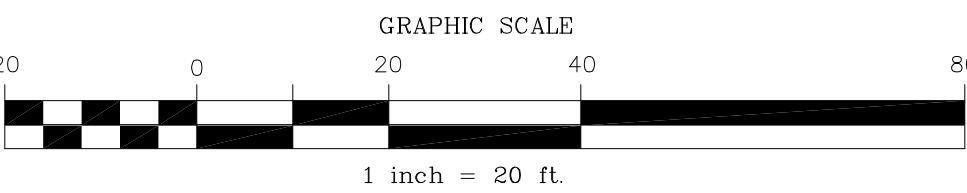
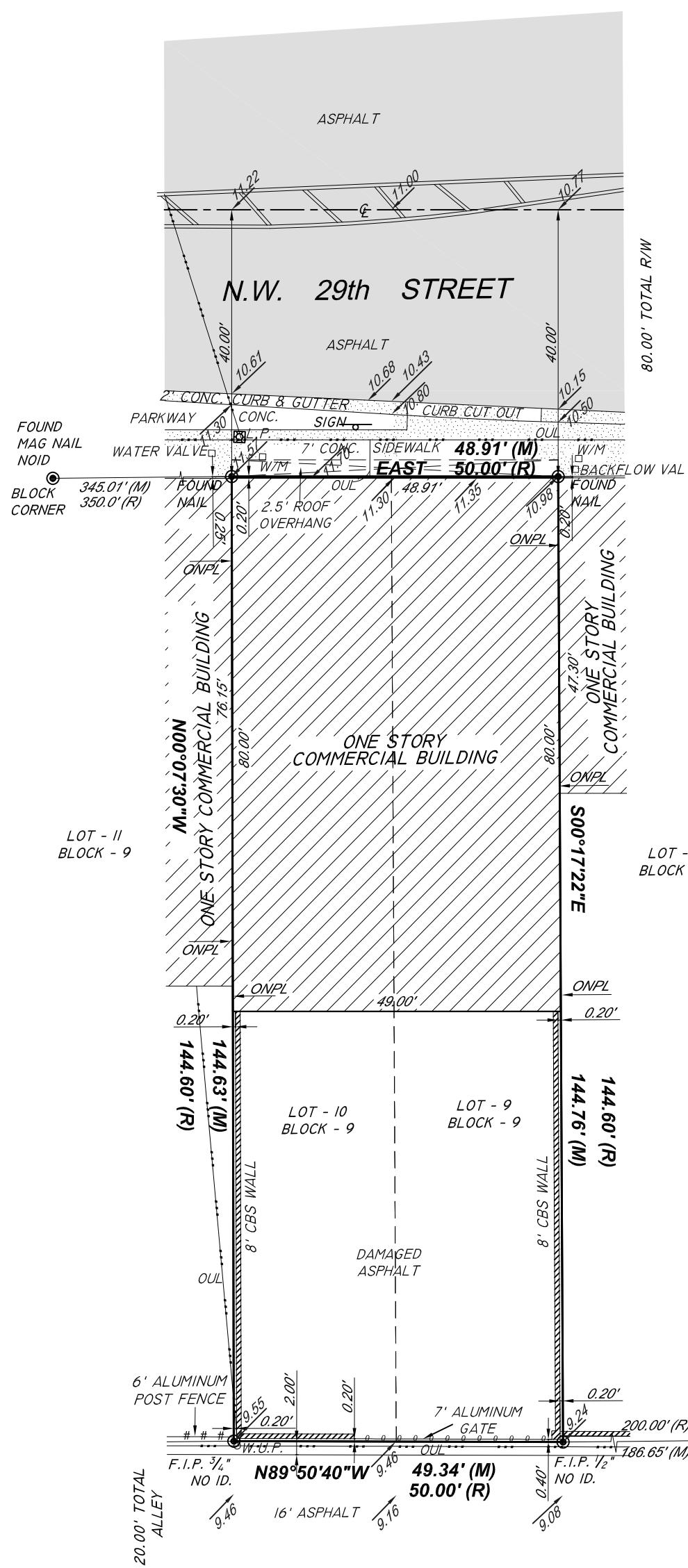


# ALTA/NSPS LAND TITLE SURVEY

LOCATION SKETCH

NOT TO SCALE



## SURVEYOR'S NOTE

ELEVATION ADDED NO FIELD UPDATE WAS PERFORMED

## SURVEYOR'S NOTE

LOT DIMENSIONS ON PLAT ARE NOT CLEAR. SURVEY DONE BY OCCUPATION BASED ON FOUND FIELD MONUMENTATION. DISCREPANCIES EXIST WITHIN THE BLOCK

## SCHEDULE B-II NOTES

## ENCROACHMENT - VIOLATIONS STATEMENTS

IF ANY REFLECTED HEREON

## LOT SQUARE FOOTAGE:

7,109 SQUARE FEET +/- 0.16 ACRES +/-

## PARKING SPACES:

0 TOTAL REGULAR PARKING SPACES  
0 TOTAL HANDICAP PARKING SPACES

## VEHICULAR ACCESS TO SUBJECT PROPERTY:

NW 29th STREET

## FLOOD INFORMATION:

## PROPERTY OF:

1240 INVESTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY

## SURVEY CERTIFICATION

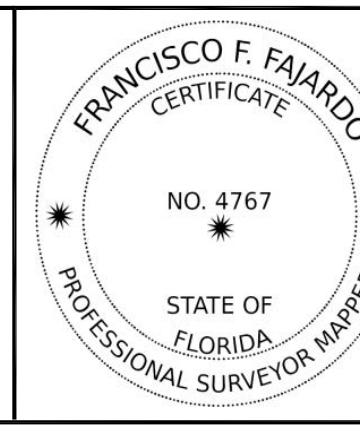
FRANCISCO F. FAJARDO #4767  
PROFESSIONAL SURVEYOR AND MAPPER  
SURVEY PERFORMED BY: LANNES AND GARCIA, INC

LEGEND

A/C AIR CONDITIONER	F.H. FIRE HYDRANT	I.C.V. IRRIGATION CONTROL VALVE	P.C.C. POINT OF COMPOUND CURVATURE	P.C.P. PERMANENT CURVATURE POINT	TYP. TYPICAL
AV. AVENUE	I.D. IRON DUCT	FPL FLORIDA POWER & LIGHT	P.L. FLORIDA LAND SURVEYOR	PL. PROFESSIONAL SURVEYOR AND MAPPER	U.E. UTILITY EASEMENT
BLVD BOULEVARD	F.I.P. FOUND IRON PIPE	F.I.R. FOUND IRON ROD	F.S.M. PROFESSIONAL SURVEYOR AND MAPPER	P.L. PROFESSIONAL LINE	W.M. WATER METER
B.M. BENCH MARK	F.O. FOUND IRON	F.N.D. FOUND IRON	P.O.B. POINT OF BEGINNING	P.O.C. POINT OF COMMENCEMENT	W.V. WATER VALVE
CATV CABLE TELEVISION BOX	F.R. FOUND IRON ROD	F.R.C. FOUND IRON ROD	P.R.C. POINT OF REVERSE CURVATURE	P.R.M. PERMANENT REFERENCE MONUMENT	W.U.P. WOOD UTILITY POLE
CBS CONCRETE BLOCK STRUCTURE	C. LENGTH	L. LENGTH	P.T. POINT OF TANGENCY	R. RADIUS	S. SYMBOL
CHB CHORD BEARING	L.J. LEGAL	L.P. LIGHT POLE	(R) RECORD	R.E. RIM ELEVATION	C. CONCRETE
CHD CHORD DISTANCE	L.B. LICENSED BUSINESS	L.S. LAND SURVEYOR	(S) RECORD	R.W. RIM GRADE ELEVATION	U. OVERHEAD UTILITY LINES
COR CORNER	(M) MEASURED	(R) MEASURED	(S.P.) SET IRON PIPE	R.W.G. RIM GRADE ELEVATION	W. WIRE FENCE
CT COURT	NO ID. NOT IDENTIFIABLE	NO ID. NOT IDENTIFIABLE	S.I.P. SET IRON PIPE	W.G. RIM GRADE ELEVATION	W.F. WOOD FENCE
C CENTERLINE	NO. NUMBER	NO. NUMBER	S.I.R. SET IRON ROD	W.G.E. RIM GRADE ELEVATION	W.M. WATER METER
CL CLEAN	O.D. OFFICIAL RECORD BOOK	O.R.B. OFFICIAL RECORD BOOK	S.T. STREET	W.G.E. RIM GRADE ELEVATION	W.V. WATER VALVE
CONC CONCRETE	O.U.L. OVERHEAD UTILITY LINES	O.U.L. OVERHEAD UTILITY LINES	T. TANDEM	W.G.E. RIM GRADE ELEVATION	W.W. WATER WHEEL
C.O. CLEAN OUT	O.U.P. ON PROPERTY LINE	O.U.P. ON PROPERTY LINE	T.B.M. TEMPORARY BENCH MARK	W.G.E. RIM GRADE ELEVATION	S. SANITARY
E.B. ELECTRIC BOX	P.C. POINT OF CURVATURE	P.C. POINT OF CURVATURE	TEL. TELEPHONE	W.G.E. RIM GRADE ELEVATION	S.I.P. SET IRON PIPE
ELEV. ELEVATION					S.I.R. SET IRON ROD
ENC. ENCROACHMENT					S.T. STREET
E.R.P. ENCROACHMENT REFERENCE POINT					T. TANDEM
FINISH FLOOR					T.F. TANDEM
					L.F. LIGHTING FIXTURE
					F.D. FIRE DEPARTMENT CONNECTION
					F.D.C. FIRE DEPARTMENT CONNECTION

## SURVEYOR'S NOTES:

- 1) NOT VALID UNLESS SIGNATURE IS EMBOSSED WITH THE REGISTERED LAND SURVEYOR'S SEAL. 2) LEGAL DESCRIPTION PROVIDED BY OTHERS.
- 3) PROPERTIES SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PROPERTY PLAT OF RECORD.
- 4) MEASUREMENTS TO WOOD FENCES ARE TO OUTSIDE OF WOOD.
- 5) UNDERGROUND UTILITIES, FOUNDATIONS, OR OTHER IMPROVEMENTS, IF ANY, WERE NOT LOCATED. 6) ELEVATIONS, IF SHOWN ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM 1929. 7) FENCE OWNERSHIP NOT DETERMINED UNLESS OTHERWISE NOTED.
- 8) MEASUREMENTS TO WIRE FENCES ARE TO CENTER OF WIRE.
- 9) WALL MEASUREMENTS ARE TO/FROM FACE OF WALL.
- 10) DRAWING DISTANCE BETWEEN WALLS AND/OR FENCES AND PROPERTY LINES MAY BE EXAGGERATED FOR CLARITY. 11) FLOOD ZONE INFORMATION WAS DERIVED FROM FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INFORMATION RATE MAPS.
- 12) BEARINGS IF ANY SHOWN ARE BASED ON ASSUMED PLAT MERIDIAN AT: SOUTH RIGHT OF WAY OF NW 29th STREET = EAST



## ALTA/NSPS LAND TITLE SURVEY

I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY WAS MADE UNDER MY SUPERVISION AND MEET STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17.050 THROUGH 5J-17.052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND THAT THE SKETCH HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, SUBJECT TO NOTES AND NOTATIONS SHOWN HEREON.

FRANCISCO F. FAJARDO  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER  
REGISTRATION NO. 4767.

FIELD DATE: 02/13/2018      SCALE: 1" = 20'      DRAWN BY: TT      DWG. No.: 266785

