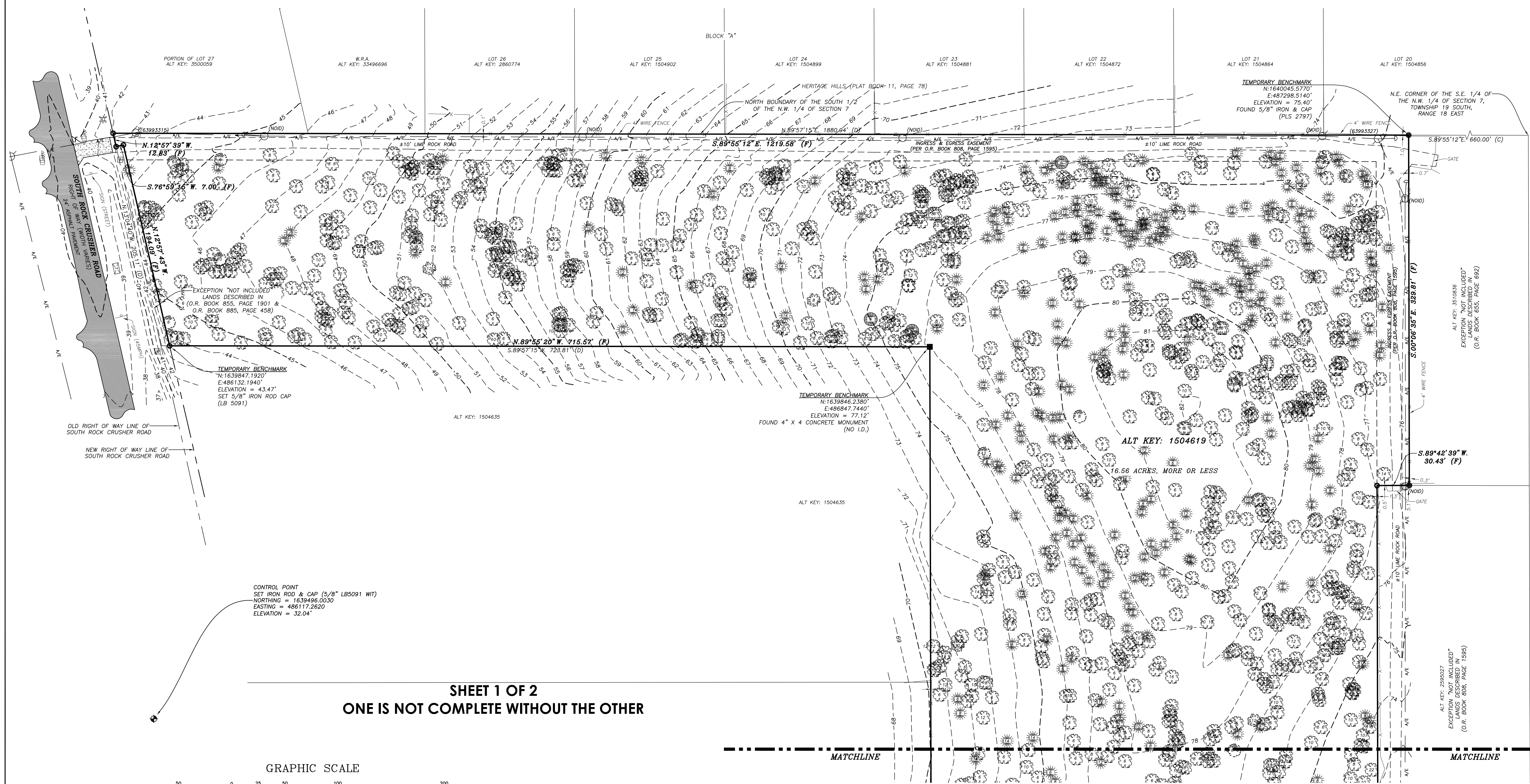
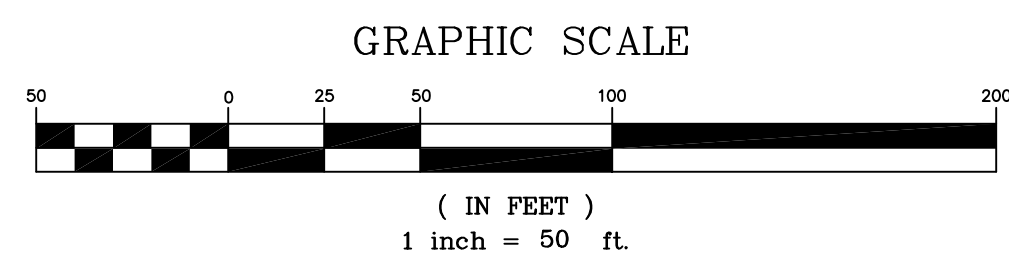


SECTION 7, TOWNSHIP 19 SOUTH, RANGE 18 EAST
CITRUS COUNTY, FLORIDA



SHEET 1 OF 2
ONE IS NOT COMPLETE WITHOUT THE OTHER



- LEGEND** UNLESS OTHERWISE NOTED
- = CENTERLINE OF RIGHT OF WAY
 - c.b. = CHORD BEARING
 - O.R. = OFFICIAL RECORDS OF MARION COUNTY
 - ⊕ = BENCHMARK/CONTROL POINT
 - ⊕ = FOUND 5/8" IRON ROD & CAP - PLS 2797
 - ⊕ = SET 5/8" IRON ROD & CAP - LB 5091
 - = FOUND 4" x 4" CONCRETE MONUMENT - NO I.D.
 - ⊙ = FOUND NAIL & DISC
 - (F) = FIELD MEASUREMENT
 - (P) = PLAT DIMENSION
 - (D) = DEED DIMENSION
 - (C) = CALCULATED DIMENSION
 - ⊕ = WOOD POWER POLE
 - ⊕ = GUY ANCHOR
 - ⊕ = TELEPHONE VAULT
 - ⊕ = TELEPHONE BOX
 - ⊕ = FIRE HYDRANT
 - ⊕ = WATER METER
 - ⊕ = MAILBOX
 - ⊕ = SIGN
 - A/E— = AERIAL ELECTRIC
 - X— = BROKEN LINE; NOT DRAWN TO SCALE
 - = DENOTES CONCRETE
 - = DENOTES ASPHALT

- TREE LEGEND**
(SIZE DENOTED INSIDE SYMBOL)
- ⊕ CEDAR
 - ⊕ CHERRY
 - ⊕ ELM
 - ⊕ OAK
 - ⊕ PALM
 - ⊕ PINE

DESCRIPTION:
PER WARRANTY DEED AS RECORDED IN OFFICIAL RECORDS BOOK 3461, PAGE 2317 OF THE PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA:

BEGIN AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 19 SOUTH, RANGE 18 EAST, CITRUS COUNTY, FLORIDA, THENCE SOUTH 89°49'50" WEST, ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4 OF THE NORTHWEST 1/4 A DISTANCE OF 1111.64 FEET, THENCE NORTH 0°16' WEST; PARALLEL TO THE EAST LINE OF SAID SOUTHEAST 1/4 OF THE NORTHEAST 1/4 A DISTANCE OF 1140.61 FEET, THENCE SOUTH 89°57'15" WEST, PARALLEL TO THE NORTH LINE OF THE SOUTH 1/2 OF AFOREMENTIONED NORTHWEST 1/4 A DISTANCE OF 723.81 FEET TO THE NORTHEASTERLY RIGHT-OF-WAY LINE OF A COUNTY ROAD, THENCE NORTH 13°04'40" WEST, ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 205.11 FEET TO THE AFOREMENTIONED NORTH LINE OF THE SOUTH 1/2 OF THE NORTHWEST 1/4, THENCE NORTH 89°57'15" EAST, ALONG SAID NORTH LINE OF THE SOUTH 1/2 OF THE NORTHWEST 1/4, THENCE NORTH 89°57'15" EAST, ALONG SAID NORTH LINE OF THE SOUTH 1/2 OF THE NORTHWEST 1/4, THENCE SOUTH 0°16' EAST ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 OF THE NORTHWEST 1/4, THENCE SOUTH 0°16' EAST ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 1338.21 FEET TO THE POINT OF BEGINNING. DESCRIBED IN O.R. BOOK 239, PAGE 701 AND O.R. BOOK 330, PAGE 686.

LESS AND EXCEPT: FROM THE ABOVE LANDS THAT PORTION CONVEYED BY QUIT CLAIM DEED RECORDED IN OFFICIAL RECORDS BOOK 655, PAGE 692, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED THEREIN.

ALSO LESS AND EXCEPT: FROM THE ABOVE LANDS THAT PORTION CONVEYED BY WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 808, PAGE 1595, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED THEREIN.

ALSO LESS AND EXCEPT: FROM THE ABOVE LANDS THAT PORTION CONVEYED BY WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 808, PAGE 1597, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED THEREIN.

ALSO LESS AND EXCEPT: FROM THE ABOVE LANDS THAT PORTION CONVEYED TO CITRUS COUNTY, FOR ROAD RIGHT OF WAY, BY WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 855, PAGE 1901, AND RE-RECORDED IN OFFICIAL RECORDS BOOK 885, PAGE 458, ALL OF THE PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED THEREIN.

- NOTES:**
1. DATE OF FIELD SURVEY: AUGUST 27, 2024.
 2. SUBJECT TO RIGHTS OF WAY, RESTRICTIONS, EASEMENTS AND RESERVATIONS OF RECORD.
 3. UNLESS OTHERWISE SHOWN, UNDERGROUND IMPROVEMENTS NOT LOCATED.
 4. PUBLIC RECORDS NOT SEARCHED BY R.M. BARRINEAU & ASSOCIATES, INC.
 5. BEARINGS AND STATE PLANE COORDINATES DEPICTED HEREON ARE GRID, WEST FLORIDA ZONE, NAD-83 (CORS96) EPOCH:2002.0000, BASED ON TRIMBLE VIRTUAL REFERENCE STATION NETWORK.
 6. VERTICAL DATUM BASED ON NATIONAL GEODETIC SURVEY CONTROL POINT H 610 WITH AN ELEVATION OF 44.74', NAVD-88.
 7. ORIENTATION FOR THE IMPROVEMENTS SHOWN HEREON SHOULD NOT BE USED TO RECONSTRUCT BOUNDARY LINES.
 8. ADDITIONS OR DELETIONS TO SURVEY MAPS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
 9. THIS SURVEY DEPICTS THE PROPERTY AS IT EXISTED ON THE SURVEY DATE, NOT NECESSARILY THE SIGNATURE DATE.
 10. THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE BENEFIT OF THE PARTY(IES) NAMED HEREON, AND SHALL NOT BE DUPLICATED OR RELIED UPON BY ANY OTHER INDIVIDUAL OR ENTITY WITHOUT AUTHORIZATION FROM R.M. BARRINEAU & ASSOCIATES, INC.

SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY THAT THE SURVEY REPRESENTED HEREON MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17.050-052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES AND THAT THE SURVEY IS IN ACCORDANCE WITH ALL APPLICABLE REQUIREMENTS OF THE CITRUS COUNTY LAND DEVELOPMENT CODE.

SIGNATURE DATE _____
TRAVIS P. BARRINEAU, P.S.M. - LS 6897
TRAVIS@RMBARRINEAU.COM
OF R.M. BARRINEAU & ASSOCIATES, INC.
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL BASED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

NO.	REVISIONS	BY	DATE

DRAWN:	S.W.M.
REVISED:	
REVISIONS:	
CHECKED:	T.P.B.
APPROVED:	T.P.B.
SCALE:	1" = 50'

R.M. BARRINEAU & ASSOCIATES
PROFESSIONAL SURVEYORS & MAPPERS
1000 W. UNIVERSITY BLVD., SUITE 1000, GAITHERSBURG, MD 20878
PHONE: (302) 692-2133 • FAX: (302) 368-3771 • www.rmbarrineau.com
REGINALD M. BARRINEAU IS A LICENSED PROFESSIONAL SURVEYOR - CERTIFICATE OF AUTHORIZATION NO. 131699
TRAVIS P. BARRINEAU P.S.M. - LS 6897

BOUNDARY & TOPOGRAPHIC SURVEY FOR:
FREEDOM CAPITAL, LLC

REFERENCES:
F.B. , PGS:
FILE: S7-T19-R18

J.O.# 24053
DWG.# 24053
SHT 1 OF 2