

ASTORIA PARK

UNIT NO. 4

6-33

Dedication
State of Florida
County of Leon

Know all men by these presents that Collins Brothers, Inc., a corporation organized and existing under the laws of the State of Florida, the owner in fee simple of the land shown hereon and more particularly described as follows:

Commence at a concrete monument marking the Southwest corner of Lot 12, Block "H" of Astoria Park, Unit No. 2, a subdivision as per map or plat thereof recorded in Plat Book 6, Page 8 of the Public Records of Leon County, Florida, also being the Southwest corner of the Northeast Quarter of the Northwest Quarter of Section 22, Township 1 North, Range 1 West, Leon County, Florida, and also being the Southwest corner of Lot "E" and the North west corner of Lot "D" as per plat of Bernard's Survey recorded in Deed Book "BB", Page 531 of the Public Records of Leon County, Florida, and run thence North 89 degrees 25 minutes 30 seconds East along the lot line between said Lots "D" and "E" of Bernard's Survey a distance of 205.00 feet to a concrete monument marking the Northwest corner of Lot 1, of Shangri-La Village, a subdivision as per map or plat thereof recorded in Plat Book 5, Page 58 of the Public Records of Leon County, Florida, thence continue North 89 degrees 25 minutes 30 seconds East along the lot line between said Lots "D" and "E" of Bernard's Survey also the North boundary of said Shangri-La Village a distance of 700.00 feet to a point of beginning; thence North 01 degree 24 minutes 30 seconds West parallel to the West boundary of said Lot "E" of Bernard's Survey a distance of 750.42 feet; thence along the Southerly boundary of Blocks "G" and "K" of Astoria Park, Unit No. 3, a subdivision as per map or plat thereof recorded in Plat Book 6, Page 22 of the Public Records of Leon County, Florida as follows: N 83 degrees 35 minutes 30 seconds East 175.00 feet, thence South 01 degree 24 minutes 30 seconds East 11.08 feet, thence North 88 degrees 35 minutes 30 seconds East 95.00 feet, thence North 81 degrees 31 minutes East 56.38 feet, thence North 69 degrees 29 minutes 30 seconds East 863.27 feet, thence along the Westerly Boundary of said Astoria Park, Unit No. 3, Blocks "K", "J", "D" and "C" as follows: South 31 degrees 04 minutes East 102.14 feet to a point on a curve concave to the Northwesterly, thence Northwesterly along said curve with a radius of 474.40 feet through a central angle of 00 degrees 46 minutes for an arc distance of 6.35 feet (the chord of said arc being North 58 degrees 37 minutes East 6.35 feet), thence South 31 degrees 50 minutes East 60.00 feet to a point on a curve concave to the Northwesterly, thence Southwesterly along said curve with a radius of 534.40 feet, through a central angle of 03 degrees 36 minutes for an arc distance of 33.58 feet (the chord of said arc being South 59 degrees 57 minutes 30 seconds West 33.58 feet), thence South 31 degrees 50 minutes East 323.98 feet, thence South 00 degrees 42 minutes 30 seconds East 85.28 feet, thence North 89 degrees 17 minutes 30 seconds East 55.00 feet, thence South 00 degrees 42 minutes 30 seconds East 185.00 feet, thence South 89 degrees 17 minutes 30 seconds West 20.00 feet, thence South 00 degrees 42 minutes 30 seconds East 185.00 feet, thence North 89 degrees 17 minutes 30 seconds East, 38.00 feet, thence South 00 degrees 42 minutes 30 seconds East 115.13 feet being the Southwesterly corner of Lot 27, Block "C" of before said Astoria Park, Unit No. 3, thence leaving said Westerly boundary of Astoria Park Unit No. 3, run South 89 degrees 15 minutes 45 seconds West, 1014.49 feet, thence South 00 degrees 01 minutes 30 seconds West, 44.67 feet, being the Northeast corner of said Shangri-La Village, thence South 89 degrees 25 minutes 30 seconds West being the line between Lots "D" and "E" of said Bernard's Survey and also being the North Boundary of said Shangri-La Village, 418.08 feet to the Point of Beginning. Less and except those areas designated as "Not Included in this Plat".

Have caused said land to be divided and subdivided as shown here in and do hereby dedicate to the perpetual use of the public all roads, streets, alleys and other rights-of-way and all parks and recreation areas, and all easements of utilities, drainage, and other purposes, and all purposes incident thereto as shown and depicted hereon, reserving however, the reversion or reversions should the same be renounced, disclaimed, abandoned, or the use thereof discontinued as prescribed by law by appropriate official action of officials having charge of jurisdiction thereof.

In witness whereof they have caused these presents to be signed and witnessed this 25th day of June, A.D. 1971.

COLLINS BROTHERS INC.

[Signature]
As its President

W. Ronnie Coll
As its Assistant Secretary

Acknowledgement
State of Florida
County of Leon

Before me this day personally appeared Ralph J. Collins and W. Ronnie Collins, president and assistant secretary, respectively of Collins Brothers, Inc. a Florida Corporation and acknowledged that they executed the foregoing dedication freely and voluntarily for the uses and purposes therein stated on behalf of said corporation and by the authority granted them by the Board of Directors of said corporation.

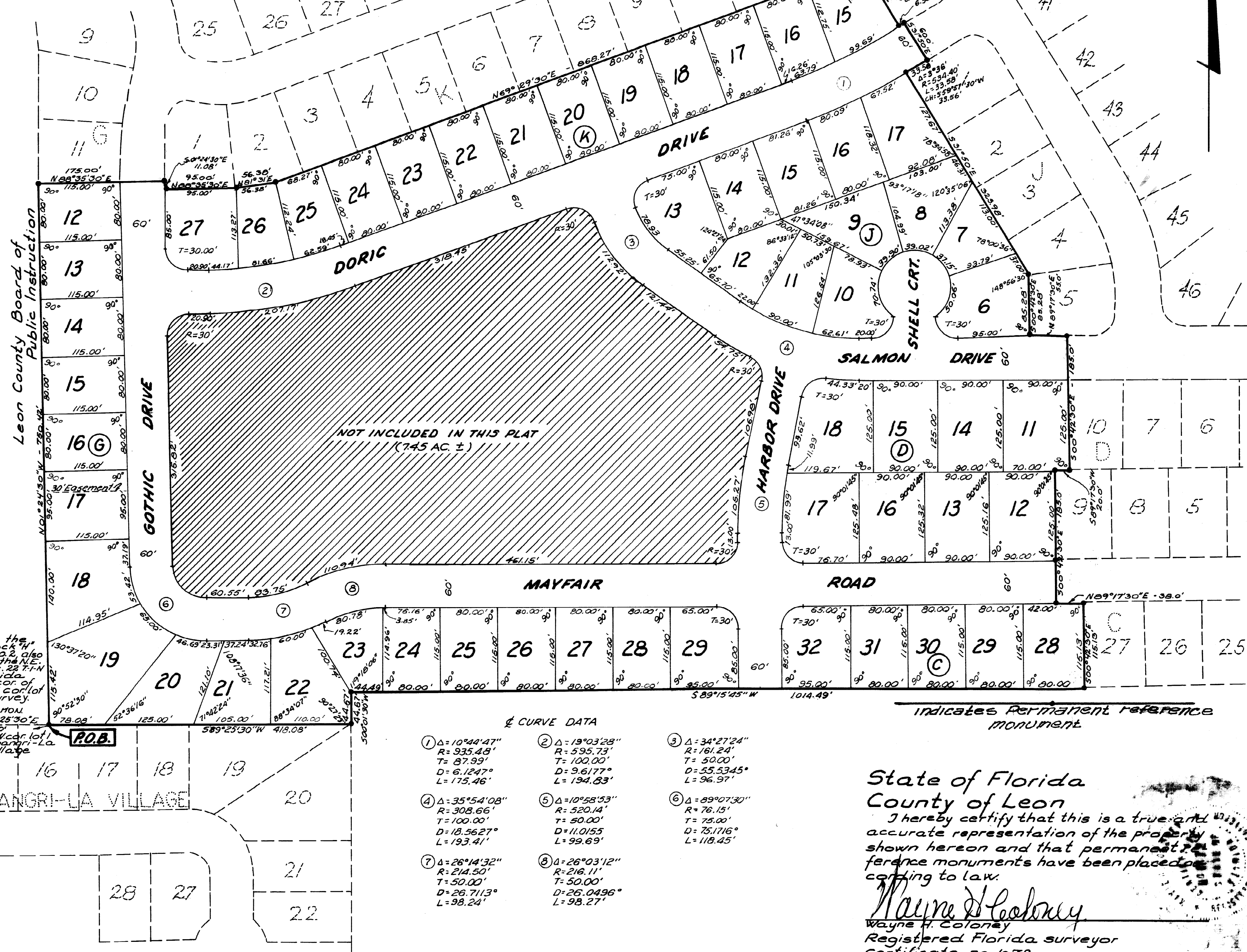
Witness my hand and seal at Tallahassee, Florida, this 25th day of June, A.D. 1971.

Mildred J. Corwell
Notary Public

State of Florida
County of Leon

This plat conforms to the preliminary plat approval provisions made by the Tallahassee-Leon County Planning Commission on the 10th day of Dec. A.D. 1970, and in the provisions of the Division Ordinance of the City of Tallahassee, Florida.

Jack Brown
Executive Director, Tallahassee-Leon County Planning Department



Conc. mon. marking the SW cor. of Lot 12, Block "H" of Astoria Park Unit No. 2, also being the SW cor. of the NE 1/4 of the NW 1/4 of Sec. 22, T-1-N, R-1-W of Leon County, Florida, also being the SW cor. of Lot 5 of the NW 1/4 of Lot 5 of Bernard's Survey.

Curve Data

① Δ = 10°44'47"	② Δ = 13°03'28"	③ Δ = 34°27'24"
R = 935.49'	R = 595.73'	R = 161.24'
T = 67.93'	T = 102.00'	T = 50.00'
D = 6.7277"	D = 9.6177"	D = 55.5345"
L = 175.46'	L = 194.63'	L = 96.97'
④ Δ = 35°54'08"	⑤ Δ = 10°58'53"	⑥ Δ = 69°07'30"
R = 308.66'	R = 520.14'	R = 76.15'
T = 100.00'	T = 80.00'	T = 75.00'
D = 18.3627"	D = 11.0155"	D = 75.716"
L = 193.41'	L = 99.69'	L = 118.45'
⑦ Δ = 26°14'32"	⑧ Δ = 26°03'12"	
R = 214.50'	R = 216.11'	
T = 50.00'	T = 50.00'	
D = 26.7113"	D = 25.0496"	
L = 98.24'	L = 98.27'	

Indicates Permanent reference monument.

State of Florida
County of Leon

Approved by the City Commission of the City of Tallahassee, Florida this 20th day of July, A.D. 1971

Approved by:

[Signature]
City Auditor

[Signature]
Mayor

Approved by The Leon County Commission this 10th day of August, A.D. 1971

Approved by:

William C. Holley III
Chairman

[Signature]
County Attorney

[Signature]
City Manager

[Signature]
City Engineer

[Signature]
Leon County Engineer

[Signature]
Leon County Health Officer

State of Florida
County of Leon

I hereby certify that this is a true and accurate representation of the property shown hereon and that permanent reference monuments have been placed according to law.

Wayne H. Coloney
Wayne H. Coloney

Registered Florida Surveyor
Certificate no. 1072

Accepted for files and recorded this 11th day of August, A.D. 1971 in Plat Book page 33.

[Signature]
Clerk of Circuit Court
Leon County, Florida

Plat of survey of
Astoria Park
Unit no. 4

a subdivision lying in section 22, T-1-N, R-1-W
Leon County, Florida, lying within the City Limits
of the City of Tallahassee, Florida.

Prepared by
Cobb & Burton, Inc.
in consultation with

Wayne H. Coloney, Inc.
Registered Florida Land Surveyor
Tallahassee, Florida.

Date: 21 June 1971
Scale: 1" = 100'

