SURVEYORS AFFIDAVIT
INSTRUMENT: 95092300
RECORDING DATE: 8/28/95
NOTATION DATE: 8/5/2022
DEPUTY CLERK: LFCB

PLAT BOOK 37 PAGE 11
SHEET 1 OF 4 SHEETS

95003570

COLONIAL WOODS ESTATES

A SUBDIVISION IN SECTION 25 TOWNSHIP 36 SOUTH, RANGE 18 EAST SARASOTA COUNTY, FLORIDA

CERTIFICATE OF APPROVAL OF COUNTY COMMISSION

STATE OF FLORIDA)SS
COUNTY OF SARASOTA)

IT IS HEREBY CERTIFIED THAT THIS PLAT HAS BEEN OFFICIALLY APPROVED FOR RECORD BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF SARASOTA, FLORIDA THIS 10th DAY OF January A.D. 1995.

APPROVED;

David R Mills
CHAIRMAN BOARD OF COUNTY COMMISSIONERS

DEPUTY COUNTY ENGINEER

COUNTY ATTORNEY

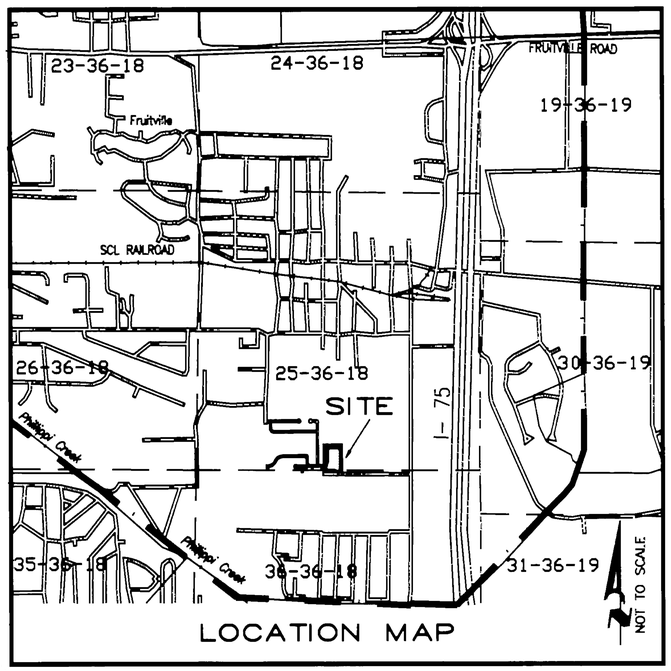
CERTIFICATE OF APPROVAL OF COUNTY CLERK

STATE OF FLORIDA)SS
COUNTY OF SARASOTA)

I, KAREN E. RUSHING, CLERK OF THE CIRCUIT COURT OF SARASOTA COUNTY, FLORIDA HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF THE STATUTES OF FLORIDA PERTAINING TO MAPS AND PLATS, AND THAT THIS PLAT HAS BEEN FILED FOR RECORD IN PLAT BOOK 37, PAGES 11-11C, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA THIS 12TH DAY OF JANUARY A.D. 1995

KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA

BY: Frederick B Hopler
DEPUTY CLERK



LOCATION MAP

SURVEYORS NOTES

1.) BEARINGS ARE BASED ON THE RECORD PLAT OF COLONIAL OAKS UNIT 25. A BEARING OF N.00°04'06"E. FOR THE WEST LINE OF THE SW 1/4 OF THE SW 1/4 OF THE SE 1/4 OF SECTION 25-36-18 WAS USED.

2.) ELEVATION(S) OF THE PLAT BENCH MARK(S) (PBM'S) REFER TO N.G.V.D. (NATIONAL GEODETIC VERTICAL DATUM) OF 1929. SARASOTA COUNTY BENCH MARK #49H WAS USED (PUBLISHED ELEV. OF 22.18').

NOTICE:
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4.) THE DECLARATION OF COVENANTS AND RESTRICTIONS IS SIMULTANEOUSLY RECORDED WITH THIS PLAT IN OFFICIAL RECORDS BOOK 2702, AT PAGE 2265-2300, OF THE RECORDS OF SARASOTA COUNTY, FLORIDA.

LOT LINE EASEMENTS

UNLESS OTHERWISE NOTED, EASEMENTS OF 10.00 FEET IN WIDTH ALONG EACH FRONT LOT LINE, 5.00 FEET IN WIDTH ALONG EACH REAR LOT LINE, AND 5.00 FEET IN WIDTH ALONG EACH SIDE LOT LINE ARE HEREBY CREATED AND PROVIDED FOR THE PURPOSE OF ACCOMMODATING OVERHEAD, SURFACE, AND UNDERGROUND UTILITIES, CABLE TELEVISION, AND DRAINAGE. WHERE AN AREA GREATER THAN ONE LOT IS USED AS A BUILDING SITE, THE OUTSIDE BOUNDARY OF SAID SITE SHALL BE SUBJECT TO THE LOT LINE EASEMENTS.

LEGAL DESCRIPTION (O.R. BOOK 1854/113)

THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

LESS:
THE EAST 198.00 FEET THEREOF;

ALSO LESS:
THE SOUTH 25.00 FEET THEREOF FOR HAGERMAN ROAD RIGHT-OF-WAY.

NET PARCEL CONTAINS 7.11 ACRES, MORE OR LESS.

SHEET INDEX

SHEET 1 OF 2	TITLE PAGE AND RECORDING DATA
SHEET 2 OF 4	OVERALL BOUNDARY & KEY SHEET
SHEET 3 OF 4	SUBDIVISION DETAIL SHEET
SHEET 4 OF 4	SUBDIVISION DETAIL SHEET

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

DEANNA CONSTRUCTION COMPANY, INC. OF SOUTHWEST FLORIDA, A FLORIDA CORPORATION QUALIFIED TO DO BUSINESS IN THE STATE OF FLORIDA, BY ITS DULY ELECTED PRESIDENT, RONALD A. DEANNA, AND BY ITS DULY ELECTED SECRETARY, SALLY L. DEANNA, ACTING BY AND WITH AUTHORITY OF ITS BOARD OF DIRECTORS, CERTIFIES OWNERSHIP BY SAID CORPORATION OF "COLONIAL WOODS ESTATES", SHOWN AND DESCRIBED HEREON.

PUBLIC
SAID CORPORATION DOES HEREBY DEDICATE AND SET APART TRACT "A" DRAINAGE EASEMENT, ALL OF THE STREETS, FRONT, REAR, AND SIDE LOT LINE DRAINAGE AND UTILITY EASEMENTS, DRAINAGE AND OTHER EASEMENTS SHOWN AND DESCRIBED ON THIS PLAT, FOR SAID USES AND PURPOSES TO THE COUNTY OF SARASOTA FOREVER.

PRIVATE
SAID CORPORATION DOES FURTHER DEDICATE AND SET APART TRACTS "A" AS SHOWN AND DESCRIBED ON THIS PLAT FOR THE USES AND PURPOSES EXPRESSED THEREON, TO COLONIAL WOODS ESTATES HOMEOWNERS ASSOCIATION, INC., FOREVER. SUBJECT, HOWEVER TO ANY RIGHTS DEDICATED TO THE COUNTY OF SARASOTA BY THIS PLAT.

IN WITNESS WHEREOF, THE UNDERSIGNED CORPORATION HAS CAUSED THESE PRESENTS TO BE EXECUTED BY ITS PRESIDENT AND ATTESTED BY ITS SECRETARY THIS 16th DAY OF December, A.D., 1994.

DEANNA CONSTRUCTION COMPANY, INC. OF SOUTHWEST FLORIDA;

BY: Ronald A. DeAnna ATTEST: Sally L DeAnna
RONALD A. DEANNA, PRESIDENT
SALLY L. DEANNA, SECRETARY

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED RONALD A. DEANNA, PRESIDENT, WHO PRODUCED STATE OF FLORIDA DRIVERS LICENSE D-500-721-32-448-0 AND DID NOT TAKE AN OATH, AND SALLY L. DEANNA, SECRETARY, WHO PRODUCED STATE OF FLORIDA DRIVER'S LICENSE D-500-790-33-869-0 AND DID NOT TAKE AN OATH, BOTH OF DEANNA CONSTRUCTION COMPANY, INC. OF SOUTHWEST FLORIDA, A FLORIDA CORPORATION, WHO ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS, FOR AND IN BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT SARASOTA COUNTY, FLORIDA, THIS 16TH DAY OF December, A.D., 1994

Notary Public, State of Florida
My Comm. Exp. Apr. 7, 1995
Bonded thru Prichard Ins. Agency

Carola S. Williams
CAROLA S. WILLIAMS, COMMISSION #CC 097219
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES 4/7/95

CONSENTS TO DEDICATION BY MORTGAGE HOLDERS FILED IN OFFICIAL RECORDS BOOK 2702, PAGE 2301-2302, AND ALSO IN OFFICIAL RECORDS BOOK 2702, PAGE 2303-2304 PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

CONSULTING ENGINEERS • SURVEYORS
6320 TOWER LANE
SARASOTA, FLORIDA 34240
PHONE: (813) 377-9178

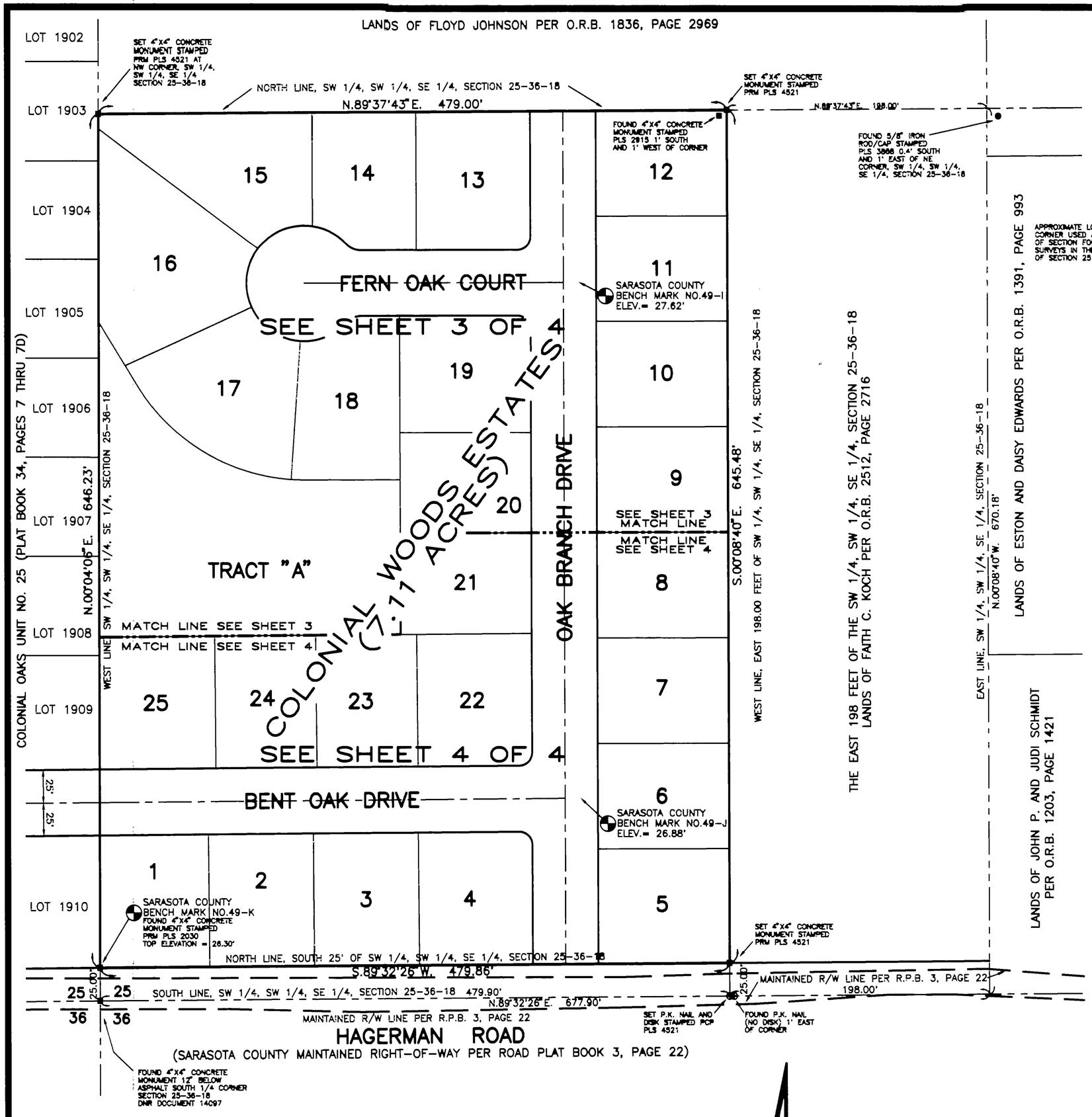
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DISK 5-54
RWC/SEB
REVISED 12/14/94 SEB

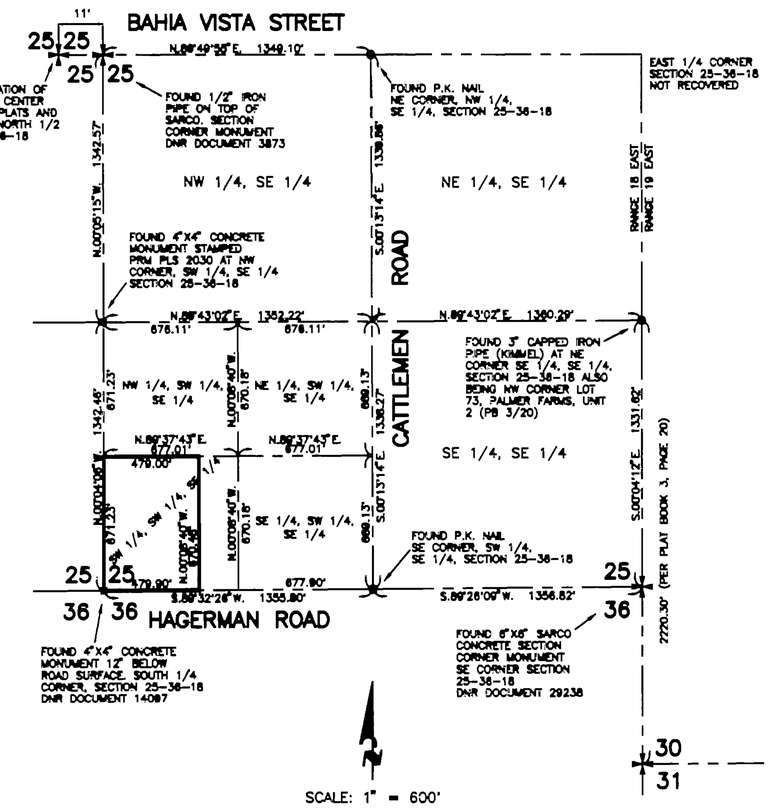
PLAT BOOK 37 PAGE 11A

SHEET 2 OF 4 SHEETS

COLONIAL WOODS ESTATES

A SUBDIVISION IN:
SECTION 25, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA





SOUTHEAST 1/4, SECTION 25-36-18
SARASOTA COUNTY, FLORIDA

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SHEET 2 OF 4	OVERALL BOUNDARY AND KEY MAP
SHEET 3 OF 4	SUBDIVISION DETAIL SHEET
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SURVEYORS NOTES

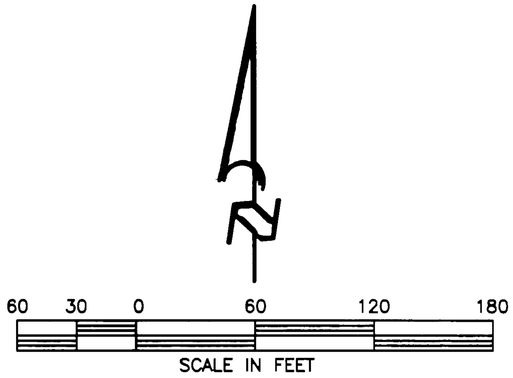
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OVERALL BOUNDARY AND KEY MAP

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, THAT I, THE UNDERSIGNED LICENSED AND REGISTERED PROFESSIONAL SURVEYOR AND MAPPER, HEREBY CERTIFY THAT THIS PLAT 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 REQUIREMENTS OF CHAPTER 177 OF THE FLORIDA STATUTES AND THE SARASOTA COUNTY LAND DEVELOPMENT REGULATIONS AS AMENDED, AND THAT THE PERMANENT REFERENCE MONUMENTS (PRM'S), THE PERMANENT CONTROL POINTS (PCP'S), AND THE PLAT BENCH MARK(S) (PBM'S) WERE INSTALLED ON 11/30/94.

STEVEN E. BURKHOLDER CERTIFICATE No. 4521 STATE OF FLORIDA REGISTERED LAND SURVEYOR

Steven E. Burkholder 12/14/94

STEVEN E. BURKHOLDER, P.L.S.
LICENSED AND REGISTERED
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NUMBER 4521

CONSULTING ENGINEERS • SURVEYORS
8320 TOWER LANE
SARASOTA, FLORIDA 34240
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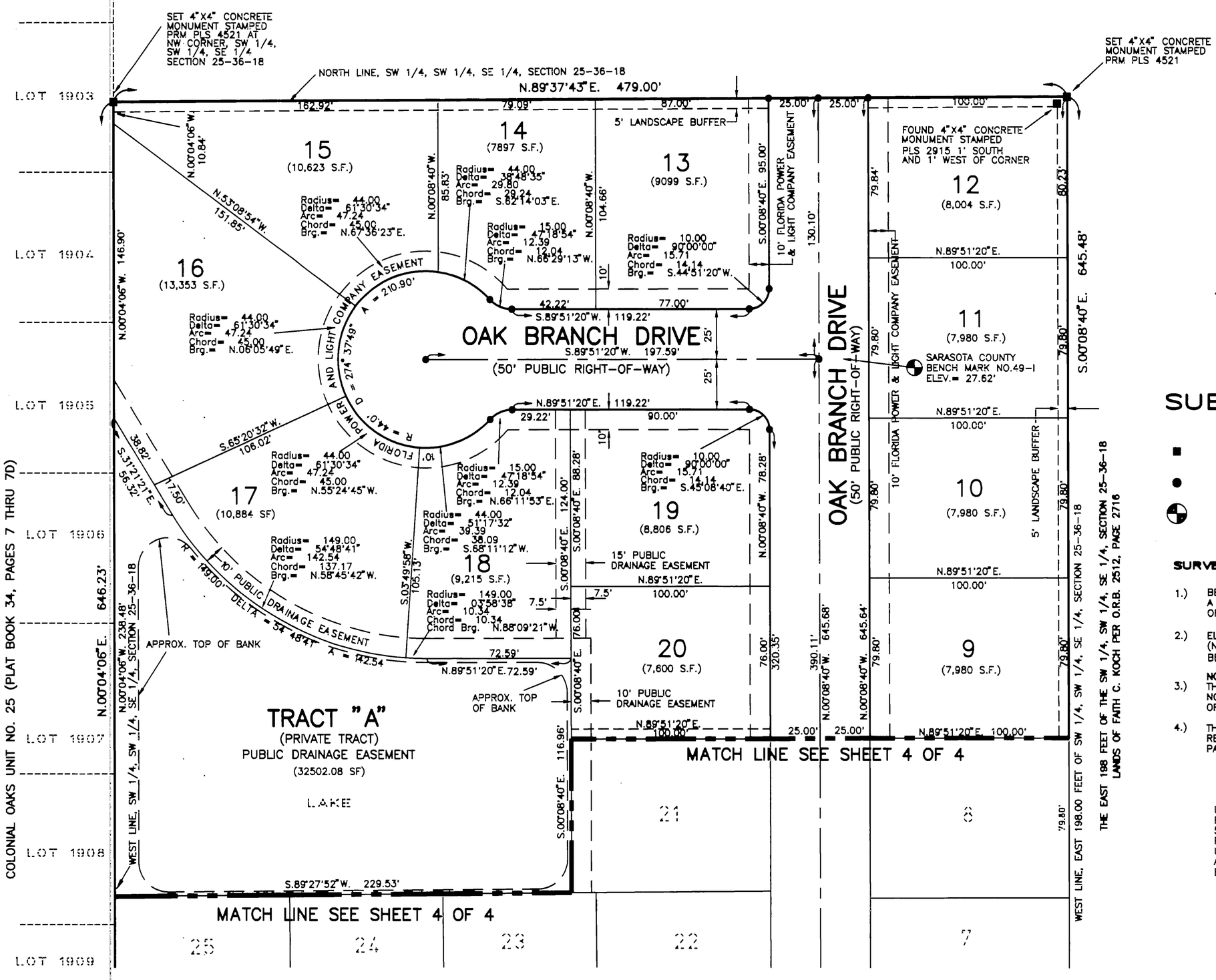
REVISED 12/14/94 SEB

DANA1P2.DWG
DISK 5-54
SEB

PLAT BOOK 37 PAGE 11B
SHEET 3 OF 4 SHEETS

COLONIAL WOODS ESTATES

A SUBDIVISION IN:
SECTION 25, TOWNSHIP 36 SOUTH, RANGE 18 EAST
SARASOTA COUNTY, FLORIDA



SUBDIVISION DETAIL SHEET

SYMBOL LEGEND

- ■ (PRM) PERMANENT REFERENCE MONUMENT 4"X4" CONCRETE MONUMENT (STAMPING AS NOTED)
- ● (PCP) PERMANENT CONTROL POINT 5/8" IRON ROD AND ALUMINUM CAP OR P.K. NAIL AND DISK STAMPED PCP PLS 4521
- ⊕ (PBM) PLAT BENCH MARK SARASOTA COUNTY ALUMINUM DISK PLACED IN CONCRETE CURB (STAMPING AS NOTED)

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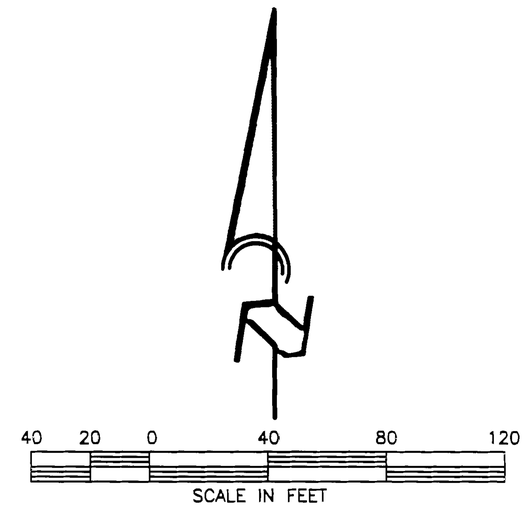
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RWC/SEB

REVISED 12/14/94 SEB

COLONIAL WOODS ESTATES

A SUBDIVISION IN:
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RECORDED IN OFFICIAL RECORDS
RECORD VERIFIED
95 JAN 12 AM 11:16
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

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