

**TRUE NORTH SURVEYING SERVICES, INC.**  
 603 CAROLINE ST, MILTON, FL 32570  
 (904) 623-0492 994-7499 939-4259

# BEACHSIDE

IN SECTION 20, TOWNSHIP-2-SOUTH, RANGE-26-WEST, SANTA ROSA CO, FLORIDA

GRAPHIC SCALE: 1" = 40'

JULY 87

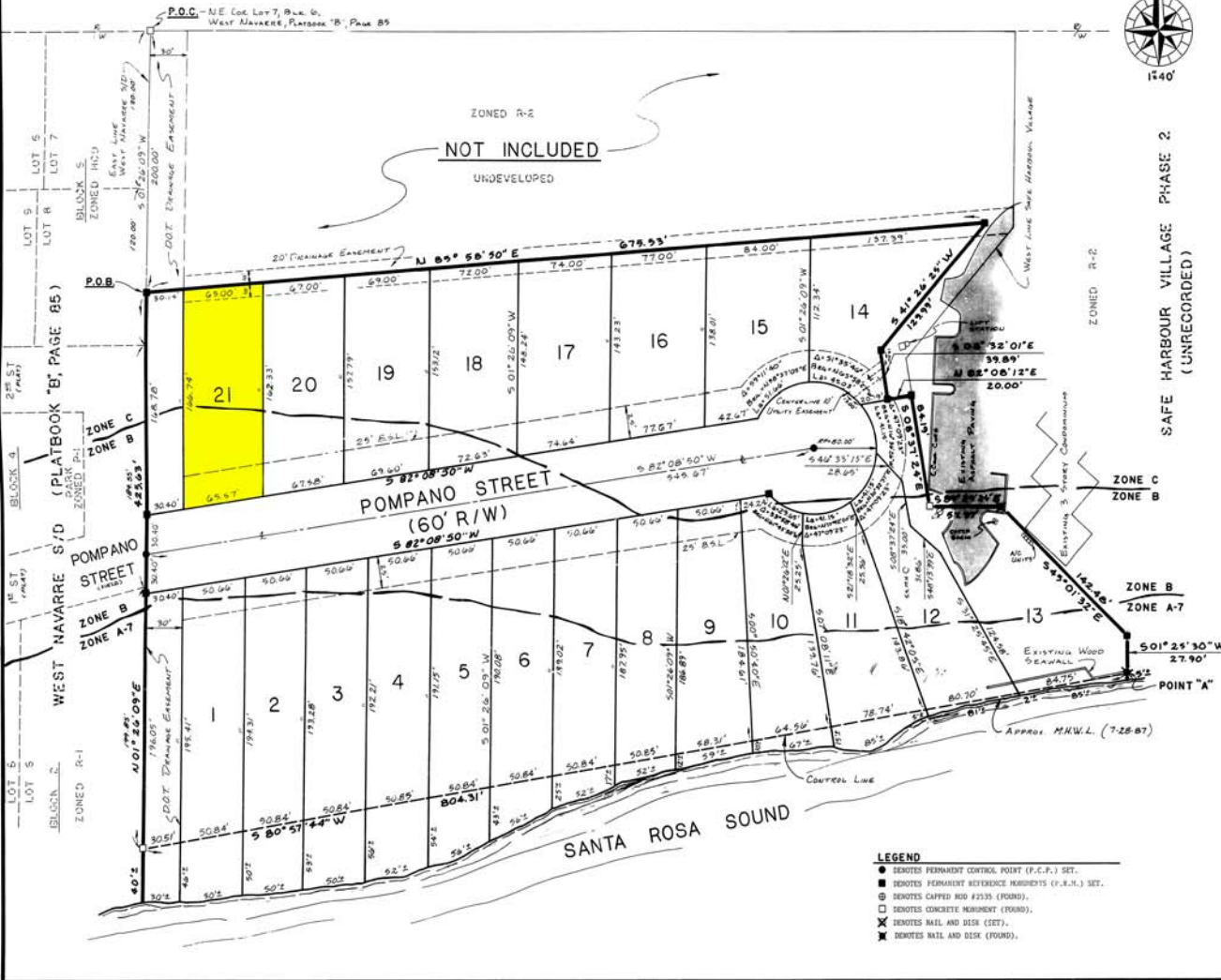
U.S. 98 (160' R/W)

OWNER / DEVELOPER  
 MR. JOHN PARISH  
 106 MIRACLE STRIP PKWY.  
 FT. WALTON BEACH, FL 32548  
 904-244-2121



**FLOOD STATEMENT**

THE PARCELS OF LAND AS DESCRIBED HEREIN IS LOCATED IN FLOOD ZONE "C", AREA OF FREQUENT FLOODING; FLOOD ZONE "B", AREAS BETWEEN LIMITS OF THE 100-YEAR FLOOD AND 100-YEAR FLOOD; OF CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR MORE; THE CORRELATING DRAINAGE AREA IS LESS THAN ONE (1) SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD; AND FLOOD ZONE A-7, AREAS OF 100-YEAR FLOOD; BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS DETERMINED, ACCORDING TO MAPS PUBLISHED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, COMMUNITY-MAP NUMBER 120274 0906B, DATED NOVEMBER 1, 1995.



**DESCRIPTION**

COMMENCE AT THE NORTHEAST CORNER OF LOT 7, BLOCK 6, WEST NAVARRE, AS RECORDED IN PLAT BOOK "B", PAGE 85, SANTA ROSA COUNTY, FLORIDA, THENCE GO SOUTH 01 DEGREES 26 MINUTES 09 SECONDS WEST ALONG THE EAST LINE OF SAID SUBDIVISION A DISTANCE OF 200.00 FEET TO THE POINT OF BEGINNING; THENCE GO NORTH 45 DEGREES 38 MINUTES 30 SECONDS EAST A DISTANCE OF 615.53 FEET; THENCE GO SOUTH 41 DEGREES 20 MINUTES 25 SECONDS WEST A DISTANCE OF 126.99 FEET; THENCE GO SOUTH 06 DEGREES 08 MINUTES 12 SECONDS EAST A DISTANCE OF 79.39 FEET; THENCE GO SOUTH 82 DEGREES 08 MINUTES 25 SECONDS EAST A DISTANCE OF 84.19 FEET; THENCE GO SOUTH 89 DEGREES 29 MINUTES 29 SECONDS EAST A DISTANCE OF 142.44 FEET; THENCE GO 95-31 45 DEGREES 01 MINUTES 32 SECONDS EAST A DISTANCE OF 27.00 FEET TO A POINT BEING A POINT "A", BEING CONTINUE SOUTH 14 DEGREES 25 MINUTES 30 SECONDS WEST A DISTANCE OF 5 FEET, MORE OR LESS, TO THE APPROXIMATE SHERIDAN LINE OF SANTA ROSA SOUND; THENCE NORTHEASTERLY ALONG SAID SHERIDAN LINE TO A POINT OF INTERSECTION WITH A LINE PASSED THROUGH THE POINT OF BEGINNING AND HAVING A BEARING OF SOUTH 01 DEGREE 15 MINUTES 00 SECONDS WEST; THENCE GO NORTH 01 DEGREE 26 MINUTES 09 SECONDS EAST A DISTANCE OF 40 FEET, MORE OR LESS TO A POINT BEING SOUTH 80 DEGREES 37 MINUTES 44 SECONDS WEST A DISTANCE OF 79.39 FEET FROM POINT "A"; THENCE GO NORTH 01 DEGREE 26 MINUTES 09 SECONDS EAST A DISTANCE OF 425.00 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED PARCEL IS SITUATED IN SECTION 20, TOWNSHIP 2 SOUTH, RANGE 26 WEST, AND CONTAINS 6.106 ACRES.

**DEDICATION**

KNOW ALL MEN BY THESE PRESENTS THAT MR. JOHN PARISH, PRESIDENT OF BEACHSIDE OF NAVARRE, INC., OWNER/DEVELOPER OF THE BEACHSIDE DESCRIBED LAND, AND MR. STEVE BEELER, GENERAL PARTNER, FOR AUGUSTUS INVESTMENTS LTD., HEREBY DEDICATE TO THE PUBLIC ALL ROADS, STREETS, TROTTINGWAYS AND DRAINAGE EASEMENTS AS SHOWN ON THIS PLAT OF BEACHSIDE, RESERVING OUT ITSELF, ITS HEIRS AND ASSIGNS, THE REVERSION OR REVERSIONS THEREOF WHENEVER DISCONTINUED BY LAW.

SIGNED AND SEALED IN THE PRESENCE OF:

WITNESSES: *[Signatures]*  
 WITNESS: *[Signature]*  
 WITNESS: *[Signature]*

**ACKNOWLEDGMENT**

BEFORE ME, AN OFFICER OF THE STATE OF FLORIDA, DULY AUTHORIZED TO TAKE OATHS AND ACKNOWLEDGMENTS, PERSONALLY APPEARED MR. JOHN PARISH, PRESIDENT OF BEACHSIDE OF NAVARRE, INC., AND MR. STEVE BEELER, GENERAL PARTNER OF AUGUSTUS INVESTMENTS, LTD., WELL KNOWN TO ME TO BE THE PERSONS HEREIN DESCRIBED AND WHO EXECUTED THE FOREGOING INSTRUMENT. WITNESS MY HAND AND SEAL THIS 31st DAY OF JULY, 1987.  
 NOTARY PUBLIC: *[Signature]*  
 MY COMMISSION EXPIRES: 11/11/97

**TITLE OPINION**

IT IS THE OPINION OF THE UNDERSIGNED ATTORNEY AT LAW, LICENSED IN FLORIDA, THAT TITLE TO LAND DESCRIBED HEREON IS IN THE NAME OF THE BEACHSIDE AS SHOWN HEREON AND THAT THERE ARE NO UNSATISFACTORY MORTGAGES ON THE LAND EXCEPT AS NOTED IN THE DEDICATION.

**COUNTY CLERK'S CERTIFICATE**

I, GERALD F. BARNES, CLERK OF THE CIRCUIT COURT OF SANTA ROSA COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT COMPLIED WITH ALL THE REQUIREMENTS OF THE PLAT ACT WHICH IS PART OF THE 1977 ACTS OF THE FLORIDA LEGISLATURE AND THE SAME WAS RECORDED ON THE DAY OF JULY 31, 1987, IN PLAT BOOK "D" AT PAGE 94 OF THE PUBLIC RECORDS OF SAID COUNTY.  
*[Signature]*  
 CLERK OF THE CIRCUIT COURT

**COUNTY COMMISSION APPROVAL**

I, GERALD F. BARNES, COUNTY CLERK OF SANTA ROSA COUNTY, HEREBY CERTIFY THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE BOARD OF COUNTY COMMISSIONERS OF SAID COUNTY AS THEIR RESOLVING HELD ON THE 17th DAY OF JULY, A.D. 1987, DID APPROVE SAID PLAT FOR RECORDING IN THE PUBLIC RECORDS OF SAID COUNTY.  
*[Signature]*  
 COUNTY CLERK

**GENERAL NOTES**

- 1) THE ACCURACY OF MEASUREMENTS PERFORMED MEETS THE RELATIVE ERROR OF CLOSURE PERMISSIBLE IN A SUBURBAN LAND AREA.
- 2) BEARINGS ARE REFERENCED TO D.O.T. MAP #14039-250.
- 3) NO TITLE RESEARCH HAS BEEN PERFORMED BY TRUE NORTH SURVEYING SERVICES, INC..
- 4) MEASUREMENTS ARE TO U.S. STANDARDS.
- 5) BUILDING SETBACK LINES: 25' FRONT  
25' REAR

**SURVEYOR'S CERTIFICATE**

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND DESCRIBED HEREON AND HEREBY CERTIFIES THAT SAID LAND HAS BEEN SURVEYED UNDER HIS RESPONSIBLE DIRECTION AND SUPERVISION AND SHOWN AS INDICATED; THAT PERMANENT REFERENCE MONUMENTS (INDICATED P.R.M.) HAVE BEEN PLACED AS NOTED BY THE PLAT ACT (CHAPTER 171-299, SECTION 177.01) THIRD 171.154 OF THE ACTS OF THE FLORIDA LEGISLATURE) AND COMPLIES WITH THE NEEDED TECHNICAL STANDARDS AS ADOPTED BY THE BOARD OF LAND SURVEYORS.  
 SIGNED THIS 31st DAY OF JULY, 1987.  
*[Signature]*  
 REGISTERED FLORIDA LAND SURVEYOR NO. 3463 CHARLES E. WATTS

NOT VALID WITHOUT ENDORSED SURVEYOR'S SEAL  
 DEM