

SURVEYOR'S NOTES:

- BEARINGS SHOWN HEREON ARE BASED ON NORTH 89°48'47" EAST, FOR THE SOUTH LINE OF SECTION 3, OUTSIDE THE ARREDONDO GRANT, TOWNSHIP 10 SOUTH, RANGE 18 EAST.
- INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHTS-OF-WAY, AND/OR OWNERSHIP WERE FURNISHED TO THIS SURVEYOR VIA THREE (3) SEPARATE COMMITMENTS: (1) OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, AGENT'S FILE REFERENCE: 16-525.RW, HAVING AN EFFECTIVE DATE OF JUNE 21, 2016; (2) FIRST AMERICAN TITLE INSURANCE COMPANY, AGENT'S FILE REFERENCE: 16-129, HAVING AN EFFECTIVE DATE OF JUNE 16, 2016; (3) OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, AGENT'S FILE REFERENCE: 15-296S, EFFECTIVE DATE OF APRIL 16, 2016. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN DONE BY THIS SURVEYOR.
- SYMBOLS SHOWN HEREON MAY BE EXAGGERATED FOR PICTORIAL PURPOSES ONLY AND MAY NOT BE SHOWN TO SCALE.
- THE ERROR OF CLOSURE FOR THE BOUNDARY OF THIS PLAT DOES NOT EXCEED 1":10,000'.
- THE ELEVATIONS SHOWN HEREON ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 1988). THE ELEVATION OF 89.205 FEET FOR THE TOP OF A CONCRETE MONUMENT STAMPED 2861001 BM2, LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF STATE ROAD 28 & COUNTY ROAD 241 NORTH. THE ELEVATION OF 89.205 FEET IS NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 1929) AND HAS BEEN CONVERTED BY CORPSON GEODETIC SOFTWARE TO AN ELEVATION OF 88.418 FEET NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 1988).
- ALL LOT CORNERS AND PERMANENT CONTROL POINTS SHALL BE SET PER 177.091(9) OF THE FLORIDA STATUTES. PERMANENT CONTROL POINTS WILL BE SET WITHIN 30 DAYS OF FINAL CONSTRUCTION OF ROADWAYS.
- THIS MAP CONSISTS OF FOUR (2) SHEETS TOTAL. ONE SHEET IS NOT COMPLETE WITHOUT THE OTHER. SEE SHEETS TWO FOR DETAILED LOT INFORMATION.
- SETBACKS UNLESS SHOWN OTHERWISE:
 - FRONT: 10'
 - FRONT GARAGE FACING: 20'
 - SIDE: 5'
 - SIDE STREET: 10'
 - REAR: 10'
 - REAR ACCESSORY BUILDING: 7.5'
- ALL COMMON AREAS AND OPEN SPACES WILL BE DEDICATED TO LAUREATE VILLAGE HOMEOWNERS ASSOCIATION BY SEPARATE CONVEYANCE.

LEGEND:

- = BENCHMARK
- = FOUND 4"x4" CONCRETE MONUMENT (MARKED AS NOTED)
- = FOUND IRON PIPE 3/4" NO IDENTIFICATION
- = SET 5/8" IRON ROD AND CAP (PRM LB #5075)
- ▲ = SET NAIL AND DISK (PCP LB #5075)
- ID. = IDENTIFICATION
- P.C.P. = PERMANENT CONTROL POINT
- P.R.M. = PERMANENT REFERENCE MONUMENT
- P.U.E. = PUBLIC UTILITIES EASEMENT
- O.R. = OFFICIAL RECORDS
- PG. = PAGE
- R.W. = RIGHT OF WAY
- O.R.B. = OFFICIAL RECORDS BOOK
- S.F. = SQUARE FEET
- FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY
- MIN = MINIMUM
- FFE = FINISHED FLOOR ELEVATION
- NR = NON RADIAL

CURVE DATA TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEARING
C1	14.45'	191.00'	4°20'02"	7.23'	14.44'	N 30°15'00" W
C2	96.41'	170.00'	32°29'33"	49.54'	95.12'	N 16°14'46" W
C3	31.42'	20.00'	90°00'01"	20.00'	28.28'	N 45°00'00" E
C4	31.42'	20.00'	90°00'01"	20.00'	28.28'	S 45°00'00" E
C5	31.42'	20.00'	90°00'00"	20.00'	28.28'	S 45°00'00" E
C6	31.42'	20.00'	90°00'00"	20.00'	28.28'	N 45°00'00" E
C7	31.42'	20.00'	90°00'00"	20.00'	28.28'	S 45°00'00" E
C8	31.42'	20.00'	90°00'00"	20.00'	28.28'	N 45°00'00" E
C9	79.02'	67.96'	66°37'01"	44.66'	74.64'	S 49°09'25" E
C10	449.51'	165.00'	156°05'29"	779.32'	322.84'	N 90°00'00" E
C11	424.44'	135.00'	180°08'15"	112543.65'	270.00'	S 89°55'53" E
C12	288.98'	105.00'	157°41'23"	532.48'	206.03'	S 89°59'56" E
C13	34.06'	25.00'	78°03'18"	20.26'	31.48'	S 50°58'15" W
C14	8.58'	5.00'	98°21'06"	5.79'	7.57'	N 37°56'45" W
C15	8.52'	5.00'	97°38'15"	5.72'	7.53'	S 37°32'50" W
C16	34.06'	25.00'	78°04'04"	20.27'	31.49'	N 50°57'37" W
C17	827.38'	272.50'	173°57'51"	5168.70'	544.24'	S 89°59'56" E
C18	31.40'	20.00'	89°57'06"	19.98'	28.27'	S 45°01'38" E
C19	31.41'	20.00'	89°58'52"	19.99'	28.28'	N 45°00'34" E
C20	31.41'	20.00'	89°58'18"	19.99'	28.28'	S 45°00'51" E
C21	31.40'	20.00'	89°57'58"	19.99'	28.28'	N 45°01'01" E
C22	115.53'	272.50'	24°17'27"	58.65'	114.66'	N 15°09'52" E
C23	101.15'	272.50'	21°16'01"	51.16'	100.57'	N 37°56'36" E
C24	100.12'	272.50'	21°03'06"	50.63'	99.56'	N 59°06'10" E
C25	99.39'	272.50'	20°53'49"	50.25'	98.84'	N 80°04'38" E
C26	99.04'	272.50'	20°49'26"	50.07'	98.49'	S 79°03'45" E
C27	99.13'	272.50'	20°50'34"	50.12'	98.58'	S 58°13'45" E
C28	99.64'	272.50'	20°57'04"	50.38'	99.09'	S 37°19'55" E
C29	113.38'	272.50'	23°50'23"	57.52'	112.57'	S 14°56'12" E
C30	26.36'	20.00'	75°31'21"	15.49'	24.49'	N 52°14'20" W
C31	5.05'	20.00'	14°28'39"	2.54'	5.04'	N 7°14'20" W
C32	5.05'	20.00'	14°28'39"	2.54'	5.04'	S 7°14'20" W
C33	26.36'	20.00'	75°31'21"	15.49'	24.49'	S 52°14'20" W
C34	26.36'	20.00'	75°31'21"	15.49'	24.49'	N 52°14'20" W
C35	5.05'	20.00'	14°28'39"	2.54'	5.04'	N 7°14'20" W
C36	5.05'	20.00'	14°28'39"	2.54'	5.04'	S 7°14'20" W
C37	26.36'	20.00'	75°31'21"	15.49'	24.49'	S 52°14'20" W
C38	20.33'	67.96'	17°08'23"	10.24'	20.25'	N 73°53'44" W
C39	47.54'	165.00'	16°30'29"	23.94'	47.38'	N 20°12'30" E
C40	60.83'	165.00'	21°07'27"	30.77'	60.49'	N 39°01'28" E
C41	59.81'	165.00'	20°46'07"	30.24'	59.48'	N 59°58'15" E
C42	59.07'	165.00'	20°30'47"	29.86'	58.76'	N 80°36'41" E
C43	58.73'	165.00'	20°23'33"	29.68'	58.42'	S 78°56'08" E
C44	58.82'	165.00'	20°25'26"	29.72'	58.51'	S 58°31'39" E
C45	59.33'	165.00'	20°36'09"	29.99'	59.01'	S 38°00'52" E
C46	45.38'	165.00'	15°45'32"	22.84'	45.24'	S 19°50'01" E

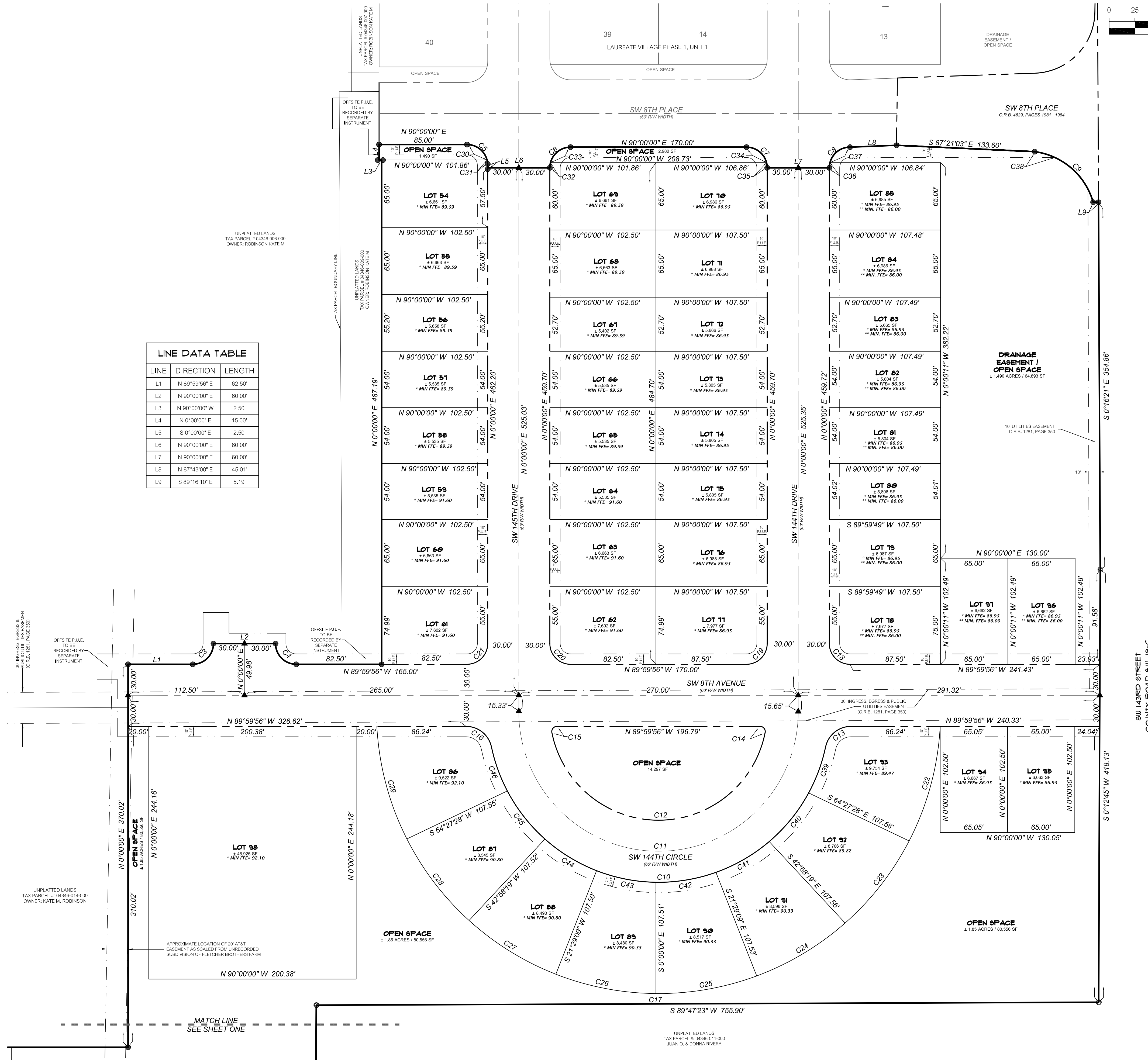
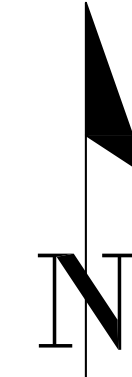
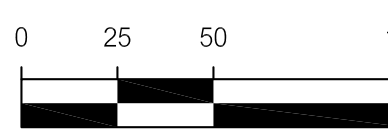
LAUREATE VILLAGE PHASE 1, UNIT 2 SITUATED IN FRACTIONAL SECTION 3, OUTSIDE OF THE ARREDONDO GRANT, TOWNSHIP 10 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA



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CA-5075

PLAT BOOK __, PAGE __
SHEET TWO OF TWO

GRAPHIC SCALE



SW 149th Street
COUNTY ROAD 50 W. 15-C

S 0°12'45" W 418.13'

S 0°16'21" E 354.86'

10'

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