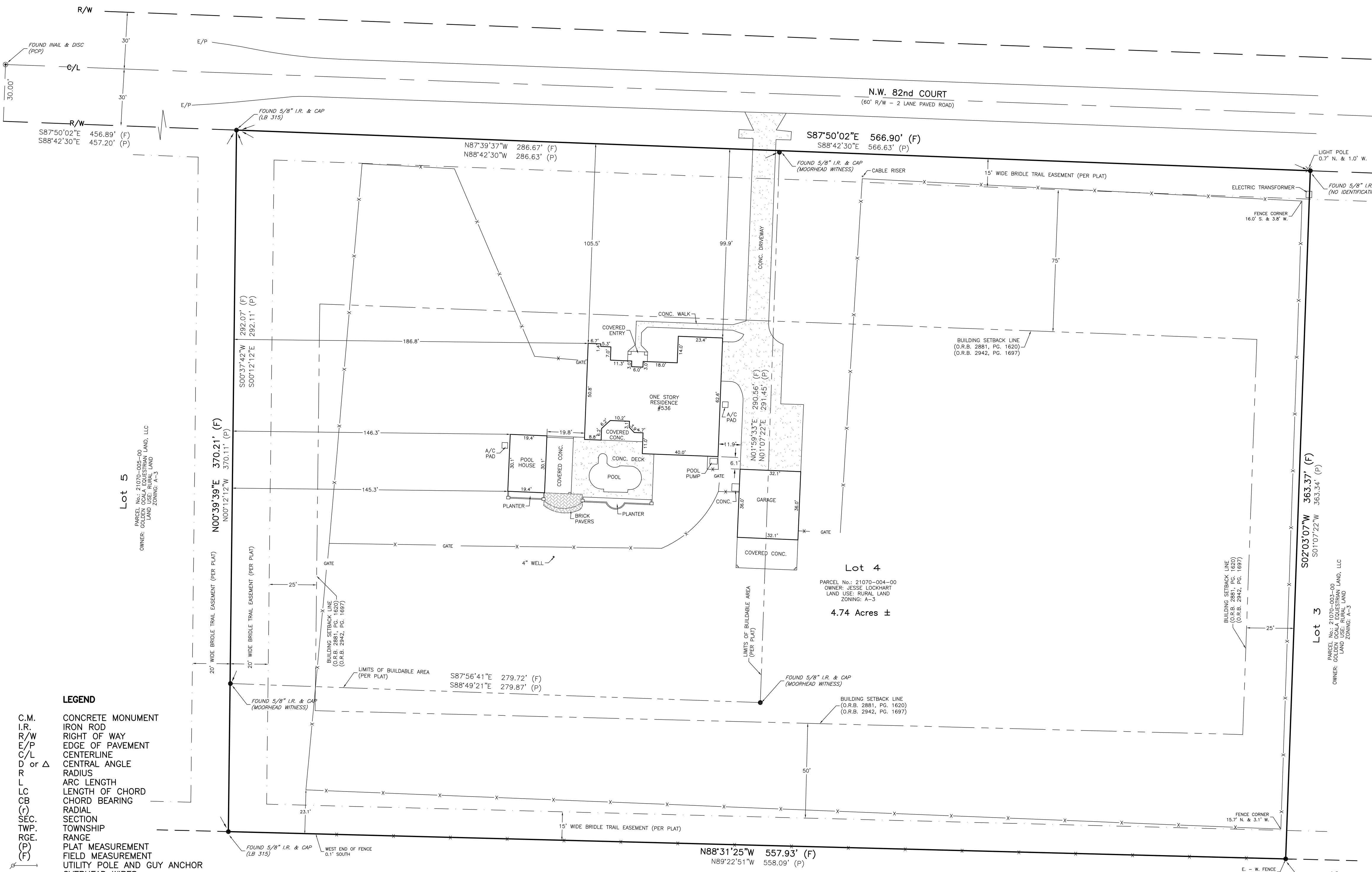




GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.



- LEGEND**
- C.M. CONCRETE MONUMENT
 - I.R. IRON ROD
 - R/W RIGHT OF WAY
 - E/P EDGE OF PAVEMENT
 - C/L CENTERLINE
 - D or Δ CENTRAL ANGLE
 - R RADIUS
 - L ARC LENGTH
 - LC LENGTH OF CHORD
 - CB CHORD BEARING
 - (f) RADIAL SECTION
 - SEC. SECTION
 - TWP. TOWNSHIP
 - RGE. RANGE
 - (P) PLAT MEASUREMENT
 - (F) FIELD MEASUREMENT
 - UTILITY POLE AND GUY ANCHOR
 - OVERHEAD WIRES
 - FENCE
 - CONC. CONCRETE
 - C.M.E.S. CONCRETE MITERED END SECTION
 - P.C.P. PERMANENT CONTROL POINT
 - P.R.M. PERMANENT REFERENCE MONUMENT
 - O.R.B. OFFICIAL RECORDS BOOK
 - PG. PAGE

PARCEL No.: 21069-005-00
OWNER: OHANNAHAW EQUESTRIAN CENTER, LLC
LAND USE: RURAL LAND
ZONING: A-1



LOCATION MAP

LEGAL DESCRIPTION:
LOT 4, THE HAMLET AT SHERMAN OAKS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGES 189 THROUGH 192, PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

- SURVEY REPORT:**
1. FIELD MEASURED BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NAD-83 WITH 2011 ADJUSTMENT, AND DERIVED FROM THE L-NET NETWORK.
 2. FIELD SURVEY DATE : 7-07-2023.
 3. THE LEGAL DESCRIPTION AND TITLE INFORMATION REFLECTING RIGHTS-OF-WAY, OR EASEMENTS OF RECORD, WERE FURNISHED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT No: BS2023-057, COMMITMENT DATE: MARCH 23, 2023.
 4. UNDERGROUND IMPROVEMENTS, OR UTILITIES, WERE NOT LOCATED.
 5. ALL RIGHTS OF WAY SHOWN HEREON ARE PHYSICALLY OPEN UNLESS OTHERWISE STATED.
 6. THIS PROPERTY APPEARS TO BE IN A ZONE "X" (AREA OF MINIMAL FLOOD HAZARD) ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 120160 PANEL 0484 SUFFIX E EFFECTIVE DATE 4-19-2017.
 7. THIS SURVEY MEETS THE STANDARDS OF PRACTICE CONTAINED IN CHAPTER 5J-17.050 THROUGH .052, FLORIDA ADMINISTRATIVE CODE AND THE ACCURACY OBTAINED BY MEASUREMENT AND CALCULATION OF A CLOSED GEOMETRIC FIGURE WAS FOUND TO EXCEED THE MINIMUM RELATIVE DISTANCE ACCURACY FOR RURAL LAND USE.
 8. UNLESS IT BEARS THE DIGITAL SIGNATURE & CERTIFICATION OR THE PHYSICAL SIGNATURE AND SEAL OF THE LICENSED SURVEYOR AND MAPPER, THIS MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.

TITLE COMMITMENT INFORMATION TABLE
FIRST AMERICAN TITLE INSURANCE COMPANY
COMMITMENT No: BS2023-057, COMMITMENT DATE: MARCH 23, 2023

SCH. B-2 EXC. No.	RECORDED DATA	APPLICABLE	PLOTTABLE	REASON IF NOT PLOTTABLE
1 - 8	STANDARD EXCEPTIONS	YES	NO	STANDARD EXCEPTIONS
9	PLAT BOOK 5, PG. 189	YES	YES	
10	O.R.B. 2881, PG. 1620 O.R.B. 2942, PG. 1697 O.R.B. 2943, PG. 1715 O.R.B. 3356, PG. 1972 O.R.B. 3638, PG. 1119 O.R.B. 5190, PG. 253 O.R.B. 5482, PG. 1358	YES YES YES YES YES YES	YES YES YES NO NO NO	NOT A SURVEY MATTER NOT A SURVEY MATTER NOT A SURVEY MATTER NOT A SURVEY MATTER NOT A SURVEY MATTER
11	O.R.B. 99, PG. 458	YES	NO	BLANKET TYPE EASEMENT
12	O.R.B. 2881, PG. 1618 O.R.B. 2942, PG. 1693	YES YES	NO NO	NOT A SURVEY MATTER NOT A SURVEY MATTER
13	O.R.B. 2881, PG. 1619 O.R.B. 2942, PG. 1695	YES YES	NO NO	NOT A SURVEY MATTER NOT A SURVEY MATTER
14	O.R.B. 794, PG. 89 O.R.B. 794, PG. 90	YES YES	NO NO	BLANKET TYPE EASEMENT BLANKET TYPE EASEMENT

SURVEYORS CERTIFICATE:
TO GOLDEN OCALA EQUESTRIAN LAND, L.L.C.; FIRST AMERICAN TITLE INSURANCE COMPANY AND ASSURED TITLE SERVICES, L.L.C.:
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6(b), 7(o), 8, 9, 11, 13, 17 AND 18 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON 4-07-2023.

RODNEY K. ROGERS DATE
PROFESSIONAL SURVEYOR & MAPPER
REGISTRATION NO. 5274
STATE OF FLORIDA

NO.	DATE	REVISION

Robert L. Rogers, PE
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Civil Engineering & Land Surveying

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AN ALTA/NSPS LAND TITLE SURVEY
FOR
GOLDEN OCALA EQUESTRIAN LAND, L.L.C.

JOB No. 23_21070-004-00
DATE 4-07-2023
SCALE 1" = 30'
SHEET 1 OF 1