

GOODEN CROSSING

A REPLAT OF A PORTION OF THE SOUTH 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 SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; ALL LYING IN 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 N00°13'37"E ALONG THE NORTH/SOUTH CENTERLINE OF SAID SECTION 4, 864.80 FEET TO A POINT ALONG THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 4; THENCE S88°59'58"E ALONG SAID NORTH LINE, 1024.17 FEET; THENCE S00°18'50"W, 10.48 FEET TO THE RIGHT-OF-WAY OF GOODEN CROSSING AS ESTABLISHED IN PLAT BOOK B, PAGE 159, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; THENCE S00°09'45"W, A DISTANCE OF 4.52 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF GOODEN CROSSING AS DESCRIBED IN OFFICIAL RECORDS BOOK 22530, PAGE 785, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; THENCE S88°59'58"E ALONG THE SOUTH RIGHT-OF-WAY OF GOODEN CROSSING, A DISTANCE OF 100.16 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S88°59'58"E, ALONG SAID SOUTH RIGHT-OF-WAY OF GOODEN CROSSING, 154.96 FEET TO A POINT ALONG THE WEST RIGHT-OF-WAY OF RAILROAD STREET AS ESTABLISHED IN OFFICIAL RECORDS BOOK 5224, PAGE 1271 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; THENCE S00°08'39"W ALONG SAID WEST RIGHT-OF-WAY, 187.79 FEET TO A POINT ALONG THE NORTH RIGHT-OF-WAY OF 22ND TERRACE AS ESTABLISHED IN OFFICIAL RECORDS BOOK 5224, PAGE 1271 AND OFFICIAL RECORDS BOOK 5310, PAGE 1786 BOTH OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; THENCE N89°00'08"W ALONG SAID NORTH RIGHT-OF-WAY, 175.03 FEET; THENCE N00°10'01"E, 89.87 FEET; THENCE S88°52'31"E, 20.00 FEET; THENCE N00°10'01"E, 97.97 FEET TO THE POINT OF BEGINNING.

CONTAINING 30,900 SQUARE FEET OR 0.7094 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 CROSSING AND BESIDES THEIR INTERESTS THEREIN, 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

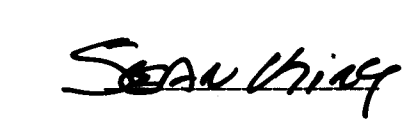


WITNESS SIGNATURE



NAME OF WITNESS

(PRINTED)



NAME OF WITNESS

(PRINTED)

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PINELLAS

I HEREBY CERTIFY THAT ON THIS 10th DAY OF February, 2025 AND BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, PERSONALLY APPEARED MICHAEL SUTTON, AS CHIEF EXECUTIVE OFFICER OF HABITAT FOR HUMANITY OF PINELLAS COUNTY, INC. TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE HERON CERTIFICATE OF DEDICATION AND SEVERALLY ACKNOWLEDGES THE EXECUTION THEREOF TO BE HIS OWN FREE ACT AND DEED, AS SUCH OFFICERS, FOR THE USES AND PURPOSES THEREIN MENTIONED.

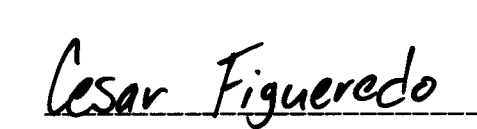
WITNESS MY HAND AND OFFICIAL SEAL AT THE STATE OF FLORIDA, COUNTY OF PINELLAS, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES: March 13, 2026

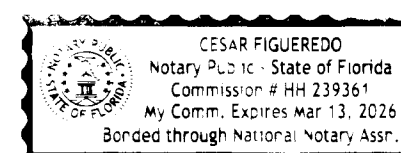
COMMISSION NO. HH239361



SIGNATURE OF NOTARY PUBLIC
STATE OF FLORIDA AT LARGE



PRINT NAME OF NOTARY PUBLIC
AND PLACE STAMP OR SEAL HERE



SURVEYOR'S NOTES

1.) THE BEARINGS ARE BASED ON THE NORTH RIGHT OF WAY LINE OF 22ND TERRACE SOUTHWEST, WHICH BEARS S89°00'08"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.

PRIVATE STORMWATER MANAGEMENT AREA NOTE

EACH LOT AND SUBSEQUENT BUILDING PERMIT MUST COMPLY WITH THE STORMWATER PROVISION REQUIRING THAT EACH LOT SHALL MEET A 1-INCH RAINFALL VOLUMETRIC RETENTION REQUIREMENT FOR THE ENTIRE LOT AREA THROUGH THE UTILIZATION OF VEGETATED SWALES (E.G., TURF OR PLANTED), RAIN GARDENS, BIO-SWALES OR DRY RETENTION AREAS. THE PRIVATE STORMWATER MANAGEMENT AREA MUST REMAIN IN PLACE IN ITS ORIGINALLY DESIGNED AND PERMITTED CONDITION AND WILL BE THE MAINTENANCE RESPONSIBILITY OF THE PROPERTY OWNER.

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

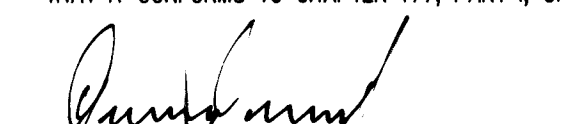
I, KEN BURKE, CLERK OF CIRCUIT COURT OF PINELLAS COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF THE STATUTES OF THE STATE OF FLORIDA PERTAINING TO MAPS AND PLATS, AND THAT THIS PLAT HAS BEEN FILED FOR RECORD IN PLAT BOOK _____,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

KEN BURKE, CLERK
PINELLAS COUNTY, FLORIDA

BY: _____
DEPUTY CLERK

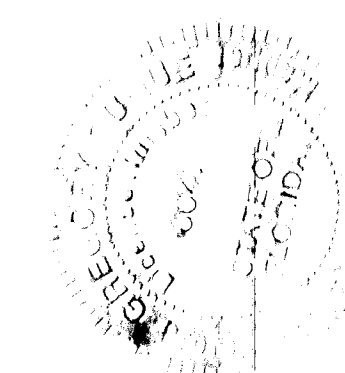
CERTIFICATE OF CONFORMITY

I HEREBY CERTIFY THAT PURSUANT TO CHAPTER 177.081(1), FLORIDA STATUTES, I HAVE REVIEWED THIS PLAT AND FIND THAT IT CONFORMS TO CHAPTER 177, PART I, OF THE FLORIDA STATUTES.



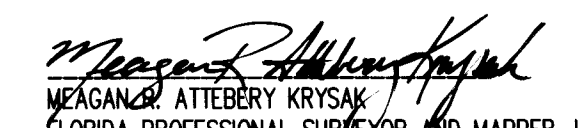
2/12/2025
DATE

GREGORY DUQUE, PSM
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NUMBER: LS8647
PINELLAS COUNTY SURVEY AND MAPPING DIVISION
DEPARTMENT OF PUBLIC WORKS
22211 U.S. HIGHWAY 19 NORTH
CLEARWATER, FL 33765



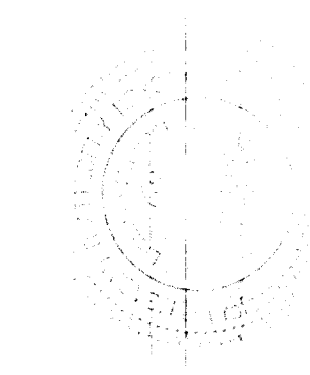
SURVEYOR'S CERTIFICATE

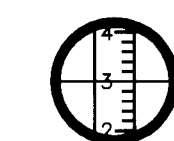
I, THE UNDERSIGNED SURVEYOR, HEREBY CERTIFY THAT THIS PROPERTY WAS SURVEYED AND THIS PLATTED SUBDIVISION IS A CORRECT REPRESENTATION OF THE LAND BEING SUBDIVIDED; THAT THIS PLAT WAS PREPARED UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT THIS PLAT COMPLIES WITH ALL OF THE SURVEY REQUIREMENTS OF 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.



2/5/2025
DATE

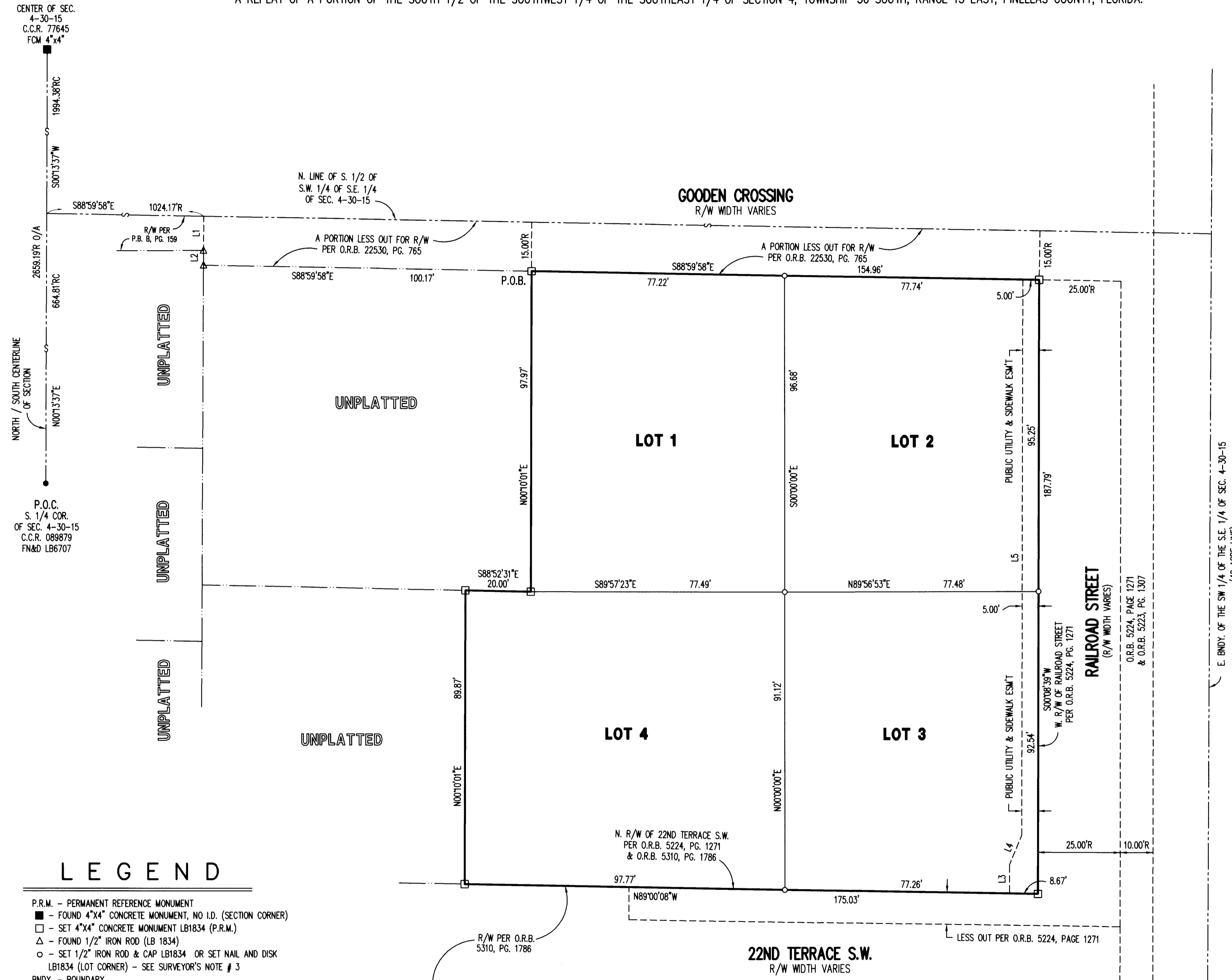
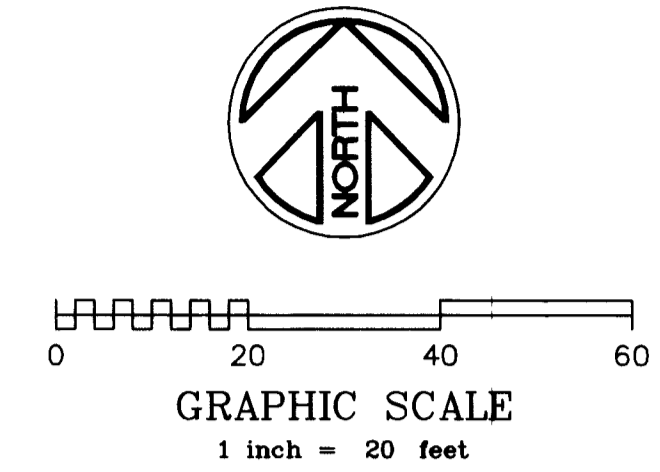
MEGAN ATTEBERY KRYSAK
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER, LS.7573
GEORGE A. SHIMP II & ASSOCIATES, INC. LB NO. 1834
3301 DESOTO BOULEVARD, SUITE D
PALM HARBOR, FLORIDA 34683
PHONE: 727-784-5496



 **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 CROSSING

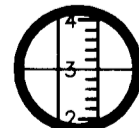
A REPLAT OF A PORTION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 30 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA.



LEGEND

- P.R.M. - PERMANENT REFERENCE MONUMENT
- - FOUND 4"x4" CONCRETE MONUMENT, NO I.D. (SECTION CORNER)
- - SET 4"x4" CONCRETE MONUMENT LB1834 (P.R.M.)
- △ - FOUND 1/2" IRON ROD (LB 1834)
- - SET 1/2" IRON ROD & CAP LB1834 OR SET NAIL AND DISK LB1834 (LOT CORNER) - SEE SURVEYOR'S NOTE # 3
- BN.DY. - BOUNDARY
- C - CALCULATED
- C.C.R. - CERTIFIED SECTION CORNER
- COR. - CORNER
- ESM'T - EASEMENT
- INC. - INCORPORATED
- L.B. - LAND SURVEYING BUSINESS
- NO. - NUMBER
- O.R.B. - OFFICIAL RECORDS BOOK
- P.B. - PLAT BOOK
- PG. - PAGE
- P.O.B. - POINT OF BEGINNING
- P.O.C. - POINT OF COMMENCEMENT
- - FOUND NAIL & DISK (LB 6707)
- R - RECORD
- R/W - RIGHT-OF-WAY
- SEC. - SECTION

LINE DATA		
LINE LABEL	BEARING	DISTANCE
L1	S00°18'50"W	10.48'
L2	S00°09'45"W	4.52'
L3	N00°07'58"E	8.84'
L4	N22°33'38"E	9.63'
L5	N00°08'39"E	169.99'


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