

LEGAL DESCRIPTION:

THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND, SITUATE LYING AND BEING IN THE NE 1/4 OF THE NW 1/4 OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 26 EAST, BEING MORE PARTICULARLY DESCRIBED AS: FOR POINT OF BEGINNING COMMENCE AT THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF ADAMS ROAD (A 60 FOOT RIGHT OF WAY AS NOW ESTABLISHED BY THE COUNTY ENGINEERS OFFICE) WITH THE EAST LINE OF THE NE 1/4 OF NW 1/4 OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 26 EAST; THENCE SOUTH 1 DEGREE 11 MINUTES 30 SECONDS WEST 200 FEET ALONG SAID EASTERLY LINE OF THE NE 1/4 OF NW 1/4 OF SAID SECTION 18, TOWNSHIP 2 SOUTH, RANGE 26 EAST; THENCE SOUTH 11 DEGREES 3 MINUTES WEST 200 FEET; THENCE NORTH 1 DEGREE 11 MINUTES EAST 200 FEET; THENCE EAST 200 FEET ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF ADAMS ROAD TO THE POINT OF BEGINNING, EXCEPT THAT PORTION OF LAND DEEDED TO THE STATE OF FLORIDA DESCRIBED AS FOLLOWS, TO-WIT: BEGIN AT THE NORTHEAST CORNER OF THE ABOVE DESCRIBED TRACT, THENCE SOUTH 0°53'21" WEST, 20 FEET; THENCE NORTH 37°04'13" WEST 24.35 FEET; THENCE NORTH 87°49'51" EAST 15 FEET TO THE POINT OF BEGINNING.

COMMUNITY NUMBER: 120077

PANEL: 0353

SUFFIX: H

FLOOD ZONE: X

FIELD WORK: 04/28/2019

CERTIFIED TO:
GEORGE E. SMITH, ::

PROPERTY ADDRESS:
946 LAFAYETTE DRIVE
JACKSONVILLE, FL 32254

SURVEY NUMBER: 366366

BOUNDARY SURVEY

PAGE 1 OF 1

LESS AND EXCEPT
PORTION
(NOT INCLUDED)

COMMONWEALTH DRIVE
60' R/W PER DEED (IMPROVED)

N88°03'00"E 184.92'

30.0'

SET 1/2
IRON ROD
LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

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SET 1/2
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LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

W.P.P.

P.O.B./
P.O.C.

15.08'(M)

30.0'

15.00'

20.00'

N37°04'13"W
24.35'

W.P.P.

SET 1/2
IRON ROD
LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

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SET 1/2
IRON ROD
LB #7893

W.P.P.

SET 1/2
IRON ROD
LB #7893

W.P.P.

SCALE
1"=40'

O.R. BOOK 13099 PAGE 188

N01°11'00"E 200.00'

148.6'

S88°03'03"W 200.00'

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CONC. DRIVE

BUILDING
#946

FOUND 3/4"
IRON PIPE
NO I.D.

FOUND 3/4"
IRON PIPE
NO I.D.

FOUND 3/4"
IRON PIPE
NO I.D.

FOUND 3/4"
IRON PIPE
NO I.D.

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NO I.D.

FOUND 3/4"
IRON PIPE
NO I.D.

FOUND 3/4"
IRON PIPE
NO I.D.

SYMBOL DESCRIPTIONS:

- = CATCH BASIN
- = CENTERLINE ROAD
- = COVERED AREA
- = EXISTING ELEVATION
- = HYDRANT
- = MANHOLE
- = METAL FENCE
- = MISC. FENCE
- = PROPERTY CORNER
- = UTILITY BOX
- = UTILITY POLE
- = WATER METER
- = WELL
- = WOOD FENCE

GENERAL NOTES:

- 1) LEGAL DESCRIPTION PROVIDED BY OTHERS
- 2) THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT.
- 3) UNDERGROUND PORTIONS OF FOOTINGS, FOUNDATIONS OR OTHER IMPROVEMENTS WERE NOT LOCATED.
- 4) WALL TIES ARE TO THE FACE OF THE WALL AND ARE NOT TO BE USED TO RECONSTRUCT BOUNDARY LINES.
- 5) ONLY VISIBLE ENCROACHMENTS ARE LOCATED.

REVISIONS:

- 6) DIMENSIONS SHOWN HEREON ARE PLAT AND MEASURED UNLESS OTHERWISE NOTED
- 7) FENCE OWNERSHIP NOT DETERMINED
- 8) ELEVATIONS, IF SHOWN, ARE BASED ON N.G.V.D., 1929 DATUM, UNLESS OTHERWISE NOTED.
- 9) IN SOME INSTANCES, GRAPHIC REPRESENTATION HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE RELATIONSHIPS BETWEEN PHYSICAL IMPROVEMENTS AND/OR LOT LINES. IN ALL CASES, DIMENSIONS SHALL CONTROL THE LOCATION OF THE IMPROVEMENTS OVER SCALED POSITIONS.

SURVEY NOTES
ASPHALT CROSSING PROPERTY LINE
ON NORTH EASTERLY SIDE OF LOT.

- ABBREVIATION DESCRIPTION:**
- A/C AIR CONDITIONER
 - CL CENTERLINE
 - Δ CENTRAL / DELTA ANGLE
 - ID. IDENTIFICATION
 - L LENGTH
 - LB LICENSED BUSINESS
 - NA.V.D. NORTH AMERICAN VERTICAL DATUM
 - N.G.V.D. NATIONAL GEODETIC VERTICAL DATUM
 - O.H. OVERHEAD UTILITIES
 - P.C. POINT OF CURVATURE
 - P.C.C. POINT OF COMPOUND CURVE
 - P.K. PARKER KYLON MAIL
 - P.R.C. POINT OF REVERSE CURVE
 - PSM PROFESSIONAL SURVEYOR MAPPER
 - P.T. POINT OF TANGENCY
 - R RADIAL / RADIUS
 - RW RIGHT OF WAY

SURVEYORS CERTIFICATE:
I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION. NOT VALID WITHOUT A RAISED EMBOSSED SEAL AND SIGNATURE.

(SIGNED) _____
KENNETH J OSBORNE
PROFESSIONAL SURVEYOR AND MAPPER #6415



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