

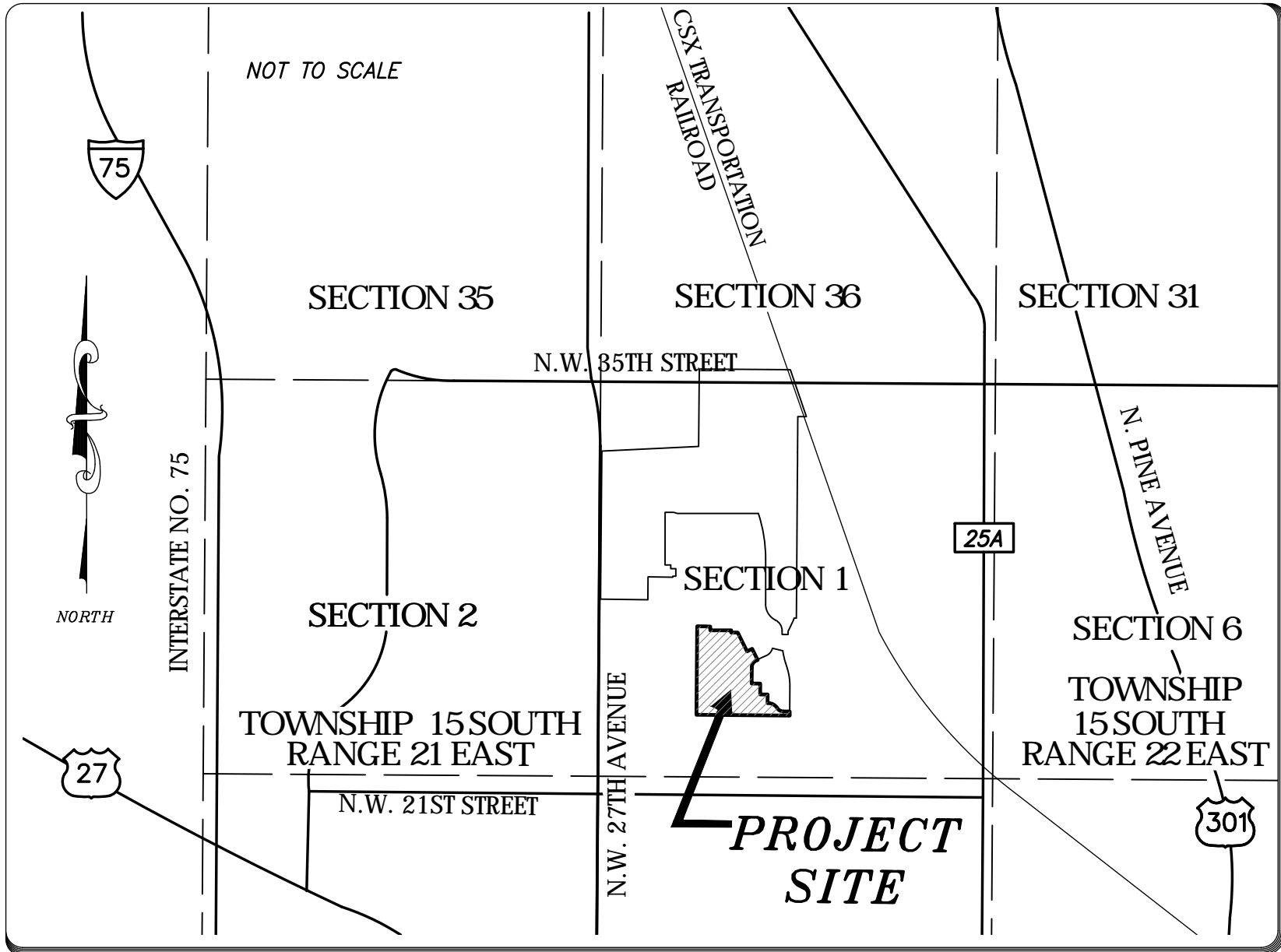
# WEST OAK PHASE 2

## A PLANNED DEVELOPMENT

A REPLAT OF A PORTION OF WEST OAK PHASE 1 AS RECORDED IN  
PLAT BOOK \_\_\_, PAGES \_\_\_\_ - \_\_\_\_ OF THE PUBLIC RECORDS OF MARION  
COUNTY, FLORIDA

AND A PORTION OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 21 EAST  
CITY OF OCALA, MARION COUNTY, FLORIDA

### LOCATION MAP



ADVISORY 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.

### DESCRIPTION:

A REPLAT OF A PORTION OF TRACTS "D" OF WEST OAK PHASE 1 AS RECORDED IN PLAT BOOK \_\_\_, PAGES \_\_\_\_ - \_\_\_\_ OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA AND A PORTION OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 21 EAST CITY OF OCALA, MARION COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7464, PAGE 157 OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA; THENCE ALONG SAID NORTH BOUNDARY, N.89°28'23"W., 1,246.91 FEET TO THE NORTHWEST CORNER OF SAID LANDS; THENCE DEPARTING SAID NORTH BOUNDARY, ALONG THE WEST BOUNDARY OF THE EAST 1/2 OF THE S.W. 1/4 OF SAID SECTION 1, N.00°28'33"E., 1,183.58 FEET; THENCE DEPARTING SAID WEST BOUNDARY, S.89°31'27"E., 124.88 FEET; THENCE S.86°24'09"E., 50.07 FEET; THENCE S.00°28'32"W., 50.00 FEET; THENCE N.90°00'00"E., 280.01 FEET; THENCE S.00°28'33"W., 29.88 FEET; THENCE N.90°00'00"E., 88.47 FEET; THENCE S.26°11'42"E., 280.00 FEET; THENCE N.63°48'18"E., 76.76 FEET; THENCE S.26°11'42"E., 165.00 FEET; THENCE S.63°48'18"W., 24.27 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 100.00 FEET, A CENTRAL ANGLE OF 63°19'46", AND A CHORD BEARING AND DISTANCE OF S.32°08'26"W., 104.99 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 110.53 FEET TO A POINT OF TANGENCY; THENCE S.00°28'33"W., 216.24 FEET; THENCE S.89°31'27"E., 115.00 FEET; THENCE S.00°28'31"W., 145.61 FEET; THENCE S.89°46'26"E., 100.12 FEET; THENCE S.00°32'24"W., 115.11 FEET; THENCE S.89°27'36"E., 5.67 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 150.00 FEET, A CENTRAL ANGLE OF 55°55'52", AND A CHORD BEARING AND DISTANCE OF S.61°29'40"E., 140.68 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 146.43 FEET TO A POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 100.00 FEET, A CENTRAL ANGLE OF 66°00'25", AND A CHORD BEARING AND DISTANCE OF S.61°31'56"E., 93.90 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 97.75 FEET TO A POINT OF TANGENCY; THENCE S.89°32'09"E., 84.22 FEET; THENCE S.00°25'08"W., 55.00 FEET TO THE POINT OF BEGINNING. SAID LANDS CONTAINING 21.03 ACRES, MORE OR LESS.

### CITY ATTORNEY APPROVAL:

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE ATTORNEY FOR THE CITY OF OCALA, MARION COUNTY, FLORIDA, AND APPROVED AS TO FORM AND LEGALITY ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2023.

BY: WILLIAM E. SEXTON  
CITY ATTORNEY

### CLERK OF THE COURT CERTIFICATE FOR ACCEPTANCE AND RECORDING:

I, CLERK OF CIRCUIT COURT OF MARION COUNTY, FLORIDA, DO HEREBY ACCEPT THIS PLAT OF "WEST OAK PHASE 2" FOR RECORDING. THIS PLAT FILED FOR RECORD THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2023. AT \_\_\_\_ : \_\_\_\_ AM/PM AND RECORDED IN PLAT BOOK \_\_\_, AT PAGE \_\_\_\_ OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

BY: GREGORY C. HARRELL  
CLERK OF THE CIRCUIT COURT

### CITY SURVEYOR'S CERTIFICATE OF REVIEW:

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH CHAPTER 177, PART 1, FLORIDA STATUTES, BY THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY THE CITY OF OCALA AND HAS BEEN FOUND TO CONFORM WITH SUCH CHAPTER.

BY: R. KELLY ROBERTS  
FLORIDA CERTIFICATE NO. 5558  
CITY OF OCALA - CHIEF LAND SURVEYOR

CITY SURVEYOR SEAL:

CLERK SEAL:

COUNCIL SEAL:

### SURVEYOR'S NOTES:

- A 5/8 INCH DIAMETER IRON ROD WITH CAP NO. LB 8071 WILL BE SET AT EACH LOT AND TRACT CORNER AS REQUIRED BY CHAPTER 177, PART 1, FLORIDA STATUTES AND CITY OF OCALA CODE OF ORDINANCES CHAPTER 114 WITHIN THE TIME ALLOTTED IN SUBSECTION 177.091(9), FLORIDA STATUTES.
- PERMANENT CONTROL POINTS WILL BE SET AS REQUIRED BY CHAPTER 177, PART 1, FLORIDA STATUTES WITHIN TIME ALLOTTED IN SUBSECTION 177.091(8).
- CITY OFFICIALS EMPLOYED BY THE CITY BUILDING AND ZONING DEPARTMENT, CITY ENVIRONMENTAL HEALTH DEPARTMENT, AND CITY ENGINEERING DEPARTMENT SHALL HAVE THE RIGHT TO ENTER UPON THE LANDS INCLUDED IN THIS PLAT FOR THE PURPOSES OF INSPECTING ANY AND ALL FACILITIES, STRUCTURES AND CONSTRUCTION OF IMPROVEMENTS IN ORDER TO ASSURE THAT THE SAME ARE IN KEEPING WITH THE PUBLIC SAFETY, HEALTH AND GENERAL WELFARE.
- THIS PLAT IS 5 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR DEDICATIONS, LEGAL AND NOTES SEE SHEET 1, FOR DETAIL OF BOUNDARY SEE SHEET 2, FOR DETAIL OF LOT DIMENSIONS SEE SHEETS 3, 4, AND 5.
- 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.
- BEARINGS ARE ASSUMED BASED ON THE WEST BOUNDARY OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 21 EAST, AS BEING N.00°28'33"E.
- STATE PLANE COORDINATES ARE BASED ON CITY OF OCALA ENGINEERING DEPARTMENT G.P.S. CONTROL POINTS 0004 AND 0013, (NAD-83) 1990 ADJUSTMENT.
- ALL LOTS/TRACTS IN THIS SUBDIVISION SHALL USE INTERNAL SUBDIVISION ROADWAYS FOR DRIVEWAY/VEHICLE ACCESS.
- THE CURRENT FUTURE LAND USE DESIGNATION AND ZONING CLASSIFICATION FOR THE PROPERTY DESCRIBED HEREON IS LOW INTENSITY RESIDENTIAL AND R-1AA (SINGLE FAMILY RESIDENTIAL) RESPECTIVELY.
- ADVISORY NOTICE ~ ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NO. 12083C0508E, MARION COUNTY, FLORIDA DATED APRIL 19, 2017, THE PROPERTY DESCRIBED HEREON LIES IN FLOOD ZONES "X" - AN AREA OF MINIMAL FLOOD HAZARD, AND FLOOD ZONE "AE" BASE FLOOD ELEVATION 59 - AREAS WITHIN THE 100 YEAR FLOOD HAZARD. A PORTION OF THE SUBJECT PROPERTY HAS BEEN REMOVED FROM THE 100 YEAR FLOOD HAZARD PER LETTER OF MAP REVISION, CASE NUMBER 24-04-0135A. ALL PERSONS WITH AN INTEREST IN THE LANDS DESCRIBED HEREON SHOULD EVALUATE THE CURRENT FLOODPLAIN LIMITS AS THEY MAY BE AMENDED FROM TIME TO TIME AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.
- THIS PLAT CONTAINS ONE HUNDRED (100) LOTS, TWO (2) TRACTS AND 12.67 MILES OF ROAD.
- UTILITY EASEMENTS ARE SHOWN BY DASHED LINES OR DETAILS ON THE ATTACHED PLAT. WITHOUT LIMITING THE FOREGOING, EACH LOT SHALL BE SUBJECT TO A 5 FOOT UTILITY EASEMENT ALONG THE FRONT, 5 FOOT DRAINAGE AND UTILITY EASEMENT ALONG SIDE LOT LINES, AND 10 FOOT REAR DRAINAGE & UTILITY EASEMENT AS SET FORTH ON THE DETAIL IDENTIFIED AS "TYPICAL LOT DETAIL" AS SHOWN ON SHEET 2. ALL PUBLIC UTILITY COMPANIES AND GOVERNMENTAL AGENCIES ARE GRANTED THE RIGHT TO CONSTRUCT, INSTALL, MAINTAIN AND OPERATE UTILITIES AND DRAINAGE FACILITIES IN THE EASEMENTS.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE INITIAL PLACEMENT OF QUADRANT STREET SIGNS WITHIN THE SUBDIVISION; THE HOMEOWNER'S ASSOCIATION ESTABLISHED FOR THIS SUBDIVISION SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND REPLACEMENT OF QUADRANT STREET SIGNS.
- SUBDIVISION SHALL BE SERVED BY CENTRAL WATER AND CENTRAL SEWER SYSTEMS PROVIDED AND MAINTAINED BY THE CITY OF OCALA.
- STORMWATER RUNOFF GENERATED FROM THE IMPROVEMENTS ASSOCIATED WITH THIS PLAT ARE DISCHARGED INTO AREAS IDENTIFIED ON THE IMPROVEMENT PLANS AS APPROVED BY CITY OF OCALA FOR THE DEVELOPMENT OF THIS SUBDIVISION.
- A PORTION OF THIS PLAT IS CURRENTLY ENCUMBERED BY EASEMENT RIGHTS DESCRIBED IN THE GRANT OF DRAINAGE EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 7695, PAGE 1732, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, WHICH ALLOWS THE SUBSEQUENT TERMINATION OF SUCH EASEMENT RIGHTS UPON DEVELOPMENT OF THE SUBJECT PROPERTY THAT IS SUBJECT TO SUCH EASEMENT RIGHTS. AS SUCH, SAID EASEMENT ARE NOT DEPICTED HEREON AS THIS PLAT HAS BEEN PREPARED WITH THE ASSUMPTION THAT THE EASEMENT RIGHTS WILL BE SUBSEQUENTLY RELEASED / RELOCATED / TERMINATED BY DEVELOPER WHICH IS TO BE ACCOMPLISHED CONTEMPORANEOUSLY WITH THE FINAL APPROVAL OF THIS PLAT BY THE CITY OF OCALA.
- THIS PLAT IS SUBJECT TO THE FOLLOWING:  
A) PLANNED DEVELOPMENT MASTER PLAN AS RECORDED IN OFFICIAL RECORDS BOOK 7387, PAGE 400  
B) INGRESS AND EGRESS EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 1568, PAGE 1179  
C) RESERVATION TO STATE OF FLORIDA AS RECORDED IN OFFICIAL RECORDS BOOK 264, PAGE 275
- ALL OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.
- SEPARATE INSTRUMENTS SERVING AS JOINDER AND CONSENT FOR A MORTGAGE OR OTHER PARTY OF INTEREST OF THE PLAT DEPICTED HEREON HAS BEEN SEPARATELY FIELD AND RECORDED IN OFFICIAL RECORDS BOOK \_\_\_, PAGE \_\_\_\_.
- ALL BEARINGS ALONG CURVILINEAR LOT LINES ARE RADIAL UNLESS OTHERWISE NOTED.

### PLANNING AND ZONING COMMISSION APPROVAL:

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE PLANNING AND ZONING COMMISSION OF THE CITY OF OCALA, MARION COUNTY, FLORIDA, AND WAS APPROVED BY THE COMMISSION FOR RECORD ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2023.

ATTTEST:

SEAN LANIER, P.E.  
CITY ENGINEER

KEVIN LOPEZ  
CHAIRMAN

### COUNCIL APPROVAL:

THIS CERTIFIES THAT THIS PLAT WAS PRESENTED TO THE COUNCIL OF THE CITY OF OCALA, MARION COUNTY, FLORIDA, AND WAS APPROVED BY THE COUNCIL FOR RECORD ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2023.

ATTTEST:

ANGEL B. JACOBS  
CITY CLERK

BARRY MANSFIELD  
PRESIDENT, CITY COUNCIL

PLAT BOOK \_\_\_\_ PAGE \_\_\_\_  
SHEET 1 OF 5

### DEVELOPER'S ACKNOWLEDGMENT AND DEDICATION:

KNOWN ALL MEN BY THESE PRESENTS: THAT WEST OAK DEVELOPERS, LLC, A FLORIDA LIMITED LIABILITY COMPANY IS THE FEE SIMPLE OWNER OF THE LAND DESCRIBED AND PLATTED HEREIN AS "WEST OAK PHASE 2", BEING IN THE CITY OF OCALA, MARION COUNTY, FLORIDA AND HAS CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AND DECLARE AS FOLLOWS:

THE DRAINAGE RETENTION AREAS AND DRAINAGE EASEMENTS DESIGNATED HEREON SHALL BE PRIVATE PROPERTY AND ARE HEREBY DEDICATED TO "WEST OAK MASTER PROPERTY OWNERS ASSOCIATION, INC." ESTABLISHED FOR THIS COMMUNITY AND, TO THE EXTENT THE SAME PROVIDE DRAINAGE FOR NW 21ST AVE. TO THE PUBLIC, PROVIDED, HOWEVER, THAT THE SAME SHALL BE USED FOR THE CONSTRUCTION AND MAINTENANCE OF STORMWATER AND DRAINAGE FACILITIES AND FOR NO USE INCONSISTENT THEREWITH; THE CITY OF OCALA IS GRANTED AN EASEMENT FOR AND THE RIGHT TO PERFORM EMERGENCY MAINTENANCE ON SAID DRAINAGE FACILITIES IN THE EVENT OF A LOCAL, STATE, OR FEDERAL STATE OF EMERGENCY WHEREIN THE DECLARATION INCLUDES THIS SUBDIVISION OR AN EMERGENCY WHEREIN THE HEALTH, SAFETY OR WELFARE OF THE PUBLIC IS DEEMED TO BE AT RISK.

THAT THE UTILITY EASEMENTS SHOWN OR NOTED ARE GRANTED TO "WEST OAK MASTER PROPERTY OWNERS ASSOCIATION, INC." ESTABLISHED FOR THIS COMMUNITY AND TO PUBLIC UTILITY PROVIDERS FOR THE INITIAL INSTALLATION, OPERATION, MAINTENANCE AND REPAIR OF FORCE MAINS, WATER LINES, REUSE WATER LINES, GRAVITY WASTEWATER MAINS AND RELATED WATER, REUSE WATER AND WASTEWATER UTILITY LINES AND EQUIPMENT AND ARE UPON ACCEPTANCE BY THE CITY OF OCALA GRANTED TO THE SAME, AND BEING FURTHER RESERVED FOR SUCH USES BY THE OTHER UTILITIES (MUNICIPAL AND PRIVATE) TO WHOM RIGHTS IN SUCH EASEMENTS MAY BE GRANTED FROM TIME TO TIME BY THE DEDICATOR OR ITS SUCCESSORS IN INTEREST.

TRACT "A", IS AN ADDITIONAL REFERENCE DESIGNATION FOR THE PRIVATELY DEDICATED ROAD RIGHT-OF-WAY TO BE OWNED AND MAINTAINED BY THE "WEST OAK MASTER PROPERTY OWNERS ASSOCIATION, INC." ESTABLISHED FOR THIS COMMUNITY. TRACT A MAY ALSO BE USED FOR UTILITIES, DRAINAGE, SIGNAGE, MULTI-MODAL PURPOSES, AND LANDSCAPING. CITY OF OCALA IS GRANTED AN EASEMENT FOR EMERGENCY PERSONNEL AND/OR EMERGENCY MAINTENANCE IN THE EVENT OF A LOCAL, STATE OR FEDERAL STATE OF EMERGENCY WHEREIN THE DECLARATION INCLUDES THIS SUBDIVISION OR AN EMERGENCY WHEREIN THE HEALTH, SAFETY OR WELFARE OF THE PUBLIC IS DEEMED TO BE AT RISK.

TRACT "B" AND TRACT "C" ARE HEREBY RESERVED FOR DRAINAGE RETENTION, STORM DRAINAGE, UTILITIES, LANDSCAPING, BUFFERS, OPEN SPACE, SIGNAGE AND MAINTENANCE AND ARE HEREBY DEDICATED AND CONVEYED IN FEE SIMPLE OWNERSHIP TO AND TO BE MAINTAINED BY THE "WEST OAK MASTER PROPERTY OWNERS ASSOCIATION, INC." AS ESTABLISHED FOR THIS COMMUNITY.

IN WITNESS WHEREOF, WEST OAK DEVELOPERS, LLC, A FLORIDA LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY IT'S REGISTERED AGENT ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2023.

WITNESSES:

DEVELOPER AND OWNER:  
WEST OAK DEVELOPERS, LLC,  
A FLORIDA LIMITED LIABILITY COMPANY

WITNESS SIGNATURE

BY: WEST OAKS DEVELOPERS II, LLC,  
A FLORIDA LIMITED LIABILITY COMPANY  
ITS: MANAGER

PRINT NAME:

WITNESS SIGNATURE

BY:

SCOTT B. SIEMENS  
ITS: MANAGER

PRINT NAME:

### NOTARY ACKNOWLEDGMENT:

STATE OF FLORIDA  
COUNTY OF MARION

THE FOREGOING INSTRUMENT WAS SWORN TO AND ACKNOWLEDGED BEFORE ME BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS \_\_\_\_ DAY OF DECEMBER, 2023, BY ☐ SCOTT B. SIEMENS. HE EITHER (A) \_\_\_\_ IS PERSONALLY KNOWN TO ME, OR (B) \_\_\_\_ HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

☐ PERSONALLY KNOWN BY ME, OR

☐ PRODUCED IDENTIFICATION \_\_\_\_\_

NOTARY PUBLIC:

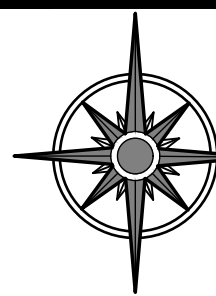
SIGNATURE

NAME:

NOTARY PUBLIC, STATE OF FLORIDA

COMMISSION NUMBER: \_\_\_\_\_

COMMISSION EXPIRATION: \_\_\_\_\_



**JCH**  
CONSULTING GROUP, INC.  
LAND DEVELOPMENT + SURVEYING & MAPPING  
PLANNING + ENVIRONMENTAL + G.I.S.  
426 SW 15TH STREET, OCALA, FLORIDA 34471  
PHONE: 352.495.1482 WWW.JCHG.COM  
CERTIFICATE OF AUTHORIZATION - L.B. 8071

### SURVEYOR'S CERTIFICATE:

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A PROFESSIONAL LICENSED SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THE ABOVE PLAT WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES; CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE AND CHAPTER 114, CITY OF OCALA CODE OF ORDINANCES, AS APPLICABLE.

BY:

CHRISTOPHER J HOWSON, P.S.M.  
FLORIDA REGISTERED SURVEYOR NO. LS 6553  
JCH CONSULTING GROUP, INC.  
CERTIFICATE OF AUTHORIZATION NO. LB 8071  
426 SW 15TH STREET, OCALA, FLORIDA 34471

SURVEYOR SEAL:

# WEST OAK PHASE 2

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PLAT BOOK \_\_\_, PAGES \_\_\_\_ - \_\_\_\_ OF THE PUBLIC RECORDS OF MARION

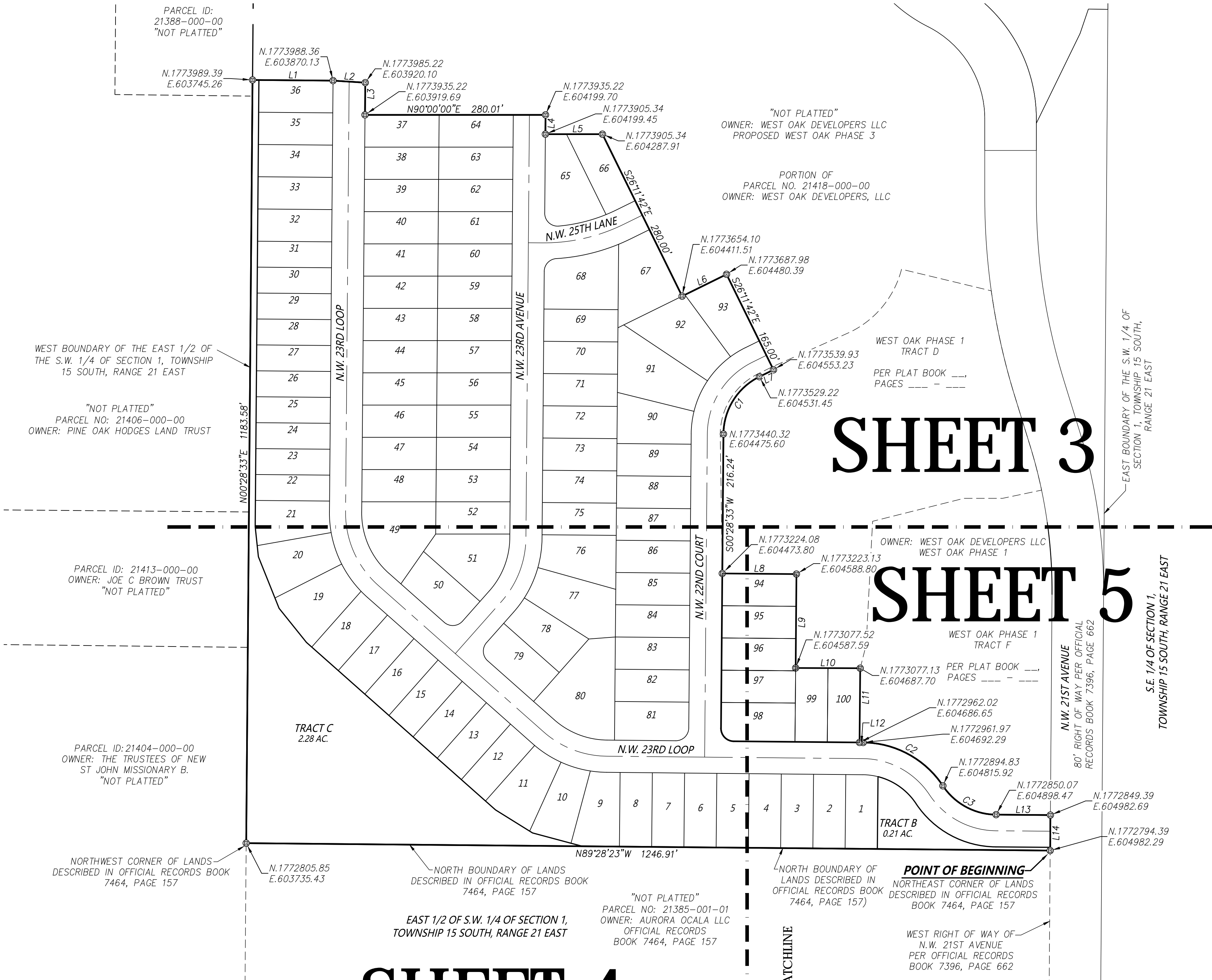
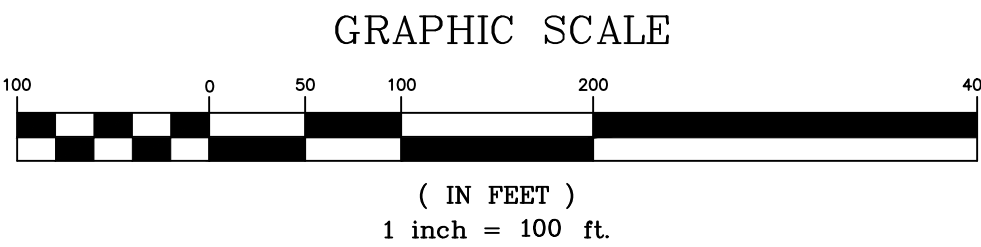
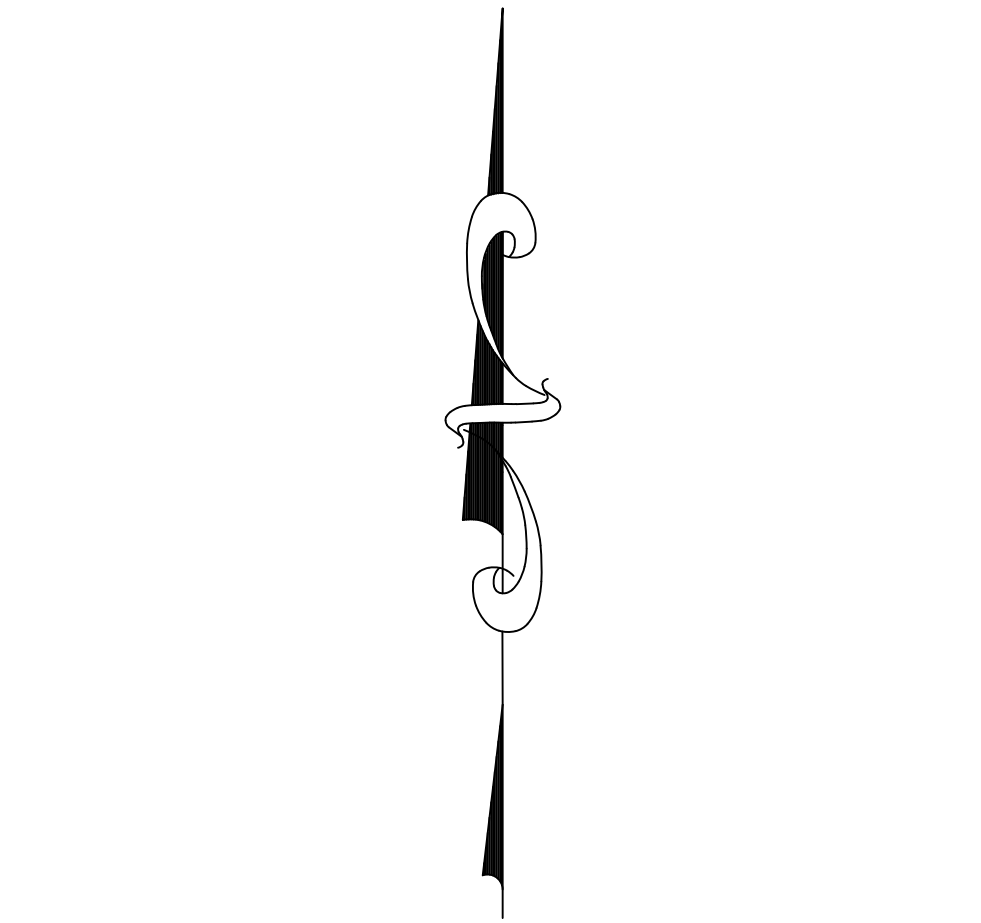
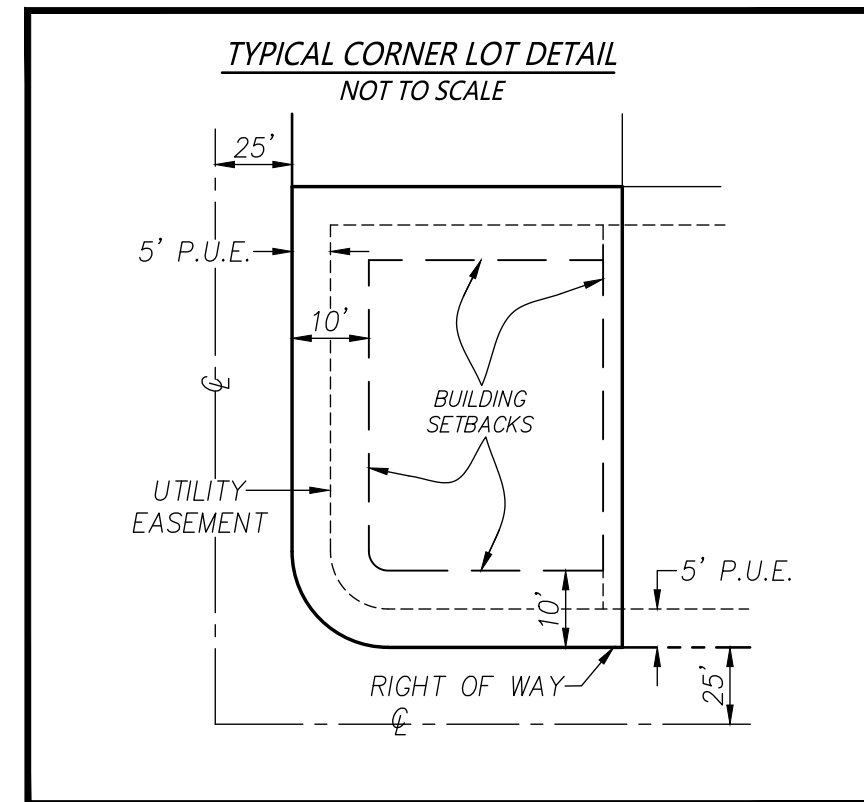
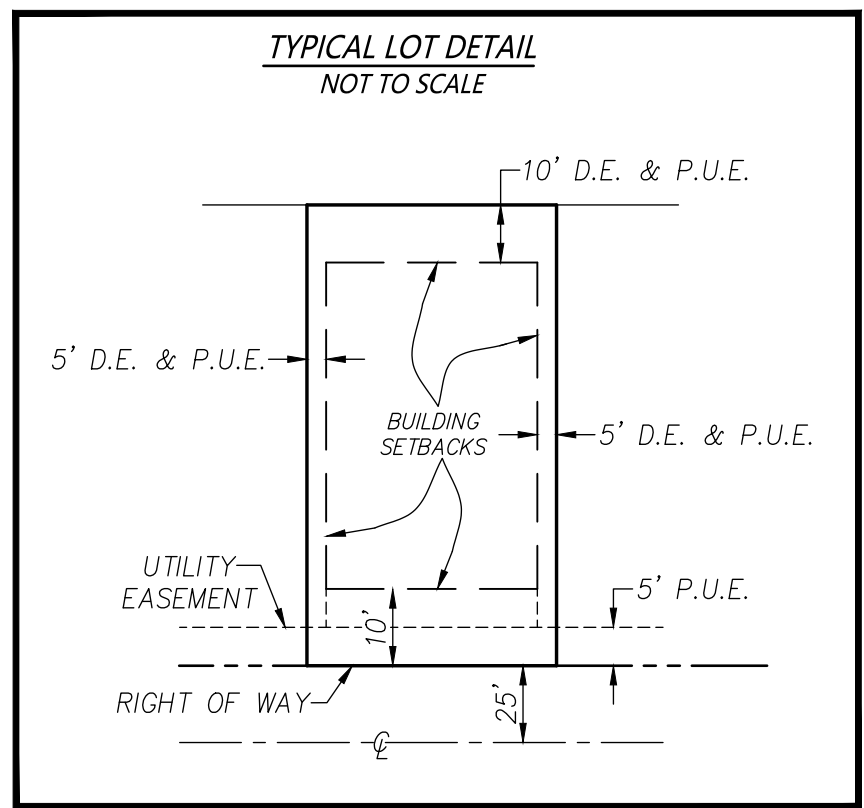
COUNTY, FLORIDA

AND A PORTION OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 21 EAST

CITY OF OCALA, MARION COUNTY, FLORIDA

PLAT BOOK \_\_ PAGE \_\_  
SHEET 2 OF 5

LINE TABLE		
LINE	BEARING	LENGTH
L1	S89°31'27"E	124.88
L2	S86°24'09"E	50.07
L3	S0°28'32"W	50.00
L4	S0°28'33"W	29.88
L5	N90°00'00"E	88.47
L6	N63°48'18"E	76.76
L7	S63°48'18"W	24.27
L8	S89°31'27"E	115.00
L9	S0°28'31"W	145.61
L10	S89°46'26"E	100.12
L11	S0°32'24"W	115.11
L12	S89°27'36"E	5.67
L13	S89°32'09"E	84.22
L14	S0°25'08"W	55.00



- LEGEND** UNLESS OTHERWISE NOTED
- R = RADIUS
  - L = ARC LENGTH
  - Δ = DELTA (CENTRAL ANGLE)
  - CH = CHORD DISTANCE
  - CB = CHORD BEARING
  - N. = NORTHING (STATE PLANE COORDINATES)
  - E. = EASTING
  - CL = CENTERLINE OF RIGHT OF WAY
  - O.R.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY
  - COED = CITY OF OCALA ENGINEERING DEPARTMENT
  - LB = LICENSED BUSINESS
  - LS = LAND SURVEYOR
  - (NR) = NON-RADIAL BEARING
  - PSM = PROFESSIONAL SURVEYOR & MAPPER
  - P.U.E. = PUBLIC UTILITY EASEMENT
  - D.E. = DRAINAGE EASEMENT
  - D.R.A. = DRAINAGE RETENTION AREA
  - FCM = FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)
  - FRC = FOUND 5/8" IRON ROD & CAP (AS NOTED)
  - = PERMANENT REFERENCE MONUMENT (P.R.M.) FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)
  - = PERMANENT REFERENCE MONUMENT (P.R.M.) FOUND 5/8" IRON ROD & CAP (AS NOTED)
  - ⊙ = PERMANENT REFERENCE MONUMENT (P.R.M.) SET 5/8" IRON ROD & CAP (PRM LB8071)
  - = PERMANENT CONTROL POINT (P.C.P.) SET NAIL & DISK (PCP LB8071)
  - LINE BREAK

**NOTE:**  
THIS PLAT IS 5 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR LEGAL DESCRIPTION, NOTES, DEDICATIONS AND ACKNOWLEDGMENTS SEE SHEET 1, FOR BOUNDARY DETAIL SEE SHEET 2, FOR LOT/TRACT DIMENSIONS SEE SHEETS 3, 4 AND 5.

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	110.53'	100.00'	063°19'46"	104.99'	S32°08'26"W
C2	146.43'	150.00'	055°55'52"	140.68'	S61°29'40"E
C3	97.75'	100.00'	056°00'25"	93.90'	S61°31'56"E



**SURVEYOR'S CERTIFICATE**  
KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A PROFESSIONAL LICENSED SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THE ABOVE PLAT WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES; CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE AND CHAPTER 114, CITY OF OCALA CODE OF ORDINANCES, AS APPLICABLE.

JCH CONSULTING GROUP, INC  
(LICENSED BUSINESS NUMBER LB8071)  
426 SW 15TH STREET  
OCALA, FLORIDA 34471

CHRISTOPHER J. HOSWON (LICENSE NO. LS6553)  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER



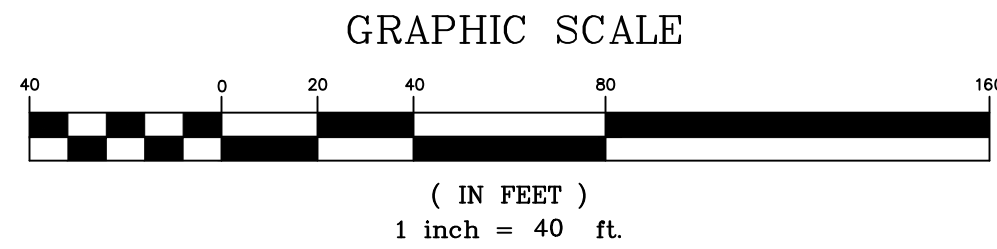
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PLAT BOOK \_\_ PAGE \_\_  
SHEET 3 OF 5

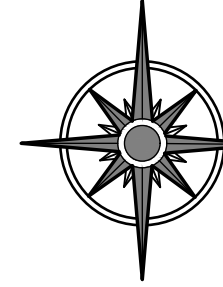


CURVE TABLE					
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C3	97.75'	100.00'	056°00'25"	93.90'	S61°31'56"E
C4	128.13'	150.00'	048°56'36"	124.27'	N23°59'45"W
C5	107.32'	150.00'	040°59'32"	105.04'	N68°57'50"W
C6	122.02'	125.00'	055°55'52"	117.24'	N61°29'40"W
C7	122.19'	125.00'	056°00'25"	117.38'	N61°31'56"W
C8	107.49'	150.00'	041°03'24"	105.20'	N21°00'15"E
C9	130.34'	280.00'	026°40'14"	129.16'	N77°08'26"E
C10	26.71'	150.00'	010°12'04"	26.67'	N58°42'16"E
C11	51.98'	150.00'	019°51'23"	51.72'	N43°40'33"E
C12	51.98'	150.00'	019°51'23"	51.72'	N23°49'10"E
C13	35.12'	150.00'	013°24'56"	35.04'	N07°11'01"E
C14	31.44'	20.00'	090°03'52"	28.30'	N45°30'29"E
C15	89.47'	125.01'	041°00'20"	87.57'	N68°58'18"W
C16	31.42'	20.00'	090°00'00"	28.28'	N03°28'04"W
C17	27.52'	175.00'	009°00'41"	27.50'	N37°01'36"E
C18	51.66'	175.00'	016°54'47"	51.47'	N24°03'52"E
C19	46.22'	175.00'	015°07'56"	46.08'	N08°02'31"E
C20	29.99'	20.00'	085°54'54"	27.26'	N43°25'59"E
C21	99.58'	305.00'	018°42'24"	99.14'	N77°02'14"E
C22	20.65'	305.00'	003°52'43"	20.64'	N65°44'40"E
C23	17.81'	255.00'	004°00'07"	17.81'	N65°48'22"E
C24	75.73'	255.00'	017°00'53"	75.45'	N76°18'52"E
C24	264.79'	240.00'	063°12'48"	251.56'	N31°36'24"W

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C25	33.39'	20.00'	095°39'15"	29.64'	N47°21'05"W
C25	166.90'	1040.00'	009°11'42"	166.72'	S12°33'56"E
C26	89.57'	125.00'	041°03'24"	87.67'	N21°00'15"E
C27	31.42'	20.00'	090°00'00"	28.28'	N86°31'56"E
C27	233.22'	760.00'	017°34'55"	232.30'	S08°22'19"E
C28	106.78'	125.00'	048°56'36"	103.56'	N23°59'45"W
C29	32.07'	175.00'	010°30'01"	32.03'	N04°46'28"W
C30	51.66'	175.00'	016°54'47"	51.47'	N18°28'51"W
C30	97.87'	100.00'	056°04'39"	94.01'	N61°34'01"W
C31	52.06'	175.00'	017°02'43"	51.87'	N35°27'36"W
C31	146.46'	149.99'	055°56'37"	140.71'	N61°30'00"W
C32	13.70'	175.00'	004°29'06"	13.70'	N46°13'31"W
C33	3.53'	175.00'	001°09'23"	3.53'	N49°02'45"W
C34	48.57'	175.00'	015°54'04"	48.41'	N57°34'28"W
C35	47.67'	175.00'	015°36'23"	47.52'	N73°19'41"W
C36	25.44'	175.00'	008°19'43"	25.42'	N85°17'44"W
C37	23.74'	100.00'	013°36'07"	23.68'	N82°39'32"W
C38	73.88'	100.00'	042°19'44"	72.21'	N54°41'36"W
C38	116.06'	105.00'	063°19'46"	110.24'	N32°08'26"E
C39	146.63'	150.00'	056°00'25"	140.86'	N61°31'56"W
C40	138.16'	125.00'	063°19'46"	131.24'	N32°08'26"E
C41	129.16'	150.00'	049°20'07"	125.21'	N39°08'15"E
C43	176.52'	160.00'	063°12'48"	167.71'	N31°36'24"W
C44	620.99'	1960.00'	018°09'11"	618.40'	N09°04'36"W
C45	31.39'	20.00'	089°56'08"	28.27'	S44°29'31"E

LEGEND UNLESS OTHERWISE NOTED

- R = RADIUS
- L = ARC LENGTH
- Δ = DELTA (CENTRAL ANGLE)
- CH = CHORD DISTANCE
- CB = CHORD BEARING
- N. = NORTHING (STATE PLANE COORDINATES)
- E. = EASTING
- CL = CENTERLINE OF RIGHT OF WAY
- O.R.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY
- COED = CITY OF OCALA ENGINEERING DEPARTMENT
- COED = LICENSED BUSINESS
- LS = LAND SURVEYOR
- (NR) = NON-RADIAL BEARING
- PSM = PROFESSIONAL SURVEYOR & MAPPER
- P.U.E. = PUBLIC UTILITY EASEMENT
- D.E. = DRAINAGE EASEMENT
- D.R.A. = DRAINAGE RETENTION AREA
- FCM = FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)
- FRC = FOUND 5/8" IRON ROD & CAP (AS NOTED)
- = PERMANENT REFERENCE MONUMENT (P.R.M.)
- FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)
- = PERMANENT REFERENCE MONUMENT (P.R.M.)
- FOUND 5/8" IRON ROD & CAP (AS NOTED)
- ⊙ = PERMANENT REFERENCE MONUMENT (P.R.M.)
- FOUND 5/8" IRON ROD & CAP (PRM LB8071)
- = PERMANENT CONTROL POINT (P.C.P.)
- SET NAIL & DISK (PCP LB8071)



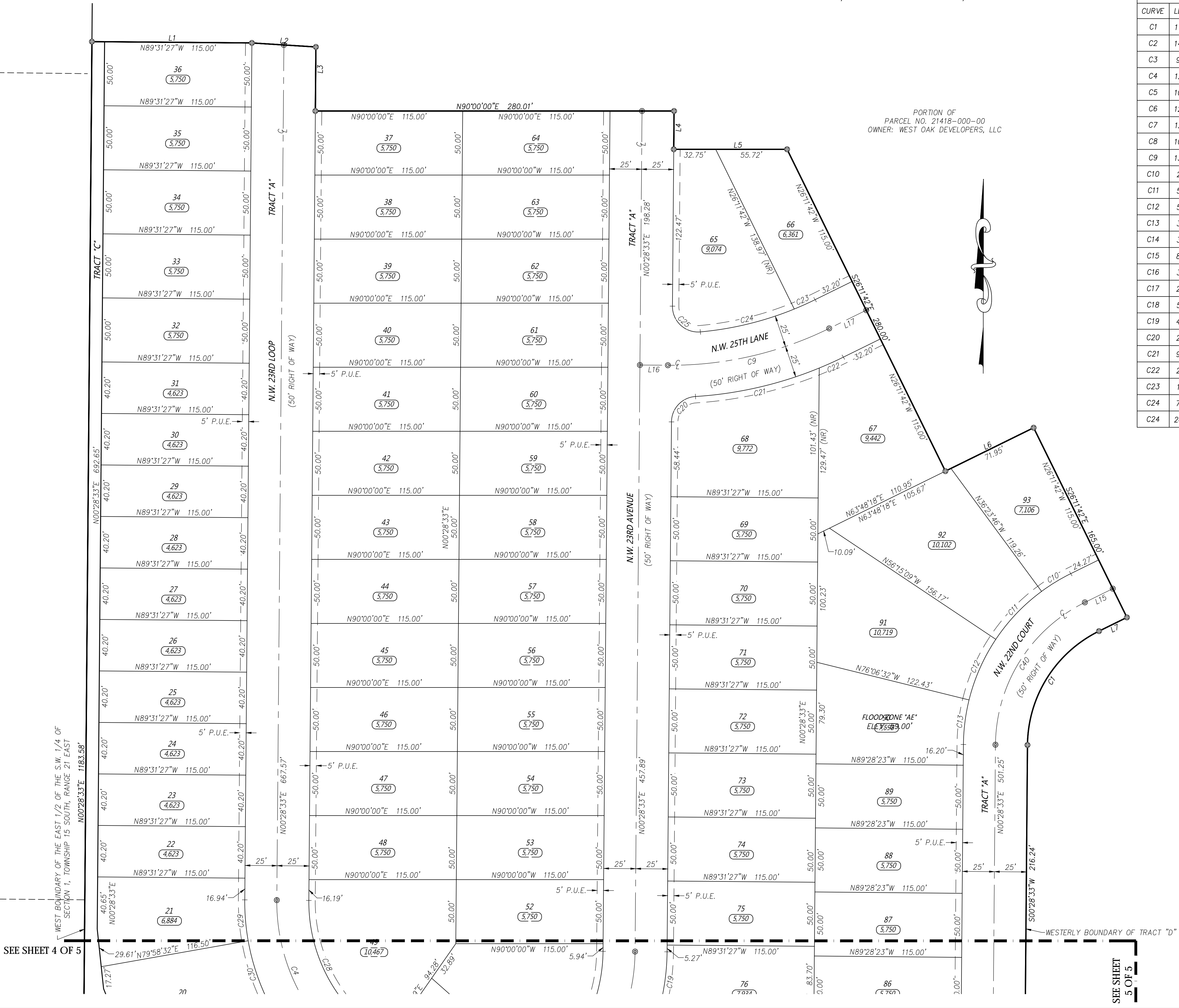
**JCH**  
LAND DEVELOPMENT + SURVEYING & MAPPING  
PLANNING + ENVIRONMENTAL + G.I.S.  
426 SW 15TH STREET, OCALA, FLORIDA 34471  
PHONE: 352.405-1482 WWW.JCHG.COM  
CERTIFICATE OF AUTHORIZATION - L.B. 8071

### SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A PROFESSIONAL LICENSED SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THE ABOVE PLAT WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES; CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE AND CHAPTER 114, CITY OF OCALA CODE OF ORDINANCES, AS APPLICABLE.

JCH CONSULTING GROUP, INC  
(LICENSED BUSINESS NUMBER LB8071)  
426 SW 15TH STREET  
OCALA, FLORIDA 34471

CHRISTOPHER J. HOWSON (LICENSE NO. LS6553)  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER



# WEST OAK PHASE 2

## A PLANNED DEVELOPMENT

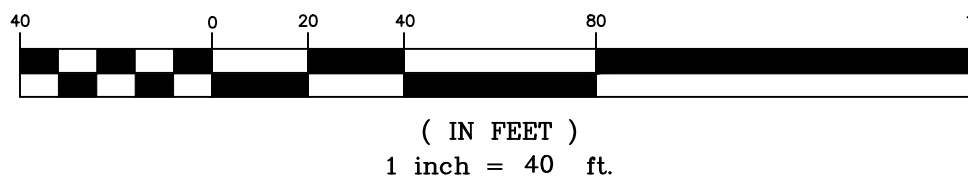
A REPLAT OF A PORTION OF WEST OAK PHASE 1 AS RECORDED IN  
PLAT BOOK \_\_\_, PAGES \_\_\_ - \_\_\_ OF THE PUBLIC RECORDS OF MARION  
COUNTY, FLORIDA  
AND A PORTION OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 21 EAST  
CITY OF OCALA, MARION COUNTY, FLORIDA

### NOTE:

THIS PLAT IS 5 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR LEGAL DESCRIPTION, NOTES, DEDICATIONS AND ACKNOWLEDGMENTS SEE SHEET 1; FOR BOUNDARY DETAIL SEE SHEET 2; FOR LOT/TRACT DIMENSIONS SEE SHEETS 3, 4 AND 5.

PLAT BOOK \_\_ PAGE \_\_  
SHEET 4 OF 5

GRAPHIC SCALE



CURVE TABLE						CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING	CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	110.53'	100.00'	063°19'46"	104.99'	S32°08'26"W	C25	166.90'	1040.00'	009°11'42"	166.72'	S12°33'56"E
C2	146.43'	150.00'	055°55'52"	140.68'	S61°29'40"E	C26	89.57'	125.00'	095°39'15"	29.64'	N47°21'05"W
C3	97.75'	100.00'	056°00'25"	93.90'	S61°31'56"E	C27	233.22'	760.00'	017°34'55"	87.67'	N21°00'15"E
C4	128.13'	150.00'	048°56'36"	124.27'	N23°59'45"W	C28	31.42'	20.00'	090°00'00"	28.28'	S08°22'19"E
C5	107.32'	150.00'	040°59'32"	105.04'	N68°57'50"W	C29	106.78'	125.00'	048°56'36"	103.56'	N86°31'56"E
C6	122.02'	125.00'	055°55'52"	117.24'	N61°29'40"W	C30	32.07'	175.00'	010°30'01"	32.03'	N23°59'45"W
C7	122.19'	125.00'	056°00'25"	117.38'	N61°31'56"W	C31	97.87'	100.00'	056°04'39"	94.01'	N04°46'28"W
C8	107.49'	150.00'	041°03'24"	105.20'	N21°00'15"E	C32	51.66'	175.00'	010°30'01"	94.01'	N61°34'01"W
C9	130.34'	280.00'	026°40'14"	129.16'	N77°08'26"E	C33	146.46'	149.99'	016°54'47"	51.47'	N18°28'51"W
C10	26.71'	150.00'	010°12'04"	26.67'	N58°42'16"E	C34	52.06'	175.00'	055°56'37"	140.71'	N61°30'00"W
C11	51.98'	150.00'	019°51'23"	51.72'	N43°40'33"E	C35	13.70'	175.00'	017°02'43"	51.87'	N35°27'36"W
C12	51.98'	150.00'	019°51'23"	51.72'	N23°49'10"E	C36	3.53'	175.00'	004°29'06"	13.70'	N46°13'31"W
C13	35.12'	150.00'	013°24'56"	35.04'	N07°11'01"E	C37	48.57'	175.00'	001°09'23"	3.53'	N49°02'45"W
C14	31.44'	20.00'	090°03'52"	28.30'	N45°30'29"E	C38	47.67'	175.00'	015°54'04"	48.41'	N57°34'28"W
C15	89.47'	125.01'	041°00'20"	87.57'	N68°58'18"W	C39	25.44'	175.00'	015°36'23"	47.52'	N73°19'41"W
C16	31.42'	20.00'	090°00'00"	28.28'	N03°28'04"W	C40	23.74'	100.00'	008°19'43"	25.42'	N85°17'44"W
C17	27.52'	175.00'	009°00'41"	27.50'	N37°01'36"E	C41	116.06'	105.00'	013°36'07"	23.68'	N82°39'32"W
C18	51.66'	175.00'	016°54'47"	51.47'	N24°03'52"E	C42	73.88'	100.00'	063°19'46"	110.24'	N32°08'26"E
C19	46.22'	175.00'	015°07'56"	46.08'	N08°02'31"E	C43	146.63'	150.00'	042°19'44"	72.21'	N54°41'36"W
C20	29.99'	20.00'	085°54'54"	27.26'	N43°25'59"E	C44	138.16'	125.00'	056°00'25"	140.86'	N61°31'56"W
C21	99.58'	305.00'	018°42'24"	99.14'	N77°02'14"E	C45	129.16'	150.00'	063°19'46"	131.24'	N32°08'26"E
C22	20.65'	305.00'	003°52'43"	20.64'	N65°44'40"E	C46	176.52'	160.00'	049°20'07"	125.21'	N39°08'15"E
C23	17.81'	255.00'	004°00'07"	17.81'	N65°48'22"E	C47	620.99'	1960.00'	063°12'48"	167.71'	N31°36'24"W
C24	264.79'	240.00'	063°12'48"	251.56'	N31°36'24"W	C48	31.39'	20.00'	018°09'11"	618.40'	N09°04'36"W
C24	75.73'	255.00'	017°00'53"	75.45'	N76°18'52"E						

LINE TABLE		
LINE	BEARING	LENGTH
L1	S89°31'27"E	124.88
L2	S86°24'09"E	50.07
L3	S0°28'32"W	50.00
L4	S0°28'33"W	29.88
L5	N90°00'00"E	88.47
L6	N63°48'18"E	76.76
L7	S63°48'18"W	24.27
L8	S89°31'27"E	115.00
L9	S0°28'31"W	145.61
L10	S89°46'26"E	100.12
L11	S0°32'24"W	115.11
L12	S89°27'36"E	5.67
L13	S89°32'09"E	84.22
L14	S0°25'08"W	55.00
L15	N63°48'18"E	24.27
L16	N89°31'27"W	21.85
L17	S63°48'18"W	32.20

**LEGEND** UNLESS OTHERWISE NOTED

R = RADIUS  
L = ARC LENGTH  
Δ = DELTA (CENTRAL ANGLE)  
CH = CHORD DISTANCE  
CB = CHORD BEARING  
N. = NORTHING (STATE PLANE COORDINATES)  
E. = EASTING  
CL = CENTERLINE OF RIGHT OF WAY  
O.R.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY  
COED = CITY OF OCALA ENGINEERING DEPARTMENT  
LB = LICENSED BUSINESS  
LS = LAND SURVEYOR  
(NR) = NON-RADIAL BEARING  
PSM = PROFESSIONAL SURVEYOR & MAPPER  
P.U.E. = PUBLIC UTILITY EASEMENT  
D.E. = DRAINAGE EASEMENT  
D.R.A. = DRAINAGE RETENTION AREA  
FCM = FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)  
FRC = FOUND 5/8" IRON ROD & CAP (AS NOTED)  
□ = PERMANENT REFERENCE MONUMENT (P.R.M.)  
    FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)  
● = PERMANENT REFERENCE MONUMENT (P.R.M.)  
    FOUND 5/8" IRON ROD & CAP (AS NOTED)  
⊙ = PERMANENT REFERENCE MONUMENT (P.R.M.)  
    SET 5/8" IRON ROD & CAP (PRM LB8071)  
○ = PERMANENT CONTROL POINT (P.C.P.)  
    SET NAIL & DISK (P.C.P. LB8071)



### SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A PROFESSIONAL LICENSED SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THE ABOVE PLAT WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES; CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE AND CHAPTER 114, CITY OF OCALA CODE OF ORDINANCES, AS APPLICABLE.

JCH CONSULTING GROUP, INC.  
(LICENSED BUSINESS NUMBER LB8071)  
426 SW 15TH STREET  
OCALA, FLORIDA 34471

CHRISTOPHER J. HOWSON (LICENSE NO. LS6553)  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER



PREPARED BY: JCH CONSULTING GROUP, INC. 426 SW 15TH STREET, OCALA, FL 34471

"NOT PLATTED"  
PARCEL NO: 21385-001-01  
OWNER: AURORA OCALA LLC  
OFFICIAL RECORDS  
BOOK 7464, PAGE 157



NOTE:

THIS PLAT IS 5 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR LEGAL DESCRIPTION, NOTES, DEDICATIONS AND ACKNOWLEDGMENTS SEE SHEET 1, FOR BOUNDARY DETAIL SEE SHEET 2, FOR LOT/TRACT DIMENSIONS SEE SHEETS 3, 4 AND 5.

# WEST OAK PHASE 2

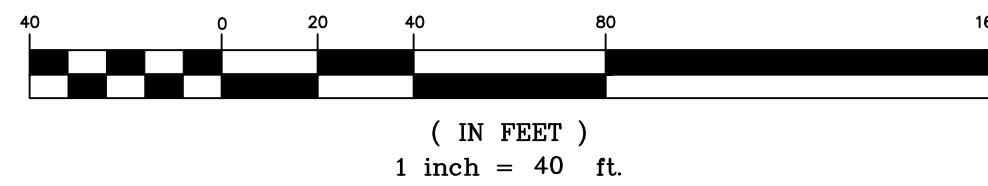
## A PLANNED DEVELOPMENT

A REPLAT OF A PORTION OF WEST OAK PHASE 1 AS RECORDED IN  
PLAT BOOK \_\_\_, PAGES \_\_\_ - \_\_\_ OF THE PUBLIC RECORDS OF MARION  
COUNTY, FLORIDA

AND A PORTION OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 21 EAST  
CITY OF OCALA, MARION COUNTY, FLORIDA

PLAT BOOK \_\_ PAGE \_\_  
SHEET 5 OF 5

GRAPHIC SCALE



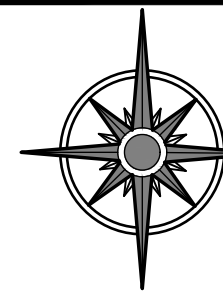
CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	110.53'	100.00'	063°19'46"	104.99'	S32°08'26"W
C2	146.43'	150.00'	055°55'52"	140.68'	S61°29'40"E
C3	97.75'	100.00'	056°00'25"	93.90'	S61°31'56"E
C4	128.13'	150.00'	048°56'36"	124.27'	N23°59'45"W
C5	107.32'	150.00'	040°59'32"	105.04'	N68°57'50"W
C6	122.02'	125.00'	055°55'52"	117.24'	N61°29'40"W
C7	122.19'	125.00'	056°00'25"	117.38'	N61°31'56"W
C8	107.49'	150.00'	041°03'24"	105.20'	N21°00'15"E
C9	130.34'	280.00'	026°40'14"	129.16'	N77°08'26"E
C10	26.71'	150.00'	010°12'04"	26.67'	N58°42'16"E
C11	51.98'	150.00'	019°51'23"	51.72'	N43°40'33"E
C12	51.98'	150.00'	019°51'23"	51.72'	N23°49'10"E
C13	35.12'	150.00'	013°24'56"	35.04'	N07°11'01"E
C14	31.44'	20.00'	090°03'52"	28.30'	N45°30'29"E
C15	89.47'	125.01'	041°00'20"	87.57'	N68°58'18"W
C16	31.42'	20.00'	090°00'00"	28.28'	N03°28'04"W
C17	27.52'	175.00'	009°00'41"	27.50'	N37°01'36"E
C18	51.66'	175.00'	016°54'47"	51.47'	N24°03'52"E
C19	46.22'	175.00'	015°07'56"	46.08'	N08°02'31"E
C20	29.99'	20.00'	085°54'54"	27.26'	N43°25'59"E
C21	99.58'	305.00'	018°42'24"	99.14'	N77°02'14"E
C22	20.65'	305.00'	003°52'43"	20.64'	N65°44'40"E
C23	17.81'	255.00'	004°00'07"	17.81'	N65°48'22"E
C24	264.79'	240.00'	063°12'48"	251.56'	N31°36'24"W
C24	75.73'	255.00'	017°00'53"	75.45'	N76°18'52"E

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C25	166.90'	1040.00'	009°11'42"	166.72'	S12°33'56"E
C25	33.39'	20.00'	095°39'15"	29.64'	N47°21'05"W
C26	89.57'	125.00'	041°03'24"	87.67'	N21°00'15"E
C27	233.22'	760.00'	017°34'55"	232.30'	S08°22'19"E
C27	31.42'	20.00'	090°00'00"	28.28'	N86°31'56"E
C28	106.78'	125.00'	048°56'36"	103.56'	N23°59'45"W
C29	32.07'	175.00'	010°30'01"	32.03'	N04°46'28"W
C30	97.87'	100.00'	056°04'39"	94.01'	N61°34'01"W
C30	51.66'	175.00'	016°54'47"	51.47'	N18°28'51"W
C31	146.46'	149.99'	055°56'37"	140.71'	N61°30'00"W
C31	52.06'	175.00'	017°02'43"	51.87'	N35°27'36"W
C32	13.70'	175.00'	004°29'06"	13.70'	N46°13'31"W
C33	3.53'	175.00'	001°09'23"	3.53'	N49°02'45"W
C34	48.57'	175.00'	015°54'04"	48.41'	N57°34'28"W
C35	47.67'	175.00'	015°36'23"	47.52'	N73°19'41"W
C36	25.44'	175.00'	008°19'43"	25.42'	N18°51'74"W
C37	23.74'	100.00'	013°36'07"	23.68'	N82°39'32"W
C38	116.06'	105.00'	063°19'46"	110.24'	N32°08'26"E
C38	73.88'	100.00'	042°19'44"	72.21'	N54°41'36"W
C39	146.63'	150.00'	056°00'25"	140.86'	N61°31'56"W
C40	138.16'	125.00'	063°19'46"	131.24'	N32°08'26"E
C41	129.16'	150.00'	049°20'07"	125.21'	N39°08'15"E
C43	176.52'	160.00'	063°12'48"	167.71'	N31°36'24"W
C44	620.99'	1960.00'	018°09'11"	618.40'	N09°04'36"W
C45	31.39'	20.00'	089°56'08"	28.27'	S44°29'31"E

LINE TABLE		
LINE	BEARING	LENGTH
L1	S89°31'27"E	124.88
L2	S86°24'09"E	50.07
L3	S0°28'32"W	50.00
L4	S0°28'33"W	29.88
L5	N90°00'00"E	88.47
L6	N63°48'18"E	76.76
L7	S63°48'18"W	24.27
L8	S89°31'27"E	115.00
L9	S0°28'31"W	145.61
L10	S89°46'26"E	100.12
L11	S0°32'24"W	115.11
L12	S89°27'36"E	5.67
L13	S89°32'09"E	84.22
L14	S0°25'08"W	55.00
L15	N63°48'18"E	24.27
L16	N89°31'27"W	21.85
L17	S63°48'18"W	32.20

**LEGEND** UNLESS OTHERWISE NOTED

R = RADIUS  
L = ARC LENGTH  
Δ = DELTA (CENTRAL ANGLE)  
CH = CHORD DISTANCE  
CB = CHORD BEARING  
N. = NORTHING (STATE PLANE COORDINATES)  
E. = EASTING  
CL = CENTERLINE OF RIGHT OF WAY  
O.R.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY  
COED = CITY OF OCALA ENGINEERING DEPARTMENT  
LB = LICENSED BUSINESS  
LS = LAND SURVEYOR  
(NR) = NON-RADIAL BEARING  
PSM = PROFESSIONAL SURVEYOR & MAPPER  
P.U.E. = PUBLIC UTILITY EASEMENT  
D.E. = DRAINAGE EASEMENT  
D.R.A. = DRAINAGE RETENTION AREA  
FCM = FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)  
FRC = FOUND 5/8" IRON ROD & CAP (AS NOTED)  
□ = PERMANENT REFERENCE MONUMENT (P.R.M.)  
FOUND 4" X 4" CONCRETE MONUMENT (AS NOTED)  
● = PERMANENT REFERENCE MONUMENT (P.R.M.)  
FOUND 5/8" IRON ROD & CAP (AS NOTED)  
⊙ = PERMANENT REFERENCE MONUMENT (P.R.M.)  
SET 5/8" IRON ROD & CAP (PRM LB8071)  
○ = PERMANENT CONTROL POINT (P.C.P.)  
SET NAIL & DISK (FCP LB8071)



# JCH

LAND DEVELOPMENT + SURVEYING & MAPPING  
PLANNING + ENVIRONMENTAL + G.I.S.  
426 SW 15TH STREET, OCALA, FLORIDA 34471  
PHONE: 352.405.1482 WWW.JCHG.COM  
CERTIFICATE OF AUTHORIZATION - L.B. 8071

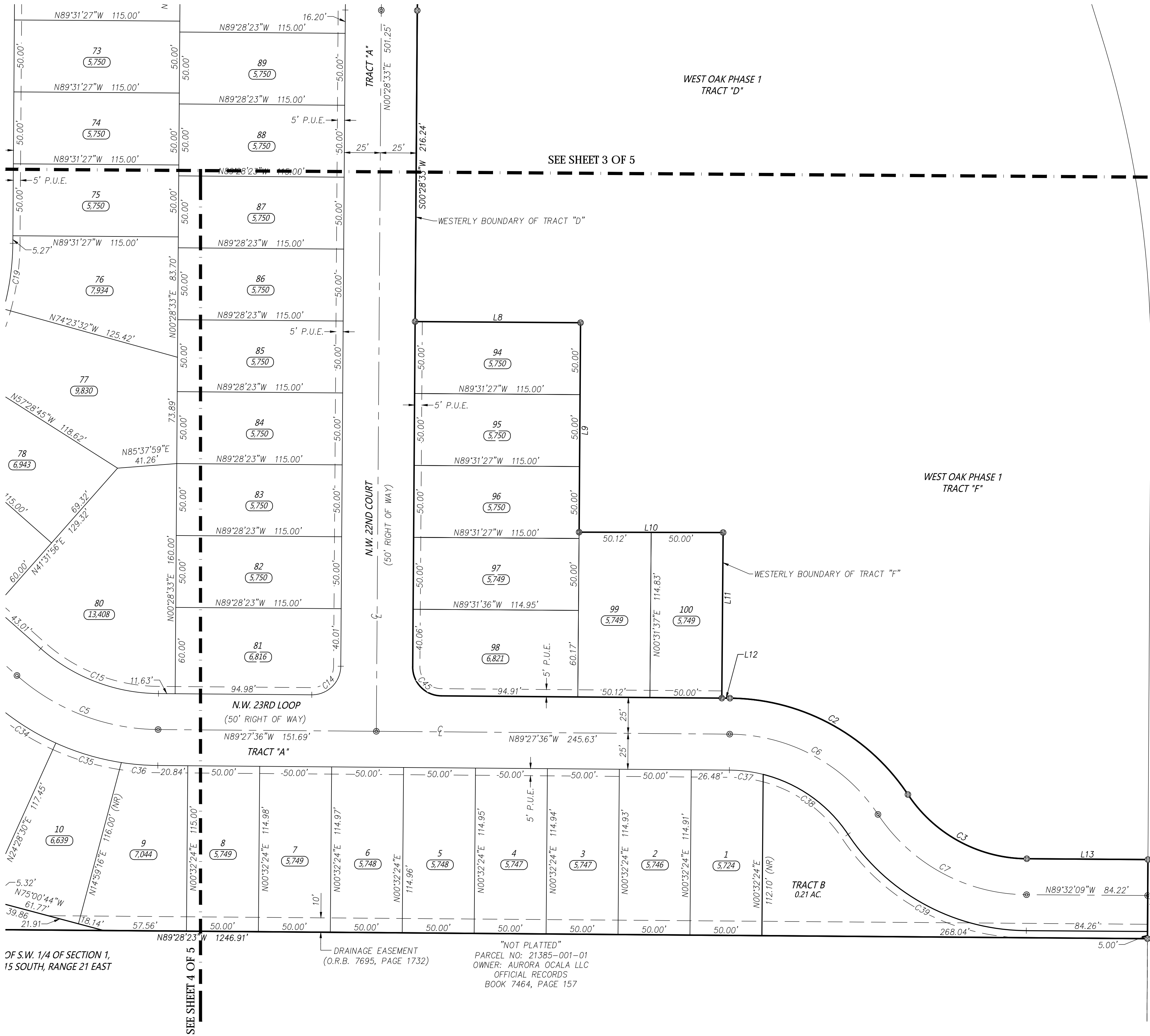
### SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A PROFESSIONAL LICENSED SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THE ABOVE PLAT WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES; CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE AND CHAPTER 114, CITY OF OCALA CODE OF ORDINANCES, AS APPLICABLE.

JCH CONSULTING GROUP, INC  
(LICENSED BUSINESS NUMBER LB8071)  
426 SW 15TH STREET  
OCALA, FLORIDA 34471

CHRISTOPHER J. HOWSON (LICENSE NO. LS6553)  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER

N.W. 21ST AVENUE  
(80' RIGHT OF WAY)  
PER OFFICIAL RECORDS  
BOOK 7396, PAGE 662



PREPARED BY: JCH CONSULTING GROUP, INC. 426 SW 15TH STREET, OCALA, FL 34471