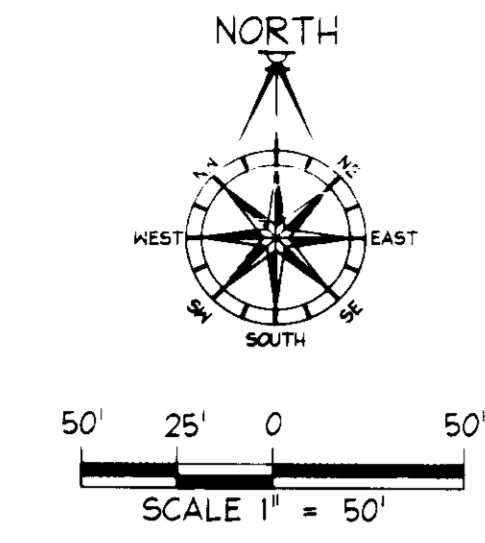


A RECORD PLAT OF HERRINGTON PLACE

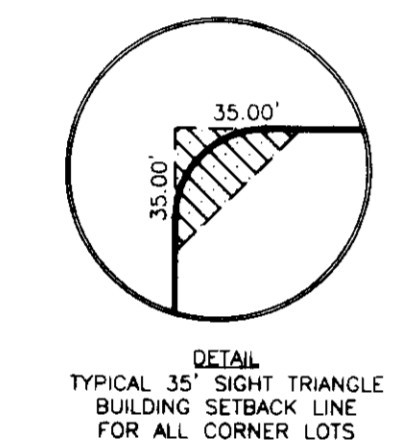
A SUBDIVISION OF A PORTION OF
SECTION 7, TOWNSHIP 1 SOUTH, RANGE 30 WEST
ESCAMBA COUNTY, FLORIDA
A SINGLE-FAMILY RESIDENTIAL SUBDIVISION
ZONED: R-6
OCTOBER 2006

OWNER & DEVELOPER
FOUR POINTS DEVELOPMENT, INC.
913 GULF BREEZE PARKWAY
GULF BREEZE, FL 32561
PHONE: (850) 916-0092



PREPARED BY:
KJM
Surveying, Inc.
Kenneth J. Mohr
Professional Surveyor and Mapper
4227 N. Davis Highway, Bldg. A
Pensacola, FL 32503
850-438-0202 Fax 850-438-1307

ENGINEER
GECI & ASSOCIATES ENGINEERS, INC.
2950 NORTH 12th AVENUE
PENSACOLA, FLORIDA 32505
PHONE: (850) 432-2929



NOTE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LOTS 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.

NOTE:
ANY PLATTED UTILITY EASEMENTS SHOWN HEREON SHALL ALSO BE EASEMENTS FOR CABLE TELEVISION SERVICES, BEING IN ACCORDANCE WITH AND SUBJECT TO THE PROVISIONS OF FLORIDA STATUTES 177.081 (28).

NOTE:
THERE IS A MINIMUM 5' PRIVATE DRAINAGE EASEMENT ALONG ALL COMMON SIDE LOT LINES. HOME BUILDER IS TO CONSTRUCT DRAINAGE SWALES AS REQUIRED ALONG THESE EASEMENTS TO DIRECT STORM WATER CONVEYANCE SYSTEM AND NOT ACROSS NEIGHBORING LOTS.

LEGEND:

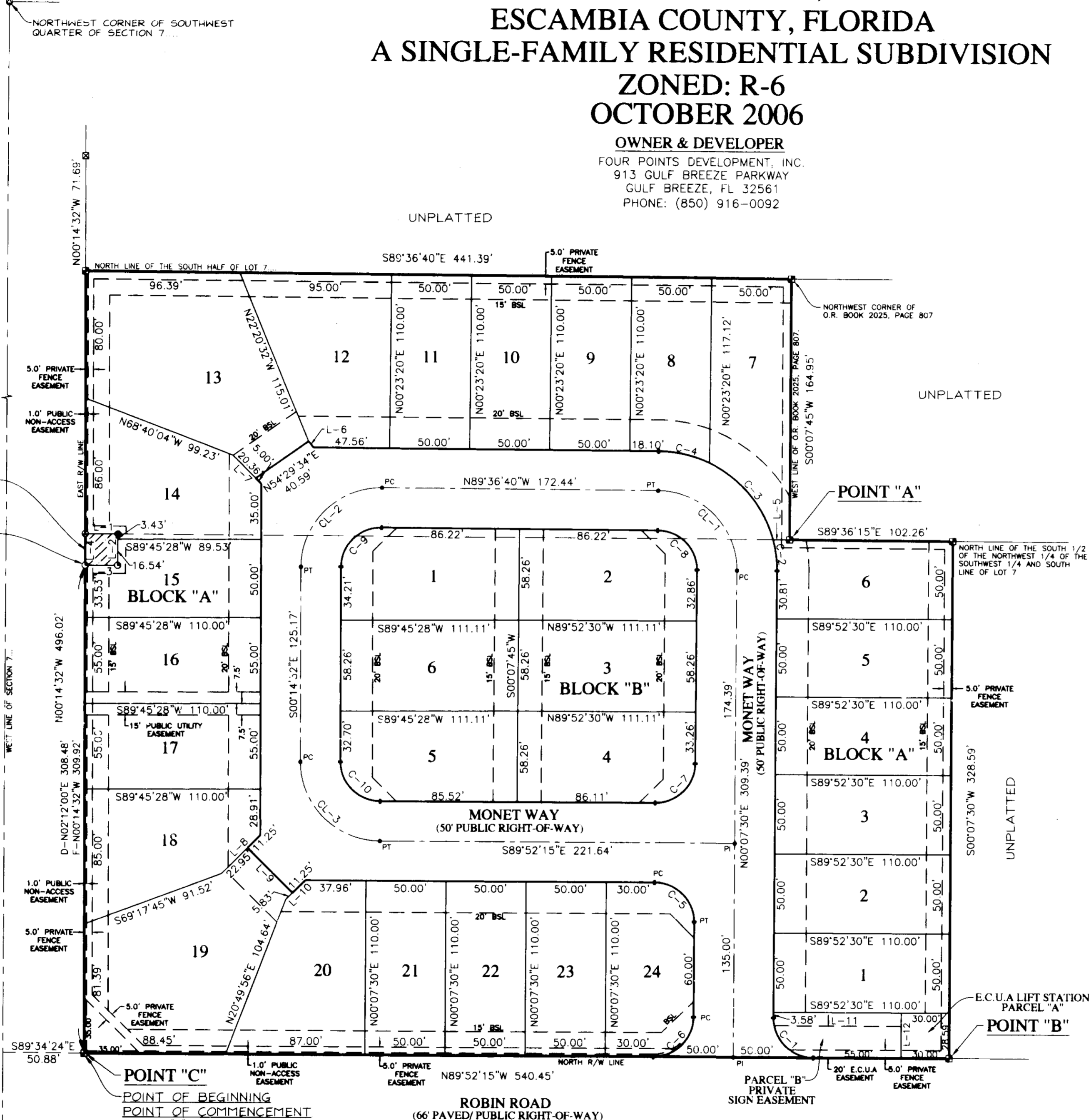
- FOUND 6"x6" STATE ROAD DEPARTMENT CONCRETE MONUMENT
- FOUND 1/2" CAPPED IRON ROD L.S. #1748
- FOUND 1/2" CAPPED IRON ROD L.B. #2499
- FOUND PLAIN 1/2" IRON ROD
- FOUND NAIL & DISK L.B. #3724
- FOUND PLAIN HARD CASE NAIL
- SET 1/2" CAPPED IRON ROD L.B. #7107
- SET 1/2" ALLOY CAPPED IRON ROD L.B. #7107 (P.C.P.)

R/W - RIGHT-OF-WAY
BSL - BUILDING SETBACK LINE
F.C.P. - PERMANENT CONTROL POINT
L.S. - LICENSED SURVEYOR
L.B. - LICENSED BUSINESS
E.C.U.A. - ESCAMBA COUNTY UTILITIES AUTHORITY
F - FIELD MEASUREMENT
D - DEED DIMENSION
O.R. - OFFICIAL RECORDS
PT - POINT OF TANGENCY
PC - POINT OF CURVATURE
PI - POINT OF INTERSECTION

NOTE:
TIES TO THE ESCAMBA COUNTY GPS NETWORK WERE MADE IN ACCORDANCE WITH THE ESCAMBA COUNTY LAND DEVELOPMENT CODE. ALL GEOGRAPHIC COORDINATES (LATITUDES AND LONGITUDES) REFERENCED HEREON ARE REFERENCED TO NAD 83 DATUM. (NGS 1990).

STATE PLANE COORDINATE TABLE						
STATION	NORTHING	EASTING	SCALE FACTOR	CONVERGENCE	LATITUDE	LONGITUDE
SRC 4063	573012.673	1104904.841	0.999970319	-01°22'43.4606"	30°32'49.33549"	87°13'37.02434"
SRC 4064	572894.855	1108260.764	0.999970315	-01°22'18.4188"	30°32'49.20444"	87°13'47.19204"

STATE PLANE COORDINATE TABLE						
STATION	NORTHING	EASTING	SCALE FACTOR	CONVERGENCE	LATITUDE	LONGITUDE
POINT "A"	569886.2556	1099434.5888	0.999969233	-01°23'14.4674"	30°32'18.1015"	87°15'38.7264"
POINT "B"	569654.6887	1099521.0717	0.999969233	-01°23'13.9242"	30°32'14.8215"	87°15'37.6454"
POINT "C"	569680.4487	1098981.2355	0.999969233	-01°23'17.0290"	30°32'14.8470"	87°15'43.8237"



LINE TABLE

LINE #	BEARING	LENGTH
DEED L-1	S89°48'00"E	20.00'
FIELD L-1	S89°40'08"E	20.00'
DEED L-2	S02°12'00"W	20.00'
FIELD L-2	S00°14'53"W	19.97'
DEED L-3	N87°48'00"W	20.00'
FIELD L-3	S89°55'32"E	20.33'
DEED L-4	N02°12'00"E	20.00'
FIELD L-4	N00°12'37"W	20.10'
L-5	N90°00'00"W	10.36'
L-6	N37°00'08"W	4.94'
L-7	N44°33'52"W	25.36'
L-8	S44°56'36"W	34.19'
L-9	S45°03'24"E	40.00'
L-10	S44°56'36"W	17.08'
L-11	S89°52'15"E	79.50'
L-12	S00°07'30"W	28.59'

CENTERLINE CURVE DATA

CURVE #	RADIUS	DELTA	LENGTH	CHORD	CHORD BEARING
CL-1	50.00'	89°44'11"	78.31'	70.55'	N44°44'35"W
CL-2	50.00'	90°37'57"	79.09'	71.10'	S45°03'24"E
CL-3	50.00'	89°37'43"	78.22'	70.48'	S45°03'24"E

CURVE DATA

CURVE #	RADIUS	DELTA	LENGTH	CHORD	CHORD BEARING
C-1	25.00'	89°59'45"	39.27'	35.35'	N44°52'22"W
C-2	75.00'	151°11'23"	19.88'	19.83'	N07°28'11"W
C-3	75.00'	49°22'45"	64.63'	62.65'	N39°44'06"W
C-4	75.00'	25°10'24"	32.95'	32.69'	N77°01'29"W
C-5	25.00'	89°59'45"	39.27'	35.35'	S44°52'22"E
C-6	25.00'	90°00'15"	39.27'	35.36'	S45°07'58"E
C-7	25.00'	90°00'15"	39.27'	35.36'	N45°07'58"E
C-8	25.00'	89°44'11"	39.15'	35.27'	N44°44'35"W
C-9	25.00'	90°37'57"	39.55'	35.55'	S45°03'24"E
C-10	25.00'	89°37'43"	39.11'	35.24'	S45°03'24"E
C-11	25.00'	11°31'58"	5.03'	5.02'	S05°38'29"E
C-12	25.00'	78°27'47"	34.24'	31.62'	S50°38'22"E

DESCRIPTION:
COMMENCE AT THE SOUTHWEST CORNER OF SECTION 7, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBA COUNTY, FLORIDA.
THENCE GO NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF SAID SECTION A DISTANCE OF 1658.97 FEET.
THENCE GO SOUTH 89 DEGREES 34 MINUTES 24 SECONDS EAST A DISTANCE OF 50.88 FEET TO THE FIELD MONUMENTED EAST RIGHT-OF-WAY LINE OF CHEMSTRAND ROAD (100' R/W) AND THE POINT OF BEGINNING.
THENCE GO NORTH 00 DEGREES 14 MINUTES 33 SECONDS WEST ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 496.02 FEET TO THE NORTH LINE OF THE SOUTH HALF OF LOT 7.
THENCE GO SOUTH 89 DEGREES 36 MINUTES 40 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 441.39 FEET TO THE NORTHWEST CORNER OF THAT CERTAIN WARRANTY DEED RECORDED IN O.R. BOOK 2025 PG. 807 OF THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA.
THENCE GO SOUTH 00 DEGREES 07 MINUTES 45 SECONDS WEST ALONG THE WEST LINE OF SAID O.R. BOOK 2025 PG. 807 A DISTANCE OF 184.95 FEET TO THE NORTH LINE OF THE SOUTH HALF OF SAID LOT 7.
THENCE GO SOUTH 89 DEGREES 36 MINUTES 15 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 102.26 FEET.
THENCE GO SOUTH 00 DEGREES 07 MINUTES 15 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 102.26 FEET.
THENCE GO SOUTH 00 DEGREES 07 MINUTES 30 SECONDS WEST A DISTANCE OF 328.59 FEET TO THE NORTH RIGHT-OF-WAY LINE OF ROBIN ROAD (66' R/W).
THENCE GO NORTH 89 DEGREES 52 MINUTES 15 SECONDS WEST ALONG SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 540.45 FEET TO THE POINT OF BEGINNING.
THE ABOVE DESCRIBED PARCEL OF LAND IS SITUATED IN SECTION 7, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBA COUNTY, FLORIDA AND CONTAINS 5.77 ACRES MORE OR LESS.

AND SUBJECT TO PARCEL "C": (BELLSOUTH TELECOMMUNICATIONS) DESCRIBED AS FOLLOWS:
COMMENCE AT THE NORTHWEST CORNER OF WHISPERING PINES SUBDIVISION, BEING IN SECTION 7, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBA COUNTY, FLORIDA, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 4 AT PAGE 26 OF THE PUBLIC RECORDS OF SAID COUNTY.
THENCE NORTH 02 DEGREES 12 MINUTES 00 SECONDS EAST ALONG THE EAST RIGHT-OF-WAY LINE OF CHEMSTRAND ROAD (COUNTY ROAD #749, 100' R/W) FOR A DISTANCE OF 308.48 FEET TO THE POINT OF BEGINNING.
THENCE CONTINUE NORTH 02 DEGREES 12 MINUTES 00 SECONDS EAST ALONG SAID EAST RIGHT-OF-WAY LINE FOR A DISTANCE OF 20.00 FEET.
THENCE SOUTH 87 DEGREES 48 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 20.00 FEET.
THENCE SOUTH 02 DEGREES 12 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 20.00 FEET.
THENCE NORTH 87 DEGREES 48 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING.
CONTAINING 0.01 ACRES, MORE OR LESS, AND ALL LYING AND BEING IN SECTION 7, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBA COUNTY, FLORIDA.

SURVEYORS NOTES

- ALL MEASUREMENTS WERE MADE ACCORDING TO UNITED STATES STANDARD FOOT.
- ERROR OF CLOSURE MEETS MINIMUM TECHNICAL STANDARDS.
- BASIS OF BEARING: WEST LINE OF SECTION 7 AS N00°00'00"E.
- REFERENCE SOURCE: FIELD WORK AND EXISTING FIELD MONUMENTATION; COPY OF SURVEYS BY THIS FIRM, JOB #86-1411, AS DATED 03/21/96 AND JOB #84-11921, AS DATED 11/09/98.
- IT IS THE OPINION OF THE UNDERSIGNED SURVEYOR THAT THE PARCEL OF LAND SHOWN HEREON AS PER THE FLOOD INSURANCE RATE MAP INFORMATION AS FOLLOWS:
ZONE: "X"
ELEVATION: N/A
PANEL NUMBER: 120080 0295 E
AS DATED FEB. 23, 2000
- THE CERTIFICATE OF AUTHORIZATION NUMBER FOR KJM SURVEYING, INC., IS L.B. 7107.

SITE AND BUILDING REQUIREMENTS: R-6 ZONE

LOT COVERAGE:
THE PERVIOUS AREA SHALL BE AT LEAST 30 PERCENT OF THE TOTAL AREA (A MAXIMUM OF 70 PERCENT IMPERVIOUS COVER RATIO.)

FRONT YARD:
THERE SHALL BE A FRONT YARD HAVING A DEPTH OF NOT LESS THAN 20 FEET.

REAR YARD:
THERE SHALL BE A REAR YARD HAVING A DEPTH OF NOT LESS THAN 15 FEET.

SIDE YARD:
THE YARD REQUIRED ON EACH SIDE OF BUILDINGS NOT EXCEEDING THREE STORIES IN HEIGHT SHALL BE TEN PERCENT OF THE LOT WIDTH OR TEN FEET, WHICHEVER IS LESS, WITH A MINIMUM OF 5 FEET.

BUILDING HEIGHT:
NO BUILDING MAY EXCEED 120 FEET IN HEIGHT.

CLERK OF THE CIRCUIT COURT CERTIFICATE OF APPROVAL
I, ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT OF ESCAMBA COUNTY, FLORIDA, HEREBY CERTIFY THAT THE WITHIN PLAT COMPLIES WITH ALL THE REQUIREMENTS OF THE PLAT ACT (CHAPTER 177, SECTIONS 177.011 THROUGH 177.151) OF THE 1998 ACTS OF THE FLORIDA LEGISLATURE AND THE SAME WAS FILED FOR RECORD ON THE 13th DAY OF OCTOBER, 2006, AND FILED IN PLAT BOOK 18 AT PAGE 49 OF SAID COUNTY.

Ernie Lee Magaha
ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBA COUNTY, FLORIDA

CERTIFICATE OF APPROVAL
COMMISSIONERS OF ESCAMBA COUNTY,
STATE OF FLORIDA
I, ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT OF ESCAMBA COUNTY, FLORIDA, HEREBY CERTIFY THAT THE WITHIN PLAT BEING PRESENTED TO THE BOARD OF COUNTY COMMISSIONERS OF SAID COUNTY AT THEIR MEETING HELD ON THE 13th DAY OF OCTOBER, 2006 WAS APPROVED FOR FILING BY THE SAID BOARD AND I, CLERK OF THE CIRCUIT COURT WAS INSTRUCTED TO SO CERTIFY HEREON.

Ernie Lee Magaha
ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBA COUNTY, FLORIDA

APPROVED BY:
David D. Glass 9/20/06
DAVID D. GLASS, P.E.M.
SURVEYOR

Richard Duane P. 9/20/06
RICHARD DUANE P.
COUNTY ENGINEER

Peter Alutto 9/20/06
PETER ALUTTO, AICP
DIRECTOR OF PLANNING & ZONING

DEDICATION:
KNOW ALL MEN BY THESE PRESENTS THAT FOUR POINTS DEVELOPMENT, INC., AS OWNER AND DEVELOPER AND PLATTEE HEREOF AS HERRINGTON PLACE, DEDICATE TO THE PUBLIC, ANY STREETS, ROADS, THOROUGHFARES, UTILITY EASEMENTS AND 1.0' NON-ACCESS EASEMENT AND DEDICATE PARCEL "A" TO EMERALD COAST UTILITIES AUTHORITY AND DEDICATE PARCEL "C" TO BELLSOUTH TELECOMMUNICATIONS HOMEOWNERS ASSOCIATION, INC., AND REQUEST THE FILING OF THIS PLAT IN THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA.

Shirley Rogers
Shirley Rogers
PRINT NAME
WITNESS
Heather Davis
Heather Davis
PRINT NAME

Kelley Peeble
Kelley Peeble
WITNESS
Michelle McKinney
Michelle McKinney
PRINT NAME

Amey Calhoun
Amey Calhoun
FOUR POINTS DEVELOPMENT, INC.
BY: AMEY CALHOUN
ITS: PRESIDENT

M. Blaise Adams
M. Blaise Adams
BY: M. Blaise Adams
ITS: President

First Gulf Bank, NA
FIRST GULF BANK, NA
SEAL

ACKNOWLEDGMENT
COUNTY OF ESCAMBA
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF October, 2006, BY AMEY CALHOUN, PRESIDENT OF FOUR POINTS DEVELOPMENT, INC., AS OWNER AND DEVELOPER. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Delana
Delana
NOTARY PUBLIC
STATE OF FLORIDA

MY COMMISSION EXPIRES 5-18-2009

ACKNOWLEDGMENT
COUNTY OF ESCAMBA
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF October, 2006, BY STEVEN J. BAKER, AS MORTGAGEE. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Steven J. Baker
Steven J. Baker
NOTARY PUBLIC
STATE OF FLORIDA

MY COMMISSION EXPIRES

CERTIFICATE OF ATTORNEY:
I, STEVEN J. BAKER, AS A MEMBER OF THE FLORIDA BAR AND ON BEHALF OF THE OWNER, HEREBY CERTIFY THAT I HAVE EXAMINED THE PLAT HEREOF AND THE ACCOMPANYING DOCUMENTS AND HAVE FOUND THEM TO BE IN PROPER FORM AND TO MEET THE REQUIREMENTS OF THE FLORIDA PLAT ACT AND THE ESCAMBA COUNTY LAND DEVELOPMENT CODE, ARTICLE IV, SECTION 177.011 THROUGH 177.151, AS AMENDED FROM TIME TO TIME, AND THE MINIMUM TECHNICAL STANDARDS OF THE STATE OF FLORIDA RULE 61C17-6, THAT PERMANENT CONTROL POINTS WILL BE SET AND PERMANENT REFERENCE MONUMENTS HAVE BEEN SET.

Steven J. Baker
STEVEN J. BAKER
15 WEST LURIA STREET
PENSACOLA, FL 32501

ENGINEER'S CERTIFICATE:
I, STEVE A. GECI, HEREBY CERTIFY THAT I AM THE ENGINEER OF RECORD FOR HERRINGTON PLACE. ALL PROPOSED ROADWAYS, DRAINAGE AND OTHER IMPROVEMENTS WILL BE DESIGNED TO COMPLY WITH APPLICABLE FEDERAL, STATE AND LOCAL DEVELOPMENT REQUIREMENTS.

Steve A. Geci 10/13/06
STEVE A. GECI, PRESIDENT
GECI & ASSOCIATES ENGINEERS, INC.
FLORIDA P.E. No. 33658

SURVEYOR'S CERTIFICATE:
I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED; THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT THE SURVEY DATA COMPLIES WITH ALL THE PROVISIONS OF THE FLORIDA PLAT ACT, CHAPTER 177, SECTIONS 177.011-177.151, FLORIDA STATUTES, AS AMENDED FROM TIME TO TIME; AND THE MINIMUM TECHNICAL STANDARDS OF THE STATE OF FLORIDA RULE 61C17-6, THAT PERMANENT CONTROL POINTS WILL BE SET AND PERMANENT REFERENCE MONUMENTS HAVE BEEN SET.

Kenneth J. Mohr 10/13/06
KENNETH J. MOHR
PROFESSIONAL SURVEYOR AND MAPPER #4655
LICENSED BUSINESS ENGINEER #7107
STATE OF FLORIDA

KJM SURVEYING, INC.
4227 NORTH DAVIS HIGHWAY, BUILDING "A"
PENSACOLA, FLORIDA, 32503