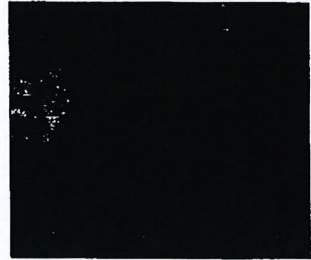




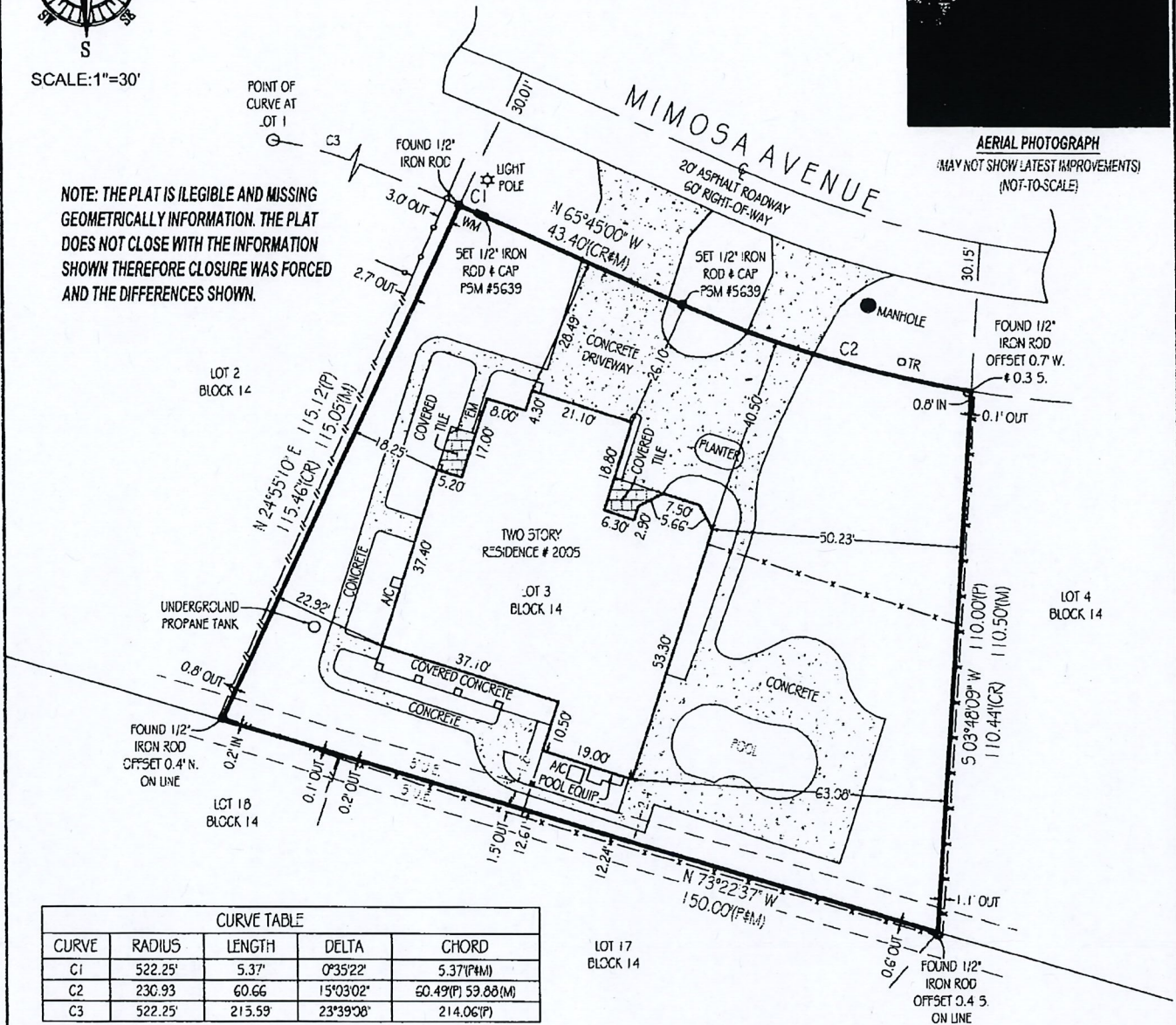
SCALE: 1"=30'

BEARING REFERENCE:
CENTER LINE OF MIMOSA AVENUE AS S. 65°44'44" E.
ALL BEARINGS SHOWN HEREON REFERENCED THERETO.



AERIAL PHOTOGRAPH
(MAY NOT SHOW LATEST IMPROVEMENTS)
(NOT-TO-SCALE)

NOTE: THE PLAT IS ILEGIBLE AND MISSING GEOMETRICALLY INFORMATION. THE PLAT DOES NOT CLOSE WITH THE INFORMATION SHOWN THEREFORE CLOSURE WAS FORCED AND THE DIFFERENCES SHOWN.



CURVE TABLE				
CURVE	RADIUS	LENGTH	DELTA	CHORD
C1	522.25'	5.37'	0°35'22"	5.37'(F#M)
C2	230.93	60.66	15°03'02"	60.49'(P) 59.88'(M)
C3	522.25'	215.59'	23°39'08"	214.06'(P)

Platted Easements, Notable or Adverse Conditions (unplatted easements also listed if provided by client): IF APPLICABLE, RECIPIENTS OF THIS SURVEY SHOULD REVIEW THE POSITION OF ANY FENCE LINES SHOWN HEREON AND THEIR RELATIONSHIP TO THE BOUNDARY LINE
 - 5' UTILITY EASEMENT ALONG & ADJACENT TO SOUTHERLY BOUNDARY LINE.
 - FENCE & CONCRETE EXTEND THROUGH SOUTHERLY EASEMENT AS SHOWN.

This survey has been issued by the following Landtec Surveying office: 600 Fairway Drive - Ste. 101 Deerfield Beach, FL. 33441 Office: (561) 367-3587 Fax: (561) 465-3145 www.LandtecSurveying.com	PLEASE NOTE: SUBJECT PROPERTY IS SERVICED BY PUBLIC UTILITIES. NO APPROVAL FOR CONSTRUCTION HAS BEEN MADE BY THIS OFFICE.	<p>LANDTEC SURVEYING Proudly Serving Florida's Land Title & Real Estate Industries. ... measurably better! LICENSED BUSINESS # 8007</p>	
	Job Number: 92706-SE		Rev:
	Drawn By: C. Rand		Rev:
	Date of Field Work: 10/04/2018		Rev:

LEGAL DESCRIPTION:

LOT 3, BLOCK 14, SURFSIDE UNIT TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGE(S) 8, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.

PROPERTY ADDRESS:

2005 MIMOSA AVENUE
FORT PIERCE, FL 34949

INVOICE NUMBER: 92706-SE

DATE OF FIELD WORK: 10/03/2018

CERTIFIED TO

DOWN HOME TITLE SERVICES, INC.
WESTCOR LAND TITLE INSURANCE COMPANY
PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC, ISAOA
IGOR KUBLITSKIY

FLOOD ZONE: X

FLOOD MAP: 12111C

PANEL: 0183

SUFFIX: J

PANEL DATE: 02/16/2012

PLATTED EASEMENTS, NOTABLE OR ADVERSE CONDITIONS (UNPLATTED EASEMENTS ALSO LISTED IF PROVIDED BY CLIENT):
IF APPLICABLE, RECIPIENTS OF THIS SURVEY SHOULD REVIEW THE POSITION OF ANY FENCE LINES SHOWN HEREON AND THEIR RELATIONSHIP TO THE BOUNDARY LINE.

- 5' UTILITY EASEMENT ALONG & ADJACENT TO SOUTHERLY BOUNDARY LINE.
- FENCE & CONCRETE EXTEND THROUGH SOUTHERLY EASEMENT AS SHOWN.

GENERAL NOTES:

1. THIS SURVEY IS BASED UPON RECORD INFORMATION PROVIDED BY CLIENT. NO SPECIFIC SEARCH OF THE PUBLIC RECORD HAS BEEN MADE BY THIS OFFICE UNLESS OTHERWISE NOTED.
2. IF THIS SURVEY HAS BEEN PREPARED FOR THE PURPOSES OF A MORTGAGE TRANSACTION, ITS SCOPE IS LIMITED TO THE DETERMINATION OF TITLE DEFICIENCIES. NO FUTURE CONSTRUCTION SHALL BE BASED UPON THIS SURVEY WITHOUT FIRST OBTAINING APPROVAL AND/OR UPDATES FROM LANDTEC SURVEYING. LANDTEC SURVEYING ASSUMES NO RESPONSIBILITY FOR ERRORS RESULTING FROM FAILURE TO ADHERE TO THIS CLAUSE.
3. ANY FENCES SHOWN HEREON ARE ILLUSTRATIVE OF THEIR GENERAL POSITION ONLY. FENCE TIES SHOWN ARE TO GENERAL CENTERLINE OF FENCE. THIS OFFICE WILL NOT BE RESPONSIBLE FOR DAMAGES RESULTING FROM THE REMOVAL OF, OR CHANGES MADE TO, ANY FENCES UNLESS WE HAVE PROVIDED A SURVEY SPECIFICALLY LOCATING SAID FENCES FOR SUCH PURPOSES. DETERMINATION OF FENCE POSITIONS SHOULD BE BASED SOLELY ON THEIR PHYSICAL RELATIONSHIP TO THE MONUMENTED BOUNDARY LINES.
4. GRAPHIC REPRESENTATIONS MAY HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE MEASURED RELATIONSHIPS - DIMENSIONS SHALL HAVE PRECEDENCE OVER SCALED POSITIONS.
5. UNDERGROUND IMPROVEMENTS HAVE NOT BEEN LOCATED EXCEPT AS SPECIFICALLY SHOWN.
6. ELEVATIONS ARE BASED UPON NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D. 1929) OR NORTH AMERICAN VERTICAL DATUM (N.A.V.D. 1988) AS SHOWN ABOVE.
7. ALL BOUNDARY AND CONTROL DIMENSIONS SHOWN ARE FIELD MEASURED AND CORRESPOND TO RECORD INFORMATION UNLESS SPECIFICALLY NOTED OTHERWISE.
8. CORNERS SHOWN AS "SET" ARE IDENTIFIED WITH A CAP MARKED LS (LICENSED SURVEYOR) # 5639.

I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS FOR SURVEYS, AS SET FORTH BY THE FLORIDA BOARD OF SURVEYORS AND MAPPERS IN CHAPTER SJ-17.051 & SJ-17.052 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND THAT THE ELECTRONIC SIGNATURE AND SEAL HEREON MEETS PROCEDURES AS SET FORTH IN CHAPTER SJ-17.052, PURSUANT TO SECTION 472.025, FLORIDA STATUTES.



Digitally signed by Andrew Snyder
DN: c=US, o=Landtec Surveying Inc,
ou=A01427E00000165849526F
C00006EA1, cn=Andrew Snyder
Adobe Acrobat version:
2019.008.20071

DATE: 10/05/2018

SIGNATURE _____
ANDREW SNYDER - PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION No. 5639 (NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OR ELECTRONIC SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER SHOWN ABOVE)

LEGEND:

- | | | |
|-------------------------------------|-------------------------------|--------------------------|
| A - DENOTES ARC LENGTH | P - DENOTES PLAT | ——— BOUNDARY LINE |
| CA - DENOTES CENTRAL ANGLE | PH - DENOTES POOL HEATER | ——— BUILDING LINE |
| CATV - DENOTES CABLE T.V. BOX | PP - DENOTES POOL PUMP | ——— CENTERLINE |
| CF - DENOTES CALCULATED FROM FIELD | R - DENOTES RADIUS | ——— EASEMENT LINE |
| CR - DENOTES CALCULATED FROM RECORD | SV - DENOTES SEWER VALVE | - - - - - METAL FENCE |
| CH - DENOTES CHORD DISTANCE | TR - DENOTES TELEPHONE RISER | - - - - - WOODEN FENCE |
| DE - DENOTES DRAINAGE EASEMENT | UE - DENOTES UTILITY EASEMENT | - - - - - PVC FENCE |
| EM - DENOTES ELECTRIC METER | UP - DENOTES UTILITY POLE | - - - - - OVERHEAD CABLE |
| FN - DENOTES FOUND NAIL | WM - DENOTES WATER METER | |
| L - DENOTES LEGAL | WV - DENOTES WATER VALVE | |
| M - DENOTES MEASURED | | |
| OHC - DENOTES OVERHEAD CABLE | | |

