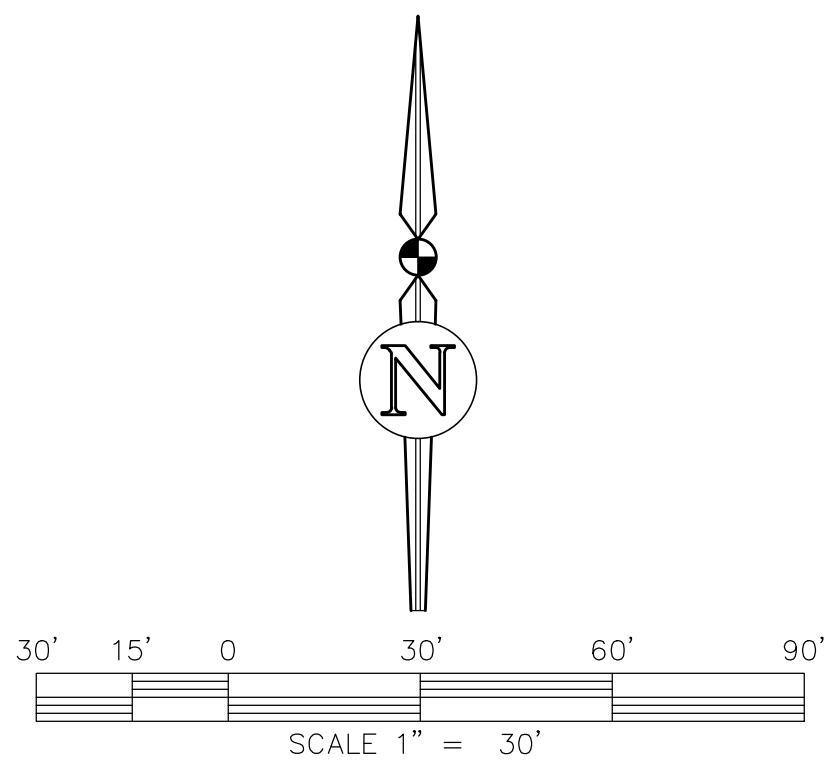
## LEGEND AND ABBREVIATIONS

PSM	PROFESSIONAL SURVEYOR AND MAPPER	PRM	PERMANENT REFERENCE MONUMENT	PUE	PUBLIC UTILITY EASEMENT
LB	LICENSED BUSINESS	PCP	PERMANENT CONTROL POINT	DE	DRAINAGE EASEMENT
R	RADIUS	POC	POINT OF COMMENCEMENT	BSL	BUILDING SETBACK LINE
L	ARC LENGTH	POB	POINT OF BEGINNING	CM	CONCRETE MONUMENT
D	DELTA (CENTRAL) ANGLE	PB	PLAT BOOK	IR	IRON ROD
CB	CHORD BEARING	ORB	OFFICIAL RECORDS BOOK	IP	IRON PIPE
CD	CHORD DISTANCE	PG(S)	PAGE OR PAGES	IR/C	IRON ROD WITH PLASTIC CAP
(R)	RADIAL	SEC	SECTION	IP/C	IRON PIPE WITH PLASTIC CAP
(NR)	NON-RADIAL	TWN	TOWNSHIP	PK	PARKER-KALON BRAND
R/W	RIGHT-OF-WAY	RNG	RANGE	MAG	CHRISNIK'S BRAND
±	MORE OR LESS				
●	PERMANENT REFERENCE MONUMENT (PRM) - SET 5/8" IR/C "PRM LB 2389" (UNLESS OTHERWISE NOTED)				
■	FOUND 4"x4" CM - NO IDENTIFICATION (UNLESS OTHERWISE NOTED)				
○	SET 5/8" IR/C "LB 2389"				

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