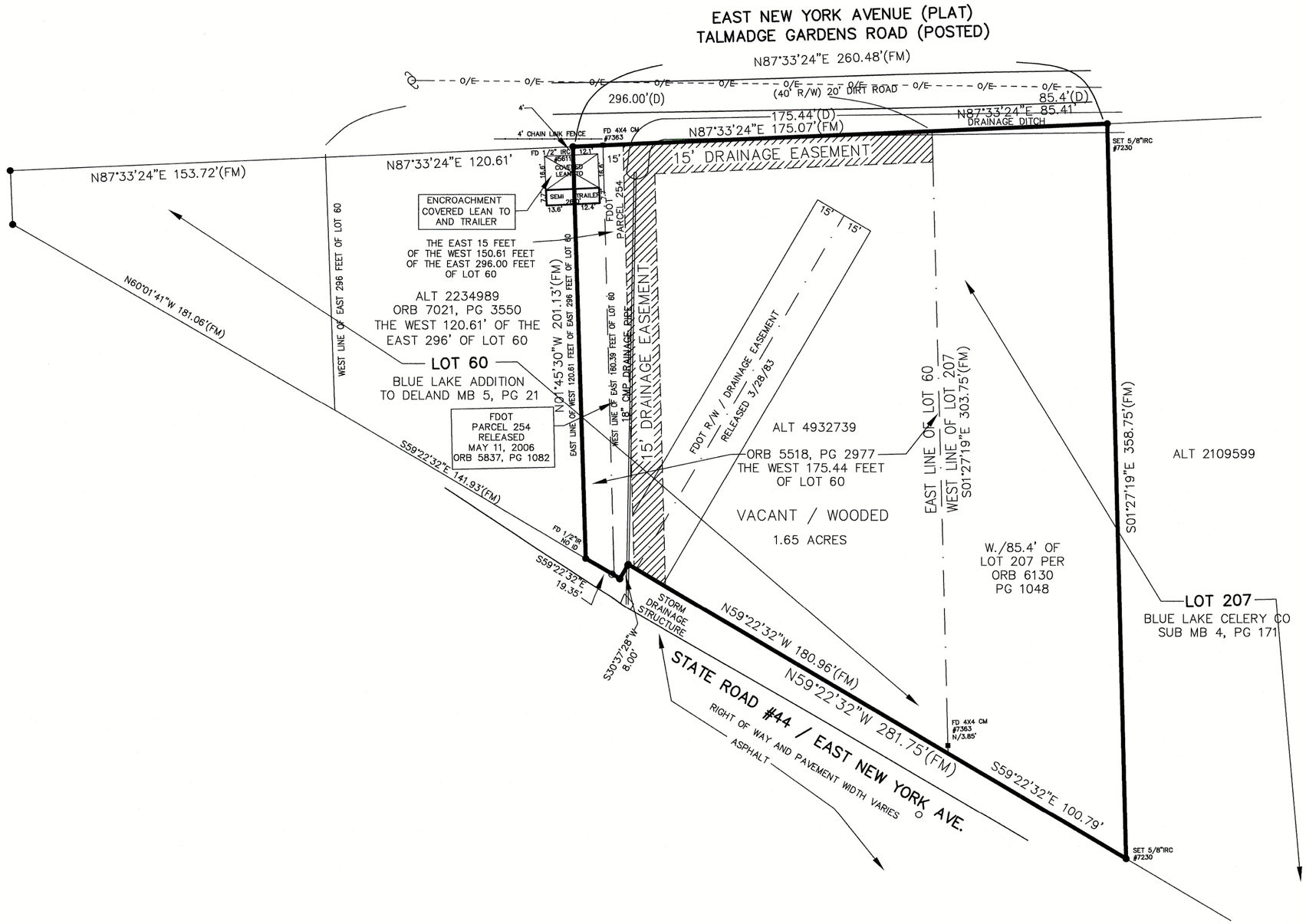
SECTION 14, TOWNSHIP 17 SOUTH, RANGE 30 EAST
DeLAND, VOLUSIA COUNTY, FLORIDA.



ABBREVIATIONS:

A/C = AIR CONDITIONER
(C) = CALCULATED
CL = CENTERLINE
CLF = CHAIN LINK FENCE
CONC. = CONCRETE
CSL = CONCRETE SLAB
CB = CONCRETE BLOCK
C.M. = CONCRETE MONUMENT
(D) = DEED OR DESCRIPTION
D/U = DRAINAGE/UTILITY EASEMENT
E = EAST
E/P = EDGE OF PAVEMENT
ESM'T. = EASEMENT
ELEV. = ELEVATION
F.F. = FINISHED FLOOR
FD. = FOUND
(FM) = FIELD MEASURED
I.D. = IDENTIFICATION
IP = IRON PIPE
IR = IRON ROD
IR&C = IRON ROD AND CAP
LS = LICENSED SURVEYOR
LB = LICENSED SURVEY BUSINESS
N = NORTH
N/D = NAIL AND DISK
N/W = NAIL AND WASHER
O.R. = OFFICIAL RECORDS
O/H = OVERHANG
O/E = OVERHEAD ELECTRIC LINE
PG. = PAGE
(P) = PLAT (MAP) DIMENSION
P/P = POWER POLE
P.C. = POINT OF CURVATURE
F.F. = FINISHED FLOOR
P.O.B. = POINT OF BEGINNING
P/L = PROPERTY LINE
R/W = RIGHT-OF-WAY
S = SOUTH
S/T = SEPTIC TANK
S.F. = SQUARE FEET
TYP. = TYPICAL
UGE = UNDER GROUND ELECTRIC
W = WEST
W/F = WOOD FENCE
W/M = WATER METER
△ = DELTA OR CENTRAL ANGLE
L = LENGTH OF CURVE
R = RADIUS
T = TANGENT DISTANCE
C.B. = CHORD BEARING
CH. = CHORD DISTANCE

1" = 40'
GRAPHIC SCALE
0 20 40 80

DESCRIPTION: (PER ORB 5518 PG. 2977)

THE EAST 175.44 FEET OF LOT 60, MAP OF BLUE LAKE ADDITION TO DeLAND, AS RECORDED IN MAP BOOK 5, PAGE 21, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA

LESS AND EXCEPT THAT RIGHT OF WAY FOR STATE ROAD 44.

AND

DESCRIPTION: (PER ORB 6130 PG. 1048)

THE WEST 85.4 FEET OF LOT 207, BLUE LAKE CELERY COMPANY SUBDIVISION, ACCORDING TO MAP IN MAP BOOK 4, PAGE 171, AS RERECORDED IN MAP BOOK 14, PAGES 24 THROUGH 27, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA

LESS AND EXCEPT THAT PART THEREOF IN ROAD RIGHT OF WAY.

NOTE:

THIS PLAT AND/OR SKETCH OF SURVEY IS CERTIFIED TO AND PREPARED FOR THE SOLE AND EXCLUSIVE BENEFIT OF THE ENTITIES AND/OR INDIVIDUALS SHOWN HEREON, ON THE MOST CURRENT DATE SHOWN, AND SHALL NOT BE RELIED UPON BY ANY OTHER ENTITY OR INDIVIDUAL WHOMSOEVER. THERE MAY BE ADDITIONAL RESTRICTIONS AND/OR OTHER MATTERS THAT ARE NOT SHOWN HEREON THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THE COUNTY. THIS SURVEY /SKETCH IS PREPARED WITHOUT BENEFIT OF ABSTRACT OR TITLE SEARCH UNLESS OTHERWISE NOTED. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES. THIS SURVEY DRAWING IS THE PROFESSIONAL OPINION OF THIS SURVEYOR AND MAPPER AND THE FIRM, WHICH WAS PREPARED UTILIZING THE BEST AVAILABLE INFORMATION AND AS SUCH DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED. FURTHERMORE, THIS SURVEYOR AND FIRM DOES NOT ASSUME RESPONSIBILITY AND SHALL NOT BE HELD LIABLE FOR CLAIMS ARISING FROM ERRONEOUS OR INCORRECT INFORMATION FURNISHED TO THE SURVEYOR, WHICH WAS USED AS A BASIS IN THE PREPARATION OF THIS SURVEY DRAWING.

NOTES:

1. NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHT OF WAY AND/OR OWNERSHIP WERE FURNISHED TO THIS SURVEYOR EXCEPT AS SHOWN.
2. NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
3. NO UNDERGROUND IMPROVEMENTS OR INSTALLATIONS OR OTHER INTERIOR IMPROVEMENTS HAVE BEEN LOCATED, EXCEPT AS SHOWN, AS PER THE REQUEST OF THE CLIENT.
4. UNLESS NOTED, LEGAL DESCRIPTION FURNISHED BY CLIENT.
5. FEATURES SHOWN BY SYMBOL AS INDICATED IN THE LEGEND ARE NOT TO SCALE.
6. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A TITLE SEARCH, A TITLE SEARCH MAY REVEAL ADDITIONAL INFORMATION AFFECTING THE PARCEL AS SHOWN.
7. WHERE APPLICABLE, MONUMENT DIAMETERS, ETC.. AND/OR LS OR LB NUMBERS ARE SHOWN NEAR RESPECTIVE SYMBOL ABOVE, UNLESS SHOWN IN LEGEND.
8. BEARINGS ASSUMED FROM PLAT, DEED, LEGAL DESCRIPTION.
9. UNLESS SHOWN, ONLY THOSE VISIBLE FEATURES IN THE IMMEDIATE VICINITY OF THE ABOVE DESCRIBED PARCEL BOUNDARY HAVE BEEN LOCATED.
10. SUBJECT PROPERTY LIES WITHIN ZONE "X", AREAS DETERMINED TO BE OUTSIDE 500 YEAR FLOOD PLAN AS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, VOLUSIA COUNTY UNINCORPORATED COMMUNITY #125155, PANEL #12127C0470 H DATED 2/19/2014 THIS FLOOD INSURANCE RATE MAP IS NOT A SURVEY AND NO RESPONSIBILITY IS TAKEN FOR THE ACCURACY OF SAID MAP.

EFIRD SURVEYING GROUP, INC.

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e-mail: larry@efirdsurveying.com
Certificate Of Authorization Licensed Business Number 7230

Boundary Survey

Survey Date:	Drawing Number:	Scale: 1'=40'
5/27/2021	21-0141	Drawn By: LE JR

For:

BARRY & STACY KALMANSON

1563 E. NEW YORK AVENUE, DeLAND, FLORIDA

I HEREBY CERTIFY THIS SURVEY DRAWING TO BE CORRECT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND COMPLIES IN FORM WITH THE STANDARDS OF PRACTICE, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, F.A.C. PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

LARRY R. EFIRD JR. 5/27/2021
Professional Surveyor & Mapper No. 5823