

Boundary Survey For: Zoelyn Iglesias

LEGAL DESCRIPTION:

PART OF SECTION 22, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;
BEGINNING AT THE SOUTHEAST CORNER OF LOT 12, IN BLOCK "E", OF THE SUBDIVISION ENTITLED MARAVILLA ESTATES, AS RECORDED IN PLAT BOOK 8, PAGE 77, OF THE PUBLIC RECORDS OF SAINT LUCIE COUNTY, FLORIDA; THENCE RUN SOUTHERLY ALONG THE WEST RIGHT OF WAY LINE OF OLEANDER BOULEVARD, SAID ROAD HAVING A 60.00 FOOT RIGHT OF WAY, FOR A DISTANCE OF 129.60 FEET, MORE OR LESS, TO A POINT BEING THE INTERSECTION OF SAID RIGHT OF WAY LINE AND THE NORTH RIGHT OF WAY LINE OF GATEWOOD AVENUE (A 50.00 FEET RIGHT OF WAY); THENCE RUN WESTERLY ALONG SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 144.91 FEET, MORE OR LESS TO A POINT BEING THE SOUTHERLY EXTENSION OF THE REAR LOT LINE OF LOTS 12 AND 13, OF SAID BLOCK E; THENCE RUN NORTHERLY ALONG A LINE PARALLEL TO THE WEST RIGHT OF WAY LINE OF OLEANDER BOULEVARD, FOR A DISTANCE OF 129.60 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER OF SAID LOT 12; THENCE RUN EASTERLY ALONG THE SOUTH LINE OF LOT 12, FOR A DISTANCE OF 144.91 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. ALL LYING AND BEING IN ST. LUCIE COUNTY, FLORIDA.

LEGEND & ABBREVIATIONS:

A/C	DENOTES AIR CONDITIONER	OCC.	DENOTES OCCUPIED
BLK	DENOTES BLOCK	OHP	DENOTES OVERHEAD UTILITIES
BSL	DENOTES BUILDING SETBACK LINE	ORB	DENOTES OFFICIAL RECORDS BOOK
CBS	DENOTES CONCRETE BLOCK STRUCTURE	PB	DENOTES PLAT BOOK
CONC.	DENOTES CONCRETE	PCP	DENOTES PERMANENT CONTROL POINT
CM	DENOTES CONCRETE MONUMENT	PG.	DENOTES PAGE
C/L	DENOTES CENTERLINE	POB	DENOTES POINT OF BEGINNING
D&UE	DENOTES DRAINAGE & UTILITY EASMENT	POC	DENOTES POINT OF COMMENCEMENT
ELEC.	DENOTES ELECTRIC	PSM	DENOTES PROFESSIONAL SURVEYOR & MAPPER
ELEV	DENOTES ELEVATION	IP	DENOTES IRON PIPE
FFE	DENOTES FINISH FLOOR ELEVATION	IR	DENOTES IRON ROD
FND	DENOTES FOUND	IRC	DENOTES IRON ROD & CAP
FND	DENOTES FOUND	LB	DENOTES LICENSED BUSINESS
C	DENOTES CALCULATED FROM FIELD MEASUREMENTS	LS	DENOTES LICENSED SURVEYOR
P	DENOTES PLAT DATA	R/W	DENOTES RIGHT OF WAY
M	DENOTES MEASURED DATA	TOB	DENOTES TOP OF BANK
ID	DENOTES IDENTIFICATION NUMBER	TYP	DENOTES TYPICAL
↕	DENOTES FLOW LINE	UE	DENOTES UTILITY EASEMENT
↕	DENOTES ELEVATION (TYPICAL)	VAC.	DENOTES VACANT
⊙	DENOTES WATER METER	⊙	DENOTES ELECTRIC SERVICE BOX
⊙	DENOTES SEWER MANHOLE	⊙	DENOTES TELEPHONE SERVICE BOX
⊙	DENOTES UTILITY POLE		
NAVD	DENOTES NORTH AMERICAN VERTICAL DATUM		

GENERAL NOTES:

- THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE CENTERLINE OF GATEWOOD AVENUE, HAVING A BEARING OF S88°01'25"E, ACCORDING TO THE PLAT OF MARAVILLA ESTATES, AS RECORDED IN PLAT BOOK 8, PAGE 77, PUBLIC RECORDS, SAINT LUCIE COUNTY, FLORIDA.
- ALL ABOVE GROUND FIXED IMPROVEMENTS, IF ANY, HAVE BEEN LOCATED AND SHOWN HEREON.
- UNDERGROUND UTILITIES AND UTILITY SERVICES HAVE NOT BEEN LOCATED ON THIS SURVEY.
- FLOOD NOTE: BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE "X", ACCORDING TO THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 12111C0187 J, EFFECTIVE DATE FEBRUARY 16, 2012. THE EXACT DESIGNATION CAN ONLY BE DETERMINED BY AN ELEVATION CERTIFICATE.
- ELEVATIONS SHOWN HEREON ARE IN FEET AND BASED UPON NORTH AMERICAN VERTICAL DATUM OF 1988.
- LANDS SHOWN HEREON WERE NOT ABSTRACTED BY THIS OFFICE FOR RIGHTS-OF-WAY, EASEMENTS OF RECORD, OWNERSHIP, ABANDONMENT'S DEED RESTRICTIONS, OR MURPHY ACT DEEDS.
- THE LAST DATE OF FIELD WORK WAS MAY 7, 2015.
- 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.
- REPRODUCTIONS OF THIS MAP ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR & MAPPER.

STREET ADDRESS:

2727 OLEANDER BOULEVARD, FORT PIERCE, FL 34982

CERTIFIED TO:
ZOELYN IGLESIAS;

Charles Arnold 5/14/2015
CHARLES ARNOLD DATE SIGNED
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA LICENSE NO. 4971

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JOB NO: 15-522
DESC: FTP OLEAN
DATE: 05/12/15
SCALE: 1"=30'
DRAWN BY: CA

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