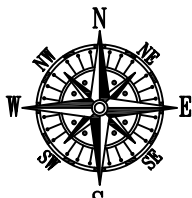


TYPE OF SURVEY:

- BOUNDARY
- CONSTRUCTION
- CONDOMINIUM
- ALTA/NSPS
- TOPOGRAPHIC
- SPECIAL PURPOSE

PURPOSE OF SURVEY (SEE GENERAL NOTES BELOW):

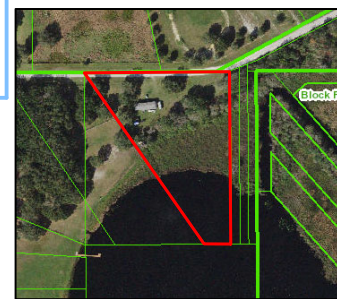
PURCHASE/REFINANCE



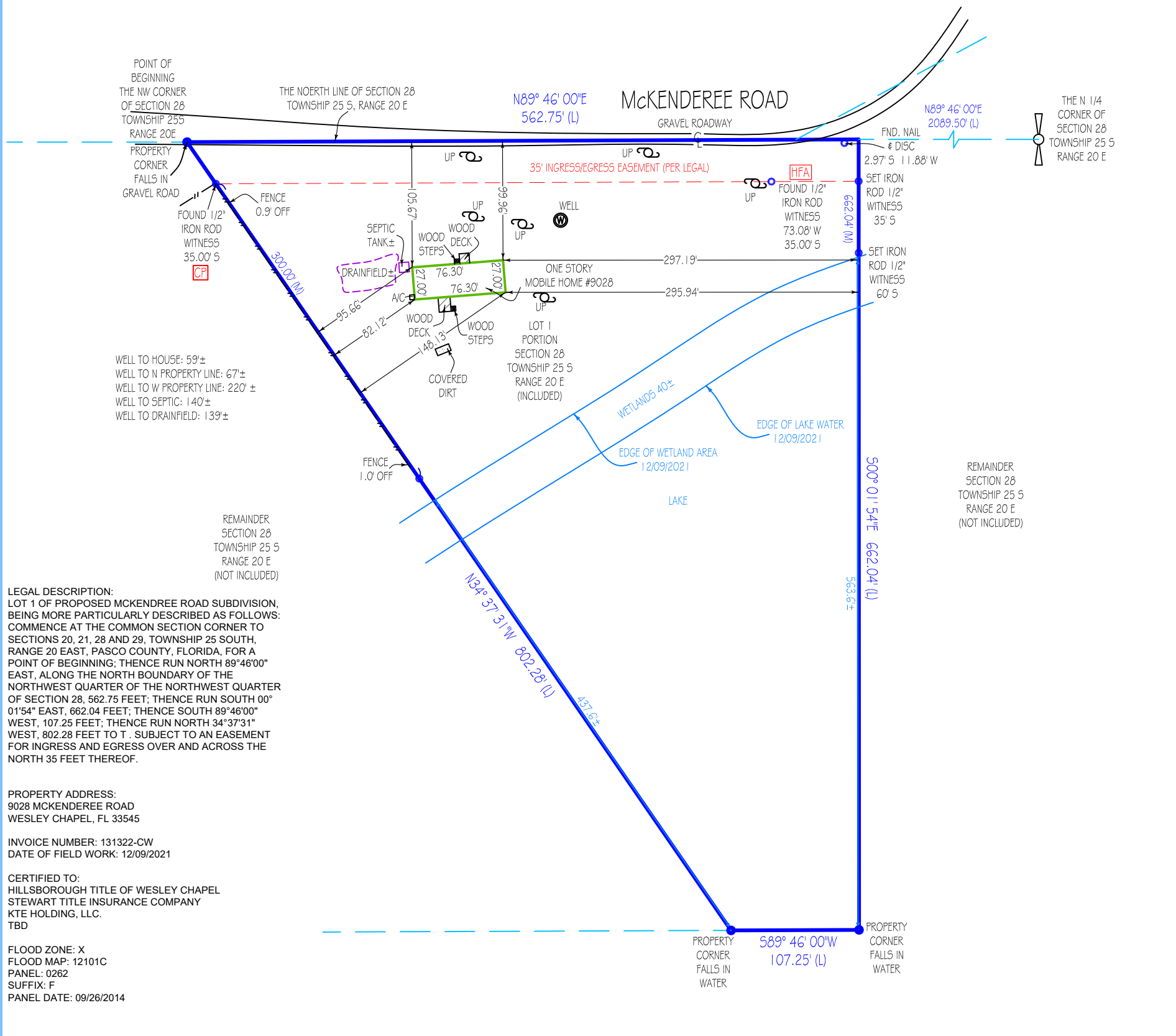
SCALE: 1"=100'

BEARING REFERENCE:

NORTH LINE OF SUBJECT LOT AS N 89°40'57" E  
 AS REFERENCED IN SUBJECT PROPERTY LEGAL DESCRIPTION.  
 ALL BEARINGS SHOWN HEREON REFERENCED THERETO.



AERIAL PHOTOGRAPH (MAY NOT SHOW LATEST IMPROVEMENTS) (NOT-TO-SCALE)



LEGAL DESCRIPTION:  
 LOT 1 OF PROPOSED MCKENDREE ROAD SUBDIVISION, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE COMMON SECTION CORNER TO SECTIONS 20, 21, 28 AND 29, TOWNSHIP 25 SOUTH, RANGE 20 EAST, PASCO COUNTY, FLORIDA, FOR A POINT OF BEGINNING; THENCE RUN NORTH 89°46'00" EAST, ALONG THE NORTH BOUNDARY OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, 562.75 FEET; THENCE RUN SOUTH 00° 01'54" EAST, 662.04 FEET; THENCE SOUTH 89°46'00" WEST, 107.25 FEET; THENCE RUN NORTH 34°37'31" WEST, 802.28 FEET TO T. SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE NORTH 35 FEET THEREOF.

PROPERTY ADDRESS:  
 9028 MCKENDREE ROAD  
 WESLEY CHAPEL, FL 33545

INVOICE NUMBER: 131322-CW  
 DATE OF FIELD WORK: 12/09/2021

CERTIFIED TO:  
 HILLSBOROUGH TITLE OF WESLEY CHAPEL  
 STEWART TITLE INSURANCE COMPANY  
 KTE HOLDING, LLC.  
 TBD

FLOOD ZONE: X  
 FLOOD MAP: 12101C  
 PANEL: 0262  
 SUFFIX: F  
 PANEL DATE: 09/26/2014

"CP" = CONTROLLING POINT (POINT OF ROTATION) "HFA" = HELD FOR ALIGNMENT - ALL OTHER MONUMENTATION AND IMPROVEMENTS RELATIVE THERETO

**Platted Easements & Notable Conditions (unplatted easements also listed if provided): IF APPLICABLE, RECIPIENTS OF THIS SURVEY SHOULD REVIEW THE POSITION OF ANY FENCE LINES SHOWN AND THEIR RELATIONSHIP TO THE BOUNDARY LINE.**

- 35' INGRESS/EGRESS EASEMENT ALONG NORTHERLY BOUNDARY LINE OF SUBJECT LOT.

This survey has been issued by the following Landtec Surveying office:  
 700 West Hillsboro Boulevard, Suite 4-100  
 Deerfield Beach, FL 33441  
 Office: (561) 367-3587  
 Fax: (561) 465-3145  
[www.Landtecsurvey.com](http://www.Landtecsurvey.com)

ABBREVIATION LEGEND (SOME ITEMS IN LEGEND MAY NOT APPEAR ON DRAWING):

A or AL = ARC LENGTH	EL or ELEV = ELEVATION	PI = POINT OF INTERSECTION
CA = CENTRAL ANGLE	EM = ELECTRIC METER	PT = POINT OF TANGENCY
CATV = CABLE TV RISER	FIR = FOUND IRON ROD	PC = POINT OF CURVE
CF = CALCULATED FROM FIELD	FND = FOUND NAIL	PRC = POINT OF REVERSE CURVE
CR = CALCULATED FROM RECORD	L = LEGAL DESCRIPTION	PCC = POINT OF COMPOUND CURVE
CD = CHORD DISTANCE	M = MEASURED	POB = POINT OF BEGINNING
CO = CLEANOUT	OH = OVERHEAD CABLE	POC = POINT OF COMMENCEMENT
CONC = CONCRETE	P = PLAT	PH = POOL HEATER
DE = DRAINAGE EASEMENT		PP = POOL PUMP

SYMBOLS (SOME ITEMS IN LEGEND MAY NOT APPEAR ON DRAWING - NOT TO SCALE):

	= UTILITY POLE		= WELL
	= LIGHT POLE		= CENTER LINE
	= CATCH BASIN		= PARTY WALL
	= FIRE HYDRANT		= AIR CONDITIONER
	= MANHOLE		= SEPTIC LID
	= WATER VALVE		= ELEV. SHOT
	= WATER METER		

LINETYPES:

	= BOUNDARY
	= BUILDING
	= EASEMENT
	= CHAIN LINK FENCE
	= WOOD FENCE
	= PLASTIC FENCE
	= OVERHEAD CABLE

GENERAL NOTES:  
 1. THIS SURVEY IS BASED UPON RECORD INFORMATION PROVIDED BY CLIENT. NO SPECIFIC SEARCH OF THE PUBLIC RECORD HAS BEEN MADE BY THIS OFFICE UNLESS OTHERWISE NOTED.  
 2. AS INDICATED ABOVE, UNDER "PURPOSE OF SURVEY", IF THIS SURVEY HAS BEEN PREPARED FOR A PURCHASE OR REFINANCE, ITS SCOPE IS LIMITED TO THE DETERMINATION OF TITLE DEFICIENCIES, AND IS NOT INTENDED FOR USE IN DESIGN OR CONSTRUCTION PURPOSES. LANDTEC SURVEYING ASSUMES NO RESPONSIBILITIES FOR ERRORS RESULTING FROM FAILURE TO ADHERE TO THIS CLAUSE.  
 3. ANY FENCES SHOWN HEREON ARE ILLUSTRATIVE OF THEIR GENERAL POSITION ONLY. FENCE TIES SHOWN ARE TO GENERAL CENTERLINE OF FENCE. THIS OFFICE WILL NOT BE RESPONSIBLE FOR DAMAGES RESULTING FROM THE REMOVAL OF, OR CHANGES MADE TO, ANY FENCES UNLESS WE HAVE PROVIDED A SURVEY SPECIFICALLY LOCATING SAID FENCES FOR SUCH PURPOSES. DETERMINATION OF FENCE POSITIONS SHOULD BE BASED SOLELY ON THEIR PHYSICAL RELATIONSHIP TO THE MONUMENTED BOUNDARY LINES.  
 4. GRAPHIC REPRESENTATIONS MAY HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE MEASURED RELATIONSHIPS - DIMENSIONS SHALL HAVE PRECEDENCE OVER SCALED POSITIONS.  
 5. UNDERGROUND IMPROVEMENTS HAVE NOT BEEN LOCATED EXCEPT AS SPECIFICALLY SHOWN.  
 6. ELEVATIONS ARE BASED UPON NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D. 1929) OR NORTH AMERICAN VERTICAL DATUM (N.A.V.D. 1988) AS SHOWN ABOVE.  
 7. ALL BOUNDARY AND CONTROL DIMENSIONS SHOWN ARE FIELD MEASURED AND CORRESPOND TO RECORD INFORMATION UNLESS SPECIFICALLY NOTED OTHERWISE.  
 8. ANY CORNERS SHOWN AS "SET" HAVE EITHER BEEN SET ON THE DATE OF FIELD WORK, OR WILL BE SET WITHIN 5 BUSINESS DAYS OF SAID DATE AND ARE IDENTIFIED WITH A CAP MARKED LS (LICENSED SURVEYOR) #5639.

Job Nr: 131322-CW      Date of Field Work : 12/09/2021      Drawn by: A. G.

I HEREBY CERTIFY THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS OUTLINED IN CHAPTER 5J-17.051 & 5J-17.052 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND THAT THE ELECTRONIC SIGNATURE AND SEAL HEREON MEETS PROCEDURES AS SET FORTH IN CHAPTER 5J-17.062, PURSUANT TO SECTION 472.025, FLORIDA STATUTES.

Digitally signed by Andrew Snyder, PSM  
 Date: 2021.12.16 11:58:43 -05'00'

Elevations, if shown:

Benchmark: \_\_\_\_\_  
 Benchmark Elev.: \_\_\_\_\_  
 Benchmark Datum: \_\_\_\_\_

Elevations on Drawing are in:  
 N.G.V.D.29  N.A.V.D.88

Revisions:


PRINTING INSTRUCTIONS:  
 WHEN PRINTING THIS PDF IN ADOBE, SELECT "ACTUAL SIZE" TO ENSURE CORRECT SCALING.  
 DO NOT USE "FIT".

**LANDTEC**  
 SURVEYING

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LICENSED BUSINESS No. 8007