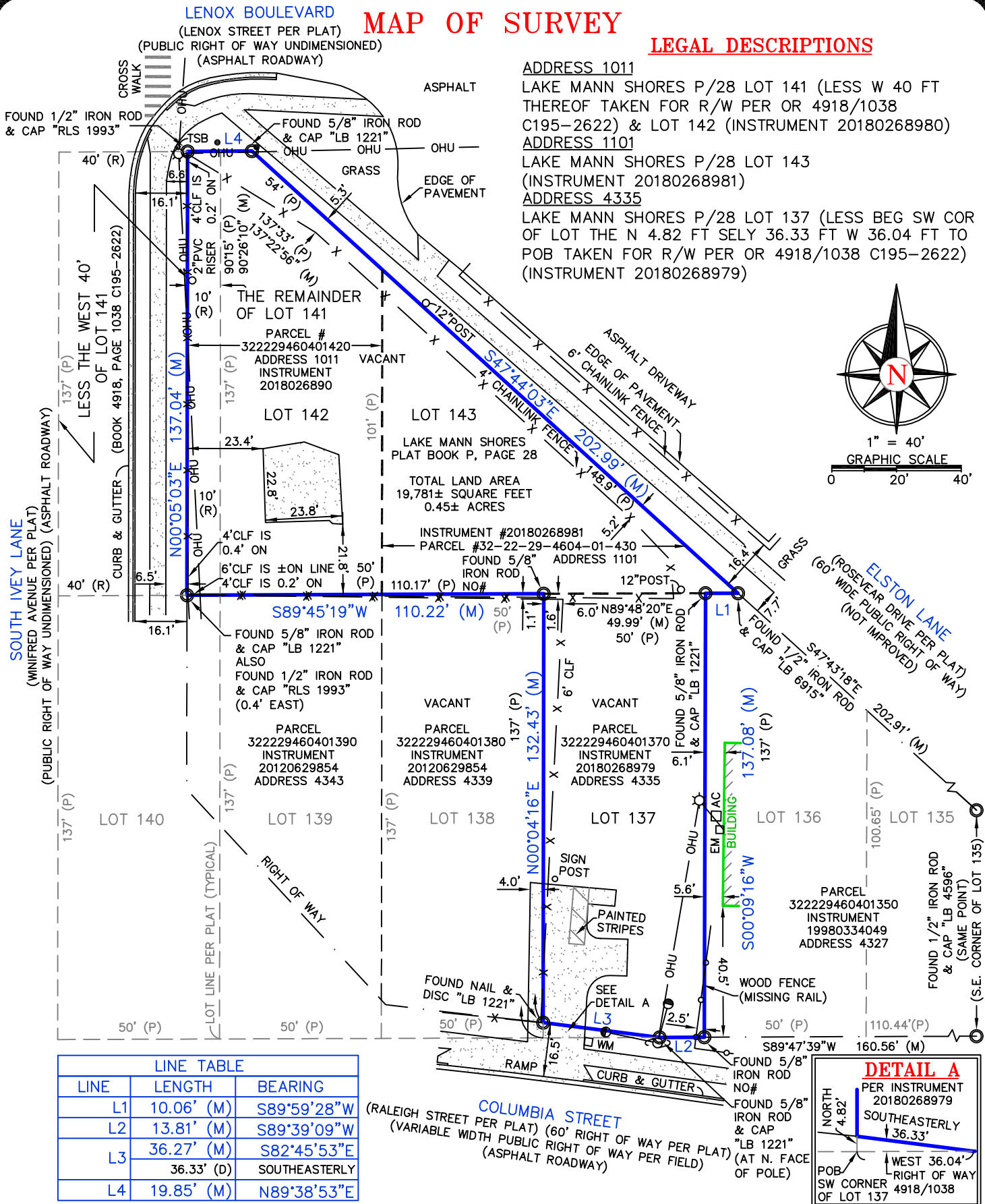


**LENOX BOULEVARD**

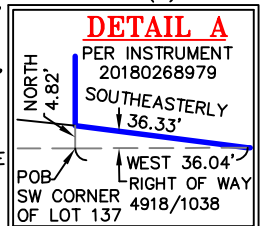
**MAP OF SURVEY**

**LEGAL DESCRIPTIONS**

ADDRESS 1011  
LAKE MANN SHORES P/28 LOT 141 (LESS W 40 FT THEREOF TAKEN FOR R/W PER OR 4918/1038 C195-2622) & LOT 142 (INSTRUMENT 20180268980)  
ADDRESS 1101  
LAKE MANN SHORES P/28 LOT 143 (INSTRUMENT 20180268981)  
ADDRESS 4335  
LAKE MANN SHORES P/28 LOT 137 (LESS BEG SW COR OF LOT THE N 4.82 FT SELY 36.33 FT W 36.04 FT TO POB TAKEN FOR R/W PER OR 4918/1038 C195-2622) (INSTRUMENT 20180268979)



LINE TABLE		
LINE	LENGTH	BEARING
L1	10.06' (M)	S89°59'28"W
L2	13.81' (M)	S89°39'09"W
L3	36.27' (M)	S82°45'53"E
	36.33' (D)	SOUTHEASTERLY
L4	19.85' (M)	N89°38'53"E



**SITE PICTURE**



**GENERAL NOTES**

1. THIS IS A BOUNDARY SURVEY AS DEFINED IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.
2. THE BOUNDARY SURVEY SHOWN HEREON WAS PREPARED UTILIZING THE DESCRIPTIONS PROVIDED BY THE ORANGE COUNTY RECORDER.
3. BEARINGS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN DATUM 1983, FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE. THE REFERENCE WAS ESTABLISHED USING A TOPCON HIPER V, G.P.S. RECEIVER WITH LENGEMAN'S REAL TIME KINEMATIC NETWORK, "L-NET."
4. ALL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET AND DECIMALS THEREOF.
5. THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
6. ADDITIONS OR DELETIONS TO THIS SURVEY MAP OR REPORT BY OTHER THAN THE SIGNING PARTY IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY.
7. THIS SURVEY IS CERTIFIED TO AND PREPARED FOR THE SOLE BENEFIT OF THE ENTITIES LISTED.
8. UNDERGROUND FOUNDATIONS AND UTILITIES WERE NOT LOCATED AS PART OF THIS SURVEY.
9. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHT OF WAYS AND/OR EASEMENTS OF PUBLIC RECORD.
10. FENCE OWNERSHIP IS NOT DETERMINED.

**SITE ADDRESSES**

1011 SOUTH IVEY LANE & 1101 SOUTH IVEY LANE & 4335 COLUMBIA STREET ORLANDO, FL 32811

**CERTIFIED TO**

PRIMO HOMES, LLC  
PRIMO DEVELOPERS, LLC  
NONA TITLE, INC.

I CERTIFY THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND THAT IT MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS AND MAPPERS IN CHAPTER 5J-17.052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

**LEGEND**

- AC AIR CONDITIONER
- CLF CHAINLINK FENCE
- EM ELECTRIC METER
- (M) MEASURED
- (P) PLAT
- POB POINT OF BEGINNING
- RECORD (BOOK 4918, PAGE 1038)
- (R) RECORD
- TSB TRAFFIC SIGNAL BOX
- WM WATER METER
- BOLLARD
- X- CHAINLINK FENCE
- CONCRETE SURFACE
- GUY ANCHOR
- LIGHT POLE
- OHU- OVERHEAD UTILITY
- UTILITY POLE

DATE: MARCH 6, 2020  
SCALE: 1" = 40'  
PROJECT #: 200303

**FLOOD NOTE**

BASED ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) AVAILABLE ONLINE AT WWW.MSC.FEMA.GOV, AND BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE "X" ON FLOOD INSURANCE RATE MAP NUMBER 12095C0245F, WHICH BEARS AN EFFECTIVE DATE OF 09/25/2009.

**ALTAPRO SURVEYORS**

1322 PINE SONG DRIVE  
DELTONA, FL 32725  
PHONE: (386) 837-0244  
EMAIL: BEN@ALTAPROSURVEYORS.COM  
WEB: ALTAPROSURVEYORS.COM

*Ben S. Deviese*

BENJAMIN S. DEVIESE, PSM  
LS #6807 LB #8216  
DATE: MARCH 6, 2020