NOT AN OFFICIAL RECORD

PLAT BAR 68 PAGE 1

GOLFVIEW ACRES

SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST
HARDEE COUNTY, FLORIDA

SCALE 1" = 100'

GOLFVIEW ESTATES SUBDIVISION
PLAT BOOK 3, PAGE 50
PLATTED

UNRECORDED SUBDIVISION
OFFICIAL RECORD BOOK 284, PAGES 849 THRU 852

CALCULATED POSITION OF THE NORTHEAST CORNER OF THE WEST 1/4 OF THE S-W 1/4 OF N-E 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST. (NO CORNER SET)

CALCULATED POSITION OF THE EAST BOUNDARY OF THE WEST 1/4 OF S-W 1/4 OF N-E 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

CALCULATED POSITION OF THE TRUE LINE OF THE EAST BOUNDARY OF THE WEST 1/4 OF S-W 1/4 OF N-E 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST AT THE INTERSECTION OF THE NORTHWESTERLY RIGHT OF WAY OF STATE ROAD # 64. (NO CORNER SET)

N 00°- 14'- 51" E - 951.41' (CALCULATED. - NOT TO SCALE)

S 62°- 44'- 02" W - 133' (CALCULATED. - NOT TO SCALE)

N 00°- 15'- 02" E - 952.30'

EXISTING OCCUPIED AND MONUMENTED LINE

FOUND 4" × 4" CONCRETE MONUMENT - REMOVED AND REPLACED WITH P.R.M.

243.52' 169.94' 154.81' 149.53' 234.50'

50'

PLATTED RIGHT OF WAY 60'

62

173.42'

P.R.M.

BLOCK 1

CALCULATED POSITION OF THE SOUTHWEST BOUNDARY LINE OF GOLFVIEW ESTATES SUBDIVISION

N 38°- 49'- 02" W - 1149.20'

N 38°- 51'- 09" W - 1150.12' (CALCULATED. - NOT TO SCALE)

244.33'

L - 10

L - 11

30' 50'

245.39'

297.62'

N 44°- 55'- 15" E

459.32'

1 2 3 4 5

N 89°- 53'- 56" W 439.20'

N 88°- 46'- 19" W 498.14'

S 84°- 07'- 46" W 498.34'

N 81°- 20'- 58" E 452.98'

EXISTING OCCUPIED AND MONUMENTED LINE

67.03'

L - 20

FOUND 4" × 4" C.M. P.R.M.

S 66°- 04'- 06" W - 201.11' (DEED)
S 66°- 06'- 38" W - 200.98' (FIELD)

OCCUPIED LINE

FOUND 4" × 4" C.M. P.R.M.

L - 17

S 04°- 47'- 31" E - 406.19'

L - 18

14

L - 12

L - 13

S 89°- 52'- 35" W 455.00'

L - 19

WETLANDS

13

L - 14

75' BUFFER ZONE

S.W.F.W.M.D. JURISDICTIONAL LINE

L - 15

L - 16

N 21°- 35'- 44" W 167.58'

P.R.M.

TRACT "A" 195.86'

N 21°- 35'- 44" W

75' BUFFER ZONE

N 58°- 31'- 24" W - 112.54'

P.R.M.

S.W.F.W.M.D. JURISDICTIONAL LINE

P.R.M.

L - 21

L - 22

L - 23

L - 28

WETLANDS

12

S 89°- 56'- 38" W - 618.00'

S.W.F.W.M.D. JURISDICTIONAL LINE

L - 26

75' BUFFER ZONE

L - 25

L - 27

N 89°- 56'- 38" E - 654.96'

SOUTHLINE OF THE N-E 1/4 OF N-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

L - 24

POINT OF BEGINNING
P.R.M.

S 00°- 15'- 56" W - 910.83'

S 00°- 15'- 56" W - 415.00'

NORTHWEST CORNER OF THE N-E 1/4 OF N-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

WEST LINE OF THE N-E 1/4 OF N-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

P.R.M. - SOUTHWEST CORNER OF THE N-E 1/4 OF N-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

OFFICIAL RECORD BOOK 348, PAGE 250
UNPLATTED

N 90°- 00'- 00" E 1309.93'

NORTHWEST CORNER OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

POINT OF COMMENCEMENT

NORTH LINE OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

OFFICIAL RECORD BOOK 122, PAGE 335
UNPLATTED

OFFICIAL RECORD BOOK 390, PAGES 185 & 186
UNPLATTED

GOLF HAMMOCK

N 77°- 00'- 00" E 342.59'

287.07'

30' 30'

187.59'

DENA DRIVE

N 00°- 13'- 55" W - 337.95'

233.83' 212.95' 125.00' 60.00'

241.12'

127.30'

N 28°- 07'- 44" W - 377.90'

250.00'

98.49'

30.00'

UNPLATTED

CENTERLINE OF STATE ROAD No. 64

N 62°- 44'- 29" E - 1101.40'

NORTHWESTERLY RIGHT OF WAY LINE OF STATE ROAD No. 64

S 62°- 44'- 29" W 348.42'

S 26°- 07'- 44" E 250.00'

6 7 8 9 10 11

S 85°- 32'- 54" W 430.59'

N 70°- 17'- 10" E 852.24'

S 85°- 31'- 55" E 426.88'

N 70°- 45'- 27" E 274.59'

S.W.F.W.M.D. JURISDICTIONAL LINE

75' BUFFER ZONE

WETLANDS

L - 1 L - 2 L - 3 L - 4 L - 5 L - 6 L - 7 L - 8 L - 9

324.36' 276.11'

72.72' 239.33'

S 00°- 15'- 58" W - 1325.19'

P.R.M.

P.R.M. - NORTHWEST CORNER OF THE EAST 1/2 OF S-E 1/4 OF N-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST. - FOUND 4" × 4" CONCRETE MONUMENT 0.60' NORTH AND 1.61' WEST

WEST LINE OF THE EAST 1/2 OF S-E 1/4 OF N-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

OFFICIAL RECORD BOOK 110, PAGE 47
UNPLATTED

NORTHWEST CORNER OF THE EAST 1/2 OF N-E 1/4 OF S-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST. - FOUND 4" × 4" CONCRETE MONUMENT 0.25' NORTH AND 0.50' EAST OF CALCULATED POSITION. (NO CORNER SET)

230.00' 315.70'

P.R.M.

WEST LINE OF THE EAST 1/2 OF N-E 1/4 OF S-W 1/4 OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST.

S 00°- 15'- 58" W 133.23'

WETLANDS BOUNDARY INFORMATION

LINE NO.	BEARING	DISTANCE	LINE NO.	BEARING	DISTANCE
L-1	N50°-32'-46"E	104.79'	L-15	S89°-46'-05"W	189.72'
L-2	N06°-00'-32"E	191.05'	L-16	N85°-10'-55"W	60.00'
L-3	N82°-57'-43"E	81.61'	L-17	S04°-47'-31"E	256.19'
L-4	S11°-33'-57"E	219.46'	L-18	N84°-39'-40"E	115.00'
L-5	S76°-25'-46"W	149.16'	L-19	N32°-00'-30"E	255.82'
L-6	S00°-00'-00"E	285.00'	L-20	N38°-49'-02"W	139.97'
L-7	S33°-58'-11"W	148.06'	L-21	S13°-39'-38"W	341.26'
L-8	S00°-15'-58"W	92.60'	L-22	N80°-20'-24"W	143.03'
L-9	S00°-15'-58"W	25.75'	L-23	S10°-50'-55"W	49.65'
L-10	N38°-49'-02"W	59.79'	L-24	N89°-56'-38"E	120.00'
L-11	S48°-12'-15"W	152.08'	L-25	N25°-07'-20"E	186.79'
L-12	S81°-49'-44"W	197.00'	L-26	N12°-04'-26"E	251.57'
L-13	N15°-46'-52"W	141.67'	L-27	S89°-56'-38"W	250.00'
L-14	N50°-40'-21"W	181.46'	L-28	N89°-56'-38"E	170.00'

CURVE DATA

CURVE NO.	RADIUS	TANGENT	ARC	DELTA	CHORD
1	200.00'	45.98'	90.40'	25°-53'-50"	89.63'
2	281.00'	116.83'	221.45'	45°-09'-10"	215.76'
3	100.00'	52.51'	96.70'	55°-24'-16"	92.98'
4	170.00'	39.09'	76.84'	25°-53'-50"	76.19'
5	251.00'	104.36'	197.80'	45°-09'-10"	192.73'
6	70.00'	38.86'	70.96'	58°-04'-45"	67.96'
7	70.00'	36.75'	67.69'	55°-24'-16"	65.08'
8	30.00'	13.42'	25.23'	48°-11'-23"	24.49'
9	60.00'	157.08'	144.71'	138°-11'-23"	112.10'
10	60.00'	60.00'	94.25'	90°-00'-00"	84.85'
11	60.00'	26.83'	50.46'	48°-11'-23"	48.99'
12	30.00'	13.42'	25.23'	48°-11'-23"	24.49'
13	130.00'	38.96'	75.71'	33°-22'-03"	74.64'
14	130.00'	25.31'	50.00'	22°-02'-13"	49.69'
15	56.06'	100.96'	119.28'	121°-55'-15"	98.02'
16	311.00'	129.31'	245.09'	45°-09'-10"	238.80'
17	230.00'	29.64'	58.96'	14°-41'-14"	58.80'
18	230.00'	22.57'	45.00'	11°-12'-36"	44.93'
19	60.00'	47.21'	80.00'	76°-23'-40"	74.20'

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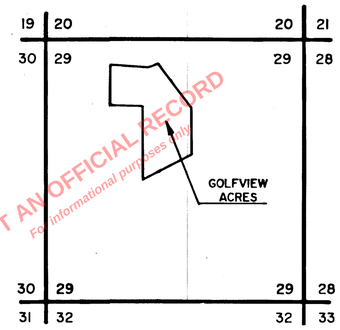
SHEET 2 OF 2

GOLFVIEW ACRES

HARDEE COUNTY, FLORIDA

SECTION 29, TOWNSHIP 34 S., RANGE 25 E.



NOTES

1. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
2. BASIS FOR BEARINGS: BEARINGS BASED ON THE NORTH LINE OF SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST BEING ASSUMED TO RUN NORTH 90°- 00'- 00" EAST.
3. ALL LOTS ARE SUBJECT TO A 6' DRAINAGE AND UTILITY EASEMENT ON ALL SIDES.

LEGEND

P.C.P.	=	PERMANENT CONTROL POINTS
P.R.M.	=	PERMANENT REFERENCE MONUMENTS
C.M.	=	CONCRETE MONUMENT

CERTIFICATION OF SURVEYOR

STATE OF FLORIDA
COUNTY OF HARDEE

I, JAMES D. NULL, P.L.S., HEREBY CERTIFY THAT THE ATTACHED PLAT OF GOLFVIEW ACRES SUBDIVISION IS A TRUE AND CORRECT REPRESENTATION OF THE HEREINDESCRIBED LAND ACCORDING TO A RECENT SURVEY MADE AND PLATTED UNDER MY DIRECTION AND SUPERVISION AND THAT THE SURVEY DATA COMPLIES WITH THE DEPARTMENT OF PROFESSIONAL REGULATION, BOARD OF LAND SURVEYORS' MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING AS DEFINED IN CHAPTER 21-HH-6, FLORIDA ADMINISTRATIVE CODE. I ALSO CERTIFY THAT THE PERMANENT REFERENCE MONUMENTS HAVE BEEN SET AND THAT THE PERMANENT CONTROL POINTS HAVE BEEN SET OR WILL BE SET IN ACCORDANCE WITH CHAPTER 177 FLORIDA STATUTES THIS 14th DAY OF OCTOBER, 1992, A.D.

James D. Null
JAMES D. NULL, FL. P.L.S. NO. 2123

JAMES D. NULL CERTIFICATE NO. 2123 STATE OF FLORIDA LAND SURVEYOR

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN SECTION 29, TOWNSHIP 34 SOUTH, RANGE 25 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 29; THENCE RUN NORTH 90°-00'-00" EAST, (BEARING ASSUMED ALONG THE NORTH LINE OF SAID SECTION 29), FOR A DISTANCE OF 1,309.93 FEET, TO THE NORTHWEST CORNER, OF THE NORTHEAST ¼, OF THE NORTHWEST ¼, OF SAID SECTION; THENCE RUN SOUTH 00°-15'-56" WEST, ALONG THE WEST LINE, OF THE NORTHEAST ¼, OF THE NORTHWEST ¼, A DISTANCE OF 910.83 FEET, TO THE SOUTHWEST CORNER OF TRACT OF LAND DESCRIBED IN OFFICIAL RECORD BOOK 390, PAGES 185 AND 186, AND ALSO BEING THE POINT OF BEGINNING OF FOLLOWING DESCRIBED PARCEL; THENCE CONTINUE SOUTH 00°-15'-56" WEST, ALONG SAME LINE, A DISTANCE OF 415.00 FEET, TO THE SOUTHWEST CORNER, OF THE NORTHEAST ¼, OF THE NORTHWEST ¼, OF SAID SECTION 29; THENCE RUN NORTH 89°-56'-38" EAST, ALONG THE SOUTH LINE, OF THE NORTHEAST ¼, OF THE NORTHWEST ¼, A DISTANCE OF 654.96 FEET, TO THE NORTHWEST CORNER, OF THE EAST ½, OF THE SOUTHEAST ¼, OF THE NORTHWEST ¼, OF SAID SECTION 29; THENCE RUN SOUTH 00°-15'-58" WEST, ALONG THE WEST LINE, OF THE EAST ½, OF THE SOUTHEAST ¼, OF THE NORTHWEST ¼, A DISTANCE OF 1,325.19 FEET, TO THE NORTHWEST CORNER, OF THE EAST ½, OF THE NORTHEAST ¼, OF THE SOUTHWEST ¼, OF SAID SECTION 29; THENCE RUN SOUTH 00°-15'-58" WEST, ALONG THE WEST LINE, OF THE EAST ½, OF THE NORTHEAST ¼, OF THE SOUTHWEST ¼, A DISTANCE OF 133.23 FEET, TO THE NORTHWESTERLY RIGHT-OF-WAY OF STATE ROAD NUMBER 64; THENCE RUN NORTH 62°-44'-02" EAST, ALONG SAID NORTHWESTERLY RIGHT-OF-WAY, A DISTANCE OF 1,107.40 FEET, TO THE OCCUPIED SOUTHWEST CORNER, OF AN UNRECORDED SUBDIVISION DESCRIBED IN OFFICIAL RECORD BOOK 284, PAGES 849 THROUGH 852; THENCE RUN NORTH 00°-15'-02" EAST, ALONG THE WEST OCCUPIED LINE OF SAID UNRECORDED SUBDIVISION, A DISTANCE OF 952.30 FEET, TO THE OCCUPIED NORTHWEST CORNER OF SAID UNRECORDED SUBDIVISION, SAID CORNER ALSO BEING THE OCCUPIED SOUTHWEST CORNER OF GOLFVIEW ESTATES SUBDIVISION, AS RECORDED IN PLAT BOOK 3, PAGE 50; THENCE RUN NORTH 38°-49'-02" WEST, ALONG THE SOUTHWESTERLY OCCUPIED LINE OF SAID GOLFVIEW ESTATES SUBDIVISION, A DISTANCE OF 1,149.20 FEET, TO A CONCRETE MONUMENT BEING THE MOST WESTERLY CORNER OF SAID GOLFVIEW ESTATES SUBDIVISION, AND ALSO BEING THE MOST SOUTHEASTERLY CORNER OF TRACT OF LAND RECORDED IN OFFICIAL RECORD BOOK 122, PAGE 335; THENCE RUN SOUTH 64°-06'-38" WEST, ALONG THE SOUTHEASTERLY LINE OF SAID TRACT OF LAND, A DISTANCE OF 200.98 FEET (FIELD), 201.11 FEET (DEED), TO A CONCRETE MONUMENT, BEING THE MOST SOUTHERLY POINT OR THE SOUTH BOUNDARY OF AFORESAID TRACT OF LAND, AND ALSO BEING THE NORTHEAST CORNER OF AFORESAID TRACT OF LAND RECORDED IN OFFICIAL RECORD BOOK 390, PAGES 185 AND 186; THENCE RUN SOUTH 04°-47'-31" EAST, ALONG EAST LINE OF SAID TRACT, A DISTANCE OF 406.19 FEET, TO A CURVE CONCAVE TO THE EAST; THENCE RUN ALONG SAID CURVE, HAVING A RADIUS OF 60.00 FEET, CENTRAL ANGLE OF 76°-23'-40", CHORD BEARING OF SOUTH 43°-00'-54" WEST, CHORD DISTANCE OF 74.20 FEET, AND AN ARC DISTANCE OF 80.00 FEET; THENCE RUN NORTH 58°-31'-24" WEST, A DISTANCE OF 112.54 FEET; THENCE RUN SOUTH 89°-56'-38" WEST, ALONG SOUTH BOUNDARY LINE OF SAID TRACT RECORDED IN OFFICIAL RECORD BOOK 390, PAGES 185 AND 186, A DISTANCE OF 618.00 FEET, TO THE WEST LINE, OF THE NORTHEAST ¼, OF THE NORTHWEST ¼, OF SAID SECTION 29, BEING THE POINT OF BEGINNING. ALL LYING AND BEING IN HARDEE COUNTY, FLORIDA.

SUBJECT TO EASEMENTS, RESTRICTIONS, AND RESERVATIONS OF PUBLIC RECORD OR OTHERWISE.

PREPARED BY,

AIM Engineering and Surveying • Consultants
CIVIL • SANITARY • TRANSPORTATION • DEVELOPMENT • PROJECT MANAGEMENT
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FILED AND RECORDED
DATE 11/16/92 TIME 14:15

COLEMON BEST CLERK
CO:HARDEE ST:FL

RECORD VERIFIED
BY Linda J. Hall DC

FL 9207388 PLAT BAR 67 P 4
CO:HARDEE PLAT BAR 68 P 1
ST:FL

DEDICATION

STATE OF FLORIDA
COUNTY OF HARDEE

KNOWN ALL MEN BY THESE PRESENT THAT JAMES VERNON SEE, TRUSTEE, THE OWNER OF THE LAND SHOWN HEREON, HAS CAUSED THIS PLAT OF GOLFVIEW ACRES TO BE SURVEYED, SUBDIVIDED AND MAPPED, CERTIFIES OWNERSHIP OF THE PROPERTY DESCRIBED HEREON, AND DOES HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC, THE ROADS AND EASEMENTS AS SHOWN HEREON, PROVIDED SUCH ROADS AND EASEMENTS SHALL REVERT TO THE OWNERS OR THEIR SUCCESSORS IN THE EVENT SUCH ROADS AND EASEMENTS ARE VACATED, ABANDONED OR OTHERWISE CEASE TO BE USED AS PUBLIC THOROUGHFARES OR ARE DISCONTINUED BY LAW.

IN WITNESS WHEREOF, THEY HAVE SET THEIR HAND AND SEAL THIS 13 DAY OF October, 1992, A.D.

James Vernon See (SEAL)
JAMES

Hurtle Wright
WITNESS

Betty A. Crawford
WITNESS

ACKNOWLEDGEMENTS

STATE OF FLORIDA
COUNTY OF HARDEE

I HEREBY CERTIFY THAT ON THIS DAY, BEFORE ME APPEARED JAMES VERNON SEE, TRUSTEE TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO HAS EXECUTED THE FOREGOING DEDICATION, AND HE HAS ACKNOWLEDGED BEFORE ME THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL AT Wauchula, FLORIDA THIS 13 DAY OF October, 1992, A.D.

Betty A. Crawford
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

1-14-93
MY COMMISSION EXPIRES

CERTIFICATION OF COUNTY ENGINEER

STATE OF FLORIDA
COUNTY OF HARDEE

THIS IS TO CERTIFY THAT THIS PLAT WAS PRESENTED TO THE COUNTY ENGINEER OF THE COUNTY OF HARDEE, FLORIDA AND OFFICIALLY APPROVED BY HIM ON THIS 5 DAY OF October, 1992, A.D.

Ron Stowers
RON STOWERS, COUNTY ENGINEER

CERTIFICATION OF APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS

STATE OF FLORIDA
COUNTY OF HARDEE

THIS PLAT, APPROVED THIS 5 DAY OF October, 1992, A.D. IN OPEN MEETING, BY THE BOARD OF COUNTY COMMISSIONERS OF HARDEE COUNTY, FLORIDA, SUBJECT HOWEVER TO THE EXPRESS PROVISION THAT DRAINAGE, IF ANY, OF THE LANDS PLATTED BE FIRST APPROVED BY THE COUNTY ENGINEER, AND THAT THE STREETS, ROADS OR AVENUES SHALL NOT BE ACCEPTED FOR CONSTRUCTION OR MAINTENANCE USING PUBLIC FUNDS UNLESS SAID ROADS ARE CONSTRUCTED OR EXIST ACCORDING TO HARDEE COUNTY SPECIFICATIONS.

James W. Harrison
BY: CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

Coleman W. Best
ATTEST: CLERK OF THE CIRCUIT COURT

CERTIFICATE OF APPROVAL OF CLERK OF THE CIRCUIT COURT

STATE OF FLORIDA
COUNTY OF HARDEE

I, COLEMAN BEST, CLERK OF THE CIRCUIT COURT OF HARDEE COUNTY, FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT AND THAT IT COMPLIES IN AND WITH THE LAWS OF THE STATE OF FLORIDA, REGULATING THE MAKING OF SURVEYS AND THE FILING FOR RECORD OF MAPS AND PLATS, AND HAVE THIS DAY FILED SAME FOR RECORD IN PLAT BAR 67 & 68 PAGE 4 & 1 OF THE PUBLIC RECORDS OF HARDEE COUNTY, FLORIDA, THIS 15 DAY OF October, 1992, A.D.

WITNESS MY HAND AND SEAL AT WAUCHULA, HARDEE COUNTY, FLORIDA THIS 15 DAY OF October, 1992, A.D.

Coleman W. Best
COLEMAN BEST, CLERK OF THE CIRCUIT COURT