

**BOUNDARY & TOPOGRAPHIC SURVEY**

**LEGAL DESCRIPTION:**

LOT 110, HOWELL ESTATES REPLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGES 47 AND 48, OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA.

**FLOOD INFORMATION:**

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 SEMINOLE COUNTY, COMMUNITY NUMBER 120289, DATED 9/25/2009.

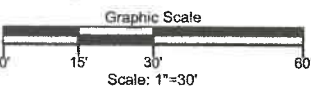
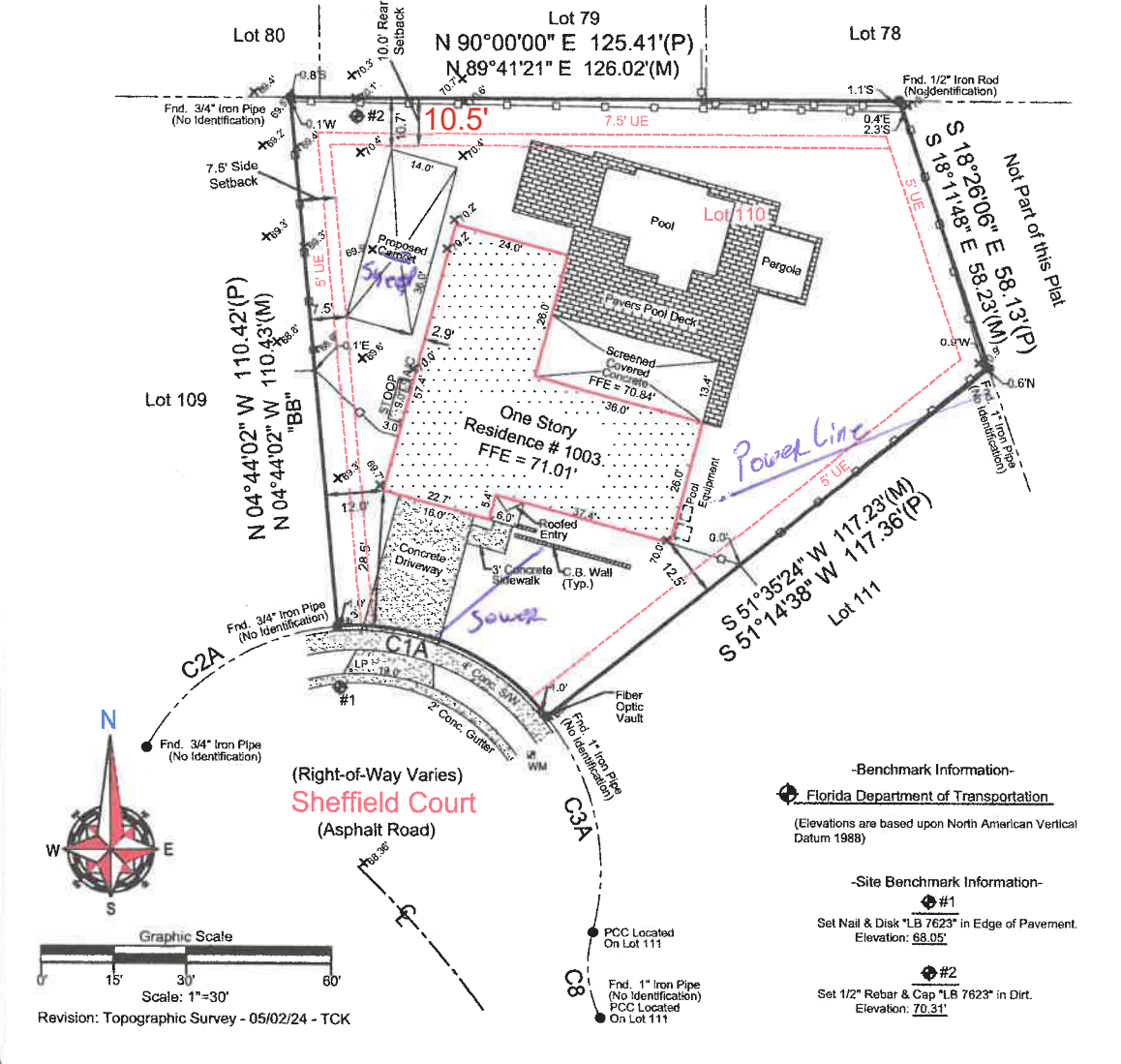
**CERTIFIED TO:**

GREG BUTCHER



1003 SHEFFIELD COURT, WINTER PARK, FLORIDA 32792

<b>C1A</b> R=50.00'(P) L=48.87'(P) Δ=56°00'00"(P) Chord Bearing= N 66°43'04" W 46.99'(C) N 66°30'49" W 47.14'(M)	<b>C2A</b> R=50.00'(P) L=48.87'(P) Δ=56°00'00"(P) Chord Bearing= S 57°15'22" W 46.95'(C) S 57°21'05" W 47.12'(M)	<b>C3A</b> R=50.00'(P) L=47.30'(P) Δ=54°12'02"(P) Chord Bearing= S 11°35'30" E 45.56'(C) S 11°36'49" E 45.68'(M)	<b>C8</b> R=25.00'(P) L=18.35'(P) Δ=42°03'48"(P) Chord Bearing= S 04°38'28" E 17.94'(C) N 04°38'28" W 17.94'(M)
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Revision: Topographic Survey - 05/02/24 - TCK

- Benchmark Information:**
  - Florida Department of Transportation
  - (Elevations are based upon North American Vertical Datum 1988)
- Site Benchmark Information:**
  - #1: Set Nail & Disk "LB 7623" in Edge of Pavement. Elevation: 68.05'
  - #2: Set 1/2" Rebar & Cap "LB 7623" in Dirt. Elevation: 70.31'

Field Date: 4/26/2024 Date Completed: 05/02/24  
 Drawn By: .P. File Number: IS-36399 TOPO

Legend	
C	- Calculated
C	- Centaline
Ca	- Concrete Block
CM	- Concrete Monument
Conc.	- Concrete
D	- Description
DE	- Drainage Easement
Easmt.	- Easement
F.E.M.A.	- Federal Emergency Management Agency
FPE	- Finished Floor Elevation
Fnd.	- Found
IP	- Iron Pipe
L	- Length (Arc)
M	- Measured
NAD	- Nail & Disk
N.R.	- Non-Radial
ORB	- Official Records Book
P	- Plat
P.B.	- Plat Book
-C-	- Wood Fence
PC	- Point of Curvature
Pg.	- Page
PI	- Point of Intersection
P.O.B.	- Point of Beginning
P.O.L.	- Point on Line
PP	- Power Pole
PRM	- Permanent Reference Monument
PT	- Point of Tangency
R	- Radius
Rad.	- Radial
R&C	- Rebar & Cap
R&C	- Recovered
Rfd.	- Roofed
S&C	- Set 1/2" Rebar & Cap "LB 7623"
Rebar	- Typical
UE	- Utility Easement
WM	- Water Meter
Δ	- Delta (Central Angle)
-O-	- 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 Mistaks.
- >Subject to any Easements and/or Restrictions of Record.
- >Bearing basis shown hereon, is Assumed and Based upon the Line Denoted with a "BB".
- >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.

NONE VISIBLE

**POINTS OF INTEREST:**

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 as Noted and Conforms to the Standards of Practice for Land Surveying in the State of Florida in accordance with Chapter 53-17.052 Florida Administrative Codes, Pursuant to Section 472.027 Florida Statutes.

*Patrick K. Ireland*  
 PATRICK K. IRELAND, SURVEYOR  
 NO. 6637  
 STATE OF FLORIDA

PATRICK IRELAND 6637 LB: 7623

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