

LEGAL DESCRIPTION

BEGINNING AT THE NE CORNER OF GOVERNMENT LOT 3, BEING THE SAME AS THE NE 1/4 OF THE NW 1/4 OF SECTION 2, TOWNSHIP 48 SOUTH, RANGE 25 EAST; THENCE RUN SOUTH ALONG THE EAST BOUNDARY LINE OF GOVERNMENT LOT 3 A DISTANCE OF 94 FEET, MORE OR LESS, TO THE SOUTHERN BOUNDARY LINE OF BONITA BEACH ROAD RIGHT-OF-WAY AND THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE RUN WEST ALONG THE SOUTHERN BOUNDARY LINE OF BONITA BEACH ROAD RIGHT-OF-WAY A DISTANCE OF 75.84 FEET, MORE OR LESS, TO THE EASTERLY BOUNDARY LINE OF OLD U.S. 41 ROAD (CR 887), THENCE RUN SOUTHWESTERLY ALONG THE EASTERLY BOUNDARY LINE OF SAID OLD U.S. 41 ROAD (CR 887) A DISTANCE OF 210 FEET; THENCE RUN SOUTHEASTERLY ON A LINE PERPENDICULAR TO THE EASTERLY BOUNDARY LINE OF OLD U.S. 41 ROAD (CR 887) RIGHT-OF-WAY A DISTANCE OF 94.56 FEET, MORE OR LESS; THENCE RUN NORTH 31°17'40" EAST AND PARALLEL TO OLD U.S. 41 ROAD (CR 887) TO AN INTERSECTION WITH THE EASTERLY BOUNDARY LINE OF GOVERNMENT LOT 3; THENCE RUN NORTH ALONG THE EASTERLY BOUNDARY LINE OF SAID GOVERNMENT LOT 3 A DISTANCE OF 56 FEET, MORE OR LESS, TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; SUBJECT TO EASEMENT AND RESTRICTIONS OF RECORD)

C/L SURVEY LINE C.R. 865 AND TOWNSHIP LINE

FOUND PCP CAP STAMPED 1/4 CORNER.

THE N.E. CORNER OF GOVERNMENT LOT 3 BEING THE SAME AS THE NE 1/4 OF THE NW 1/4 OF SECTION 2, T48S, R25E.

ABBREVIATIONS

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| BOB = BASIS OF BEARING | PCP = PERMANENT CONTROL POINT |
| EOP = EDGE OF PAVEMENT | PK = PK NAIL |
| C = CALCULATED | UE&PE = UTILITY EASEMENT AND PEDESTRIAN EASEMENT |
| C/L = CENTERLINE | PRM = PERMANENT REFERENCE MONUMENT |
| D = DEED | |
| ELEC. B. = ELECTRIC BOX | PUB&E = PUBLIC UTILITY AND DRAINAGE EASEMENT |
| FF. ELEV. = FINISHED FLOOR ELEVATION | R/W = RIGHT OF WAY LINE |
| FIR = FOUND 5/8" IRON ROD | SIR = SET 5/8" IRON ROD AND CAP LB 6897 |
| FN = FOUND NAIL | CD = SANITARY CLEAN OUT |
| FND = FOUND NAIL AND DISC | UE = UTILITY EASEMENT |
| FPL = FLORIDA POWER AND LIGHT | UTS = UNITED TELEPHONE SYSTEM BOX |
| M = MEASURED | WPP = WOOD POWER POLE |
| ME = MAINTENANCE EASEMENT | WMB = WATER METER BOX |
| NGVD = NATIONAL GEODETIC VERTICAL DATUM | PSM = PROFESSIONAL SURVEYOR AND MAPPER |
| DHW = OVERHEAD WIRES | |
| P = PLAT | |
| P.O.C. = POINT OF COMMENCEMENT | |
| P.O.B. = POINT OF BEGINNING | |

NOTES

- BEARINGS ARE BASED ON THE EAST LINE OF GOVERNMENT LOT 3, AS BEING NORTH 1°22'05" WEST
- ELEVATIONS ARE BASED ON N.G.V.D., 1929 UNLESS NOTED.
- FIELD MEASUREMENTS ARE IN SUBSTANTIAL AGREEMENT WITH PLAT AND/OR DEED CALLS UNLESS NOTED.
- SUBJECT TO EASEMENTS OF RECORD.
- ABSTRACT NOT REVIEWED.
- SURVEYORS CERTIFICATION DOES NOT APPLY TO MATTERS OF TITLE, ZONING, OR FREEDOM OF ENCUMBRANCES, AND IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- NO UNDERGROUND UTILITIES, FOUNDATIONS OR OTHER UNDERGROUND INSTALLATIONS WERE LOCATED UNLESS SHOWN.
- NO OTHER PERSONS OR ENTITIES, OTHER THAN SHOWN, MAY RELY ON THIS SURVEY.
- ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF, UNLESS OTHERWISE NOTED.
- LEGAL DESCRIPTION HAS BEEN FURNISHED BY CLIENT.

FLOOD ZONE: PANEL NO. MAP REVISION DATE
ZONE X 125124 0510 D JULY 20, 1998

CERTIFICATION:

I CERTIFY THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND THAT IT MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE, PURSUANT CHAPTER 472.027, FLORIDA STATUTES.

BY: *John Scott Rhodes* JOHN SCOTT RHODES PSM #5739

BOUNDARY SURVEY

CERTIFIED TO:
JAMES E. O'DONNELL & PAULINE O'DONNELL,
COHNE FOX P.A. & ATTORNEYS
TITLE INSURANCE FUND, INC.

RHODES & RHODES
LAND SURVEYING, INC.
LICENSE #LB 6897

bk:	pg:	date:
37	9-12	OCTOBER 10, 2005
408	18	scale:
		1" = 40'
		cogo #:
		99-035

1440 RAIL HEAD BOULEVARD, #1
NAPLES, FLORIDA 34110
(239) 593-0570 (239) 593-0581 FAX

design:
drawn: ISR/ITR
checked: JIA
a.cad #: 2005-2151
view: PLOT
project #: 2005-2151
sheet #: 1 of 1
file #: 2005-2151

C/L SURVEY LINE C.R. NO. 887 AND S.R. NO. 45

FIR AND CAP GMA

WEST R/W
S.R. NO. 45
C.R. NO. 887
OLD U.S. 41

EAST R/W
S.R. NO. 45
C.R. NO. 887
OLD U.S. 41

VACANT UNPLATTED

FOUND PK NAIL THE S.E. CORNER OF GOVERNMENT LOT 3

