

# BOUNDARY SURVEY

## LEGAL DESCRIPTION:

LOTS 3 AND 4, BLOCK B OF SUNCOAST INDUSTRIAL PARK, AN UNRECORDED SUBDIVISION FURTHER DESCRIBED AS FOLLOWS:

COMMENCE AT THE SE CORNER OF SECTION 9, TOWNSHIP 19 SOUTH, RANGE 17 EAST, AS SHOWN ON THE PLAT OF RIVER GLEN, AS RECORDED IN PLAT BOOK 2, PAGE 67, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, (NOTE THERE EXISTS ANOTHER CORNER TO THE SOUTH AND EAST WHICH PROVES). THENCE N 01° 54' 50" W ALONG THE EAST LINE OF SAID SECTION 9, AS SHOWN ON SAID PLAT AND ALONG THE WEST LINE OF SAID RIVER GLEN, A DISTANCE OF 1353.20 FEET, THENCE S 87° 52' 30" W A DISTANCE OF 486.47 FEET, THENCE S 01° 54' 50" E PARALLEL TO SAID EAST LINE A DISTANCE OF 524.00 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 01° 54' 50" E A DISTANCE OF 262.00 FEET, THENCE S 87° 52' 30" W A DISTANCE OF 415.65 FEET, THENCE N 01° 54' 50" W PARALLEL TO SAID EAST LINE A DISTANCE OF 262.00 FEET, THENCE N 87° 52' 30" E A DISTANCE OF 415.65 FEET TO THE POINT OF BEGINNING.

COMMENCE AT THE SE CORNER OF SECTION 9, TOWNSHIP 19 SOUTH, RANGE 17 EAST, AS SHOWN ON THE PLAT OF RIVER GLEN, AS RECORDED IN PLAT BOOK 2, PAGE 67, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, (NOTE THERE EXISTS ANOTHER CORNER TO THE SOUTH AND EAST WHICH PROVES). THENCE N 01° 54' 50" W ALONG THE EAST LINE OF SAID SECTION 9, AS SHOWN ON SAID PLAT AND ALONG THE WEST LINE OF SAID RIVER GLEN, A DISTANCE AT 1353.20 FEET, THENCE S 87° 52' 30" W A DISTANCE OF 486.47 FEET, THENCE S 01° 54' 50" E PARALLEL TO SAID EAST LINE A DISTANCE OF 766.00 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 01° 54' 50" E A DISTANCE OF 262.00 FEET, THENCE S 87° 52' 30" W A DISTANCE OF 415.65 FEET, THENCE N 01° 54' 50" W PARALLEL TO SAID EAST LINE A DISTANCE OF 262.00 FEET, THENCE N 87° 52' 30" E A DISTANCE AT 415.65 FEET TO THE POINT OF BEGINNING.

REMAINDER OF SECTION 9, TOWNSHIP 19 S, RANGE 17 E, (NOT INCLUDED)

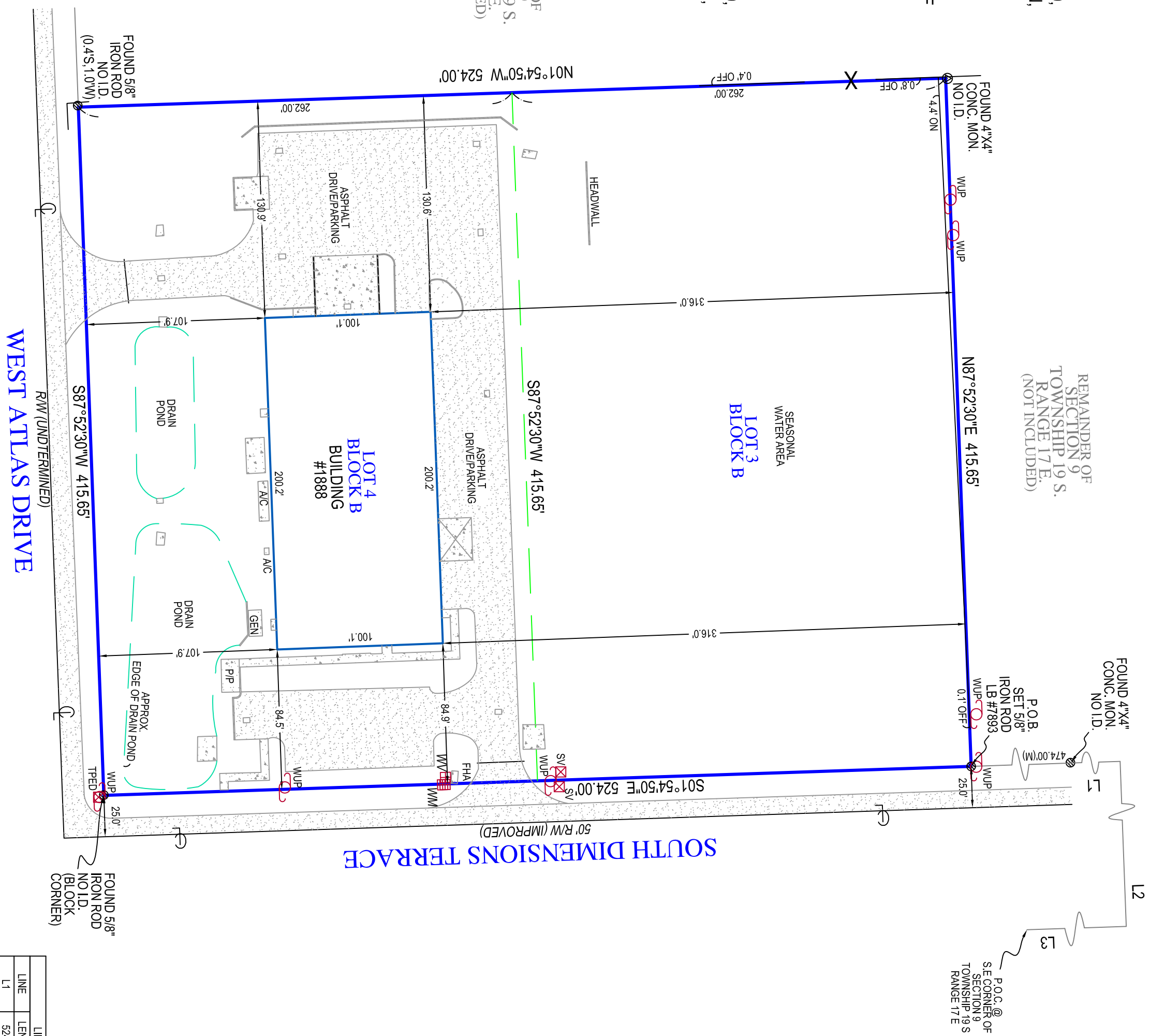
## SYMBOL DESCRIPTIONS:

- = CATCH BASIN
- = CENTERLINE ROAD
- = COVERED AREA
- = EXISTING ELEVATION
- = HYDRANT
- = MANHOLE
- = METAL FENCE
- = MISC. FENCE
- = PROPERTY CORNER
- = UTILITY BOX
- = UTILITY POLE
- = WATER METER
- = WELL
- = WOOD FENCE

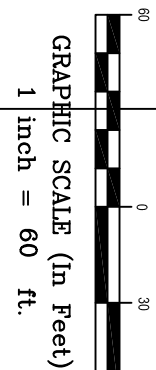
## ABBREVIATION DESCRIPTION:

- A/C = AIR CONDITIONER
- CENTRAL IDENTIFICATION
- LB = LICENSED BUSINESS
- N.A.V.D. = NORTH AMERICAN VERTICAL DATUM
- N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
- P.C. = POINT OF CURVATURE
- P.C.C. = POINT OF COMPOUND CURVE
- P.K. = PARKER KILON NAIL
- P.R.C. = POINT OF REVERSE CURVE
- PSM = PROFESSIONAL SURVEYOR MAPPER
- P.T. = POINT OF TANGENCY
- RW = RADIAL / RADIUS
- RIGHT-OF-WAY

SURVEY NOTES  
ASPHALT DRIVE/PARKING CROSSING INTO RW ON EASTERNLY AND SOUTHERLY SIDE OF LOT. THERE ARE FENCES NEAR THE BOUNDARY OF THE PROPERTY.



LINE	LENGTH	BEARING
L1	524.00'	S01°54'50"E
L2	486.47'	S87°52'30"W
L3	1353.20'	N01°54'50"W



SCALE 1"=60'

CERTIFIED TO:  
PAVEL KOSYAK CEO HAWAII PHARM LLC,  
JW MORTON REAL ESTATE, INC.

COMMUNITY NUMBER: 120063  
PANEL: 12017C0304  
SUFFIX: E  
F.I.R.M. DATE: 1/15/2021  
FLOOD ZONE: AE  
FIELD WORK: 1/28/2022

PROPERTY ADDRESS:  
1832 & 1888 SOUTH DIMENSIONS TERRACE  
HOMOSASSA, FL 34448  
SURVEY NUMBER: 520915

SURVEYORS CERTIFICATE:  
I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION, NOT VALID WITHOUT A RAISED EMBOSSED SEAL AND SIGNATURE.

(SIGNED)  
KENNETH J OSBORNE  
PROFESSIONAL SURVEYOR AND MAPPER #6415



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## GENERAL NOTES:

- 1) LEGAL DESCRIPTION PROVIDED BY OTHERS
- 2) THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER UNRECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT.
- 3) UNDERGROUND PORTIONS OF FOOTINGS, FOUNDATIONS OR OTHER IMPROVEMENTS WERE NOT LOCATED.
- 4) WALL TIES ARE TO THE FACE OF THE WALL AND ARE NOT TO BE USED TO RECONSTRUCT BOUNDARY LINES.
- 5) ONLY VISIBLE ENCROACHMENTS LOCATED.
- 6) DIMENSIONS SHOWN ARE PLAT AND MEASURED UNLESS OTHERWISE SHOWN.
- 7) FENCE OWNERSHIP NOT DETERMINED.
- 8) ELEVATIONS IF SHOWN ARE BASED UPON N.G.V.D. UNLESS OTHERWISE NOTED.
- 9) IN SOME INSTANCES, GRAPHIC REPRESENTATIONS HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE RELATIONSHIPS BETWEEN PHYSICAL IMPROVEMENTS AND/OR LOT LINES. IN ALL CASES, DIMENSIONS SHALL CONTROL THE LOCATION OF IMPROVEMENTS OVER SCALED POSITIONS.