

SCALE

1"=30'

Exclusive Use Of:
**OUTLAW PROPERTY
 GROUP II, LLC**
SERENITY TITLE LLC
**FIRST AMERICAN TITLE
 INSURANCE COMPANY**

NOTES:

BEARINGS ARE BASED ON THE
 WESTERLY RIGHT OF WAY LINE OF
 U.S.301, BEING S00°02'33"E (GRID),
 UTILIZING THE FLORIDA PERMANENT
 REFERENCE NETWORK (FLORIDA
 WEST ZONE).

PROPERTY LIES WITHIN FLOOD ZONE
 "X", AS PER FLOOD INSURANCE
 RATE MAP PANEL NO. 12081C0183F,
 DATED 08-10-2021, (SUBJECT TO
 VERIFICATION).

THIS SURVEY WAS PREPARED WITH
 THE BENEFIT OF A CURRENT TITLE
 REPORT, PROVIDED BY FIRST
 AMERICAN TITLE INSURANCE
 COMPANY, COMMITMENT # 2021-221.

UTILITIES SHOWN HEREON ARE
 ABOVE GROUND (VISIBLE) UTILITIES
 ONLY, NO UNDERGROUND UTILITIES,
 IF ANY WERE LOCATED FOR THE
 PURPOSE OF THIS SURVEY.



CLEMENTS SURVEYING, INC.

509 8TH AVENUE WEST
 SUITE 140

PALMETTO, FLORIDA 34221

(941) 729-6690 FAX (941) 729-7580

SCALE : 1" = 30'

Boundary 09-17-2021

Foundation _____

Final _____

Update _____

LB #6667

JOB NO. 2021-384

FB 282 PG 43 Other _____
 FB _____ PG _____ Other _____
 FB _____ PG _____
 FB _____ PG _____

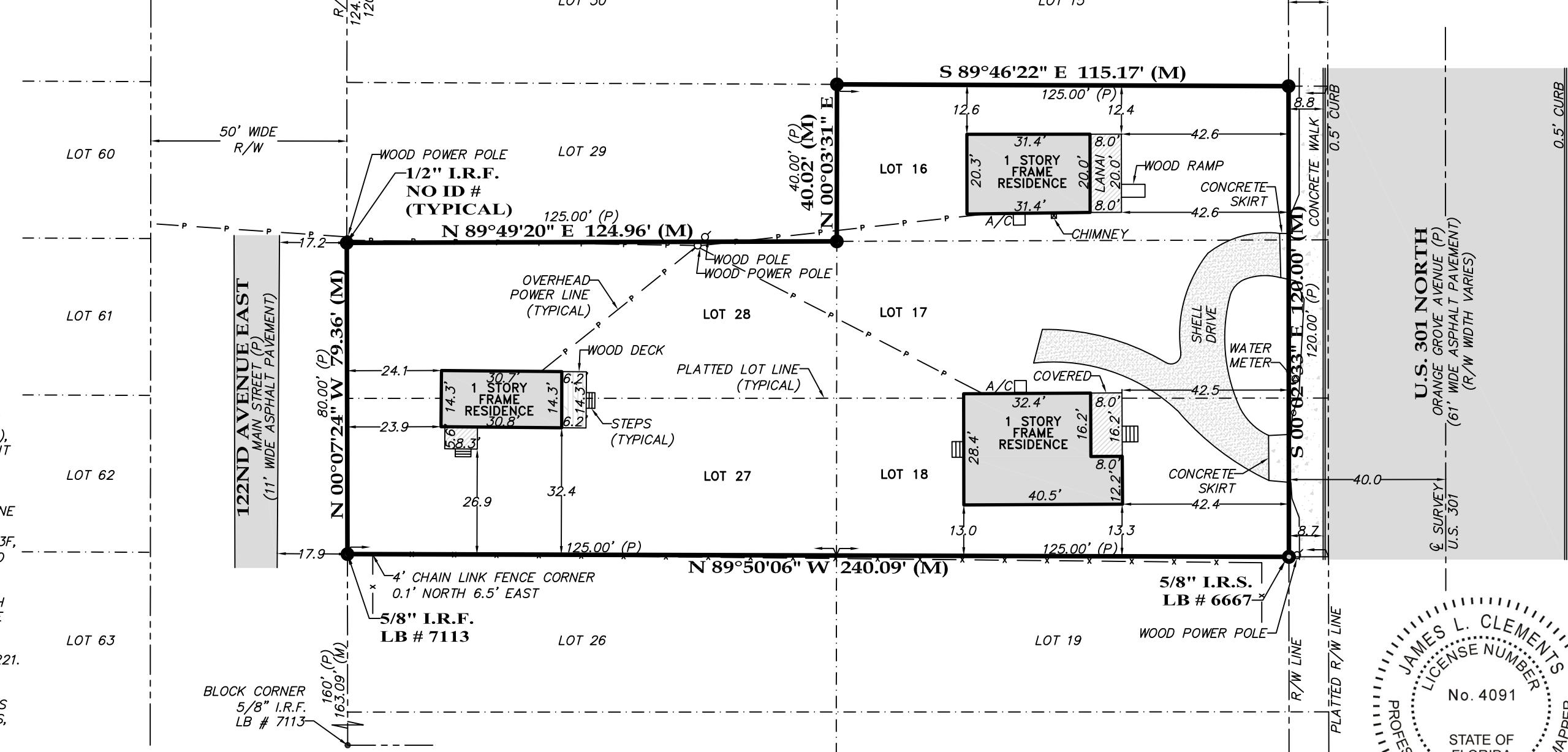
Drawn By JJ

FOURTH STREET (P)
78TH STREET EAST

BLOCK CORNER
 1/2" I.R.F.
 NO ID #

SEE BELOW BLOCK - SUBDIVISION SEE DESCRIPTION - ORANGE GROVE PARK
 SECTION 29 TOWNSHIP 33 SOUTH, RANGE 19 EAST, AS RECORDED IN PLAT BOOK 1 PAGES 244
 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA PARCEL ID # 431400001 CURRENT ZONING N/A
 PROPERTY ADDRESS: 12290 U.S. 301 NORTH, PARRISH, FLORIDA 34219

DESCRIPTION:
 LOTS 16, 17, 18, 27, AND 28, LESS
 H/W R/W ORANGE GROVE PARK, AS
 PER PLAT THEREOF RECORDED IN PLAT
 BOOK 1, PAGE 244 OF THE PUBLIC
 RECORDS OF MANATEE COUNTY, FLORIDA.

**CERTIFICATION OF SURVEYOR**

BY: *James L. Clements*
 JAMES L. CLEMENTS, P.S.M. # 4091
 Licensed Business No. 6667

DATE OF CERTIFICATION 09-24-2021

**NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED
 SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER**

LEGEND

- (M)=Measured
- (D)=Deed
- =Iron Rod Found(IRF)
- TBM=Temporary Bench Mark
- =Iron Rod Set(IRS) #6667
- =Iron Pipe Found(IPF)
- POB=Point Of Beginning
- R=Radial (P)=Plat
- POC=Point Of Commencement
- PCC=Point of Compound Curve
- PC=Point Of Curve
- ~~=Water Flow
- N&D=Nail and Disc
- CMS=Concrete Monument Found
- CMS=Concrete Monument Set #6667
- PRM=Permanent Reference Monument
- =Proposed Elevation
- 0.00=Existing Elevation