

SCALE: 1" = 30'

LEGEND:

- Sanitary Manhole
- Sewer Service
- Light Pole
- Irrigation Valve Box
- Utility Vault
- Sign Post

DESCRIPTION:

The West 240 feet of Lot 7, Plaza Venezia, according to the plat thereof as recorded in Plat Book 48, Pages 7 through 7A, of the Public Records of Sarasota County, Florida.

REPORT OF SURVEY:

- This plat represents a Boundary Survey showing visible improvements.
- Bearings shown hereon refer to an assumed meridian, South line of Lot 7 = S.89°50'29"E.
- There may exist other underground fixed interior improvements, which are not visible and are not a part of this survey.
- Description shown hereon has been prepared for this plat.
- Subject to easements and rights of way of record, if any. No research has been made of easements or rights of ways of record.
- This plat has been prepared without the benefit of a Commitment for Title Insurance or a Title Policy.
- Parcel shown hereon is situated in Flood Zone "X", base flood elevation Not Determined, per Flood Insurance Rate Map 12115CD0243G, Index Map dated March 27, 2024.
- Accuracy: The expected use of the land is "Suburban". The minimum relative distance accuracy for this type of boundary survey is 1 foot in 7,500 feet. The accuracy obtained by measurement and calculation of a closed geometric figure was found to exceed this requirement.

LOT 8
OCCUPIED
405,478 Sq.Ft.
9.3085 Acres

LOT 6
NOT OCCUPIED
50651 Sq.Ft.
1.1628 Acres

LOT 7
NOT OCCUPIED
211739 Sq.Ft.
4.8609 Acres

THE WEST 240 FEET
OF LOT 7
NOT OCCUPIED
102,036 SQ. FT. ±
2.3424 ACRES ±

TRACT 'A'

TRACT 'A'

PINEBROOK ROAD
Public Right of Way (Width Varies)
Asphalt Road

COLLIN B. NAMAN, PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NUMBER 7527
NOTE: NOT VALID UNLESS IMPRINTED WITH EMBOSSSED SURVEYOR'S SEAL
OR VALIDATED SURVEYOR'S DIGITAL SIGNATURE ON PORTABLE DOCUMENT FILE

SHEET
1 of 1

DATE OF SURVEY: AUGUST 10, 2024

REVISIONS:

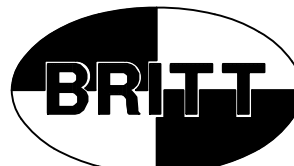
FIELD BOOK: 621 PAGE(S): 57

JOB NUMBER: 24-07-46 DRAWN BY: JN

A BOUNDARY SURVEY
THE WEST 240 FEET OF LOT 7, PLAZA VENEZIA SUBDIVISION
SARASOTA COUNTY, FLORIDA

CERTIFIED TO:

A & R DEVELOPMENT COMPANY, LLC



BRITT SURVEYING

LAND SURVEYORS AND MAPPERS
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