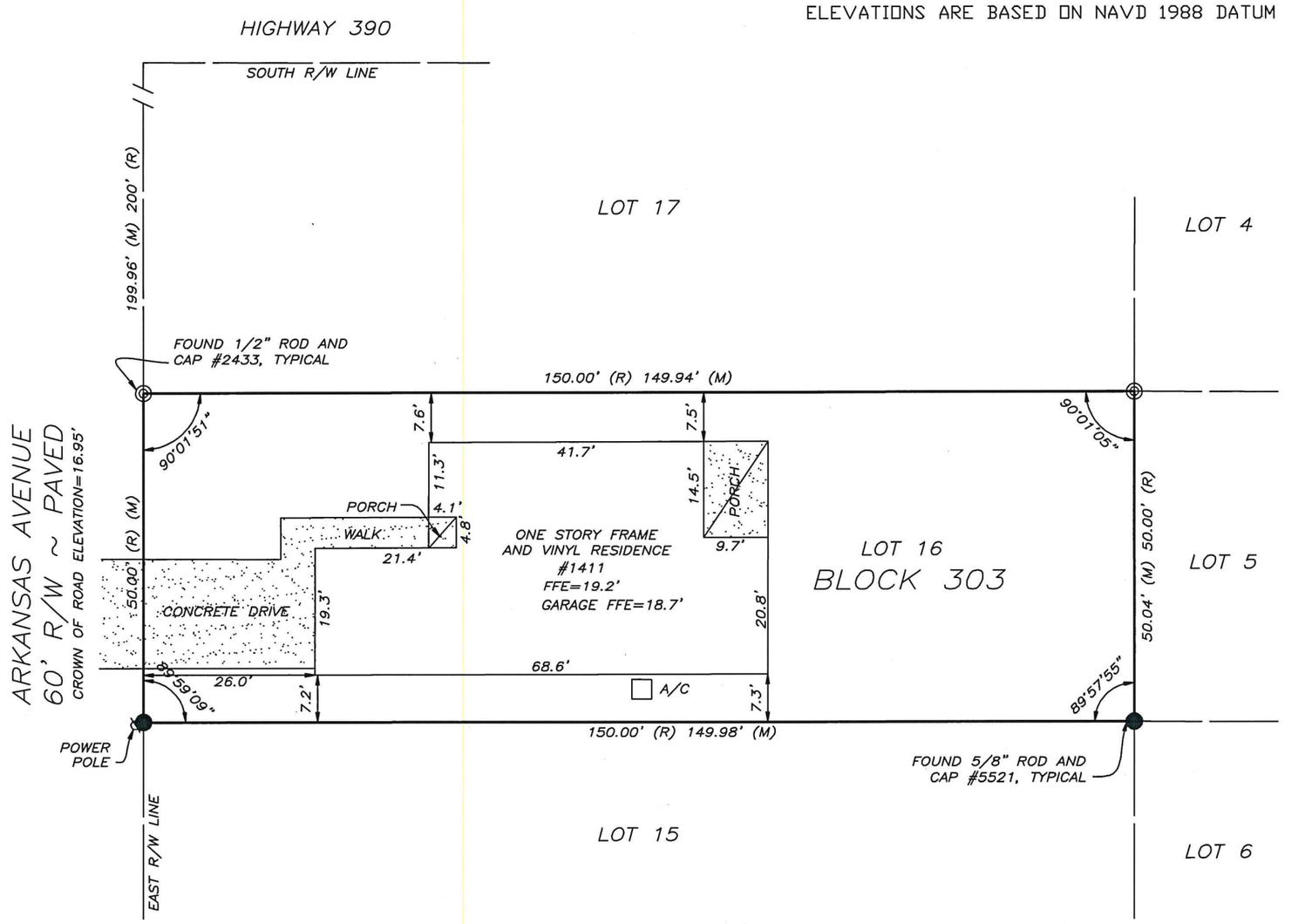
ADDRESS: 1411 ARKANSAS AVENUE
ELEVATIONS ARE BASED ON NAVD 1988 DATUM



SYMBOLS AND ABBREVIATIONS:
°= DEGREES WHEN USED IN A BEARING OR ANGLE, '= MINUTES WHEN USED IN A BEARING OR ANGLE
"= SECONDS WHEN USED IN A BEARING OR ANGLE, '= FEET WHEN USED IN A DISTANCE
N= NORTH, E= EAST, S= SOUTH, W= WEST, (R)= RECORD DATA, (M)= MEASURED DATA, R= RANGE
FCM= FOUND CONCRETE MONUMENT, FIR= FOUND IRON ROD,

LEGAL DESCRIPTION (PROVIDED BY OTHERS)
LOT 16, BLOCK 303 OF LYNN HAVEN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 9, OF THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA.

SURVEYOR'S NOTES
1) SOURCE OF INFORMATION IS A DEED FURNISHED BY THE CLIENT.
2) BEARING BASE: NO BEARINGS FURNISHED ON PLAT. SEE ANGLES.
3) THIS IS A SURFACE SURVEY ONLY. ALL IMPROVEMENTS ARE VISIBLE AS SHOWN UNLESS NOTED. NO ATTEMPT WAS MADE TO LOCATE UNDERGROUND IMPROVEMENTS OR UTILITIES.
4) FIELD WORK WAS COMPLETED ON 4/18/2023.
5) THE UNDERSIGNED SURVEYOR HAS NOT BEEN PROVIDED WITH A CURRENT TITLE OPINION OR ABSTRACT OF MATTERS AFFECTING THE TITLE OR BOUNDARY TO THE SUBJECT PROPERTY. IT IS POSSIBLE THAT THERE ARE DEEDS OF RECORD, UNRECORDED DEEDS, EASEMENTS OR OTHER INSTRUMENTS THAT COULD AFFECT THE BOUNDARIES. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY THIS OFFICE OR THE UNDERSIGNED SURVEYOR.
6) A REVIEW OF THE FLOOD INSURANCE RATE MAPS OF BAY COUNTY, FLORIDA, MAP NUMBER 12005C0332 H, INDICATES THAT THE PARCEL SHOWN HEREON IS WITHIN ZONE "X".
7) THERE ARE NO VISIBLE ENCROACHMENTS EXCEPT AS SHOWN HEREON.
8) THIS SURVEY NOT VALID WITHOUT THE ORIGINAL RAISED SEAL AND SIGNATURE OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
9) IN SOME INSTANCES IT IS NECESSARY TO EXAGGERATE THE LOCATION OF SOME FIXTURES, SUCH AS FENCES, ADDITIONAL PROPERTY CORNERS FOUND, ETC. IN ORDER TO MORE CLEARLY REPRESENT THE AFOREMENTIONED ITEMS.

SURVEYOR'S CERTIFICATE
THIS CERTIFIES THAT THE SURVEY SHOWN HEREON MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA, SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

ROGER BLAIN ANGLIN
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NUMBER 5521
DATE SIGNED 4/22/23

CERTIFIED TO:
FLORIDA COAST HOMES, LLC

BOUNDARY SURVEY PREPARED BY ANGLIN SURVEYING, LLC
FOR: FLORIDA COAST HOMES, LLC

DRAWN BY: KC APPROVED BY: RA FIELD BOOK 229, PAGE 71 PROJECT #23-364

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