

**the Patrick Hodges Land Studio**  
 • Planning  
 • Urban Design  
 • Landscape Architecture  
 • Real Estate Development Consultation  
 1100 W. 10th St.  
 Tallahassee, FL 32310  
 904.933.8888  
 www.patrickhodges.com



**Bannerman Crossings**  
 Phase 2 - Retail Center  
 BANNERMAN ROAD & THOMASVILLE ROAD  
 BRADFORDVILLE - LEON COUNTY, FLORIDA

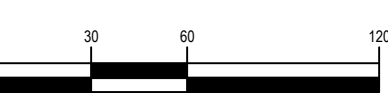


**FWH Architects, Inc.**  
 3336 Grand Blvd., Suite 201  
 Holiday, FL 34690  
 p. (727) 815-3336  
 f. (727) 815-3337

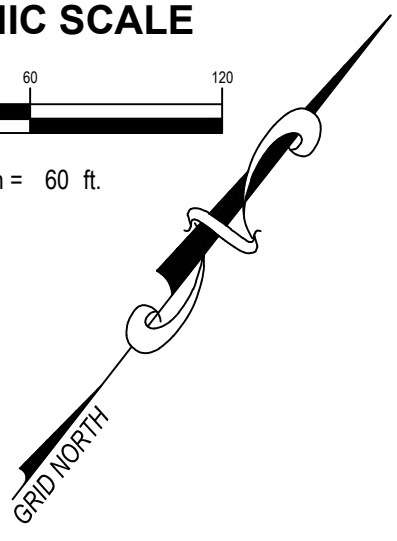
**Summit Group**  
 Commercial Properties  
 2073 Seward Lake Dr., Suite 100  
 Tallahassee, FL 32317  
 (904) 714-6216







1 inch = 60 ft.



**STANDARD ABBREVIATIONS:**

#000	PROFESSIONAL LAND SURVEY CERTIFICATE
CL	CENTERLINE
CH	CHORD BEARING AND DISTANCE
C.O.T.	CITY OF TALLAHASSEE
Δ=	DELTA OR CENTRAL ANGLE
E	EAST
FCM	FOUND 4"x4" CONCRETE MONUMENT
FP	FOUND IRON PIPE (AS LABELED)
FIR	FOUND IRON ROD (AS LABELED)
FIRC	FOUND IRON ROD W/ CAP (AS LABELED)
FNC	FOUND NAIL IN CAP (AS LABELED)
FND	FOUND
FPIP	FOUND PINCHED IRON PIPE (AS LABELED)
GPS	GLOBAL POSITIONING SYSTEM
H.O.A.	PRESERVE AT BUCK LAKE OWNERS ASSOCIATION, INC.
I.D.	IDENTIFICATION
L=	ARC LENGTH
N	NORTH
O.R./PG.	OFFICIAL RECORDS BOOK AND PAGE
P.B./PG.	PLAT BOOK AND PAGE
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
PCP	PERMANENT CONTROL POINT
PRM	PERMANENT REFERENCE MONUMENT
R	RANGE
R=	RADIUS
R/W	RIGHT-OF-WAY
S	SOUTH
SCM	SET 4"x4" CONCRETE MONUMENT LB#7245
SEC.	SECTION
SIRC	SET 1/2" IRON ROD W/ CAP LB#7245
SNC	SET NAIL IN 1" CAP LB#7245
SWMF	STORMWATER MANAGEMENT FACILITY
T	TOWNSHIP
W	WEST
°	DEGREES
'	MINUTES/FEET
"	SECONDS/INCHES

BANNERMAN ROAD - RW VARIES

C:\p\064\064-064\064-064-RP.dwg, 2, mabar, Jul 16, 2015, 5:20:24pm

LOT 1  
1.510 AC.±

LOT 2  
1.312 AC.±

LOT 5  
13.26 AC.±  
(LEON COUNTY SWMF)

BLOCK A

43' PRIVATE ACCESS, DRAINAGE & TALQUIN UTILITY EASEMENT

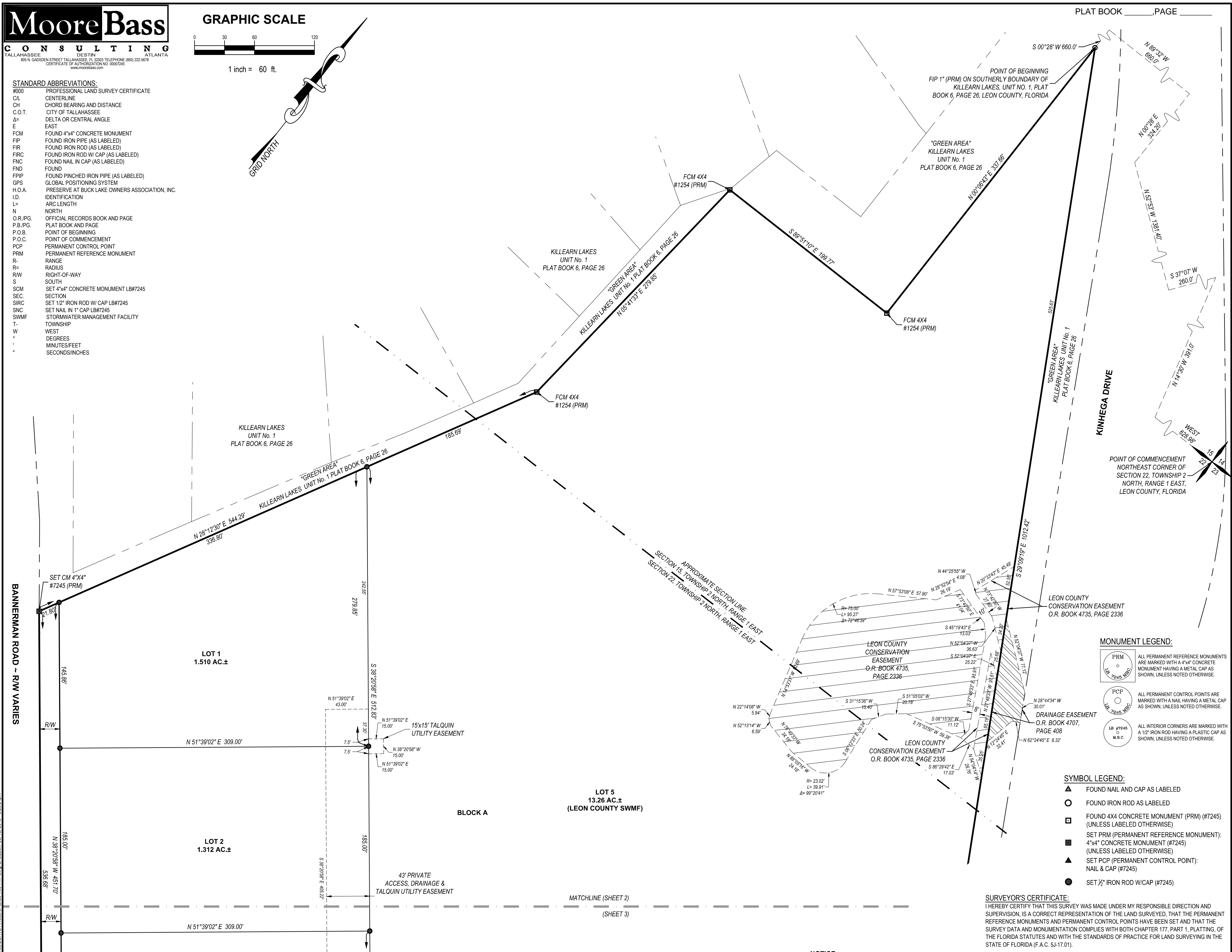
MATCHLINE (SHEET 2)

(SHEET 3)

**NOTICE:**  
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS 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.

**SURVEYOR'S CERTIFICATE:**  
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, IS A CORRECT REPRESENTATION OF THE LAND SURVEYED, THAT THE PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS HAVE BEEN SET AND THAT THE SURVEY DATA AND MONUMENTATION COMPLIES WITH BOTH CHAPTER 177, PART 1, PLATTING, OF THE FLORIDA STATUTES AND WITH THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA (F.A.C. 5J-17.01).

LARRY D. DAVIS  
REGISTERED FLORIDA SURVEYOR NO. 5254  
MOORE BASS CONSULTING 805 NORTH GADSDEN STREET  
TALLAHASSEE, FLORIDA 32303 LICENSED BUSINESS NO. 7245

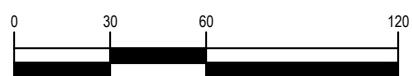


**MONUMENT LEGEND:**

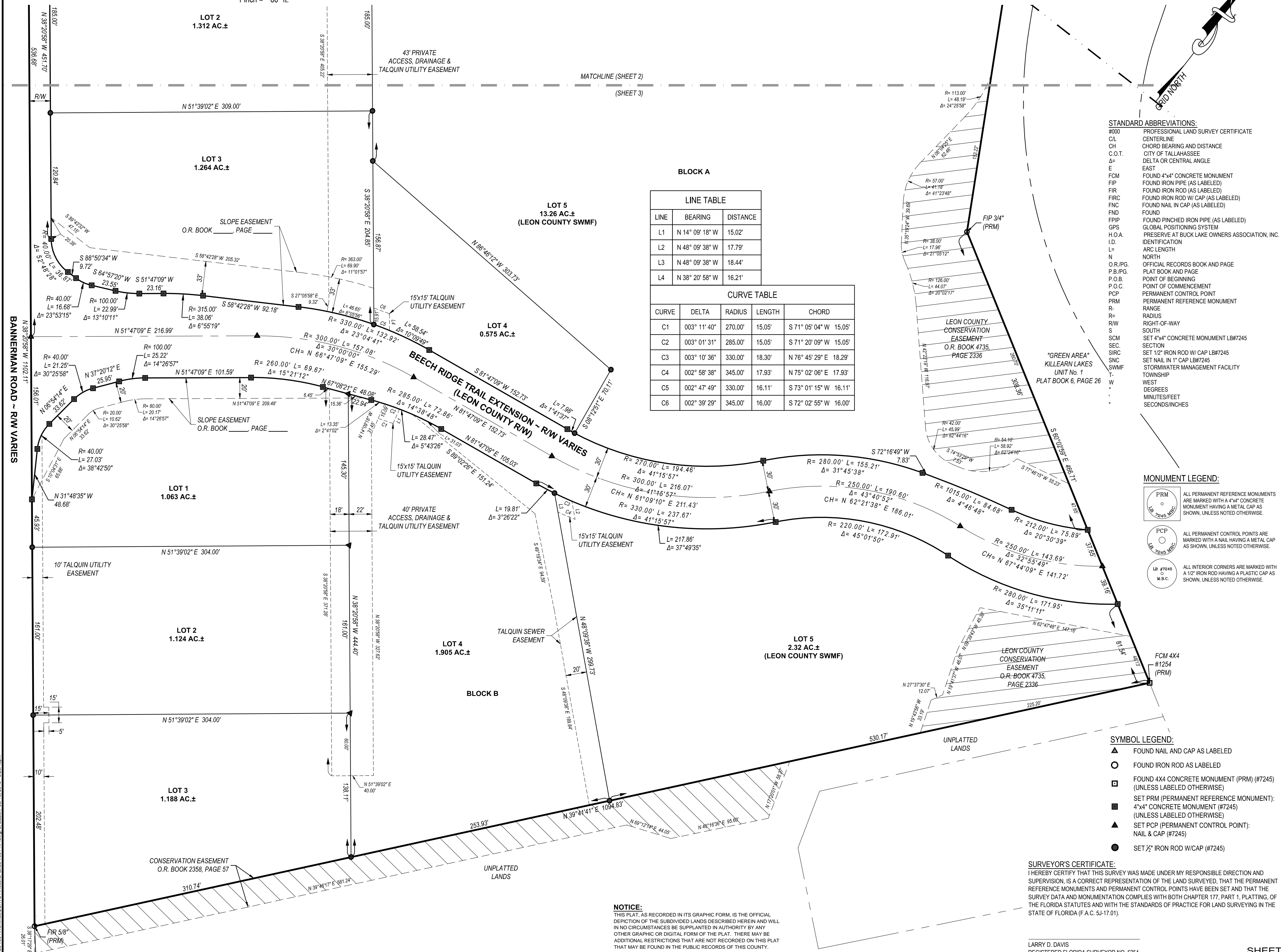
	ALL PERMANENT REFERENCE MONUMENTS ARE MARKED WITH A 4"x4" CONCRETE MONUMENT HAVING A METAL CAP AS SHOWN, UNLESS NOTED OTHERWISE.
	ALL PERMANENT CONTROL POINTS ARE MARKED WITH A NAIL HAVING A METAL CAP AS SHOWN, UNLESS NOTED OTHERWISE.
	ALL INTERIOR CORNERS ARE MARKED WITH A 1/2" IRON ROD HAVING A PLASTIC CAP AS SHOWN, UNLESS NOTED OTHERWISE.

**SYMBOL LEGEND:**

	FOUND NAIL AND CAP AS LABELED
	FOUND IRON ROD AS LABELED
	FOUND 4X4 CONCRETE MONUMENT (PRM) (#7245) (UNLESS LABELED OTHERWISE)
	SET PRM (PERMANENT REFERENCE MONUMENT): 4"x4" CONCRETE MONUMENT (#7245) (UNLESS LABELED OTHERWISE)
	SET PCP (PERMANENT CONTROL POINT): NAIL & CAP (#7245)
	SET 1/2" IRON ROD W/CAP (#7245)



1 inch = 60 ft.



**BLOCK A**

LINE	BEARING	DISTANCE
L1	N 14° 09' 18" W	15.02'
L2	N 48° 09' 38" W	17.79'
L3	N 48° 09' 38" W	18.44'
L4	N 38° 20' 58" W	16.21'

CURVE	DELTA	RADIUS	LENGTH	CHORD
C1	003° 11' 40"	270.00'	15.05'	S 71° 05' 04" W 15.05'
C2	003° 01' 31"	285.00'	15.05'	S 71° 20' 09" W 15.05'
C3	003° 10' 36"	330.00'	18.30'	N 76° 45' 29" E 18.29'
C4	002° 58' 38"	345.00'	17.93'	N 75° 02' 06" E 17.93'
C5	002° 47' 49"	330.00'	16.11'	S 73° 01' 15" W 16.11'
C6	002° 39' 29"	345.00'	16.00'	S 72° 02' 55" W 16.00'

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  - C/L CENTERLINE
  - CH CHORD BEARING AND DISTANCE
  - C.O.T. CITY OF TALLAHASSEE
  - Δ DELTA OR CENTRAL ANGLE
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  - FIP FOUND IRON PIPE (AS LABELED)
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  - GPS GLOBAL POSITIONING SYSTEM
  - H.O.A. PRESERVE AT BUCK LAKE OWNERS ASSOCIATION, INC.
  - I.D. IDENTIFICATION
  - L ARC LENGTH
  - N NORTH
  - O.R./P.G. OFFICIAL RECORDS BOOK AND PAGE
  - P.B./P.G. PLAT BOOK AND PAGE
  - P.O.B. POINT OF BEGINNING
  - P.O.C. POINT OF COMMENCEMENT
  - PCP PERMANENT CONTROL POINT
  - PRM PERMANENT REFERENCE MONUMENT
  - R RANGE
  - R= RADIUS
  - R/W RIGHT-OF-WAY
  - S SOUTH
  - SCM SET 4"x4" CONCRETE MONUMENT LBR#7245
  - SEC SECTION
  - SIRC SET 1/2" IRON ROD W/ CAP LBR#7245
  - SNC SET NAIL IN 1" CAP LBR#7245
  - SWMF STORMWATER MANAGEMENT FACILITY
  - TOWNSHIP TOWNSHIP
  - W WEST
  - ° DEGREES
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- MONUMENT LEGEND:**
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