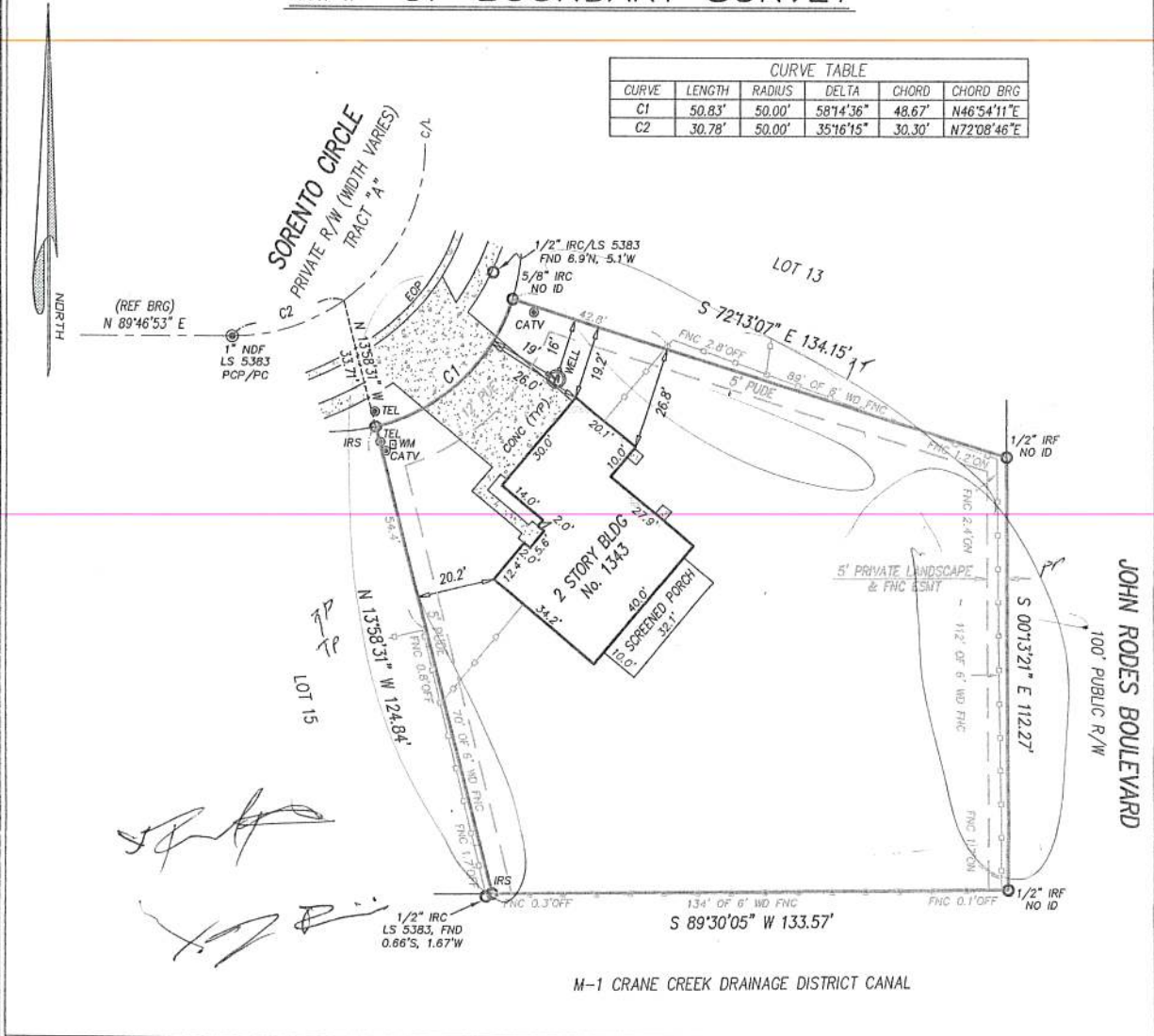


# MAP OF BOUNDARY SURVEY

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG
C1	50.83'	50.00'	58°14'36"	48.67'	N46°54'11"E
C2	30.78'	50.00'	35°16'15"	30.30'	N72°08'46"E



LEGEND	
<p>A = ARC A/C = AIR CONDITIONER BFE = BASE FLOOD ELEVATION BLDG = BUILDING BLK = BLOCK BM = BENCHMARK BRG = BEARING (C) = CALCULATED CATV = CABLE TELEVISION CBS = CONCRETE BLOCK STRUCTURE CHD = CHORD C/L = CENTERLINE CLF = CHAIN LINK FENCE CMF = CONCRETE MONUMENT FOUND CMP = CORRUGATED METAL PIPE CONC = CONCRETE COR = CORNER (D) = DEED DB = DEED BOOK DA = DELTA ANGLE ELEC = ELECTRIC ELEV = ELEVATION ENC = ENCROACHMENT EOP = EDGE OF PAVEMENT ESMT = EASEMENT FB = FIELD BOOK</p>	<p>FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY FF = FINISHED FLOOR FNC = FENCE FND = FOUND FP&amp;L = FLORIDA POWER &amp; LIGHT COMPANY IPF = IRON PIPE FOUND IRC = IRON ROD &amp; CAP FOUND IRF = IRON ROD FOUND IRS = 5/8" IRON ROD SET "LB 7838" LB = LICENSED BUSINESS NUMBER LS = (RLS) or (PLS) REGISTERED OR PROFESSIONAL LAND SURVEYOR (M) = MEASURED NAVD = NORTH AMERICAN VERTICAL DATUM NDF = NAIL &amp; DISK FOUND NDS = 1 1/4" NAIL &amp; DISK SET "LB 7838" NGVD = NATIONAL GEODETIC VERTICAL DATUM No. = NUMBER O/H = OVERHEAD ORB = OFFICIAL RECORDS BOOK O/S = OFFSET (P) = PLAT PB = PLAT BOOK</p>

**LEGAL DESCRIPTION:**  
 LOT 14, SHERIDAN LAKES, PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 49, PAGES 73-75, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA

**NOTES:**  
 1. BEARINGS BASED ON THE C/L BEING N 89°46'53" E AS PER PLAT (SEE SKETCH)  
 2. ELEVATIONS BASED ON \_\_\_\_\_  
 3. FLOOD ZONE "X", MAP No. 12009C0579G COMMUNITY No. 120335, FIRM INDEX DATE: JANUARY 29, 2021. FLOOD ZONE INFORMATION DEPICTED HEREON IS APPROXIMATE. FEMA RETAINS SOLE AUTHORITY REGARDING BOUNDARY AND EXTENT OF SFHA.  
 4. HORIZONTAL CLOSURE MEETS OR EXCEEDS THE ACCURACY REQUIREMENTS FOR SUBURBAN LAND AS PER FLORIDA STATUTE SJ-17-6.003  
 5. BEARINGS, DISTANCES OR ANGLES SHOWN ARE THE SAME AS PLAT, DEED OR RECORD UNLESS SHOWN OTHERWISE.  
 6. NOT VALID WITHOUT THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.  
 7. THE SURVEYOR HAS NOT LOCATED NOR ATTEMPTED TO LOCATE ANY UNDERGROUND UTILITIES, FOUNDATIONS, OR STRUCTURES OTHER THAN THOSE THAT MAY BE SHOWN HEREON.  
 8. ONLY BOUNDARY CORNER MONUMENTS AS SHOWN HEREON ARE TO BE USED FOR THE LOCATION AND CONSTRUCTION OF IMPROVEMENTS.  
 9. UNLESS OTHERWISE INDICATED THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A TITLE SEARCH OR ATTORNEY'S TITLE OPINION.

**CERTIFIED TO:**  
 PAUL PHILLIPS AND TONYA PHILLIPS  
 EVERETT FINANCIAL, INC. DBA SUPREME LENDING  
 PENINSULA TITLE & ESCROW SERVICES, LLC  
 CHICAGO TITLE INSURANCE COMPANY

**CERTIFICATION:**  
 I HEREBY CERTIFY THAT THE ATTACHED SURVEY WAS DONE UNDER MY DIRECTION AND MEETS THE STANDARDS AND PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER SJ-17 FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

DATE: 11/20/24

JOEL A. SEYMOUR PROFESSIONAL LAND SURVEYOR AND MAPPER  
 STATE OF FLORIDA No. LS 6133

Kane Surveying, Inc.  
 FLORIDA LICENSED BUSINESS No. LB 7838  
 505 DISTRIBUTION DRIVE  
 MELBOURNE, FLORIDA 32904  
 (321) 676-0427

DRAWN BY: JIL      SCALE 1 INCH = 30 FEET