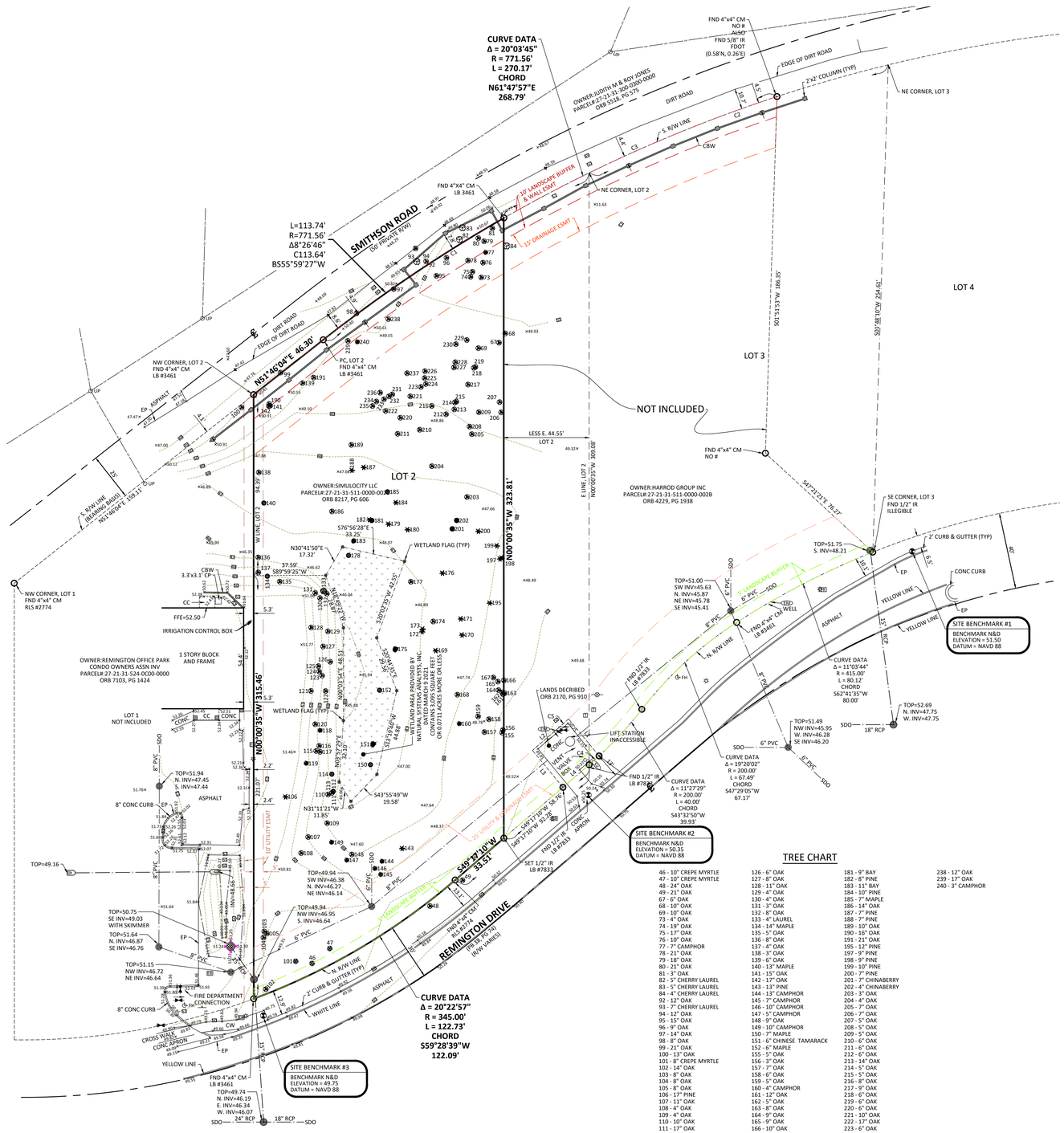
BOUNDARY & TOPOGRAPHIC SURVEY



LINE CHART

L1	N39°27'35"W	25.05'
L2	S49°17'10"W	17.53'
L3	S39°27'35"E	25.01'
L4	N49°17'10"E	18.08'

C1-CURVE DATA
Δ = 12°11'26"
R = 771.56'
L = 164.16'
CHORD
N57°51'42"E
163.85'

C2-CURVE DATA
Δ = 12°21'20"
R = 771.56'
L = 166.38'
CHORD
N70°08'11"E
166.06'

C3-CURVE DATA
Δ = 11°36'56"
R = 771.56'
L = 156.42'
CHORD
N66°01'19"E
156.15'

C4-CURVE DATA
Δ = 01°59'05"
R = 200.00'
L = 6.93'
CHORD
N48°17'38"E
6.93'

C5-CURVE DATA
Δ = 02°26'53"
R = 175.00'
L = 7.48'
CHORD
S48°03'44"W
7.48'

TREE CHART

46 - 10" CREPE MYRTLE	126 - 6" OAK	181 - 9" BAY	238 - 12" OAK
47 - 10" CREPE MYRTLE	127 - 8" OAK	182 - 8" PINE	239 - 17" OAK
48 - 24" OAK	128 - 11" OAK	183 - 11" BAY	240 - 3" CAMPHOR
49 - 21" OAK	129 - 4" OAK	184 - 10" PINE	
67 - 6" OAK	130 - 4" OAK	185 - 7" MAPLE	
68 - 10" OAK	131 - 3" OAK	186 - 14" OAK	
69 - 10" OAK	132 - 8" OAK	187 - 7" PINE	
73 - 4" OAK	133 - 4" LAUREL	188 - 7" PINE	
74 - 19" OAK	134 - 14" MAPLE	189 - 10" OAK	
75 - 17" OAK	135 - 5" OAK	190 - 16" OAK	
76 - 10" OAK	136 - 8" OAK	191 - 21" OAK	
77 - 7" CAMPHOR	137 - 4" OAK	195 - 12" PINE	
78 - 21" OAK	138 - 3" OAK	197 - 9" PINE	
79 - 18" OAK	139 - 6" OAK	198 - 9" PINE	
80 - 21" OAK	140 - 13" MAPLE	199 - 10" PINE	
81 - 3" OAK	141 - 15" OAK	200 - 7" PINE	
82 - 5" CHERRY LAUREL	142 - 17" OAK	201 - 7" CHINABERRY	
83 - 5" CHERRY LAUREL	143 - 13" PINE	202 - 4" CHINABERRY	
84 - 4" CHERRY LAUREL	144 - 13" CAMPHOR	203 - 3" OAK	
92 - 12" OAK	145 - 7" CAMPHOR	204 - 4" OAK	
93 - 7" CHERRY LAUREL	146 - 10" CAMPHOR	205 - 7" OAK	
94 - 12" OAK	147 - 5" CAMPHOR	206 - 7" OAK	
95 - 15" OAK	148 - 9" OAK	207 - 5" OAK	
96 - 9" OAK	149 - 10" CAMPHOR	208 - 5" OAK	
97 - 14" OAK	150 - 7" MAPLE	209 - 5" OAK	
98 - 8" OAK	151 - 6" CHINESE TAMARACK	210 - 6" OAK	
99 - 21" OAK	152 - 6" MAPLE	211 - 6" OAK	
100 - 13" OAK	155 - 5" OAK	212 - 6" OAK	
101 - 8" CREPE MYRTLE	156 - 3" OAK	213 - 14" OAK	
102 - 14" OAK	157 - 7" OAK	214 - 5" OAK	
103 - 8" OAK	158 - 6" OAK	215 - 5" OAK	
104 - 8" OAK	159 - 5" OAK	216 - 8" OAK	
105 - 8" OAK	160 - 4" CAMPHOR	217 - 9" OAK	
106 - 17" PINE	161 - 12" OAK	218 - 6" OAK	
107 - 11" OAK	162 - 5" OAK	219 - 6" OAK	
108 - 4" OAK	163 - 8" OAK	220 - 6" OAK	
109 - 4" OAK	164 - 9" OAK	221 - 10" OAK	
110 - 10" OAK	165 - 9" OAK	222 - 17" OAK	
111 - 17" OAK	166 - 10" OAK	223 - 6" OAK	
112 - 12" MAPLE	167 - 7" OAK	224 - 7" OAK	
113 - 12" OAK	168 - 5" OAK	225 - 7" OAK	
114 - 20" MAPLE	169 - 10" PINE	226 - 9" OAK	
115 - 6" OAK	170 - 13" PINE	227 - 9" OAK	
116 - 9" OAK	171 - 14" PINE	228 - 5" OAK	
117 - 5" OAK	172 - 11" PINE	229 - 11" OAK	
118 - 12" CAMPHOR	173 - 14" PINE	230 - 8" OAK	
119 - 12" CAMPHOR	174 - 6" OAK	231 - 5" OAK	
120 - 9" OAK	175 - 7" CHINESE TAMARACK	232 - 5" OAK	
121 - 7" OAK	176 - 8" PINE	233 - 6" OAK	
122 - 4" OAK	177 - 7" OAK	234 - 8" OAK	
123 - 8" OAK	178 - 22" MAPLE	235 - 4" OAK	
124 - 6" OAK	179 - 10" PINE	236 - 4" OAK	
125 - 4" OAK	180 - 12" PINE	237 - 8" OAK	

N

W — A-1-ZIMAX Surveying — E

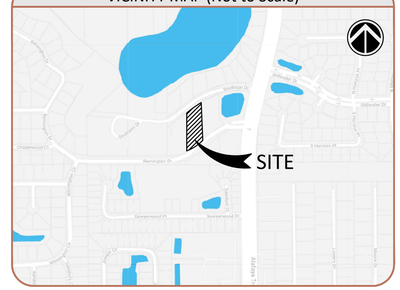
S

GRAPHIC SCALE

0 — 30 — 60

1 INCH = 30 FEET

VICINITY MAP (Not to Scale)



DESCRIPTION:

LOT 2, LESS THE EAST 44.55 FEET THEREOF, REMINGTON COMMERCIAL PARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 41, PAGES 9 AND 10, OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA.

LAND AREA:

TOTAL:
CONTAINS 85,168 SQUARE FEET OR 1.955 ACRES MORE OR LESS.
WETLAND:
CONTAINS 3,095 SQUARE FEET OR 0.071 ACRES MORE OR LESS.
UPLAND:
CONTAINS 82,073 SQUARE FEET OR 1.884 ACRES MORE OR LESS

Certified to:

JEFFREY KAPLAN;
JULIE KAPLAN;
120 REMINGTON DRIVE, LLC

This Survey is "Not Valid" without the original signature and seal of this Florida licensed Surveyor and Mapper, unless provided with electronic signature with the ability to validate. (See: www.altamaxsurveying.com for instructions on signature validation). The seal appearing on this document was authorized by the signing Professional Surveyor and Mapper on the Date of the electronic signature.

JAMES DENNIS BRAY — License Number — PSM6507 STATE OF FLORIDA — Professional Surveyor and Mapper

LEGEND

AC	- AIR CONDITIONER
-BB-	- BOTTOM OF BANK
BHM	- BUILDING HEIGHT MEASUREMENT
BF	- BACK FLOW PREVENTER
	- BENCHMARK
	- BOLLARD
-E-	- BURIED ELECTRIC LINE
-C-	- BURIED CABLE TELEVISION LINE
CALC	- CALCULATED
C&M	- CALCULATED & MEASURED
Δ	- CENTRAL ANGLE
CBW	- CONCRETE BLOCK WALL
CC	- COVERED CONCRETE
CCR	- CERTIFIED CORNER RECORD
CF	- CONCRETE FLUME
CHH	- CONCRETE HEADWALL
CLF	- CHAIN LINK FENCE
	- CENTERLINE
CM	- CONCRETE MONUMENT
CMP	- CORRUGATED METAL PIPE
+CO	- CLEAN OUT
CONC	- CONCRETE
COVD	- COVERED
CP	- CONCRETE PAD
	- CURB INLET
CW	- CONCRETE WALKWAY
-D-	- BURIED STORM/DRAIN LINE
DB	- DEED BOOK
DE	- DRAINAGE EASEMENT
	- DOT INLET
DP	- DUMPSTER PAD
DW	- DRIVEWAY
	- EASEMENT NUMBER
	- ELECTRIC BOX
	- ELECTRICAL METER
EL	- ELEVATION
ESMT	- EASEMENT
EP	- EDGE OF PAVEMENT
FDOT	- FLORIDA DEPARTMENT OF TRANSPORTATION
FPRN	- FLORIDA PERMANENT REFERENCE NETWORK
FIRM	- FLOOD INSURANCE RATE MAP
FFE	- FINISHED FLOOR ELEVATION
	- FIRE HYDRANT
-FM-	- BURIED FORCE MAIN LINE
FND	- FOUND
-FO-	- BURIED FIBER OPTIC CABLE LINE
	- FIBER OPTIC CABLE BOX
FP	- FLAG POLE
-G-	- BURIED GAS LINE
	- GAS METER
	- GAS VALVE
	- GREASE TRAP MANHOLE
	- GUY WIRE ANCHOR
	- HANDICAP PARKING
HDPE	- HIGH DENSITY POLYETHYLENE PIPE
INST#	- RECORD INSTRUMENT#
INV	- INVERT ELEVATION
IP	- IRON PIPE
IR	- IRON ROD
L	- ARC LENGTH
LB	- LICENSED BUSINESS
	- LIGHT POLE
LS	- LICENSED SURVEYOR
LSA	- LANDSCAPED AREA
MF	- METAL FENCE
MS	- METAL SHED
	- MITERED END SECTION
	- MONITORING WELL
N&D	- NAIL & DISK
NAVD	- NORTH AMERICAN VERTICAL DATUM
NAD	- NORTH AMERICAN DATUM
NGVD	- NATIONAL GEODETIC VERTICAL DATUM
NTS	- NOT TO SCALE
ORB	- OFFICIAL RECORDS BOOK
-OW-	- OVERHEAD WIRE
PB	- PLAT BOOK
PC	- POINT OF CURVATURE
PCC	- POINT OF COMPOUND CURVATURE
PP	- PER PLANS
PG	- PAGE
PI	- POINT OF INTERSECTION
POB	- POINT OF BEGINNING
POC	- POINT OF COMMENCEMENT
PRC	- POINT OF REVERSE CURVATURE
# PS	- PARKING SPACES
PSM	- PROFESSIONAL SURVEYOR & MAPPER
PSP	- PEDESTRIAN SIGNAL POLE
PT	- POINT OF TANGENCY
PVC	- POLYVINYL CHLORIDE PIPE
R	- CURVE RADIUS
RCP	- REINFORCED CONCRETE PIPE
-R-	- REUSE WATER LINE
	- REUSE WATER METER
	- REUSE WATER VALVE
RP	- RAMP
R/W	- RIGHT-OF-WAY
	- SANITARY MANHOLE
-S-	- BURIED SANITARY LINE
SF	- SQUARE FEET
SP	- STATE PLANE
SOO	- SHOWN FOR DIRECTION ONLY
SN	- SIGN
SWF	- STOCK WIRE FENCE
	- SEWER VALVE
XXX.XX	- SPOT ELEVATION
	- STORM MANHOLE
-T-	- BURIED TELECOMMUNICATIONS LINE
	- TELECOMMUNICATIONS MANHOLE
	- STORM INLET
-TB-	- TOP OF BANK
	- TRAFFIC SIGNAL POLE
	- TRAFFIC SIGN
	- TRANSFORMER/JUNCTION BOX
	- TELEPHONE RISER
	- TRAFFIC SIGNAL BOX
	- TELEVISION RISER
TSW	- TRAFFIC SIGNAL WIRE
TYP	- TYPICAL
-U-	- UNKNOWN UTILITY
UE	- UTILITY EASEMENT
	- UTILITY POLE
UM	- UTILITY MARKER
VCP	- VITRIFIED CLAY PIPE
VF	- VINYL FENCE
-W-	- BURIED WATER LINE
WF	- WOOD FENCE
WS	- WOOD SHED
	- WATER VALVE
	- WATER METER
YD	- YARD DRAIN

ADDRESS:

Unassigned Remington Rd
Oviedo, FL 32765

Job Information

JOB NO. 904675
CF NO. SEM-41-9-LOT 2-UPDATE
FIELD DATE: 10/12/2021
SCALE: 1" = 30'
DRAWN BY: PJT

Revisions

Date:	Description	By:

Altamax Surveying
910 Belle Avenue, Suite 1100
Casselberry, FL 32708
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Licensed Business No. 7833
www.altamaxsurveying.com

Digitally signed by James D Bray
DN: cn=James D Bray c=US o=Unaffiliated ou=A01427D000001667EAAC3E300001793
Date: 2021-10-22 14:38:04-00

James D. Bray PSM 6507

SHEET 1 OF 1