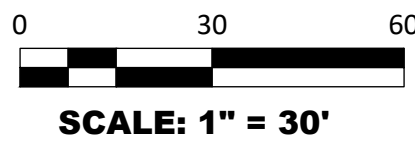
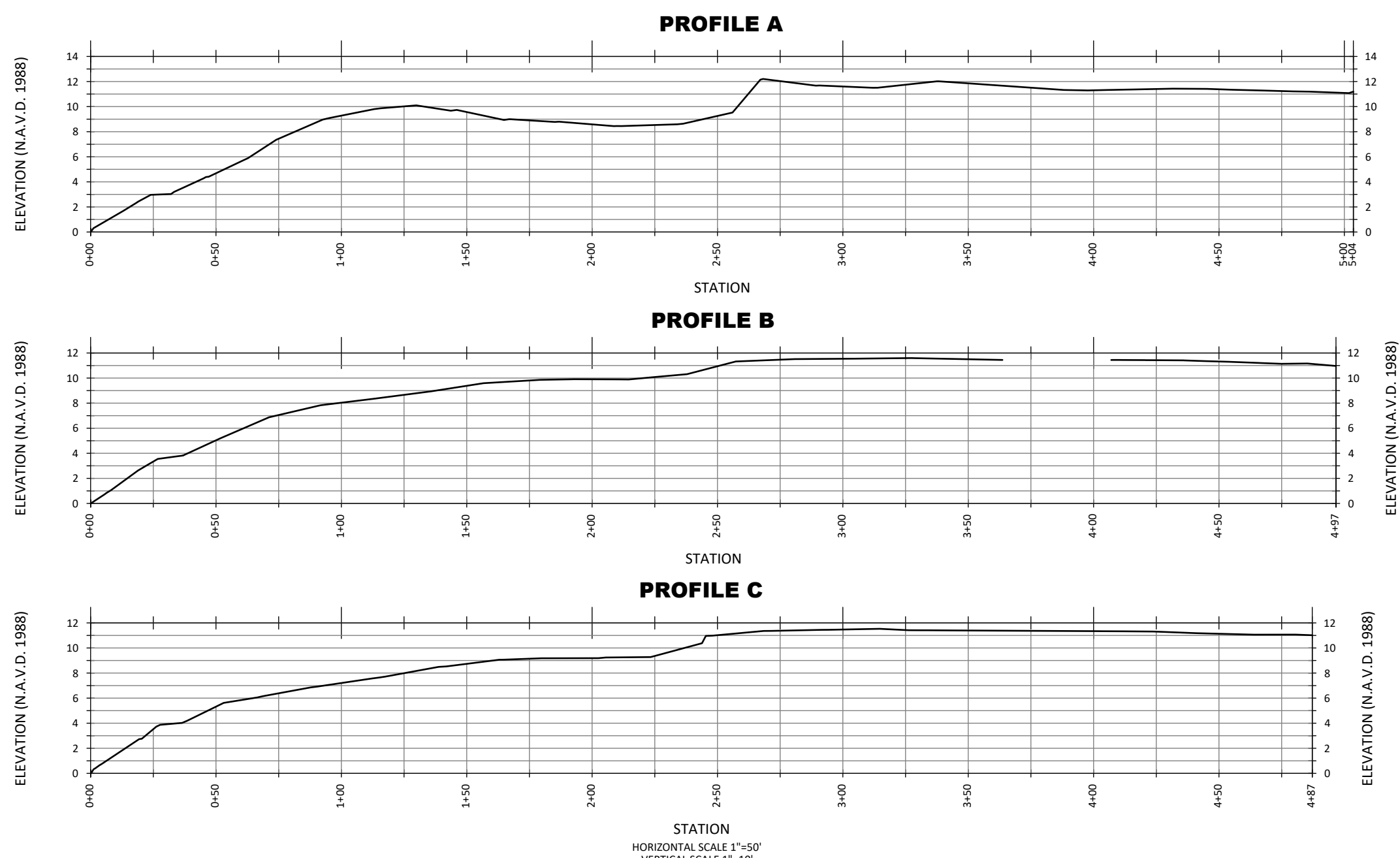


LEGEND

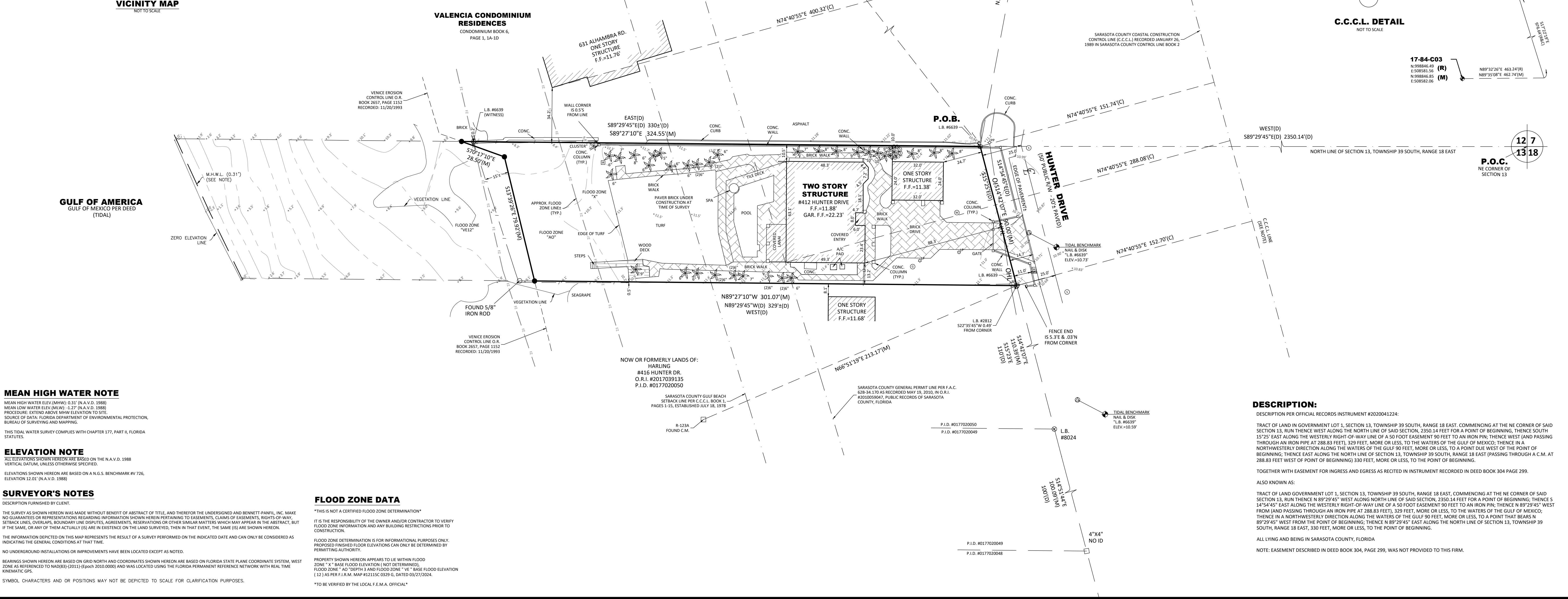
(P) = PLAT DIMENSION	□ = CONCRETE MONUMENT FOUND (SIZE & I.D. NOTED)
(M) = MEASURED DIMENSION	○ = CONCRETE MONUMENT SET (4"X4", BPI LB 6639)
(C) = CALCULATED DIMENSION	○ = 5/8" CAPTOP IRON ROD SET (3/4" LB 6639)
(R) = RECORDED DIMENSION	○ = CAPTOP IRON ROD FOUND (I.D. NOTED)
(L) = LICENSED SURVEYOR BUSINESS	○ = 5/8" IRON ROD FOUND
L.S. = LAND SURVEYOR	○ = NAIL & DISK FOUND (I.D. NOTED)
R.L.S. = REGISTERED LAND SURVEYOR	○ = NAIL & DISK SET (BPI LB 6639)
P.S. = PROFESSIONAL SURVEYOR AND MAPPER	○ = FOUND METAL DISK (I.D. NOTED)
P.C.P. = PERMANENT PLAT CONTROL POINT	○ = METAL DISK SET (BPI LB 6639)
P.R.M. = PERMANENT REFERENCE MONUMENT	○ = NAIL FOUND
P.O.B. = POINT OF BEGINNING	○ = WATER METER
P.O.C. = POINT OF COMMENCEMENT	○ = WELL
P.C.C. = POINT OF COMPOUND CURVATURE	○ = BACKFLOW PREVENTER
P.A.C. = POINT OF TANGENCY	○ = BRIGATION HANDHOOD
P.T. = POINT OF TANGENCY	○ = TELEVISION RISER
P.I. = POINT OF INTERSECTION	○ = WOOD UTILITY POLE
C.M. = CONC. MONUMENT	○ = LIGHT POLE
R.W. = RIGHT-OF-WAY	○ = GUY ANCHOR
C.L. = CENTER LINE	○ = SEWER MANHOLE
F.I.A.M. = FLOOD INSURANCE RATE MAP	○ = UNDERGROUND PROPANE
N.A.V.D. = NORTH AMERICAN VERTICAL DATUM	○ = EXISTING ELEVATION
N.A.S.D. = NORTH AMERICAN DATUM	P.B. = PLAT BOOK, PAGE
P.B. = PLAT BOOK, PAGE	P.I.D. = PLAT IDENTIFICATION NUMBER
P.I.D. = PLAT IDENTIFICATION NUMBER	O.R.I. = OFFICIAL RECORDS INSTRUMENT
O.R.I. = OFFICIAL RECORDS INSTRUMENT	T.B.M. = TEMPORARY BENCH MARK
T.B.M. = TEMPORARY BENCH MARK	F.F. = FINISHED FLOOR
F.F. = FINISHED FLOOR	G.A.R. = GARAGE
G.A.R. = GARAGE	E.L. = ELEVATION
E.L. = ELEVATION	INV. = INVERT ELEVATION
INV. = INVERT ELEVATION	(TYP) = TYPICAL
(TYP) = TYPICAL	CONC. = CONCRETE
CONC. = CONCRETE	ID. = IDENTIFICATION
ID. = IDENTIFICATION	A/C = AIR CONDITIONER
A/C = AIR CONDITIONER	M.H.W.L. = MEAN HIGH WATER LINE
M.H.W.L. = MEAN HIGH WATER LINE	M.L.W.L. = MEAN LOW WATER LINE
M.L.W.L. = MEAN LOW WATER LINE	S.H.W.L. = SEASONAL HIGH WATER LINE
S.H.W.L. = SEASONAL HIGH WATER LINE	C.C.L. = COASTAL CONSTRUCTION CONTROL LINE
C.C.L. = COASTAL CONSTRUCTION CONTROL LINE	F.D.P. = FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
F.D.P. = FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION	N.G.S. = NATIONAL GEODETIC SURVEY
N.G.S. = NATIONAL GEODETIC SURVEY	



VICINITY MAP
NOT TO SCALE



SCALE: 1" = 30'



DESCRIPTION:
DESCRIPTION PER OFFICIAL RECORDS INSTRUMENT #2020041224:
TRACT OF LAND IN GOVERNMENT LOT 1, SECTION 13, TOWNSHIP 39 SOUTH, RANGE 18 EAST, COMMENCING AT THE NE CORNER OF SAID SECTION 13, RUN THENCE WEST ALONG THE NORTH LINE OF SAID SECTION, 2350.14 FEET FOR A POINT OF BEGINNING, THENCE SOUTH 15°25' EAST ALONG THE WESTERLY RIGHT-OF-WAY LINE OF A 50 FOOT EASEMENT 90 FEET TO AN IRON PIN, THENCE WEST (AND PASSING THROUGH AN IRON PIPE AT 288.83 FEET), 329 FEET, MORE OR LESS, TO THE WATERS OF THE GULF OF MEXICO; THENCE IN A NORTHWESTERLY DIRECTION ALONG THE WATERS OF THE GULF 90 FEET, MORE OR LESS, TO A POINT THAT BEARS N 89°29'45" WEST FROM (AND PASSING THROUGH AN IRON PIPE AT 288.83 FEET), 329 FEET, MORE OR LESS, TO THE WATERS OF THE GULF OF MEXICO; THENCE IN A NORTHWESTERLY DIRECTION ALONG THE WATERS OF THE GULF 90 FEET, MORE OR LESS, TO A POINT THAT BEARS N 89°29'45" WEST FROM (AND PASSING THROUGH AN IRON PIPE AT 288.83 FEET), 329 FEET, MORE OR LESS, TO THE WATERS OF THE GULF OF MEXICO; THENCE EAST ALONG THE NORTH LINE OF SECTION 13, TOWNSHIP 39 SOUTH, RANGE 18 EAST PASSING THROUGH A C.M. AT 288.83 FEET WEST OF POINT OF BEGINNING 330 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.
TOGETHER WITH EASEMENT FOR INGRESS AND EGRESS AS RECITED IN INSTRUMENT RECORDED IN DEED BOOK 304 PAGE 299.
ALSO KNOWN AS:
TRACT OF LAND GOVERNMENT LOT 1, SECTION 13, TOWNSHIP 39 SOUTH, RANGE 18 EAST, COMMENCING AT THE NE CORNER OF SAID SECTION 13, RUN THENCE WEST ALONG THE NORTH LINE OF SAID SECTION, 2350.14 FEET FOR A POINT OF BEGINNING, THENCE SOUTH 15°25' EAST ALONG THE WESTERLY RIGHT-OF-WAY LINE OF A 50 FOOT EASEMENT 90 FEET TO AN IRON PIN, THENCE N 89°29'45" WEST FROM (AND PASSING THROUGH AN IRON PIPE AT 288.83 FEET), 329 FEET, MORE OR LESS, TO THE WATERS OF THE GULF OF MEXICO; THENCE IN A NORTHWESTERLY DIRECTION ALONG THE WATERS OF THE GULF 90 FEET, MORE OR LESS, TO A POINT THAT BEARS N 89°29'45" WEST FROM (AND PASSING THROUGH AN IRON PIPE AT 288.83 FEET), 329 FEET, MORE OR LESS, TO THE WATERS OF THE GULF OF MEXICO; THENCE EAST ALONG THE NORTH LINE OF SECTION 13, TOWNSHIP 39 SOUTH, RANGE 18 EAST PASSING THROUGH A C.M. AT 288.83 FEET WEST OF POINT OF BEGINNING 330 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.
ALL LYING AND BEING IN SARASOTA COUNTY, FLORIDA
NOTE: EASEMENT DESCRIBED IN DEED BOOK 304, PAGE 299, WAS NOT PROVIDED TO THIS FIRM.

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BOUNDARY & TOPOGRAPHIC SURVEY OF:
JUSTIN JONDA

FILE NO.: 22-08-82
DATE(S) OF FIELD SURVEY: 9/7/22 & 6/17/25

REVISION DESCRIPTION:
1. ADD ADDITIONAL COASTAL MONUMENTS
2. ADD MONUMENT TIES
3. UPDATE SURVEY, 10/6/25

DATE: 1/16/23
E.R.B.: 1/16/23
D.I.L.: 6/17/25

CHECKED BY: E.R.B.
DATE: 1/16/23

FIELD BOOK(S): 1001
PAGE(S): 74
DRAWN BY: D.L.S.
CHECKED BY: E.R.B.

SECTION: 13 TOWNSHIP 39 S. RANGE 18 E.

SHEET 1 OF 1
NOT VALID UNLESS ALL SHEETS PRESENT