

GOODEN PLACE

A REPLAT OF A PORTION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 30 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA.

LEGAL DESCRIPTION

A PORTION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 30 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTH 1/4 CORNER OF SECTION 4, TOWNSHIP 30 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA; THENCE RUN N00°13'37"E ALONG THE NORTH AND SOUTH CENTERLINE OF SAID SECTION 4, 664.81 FEET TO A POINT ALONG THE SOUTH BOUNDARY OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 4; THENCE RUN S88°59'58"E ALONG SAID SOUTH BOUNDARY OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 4, 1,258.57 FEET; THENCE DEPARTING SAID SOUTH BOUNDARY RUN N01°00'04"E, 33.00 FEET TO A POINT ALONG THE NORTH RIGHT-OF-WAY OF GOODEN CROSSING AS ESTABLISHED BY OFFICIAL RECORDS BOOK 15386, PAGE 2427, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA FOR A POINT OF BEGINNING; FROM SAID POINT OF BEGINNING THENCE N88°59'58"W ALONG THE NORTH RIGHT-OF-WAY OF GOODEN CROSSING LYING PARALLEL TO THE SOUTH BOUNDARY OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 4, A DISTANCE OF 173.40 FEET; THENCE DEPARTING SAID NORTH RIGHT-OF-WAY OF GOODEN CROSSING RUN N00°21'11"E, A DISTANCE OF 149.77 FEET; THENCE S88°58'12"E TO A POINT ALONG THE WEST RIGHT-OF-WAY OF RAILROAD STREET AS ESTABLISHED IN OFFICIAL RECORDS BOOK 5440, PAGE 963, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, A DISTANCE OF 192.86 FEET; THENCE S00°03'53"W ALONG SAID WEST RIGHT-OF-WAY OF RAILROAD STREET, A DISTANCE OF 137.54 FEET; THENCE S59°46'22"W, A DISTANCE OF 23.41 FEET TO THE POINT OF BEGINNING.

CONTAINING 28,806 SQUARE FEET OR 0.661 ACRES, MORE OR LESS.

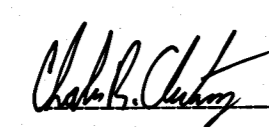
DEDICATION

THE UNDERSIGNED HEREBY CERTIFIES THAT HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC. IS THE OWNER OF THE TRACT OF LAND PLATTED AS GOODEN PLACE AND BESIDES ITS INTERESTS THEREIN, EXCEPT FOR THE MORTGAGEE INTEREST HELD BY PINELLAS COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, THERE ARE NO OUTSTANDING INTERESTS IN SAID TRACT OF LAND, AND THAT THE OWNER DOES HEREBY DEDICATE TO THE PUBLIC, ALL EASEMENTS DESIGNATED ON THE PLAT AS "PUBLIC".

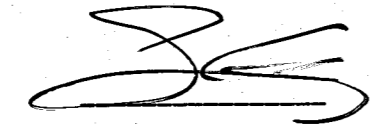
OWNER: HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC.



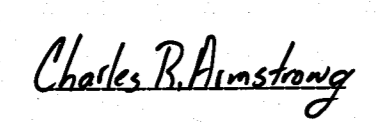
MICHAEL SUTTON - CHIEF EXECUTIVE OFFICER



WITNESS SIGNATURE

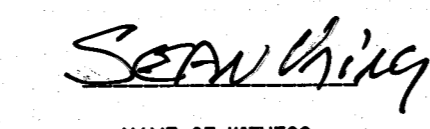


WITNESS SIGNATURE



NAME OF WITNESS

(PRINTED)



NAME OF WITNESS

(PRINTED)

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PINELLAS

BEFORE ME, THE UNDERSIGNED AUTHORITY, BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, PERSONALLY APPEARED MICHAEL SUTTON, AS CHIEF EXECUTIVE OFFICER OF HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC., AND HAS PRODUCED power license AS IDENTIFICATION AND IS KNOWN TO ME TO BE THE PERSON EXECUTING THE FOREGOING DEDICATION, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES SET OUT THEREIN AND DID (DID NOT) TAKE AN OATH.

MY COMMISSION EXPIRES: March 13, 2026

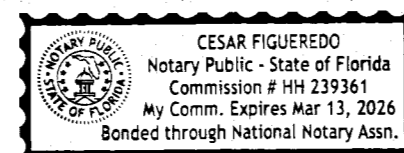
COMMISSION NO. HH 279361

WITNESS MY HAND AND OFFICIAL SEAL THIS 20th DAY OF May, 2024.



NOTARY SIGNATURE

Cesar Figueredo
PRINTED NAME OF NOTARY



NOTARY STAMP OR SEAL

CERTIFICATE OF MORTGAGEE

THE UNDERSIGNED, AS MORTGAGEE(S) UNDER A CERTAIN MORTGAGE DATED DECEMBER 14, 2020, RECORDED IN O.R. BOOK 21299, PAGES 1278 THROUGH 1290, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, JOINS IN AND CONSENTS TO THE DEDICATION OF THE LANDS DESCRIBED HEREON, AND AGREES THAT IN THE EVENT OF FORECLOSURE OF THIS MORTGAGE ALL DEDICATED AREAS SHALL SURVIVE AND BE ENFORCEABLE.

PINELLAS COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA

THIS CERTIFICATE TO BE EXECUTED IN ITS NAME BY ITS BOARD OF COUNTY COMMISSIONERS ACTING BY THE CHAIR OF SAID BOARD, THIS ____ DAY OF _____, 20____.

(OFFICIAL SEAL)

ATTEST: _____
DEPUTY CLERK
PINELLAS COUNTY, FLORIDA

BY ITS BOARD OF COUNTY COMMISSIONERS

BY: _____
_____, ITS CHAIR

SURVEYOR'S NOTES

- 1.) THE BEARINGS ARE BASED ON THE WEST RIGHT OF WAY LINE OF RAILROAD STREET, WHICH BEARS S00°03'53"W. THE BEARINGS ARE IN REFERENCE TO FLORIDA STATE PLANE COORDINATE GRID NORTH, WEST ZONE, NORTH AMERICAN DATUM OF 1983 (2011 READJUSTMENT), AS ESTABLISHED BY THE NATIONAL GEODETIC SURVEY.
- 2.) 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.
- 3.) LOT CORNERS SET BY GEORGE A. SHIMP II & ASSOCIATES, INC. WILL BE SET 1/2" IRON ROD WITH CAP STAMPED "GSA LB 1834" (IN SOFT SURFACES) OR A SET NAIL AND DISK STAMPED "GSA LB 1834" (IN HARD SURFACES).
- 4.) ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.

CERTIFICATE OF APPROVAL OF COUNTY COMMISSION

STATE OF FLORIDA
COUNTY OF PINELLAS

IT IS HEREBY CERTIFIED THAT THIS PLAT HAS BEEN OFFICIALLY APPROVED FOR RECORD BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF PINELLAS, FLORIDA, THIS _____ DAY OF _____, 20____.

APPROVED:

CHAIRMAN, BOARD OF COUNTY COMMISSIONERS

KEN BURKE, CLERK
PINELLAS COUNTY, FLORIDA

BY: _____
DEPUTY CLERK

CERTIFICATE OF APPROVAL OF COUNTY CLERK

STATE OF FLORIDA
COUNTY OF PINELLAS

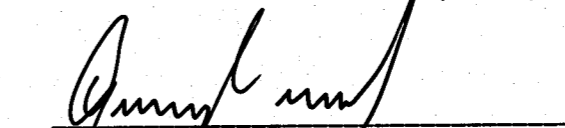
I, KEN BURKE, CLERK OF CIRCUIT COURT OF PINELLAS COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF THE STATUTES OF THE STATE OF FLORIDA PERTAINING TO MAPS AND PLATS, AND THAT THIS PLAT HAS BEEN FILED FOR RECORD IN PLAT BOOK _____, PAGES _____ AND _____ OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THIS ____ DAY OF _____, 20____.

KEN BURKE, CLERK
PINELLAS COUNTY, FLORIDA

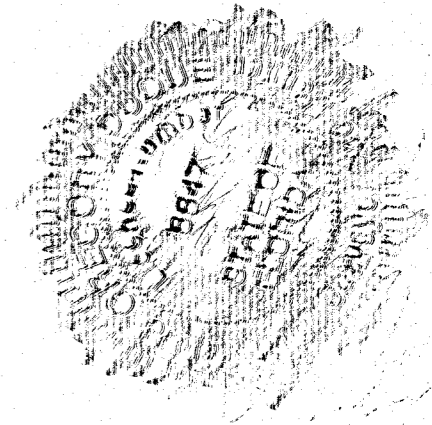
BY: _____
DEPUTY CLERK

CERTIFICATE OF CONFORMITY

I HEREBY CERTIFY THAT PURSUANT TO CHAPTER 177.08(1), FLORIDA STATUTES, I HAVE REVIEWED THIS PLAT AND FIND THAT IT CONFORMS TO CHAPTER 177, PART I, OF THE FLORIDA STATUTES.



GREGORY DUKE, PSM
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NUMBER: LS6647
PINELLAS COUNTY SURVEY AND MAPPING DIVISION
DEPARTMENT OF PUBLIC WORKS
22211 U.S. HIGHWAY 19 NORTH
CLEARWATER, FL 33765

5/20/2024
DATE



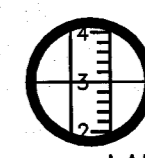
SURVEYOR'S CERTIFICATE

I, THE UNDERSIGNED SURVEYOR, HEREBY CERTIFY THAT THIS PROPERTY WAS SURVEYED AND THIS PLATTED SUBDIVISION IS A CORRECT REPRESENTATION OF THE LAND BEING SUBDIVIDED; THAT THIS PLAT WAS PREPARED UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT THIS PLAT COMPLIES WITH ALL OF THE SURVEY REQUIREMENTS OF CHAPTER 177, PART I, FLORIDA STATUTES; AND THAT THE PERMANENT REFERENCE MONUMENTS (P.R.M.'S) AND LOT CORNERS AS SHOWN HEREON, HAVE BEEN SET AS OF THE DATE OF THIS CERTIFICATION.


GEORGE A. SHIMP II
FLORIDA REGISTERED LAND SURVEYOR & MAPPER NO. 2512
GEORGE A. SHIMP II & ASSOCIATES, INC. LB NO. 1834
3301 DESOTO BOULEVARD, SUITE D
PALM HARBOR, FLORIDA 34683
PHONE: 727-784-5496

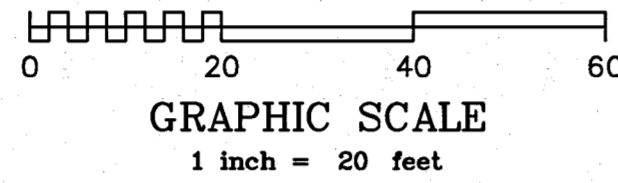
5-17-2024
DATE



 **GEORGE A SHIMP II**
and ASSOCIATES, INC.
LAND SURVEYING and PLANNING
3301 DeSOTO BOULEVARD, SUITE D
PALM HARBOR, FLORIDA 34683
PHONE (727) 784-5496 FAX (727) 786-1256
L.B. No. 1834

GOODEN PLACE

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LEGEND

- P.R.M. - PERMANENT REFERENCE MONUMENT
- - SET 4"x4" CONCRETE MONUMENT LB1834 (P.R.M.)
- △ - SET NAIL AND DISK LB1834 (P.R.M.)
- - SET 1/2" IRON ROD & CAP LB1834 OR SET NAIL AND DISK LB1834 (LOT CORNER) - SEE SURVEYOR'S NOTE # 3
- - FOUND 5/8" IRON ROD (NO CAP)
- BNDY. - BOUNDARY
- C - CALCULATED
- C.C.R. - CERTIFIED SECTION CORNER
- COR. - CORNER
- ESMT - EASEMENT
- F.C.M. - FOUND CONCRETE MONUMENT
- FN&D - FOUND NAIL & DISK
- INC. - INCORPORATED
- L.B. - LAND SURVEYING BUSINESS
- NO. - NUMBER
- O.R.B. - OFFICIAL RECORDS BOOK
- PG. - PAGE
- P.O.B. - POINT OF BEGINNING
- P.O.C. - POINT OF COMMENCEMENT
- R - RECORD
- R/W - RIGHT-OF-WAY
- SEC. - SECTION
- WIT. - WITNESS

CENTER OF SEC. COR.
OF SEC. 4-30-15
C.C.R. 77645
FCM 4"x4"

S00°13'37"W
1994.39'RC

2659.19' R 0/A

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