

# Boundary & Topographic Survey

## Legal Description:

Lot T-33.2, Airport Industrial Park At Orlando No. 8 Replat No. 2, according to the plat thereof, as recorded in Plat Book 58, Page 12 and 13, of the public records of Orange County, Florida.

By performing a search with the local governing municipality or www.fema.gov, the property appears to be located in zone X. This Property was found in City of Orlando, community number 120186, dated 9/25/2009.

CERTIFIED TO:  
SARAH HEISE



-Vertical Datum-

-Benchmark Information-

Orange County Datum Elevation: 93.55'

Orange County Benchmark ID: BM 11-076  
3" Aluminum Disk in Top of Curb 25'± SW of Centerline of Boggy Creek Road, 88'± NW of Centerline of Tradeport Drive (Elevations are based upon North American Vertical Datum 1988)

-Site Benchmark Information-

BM #1

Set Nail & Disk (LB 7623) in Edge of Pavement  
Elevation: 91.97'

BM #2

Set Nail & Disk (LB 7623) in Edge of Pavement  
Elevation: 92.14'

Tree Note:

Palm - Denotes Tree Type  
(18") - Diameter of Tree measured at Chest Height

Oak (14')

### Curve Data

C-4  
R=971.01'  
L=295.36'  
Δ=17°25'41"  
CB=S19°12'31"E  
C=294.22'  
S 19°11'18" E 294.30' (M)

C-8  
R=93.00'  
L=35.84'  
Δ=22°04'40"  
CB=N54°28'21"E  
C=35.61'

C-5  
R=971.01'  
L=50.19'  
Δ=2°57'41"  
CB=S09°00'50"E  
C=50.18'

C-9  
R=207.00'  
L=106.36'  
Δ=29°26'18"  
CB=N61°23'16"E  
C=105.19'  
N 61°22'08" E 105.08' (M)

C-7  
R=257.00'  
L=148.60'  
Δ=33°07'42"  
CB=S59°32'34"W  
C=146.54'

### Line Data

L-1  
N 18°37'56" W 60.34' (P) (NR)  
N 18°40'59" W 60.35' (M)

L-2  
N 76°06'28" E 43.64' (P) (NR)  
N 76°01'05" E 43.71' (M)

L-3  
N 76°06'28" E 47.91' (P) (NR)

L-4  
S 43°25'27" W 33.78' (P)

L-6  
N 43°20'45" W 60.00' (M)

### Utilities

- ☼ Concrete Light Pole = CP
- Telephone Pedestal = Tel.
- Electric Pedestal = Elec.
- Cable Pedestal = Cable
- Water Meter = WM
- ⚡ Back Flow Preventer = BFP
- ⚡ Fire Hydrant = FH
- ⚡ Water Valve = WV

Field Date: 3/26/18

Date Completed: 3/29/18

Drawn By: ATA

File Number: IS-45192Topo

Legend:

- C - Calculated
- CP - Concrete Pole
- CM - Concrete Monument
- Conc. - Concrete
- D - Description
- DE - Drainage Easement
- E - Easement
- F.E.M.A. - Federal Emergency Management Agency
- FFE - Finished Floor Elevation
- Find. - Found
- IP - Iron Pipe
- L - Length (Arc)
- M - Measured
- N&D - Nail & Disk
- NR - Non-Radial
- ORB - Official Records Book
- P.B. - Plat Book
- - Wood Fence
- PC - Point of Curvature
- Pg. - Page
- PI - Point of Intersection
- P.O.B. - Point of Beginning
- P.O.L. - Point on Line
- PR - Power Pole
- PRM - Permanent Reference Monument
- PT - Point of Tangency
- R - Radius
- Rad. - Radial
- R&C - Rebar & Cap
- Rec. - Recovered
- Rid. - Rooted
- Set - Set 1/2" Rebar & Cap LB 7623
- Typ. - Typical
- UE - Utility Easement
- WM - Water Meter
- Δ - Delta (Central Angle)
- - Chain Link Fence

-Notes-

- >Survey is Based upon the Legal Description Supplied by Client.
- >Abutting Properties Deeds have NOT been Researched for Gaps, Overlaps and/or Histories.
- >Subject to any Easements and/or Restrictions of Record.
- >Bearing Basis shown hereon, is Assumed and Based upon the Line Denoted with a "B".
- >Building Ties are NOT to be used to reconstruct Property Lines.
- >Fence Ownership is NOT determined.
- >Roof Overhangs, Underground Utilities and/or Footers have NOT been located UNLESS otherwise noted.
- >Septic Tanks and/or Drainfield locations are approximate and MUST be verified by appropriate Utility Location Companies.
- >Use of This Survey for Purposes other than Intended, Without Written Verification, Will be at the User's Sole Risk and Without Liability to the Surveyor. Nothing Hereon shall be construed to give ANY Rights or Benefits to Anyone Other than those Certified.
- >Flood Zone Determination Shown Hereon is Given as a Courtesy, and is Subject to Final Approval by F.E.M.A. This Determination may be affected by Flood Factors and/or other information NEITHER known by NOR given to this Surveying Company at the time of this Endeavor. Ireland & Associates Surveying Inc. and the signing surveyor assume NO Liability for the Accuracy of this Determination.

I hereby Certify that this Boundary Survey of the above Described Property is True and Correct to the Best of my Knowledge and Belief as recently Surveyed under my Direction on the Date Shown, Based on Information furnished to Me and Noted and Conforms to the Standard Practices for Land Surveying in the State of Florida in accordance with Chapter 17.052 Florida Administrative Codes, Pursuant to Section 472.027 Florida Statutes.

Patrick K. Ireland, P.S.M. 6637, LB 7623  
FOR THE FIRM  
Ireland & Associates Surveying, Inc.  
1301 S. International Parkway Suite 2001  
Lake Mary, Florida 32746  
www.IrelandSurveying.com  
Office-407.678.3366 Fax-407.320.8165

Revision: Add County Benchmark Information 07/31/19 TCD  
Revision: Add Improvements & Topo 04/04/18 TCD

