

LEGAL DESCRIPTION:

LOT A AND LOT B, HIGH GROVE UNIT 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 50, PAGES 19 AND 20 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

SURVEYOR'S NOTES:

BEARINGS AS SHOWN HEREON ARE BASED ON THE WEST LINE OF LOT A AND LOT B OF HIGH GROVE UNIT 1 HAVING AN ASSUMED BEARING OF N20°35'59"W.

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT. THIS SURVEYOR HAS NOT CONDUCTED ANY TITLE RESEARCH OR ABSTRACTING. THIS SURVEY WAS PREPARED FOR THE SOLE PURPOSE OF PROVIDING THE CLIENT WITH BOUNDARY AND TOPOGRAPHIC INFORMATION TO BE USED FOR PLANNING POTENTIAL SITE IMPROVEMENTS.

NON-VISIBLE AND/OR UNDERGROUND IMPROVEMENTS WERE NOT LOCATED, EXCEPT AS OTHERWISE SHOWN.

THERE MAY BE EASEMENTS AND/OR RESTRICTIONS OF RECORD AND/OR PRIVATE AGREEMENTS NOT FURNISHED TO THIS SURVEYOR OR SHOWN HEREON THAT MAY AFFECT PROPERTY RIGHTS AND/OR LAND USE RIGHTS OF THE LANDS SHOWN HEREON.

THERE MAY BE ENVIRONMENTAL ISSUES AND/OR OTHER MATTERS REGULATED BY VARIOUS DEPARTMENTS OF FEDERAL, STATE OR LOCAL GOVERNMENTS AFFECTING THE SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.

UTILITY LOCATIONS AS SHOWN HEREON ARE BASED ON FIELD LOCATION OF VISIBLE SURFACE EVIDENCE OF UTILITY FACILITIES. THIS SURVEYOR DOES NOT WARRANT THE ACCURACY OF THE LOCATIONS AND YOUR ATTENTION IS DRAWN TO THE FACT THAT THERE MAY BE ADDITIONAL SUB-SURFACE UTILITIES THAT DID NOT HAVE SURFACE EVIDENCE THAT COULD BE LOCATED AND/OR SHOWN HEREON.

HAVING EXAMINED THE FLOOD INSURANCE RATE MAP PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, IT IS THE OPINION OF THIS SURVEYOR THAT THE LANDS SHOWN AND DESCRIBED HEREON LIE IN FLOOD ZONE "X", DEFINED ON SAID F.I.R.M. AS "AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN." SEE MAP NUMBER 12069C0725 D, DATED 07-03-2002.

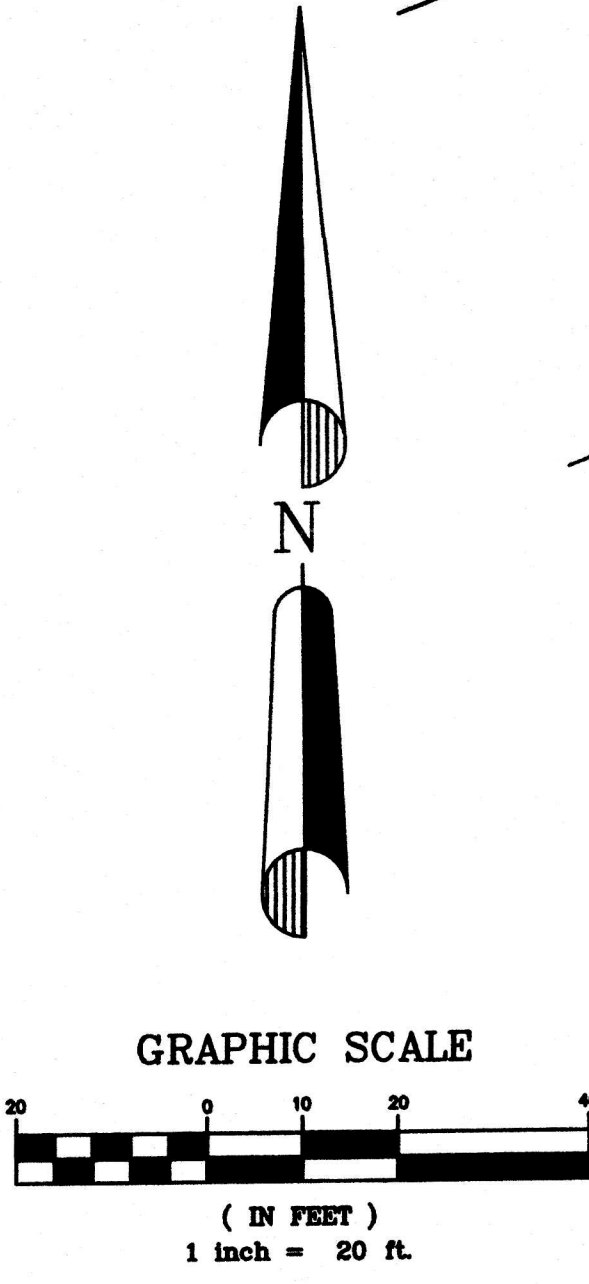
ELEVATIONS AS SHOWN HEREON ARE BASED ON ELEVATION REFERENCE MARK RM 725-1 AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 12069C0725 D, DATED 07-03-2002, ISSUED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, SAID REFERENCE MARK BEING REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 1988).

SURVEY DATE (LAST DATE OF FIELD WORK): NOVEMBER 25, 2009.

THE SUBJECT PROPERTY CONTAINS 82,328.8 SQUARE FEET OR 1.89 ACRES, MORE OR LESS.

LEGEND:

- (P) INDICATES A PLAT DISTANCE AND/OR DIRECTION.
- (M) INDICATES A MEASURED DISTANCE AND/OR DIRECTION.
- LB INDICATES LICENSED SURVEYING AND MAPPING BUSINESS.
- LS INDICATES INDIVIDUAL LICENSED SURVEYOR AND MAPPER.
- PSM INDICATES PROFESSIONAL SURVEYOR AND MAPPER.
- INDICATES A FOUND 5/8" REBAR WITH LB #68 "MCINTOSH" CAP.
- INDICATES A FOUND 5/8" REBAR WITH "KEITH SCHNARS" CAP.
- INDICATES A FOUND 5/8" REBAR WITH L.B. #7145 CAP.
- 97.98 INDICATES A SPOT ELEVATION SHOT AT THE DECIMAL POINT LOCATION.
- 97.31 INDICATES A SPOT ELEVATION SHOT AT THE END OF THE LEADER LOCATION.
- 146 ——— INDICATES THE APPROXIMATE LOCATION OF THE 146 FOOT CONTOUR.
- OHU ——— INDICATES OVERHEAD UTILITY LINE(S).
- 18" RCP ——— INDICATES 18 INCH REINFORCED CONCRETE PIPE.
- ⊕ INDICATES A FIRE HYDRANT AND VALVE ASSEMBLY.
- ⊕ INDICATES A WATER MAIN SERVICE CONNECTION.
- ⊕ INDICATES A SIX INCH WATER WELL.
- ⊕ INDICATES AN OVERHEAD UTILITY POLE.
- ⊕ INDICATES A GUY WIRE ANCHOR.
- ⊕ INDICATES AN OVERHEAD LIGHT ON A METAL POST.
- ⊕ INDICATES A METAL SIGN ON A METAL POST.
- ⊕ INDICATES AN UNDERGROUND UTILITY JUNCTION BOX.
- ⊕ INDICATES A SANITARY SEWER MANHOLE.
- ——— INDICATES A CHAIN LINK FENCE.
- ——— INDICATES A VINYL (PVC) PRIVACY FENCE.



AccuMap
 We draw the line around your piece of the sunshine
SURVEYING, LLC
 2919 MONTICHEL LANE WINTER PARK, FL 32792-4317
 Telephone 407-657-2568 Fax: 407-657-7933
 Certificate of Authorization Number: LB 7541

PREPARED FOR:
CROTTI ENTERPRISES
LAMM & CO., PARTNERS
 968 LAKE BALDWIN LANE
 ORLANDO, FLORIDA 32814
 407-893-6894

MAP OF BOUNDARY AND TOPOGRAPHIC SURVEY
LOT A & LOT B
HIGH GROVE UNIT 1
 IN SECTION 35,
 TOWNSHIP 24 SOUTH,
 RANGE 28 EAST

Surveyor's Certification
 THIS IS TO CERTIFY THAT I HAVE PERFORMED A FIELD SURVEY OF THE SUBJECT PROPERTY AND THAT THE RESULTS OF THIS SURVEY MEET THE MINIMUM TECHNICAL STANDARDS FOR SURVEYS SET FORTH IN CHAPTER 117, F.A.C. THIS SURVEY WAS PERFORMED AND SHALL NOT BE BELIEVED UPON BY ANY OTHER ENTITY AND/OR INDIVIDUAL INDEPENDENT.
 Ronald A. Hovis, Florida License #5589
 EMBOSSED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

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 FILED BY / DRAWN BY: RALPH J. HARRIS / 11-25-09
 F.I.R.M. NUMBER: 12069C0725 D
 Date: 11-25-09
 Drawn By: RALPH J. HARRIS
 Checked By: RALPH J. HARRIS
 Printed File: 12069C0725 D
 Coordinates File: 12069C0725 D
 Plot Date: 11-25-09

Revisions

NO.	DATE	DESCRIPTION

SCALE 1" = 20'

JOB # **LC50-19A** SHEET **1 OF 1**