

# MAP OF BOUNDARY SURVEY

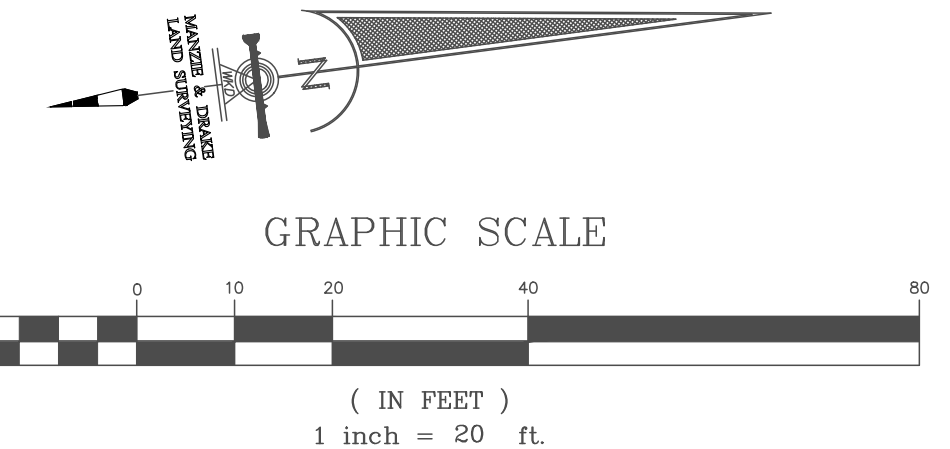
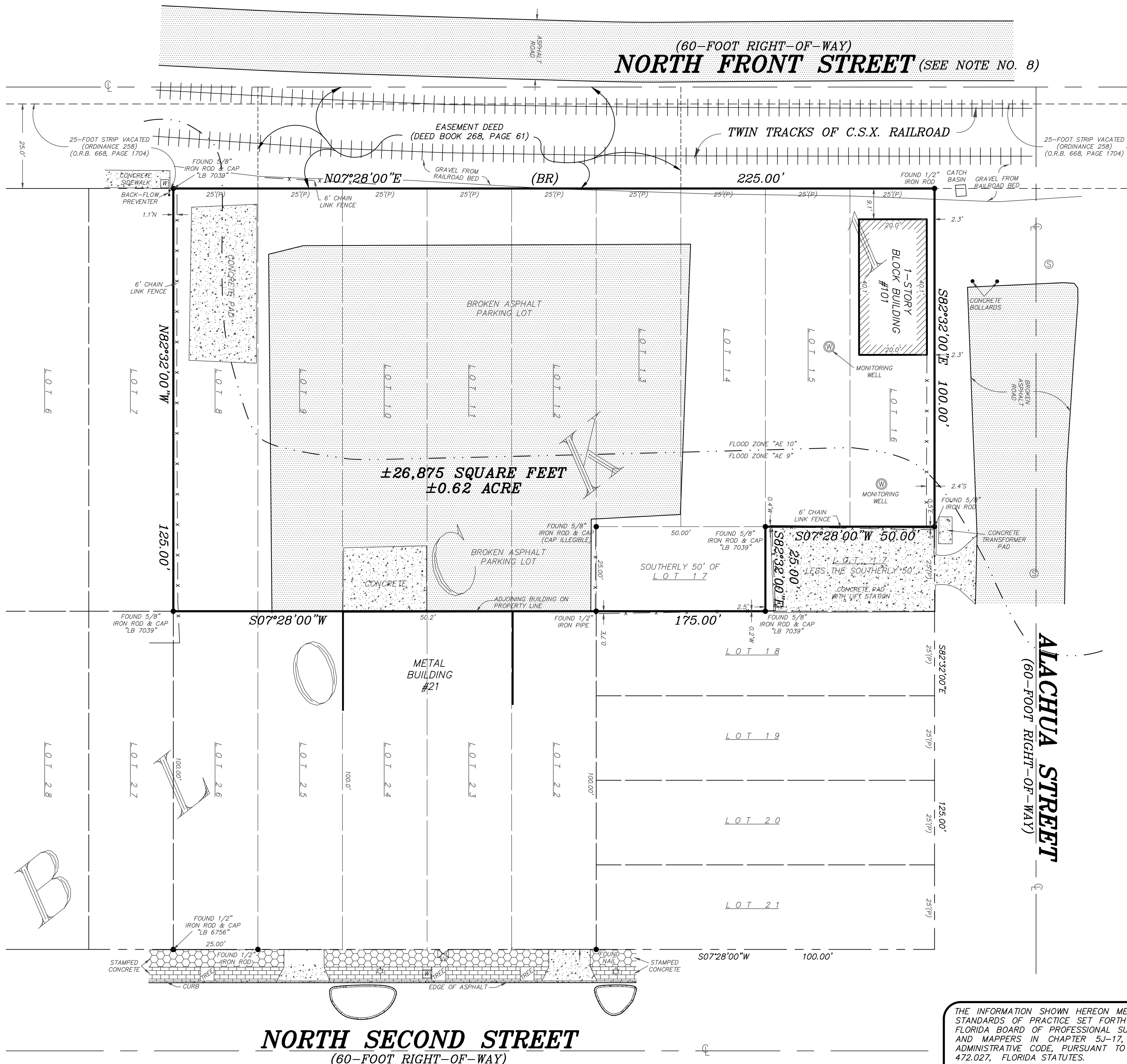
ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE CITY OF FERNANDINA BEACH, (FORMERLY NAMED FERNANDINA), COUNTY OF NASSAU AND STATE OF FLORIDA AND BEING FURTHER DESCRIBED ACCORDING TO THE OFFICIAL MAP OR PLAT OF SAID CITY (AS LITHOGRAPHED AND ISSUED BY THE FLORIDA RAILROAD COMPANY IN 1857 AND ENLARGED, REVISED AND REISSUED BY THE FLORIDA TOWN IMPROVEMENT COMPANY IN 1887 AND 1901) AS:

LOTS 8, 9, 10, 11, 12, 13, 14, 15, 16, AND THE SOUTHERLY 50.0 FEET OF LOT 17, ALL IN BLOCK 1.

CERTIFIED TO:  
THOMAS J. FLANNERY

PROPERTY ADDRESS:  
101 ALACHUA STREET  
FERNANDINA BEACH, FLORIDA 32034

## (60-FOOT RIGHT-OF-WAY) NORTH FRONT STREET (SEE NOTE NO. 8)



- LEGEND**
- A/C = AIR CONDITIONER
  - ⊕ = CENTERLINE
  - x-x- = CHAIN LINK FENCE
  - ▨ = CONCRETE FLATWORK
  - (P) = PLAT
  - ⊙ = LIGHT POLE
  - B.R. = BEARING REFERENCE
  - ⊗ = SEWER MANHOLE
  - ⊕ = WATER METER
  - ⊕ = MONITORING WELL
  - ⊕ = SEWER VALVE

- SURVEY NOTES:**
- The "Legal Description" hereon is in accord with the description provided by the client.
  - Underground Improvements were not located or shown.
  - Lands shown hereon were not abstracted by this office for easements, rights-of-way, ownership or other instruments of record.
  - Bearings shown hereon are based on an assumed bearing of N07°28'00"E for the easterly right-of-way line of North Front Street. The bearing reference line is indicated as thus (BR).
  - The property shown hereon lies within flood zone "AE 9 & A 10" as per F.E.M.A. Flood Insurance Rate Map, Panel "12089C 0237 G", Dated "08/02/2017". Flood Zone information listed above and shown on this survey is provided as a courtesy and is approximate at best. All data should be verified by Nassau County Building Department for accuracy. We assume no liability for its accuracy. Flood Zone information is not covered by the certification hereon and is not required to be shown per Chapter 5J-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

THE INFORMATION SHOWN HEREON MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

*Manzie & Drake*  
MICHAEL A. MANZIE, P.L.S. 4069

**MANZIE & DRAKE LAND SURVEYING**  
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Certificate of Authorization Number "LB 7039"  
"OUR SIGHTS ARE ON THE FUTURE,  
SET YOUR SITES ON US."