

LEGEND

- CONCRETE MONUMENT FOUND (SIZE & I.D. NOTED)
- CONCRETE MONUMENT SET (4"x4", L.B. #6639)
- 5/8" CAPPED IRON ROD SET (L.B. #6639)
- CAPPED IRON ROD FOUND (I.D. NOTED)
- 5/8" IRON ROD FOUND
- NAIL & DISK FOUND (I.D. NOTED)
- NAIL & DISK SET (L.B. #6639)
- FOUND METAL DISK (I.D. NOTED)
- METAL DISK SET (L.B. #6639)
- IRON PIPE FOUND (SIZE NOTED)
- NAIL FOUND
- X-CUT FOUND
- FOUND DRILL HOLE
- PLAT DIMENSION
- MEASURED DIMENSION
- CALCULATED DIMENSION
- DEEDED DIMENSION
- UTILITY & DRAINAGE
- L.B. = LICENSED SURVEYOR BUSINESS
- L.S. = LAND SURVEYOR
- P.C. = POINT OF CURVATURE
- P.T. = POINT OF TANGENCY
- P.I. = POINT OF INTERSECTION
- C.M. = CONC. MONUMENT
- R/W = RIGHT-OF-WAY
- C/L = CENTER LINE
- F.I.R.M. = FLOOD INSURANCE RATE MAP
- N.A.V.D. = NORTH AMERICAN VERTICAL DATUM
- T.B.M. = TEMPORARY BENCH MARK
- F.F. = FINISHED FLOOR
- G.R. = GARAGE
- ELEV. = ELEVATION
- INV. = INVERT ELEVATION
- 2.00' = EXISTING ELEVATION
- P.I.D. = PARCEL IDENTIFICATION NUMBER
- R.C.P. = REINFORCED CONCRETE PIPE
- PVC = POLYVINYL CHLORIDE
- O.H.L. = OVERHEAD UTILITY LINES
- (TYP.) = TYPICAL
- CONC. = CONCRETE
- I.D. = IDENTIFICATION
- A/C = AIR CONDITIONER
- UTILITY POLE
- WATER GATE VALVE
- SANITARY CLEANOUT
- TRAFFIC CONTROL BOX
- FIRE HYDRANT
- SIGN
- LIGHT POLE
- PEDESTRIAN LIGHT POLE
- MAST ARM POLE
- SEWER MANHOLE
- DRAINAGE GRATE INLET

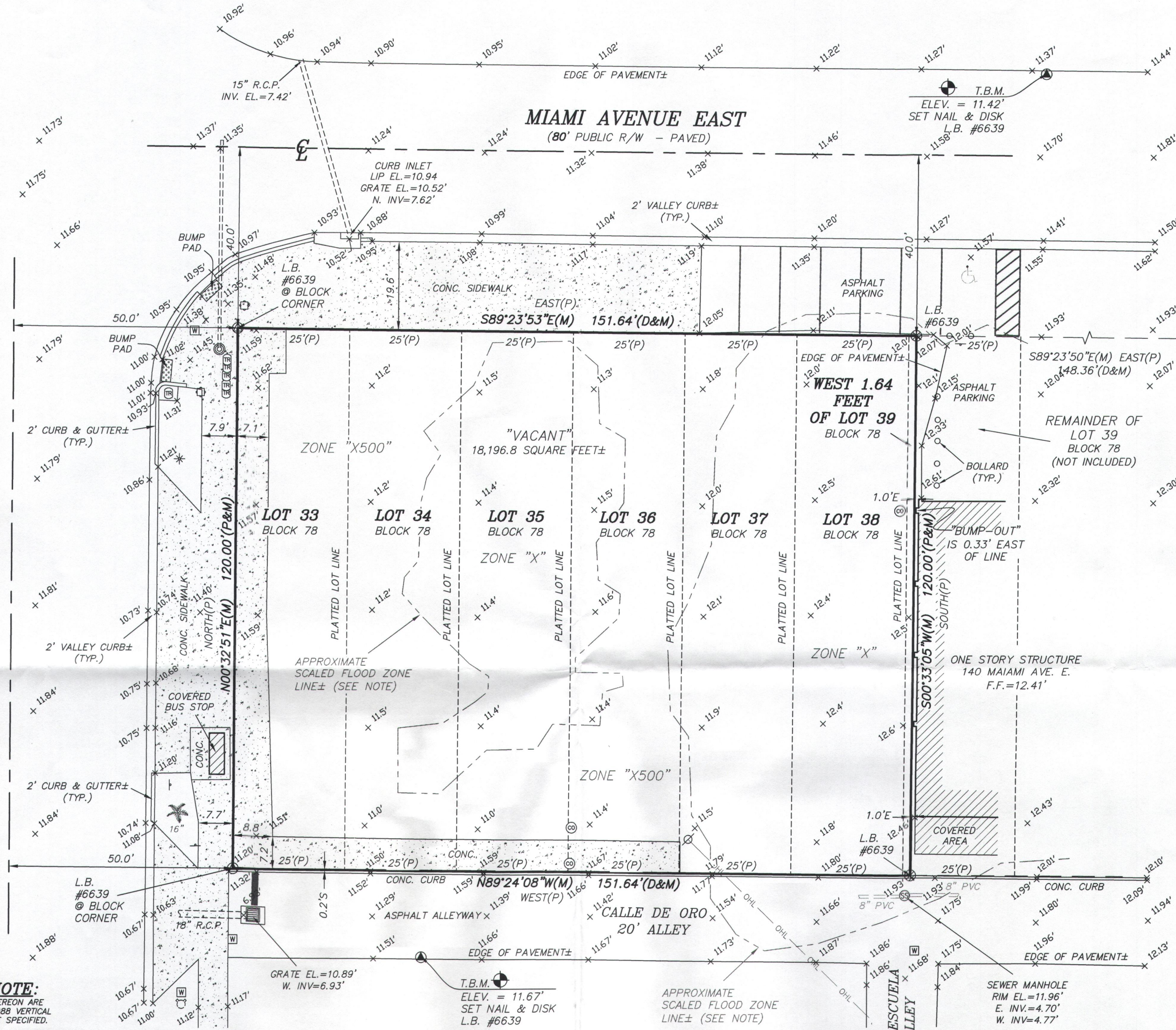
TREE LEGEND

- PALM TREE (SIZE NOTED)

TREE NOTE:

TREE SPECIES INDICATED HEREON WERE IDENTIFIED TO THE BEST OF THIS FIRM'S ABILITY. A PROFESSIONAL ARBORIST SHOULD BE CONSULTED FOR EXACT TREE SPECIES IDENTIFICATION AND CONDITION.

SOUTH TAMAMI TRAIL
THE RIALTO (P)
(100' PUBLIC R/W - 20'± PAVED)



SURVEYORS NOTES:

DESCRIPTION FURNISHED BY CLIENT.

THE SURVEY AS SHOWN HEREON WAS MADE WITHOUT BENEFIT OF ABSTRACT OF TITLE, AND THEREFOR THE UNDERSIGNED AND STRAYER SURVEYING AND MAPPING, INC. MAKE NO GUARANTEES OR REPRESENTATIONS REGARDING INFORMATION SHOWN HEREIN PERTAINING TO EASEMENTS, CLAIMS OF EASEMENTS, RIGHTS-OF-WAY, SETBACK LINES, OVERLAPS, BOUNDARY LINE DISPUTES, AGREEMENTS, RESERVATIONS OR OTHER SIMILAR MATTERS WHICH MAY APPEAR IN THE ABSTRACT, BUT IF THE SAME, OR ANY OF THEM ACTUALLY (IS) ARE IN EXISTENCE ON THE LAND SURVEYED, THEN IN THAT EVENT, THE SAME (IS) ARE SHOWN HEREON.

THIS SURVEY WAS PREPARED FOR THE EXCLUSIVE USE OF THE PARTY OR PARTIES CERTIFIED HEREON FOR THE EXPRESS PURPOSE STATED AND/OR CONTAINED IN THE CONTRACT BETWEEN STRAYER SURVEYING & MAPPING, INC. AND THE CLIENT FOR THIS PROJECT. COPYING, DISTRIBUTING, AND/OR USING THIS SURVEY, IN WHOLE OR IN PART FOR ANY PURPOSE OTHER THAN ORIGINALLY INTENDED WITHOUT WRITTEN CONSENT FROM STRAYER SURVEYING & MAPPING, INC. IS STRICTLY PROHIBITED AND RENDERS THE SURVEYOR'S CERTIFICATION, SIGNATURE AND SEAL NULL AND VOID. ANY QUESTIONS CONCERNING THE CONTENT OR PURPOSE OF THIS DRAWING SHOULD BE DIRECTED TO STRAYER SURVEYING AND MAPPING INC.

THE INFORMATION DEPICTED ON THIS MAP REPRESENTS THE RESULT OF A SURVEY PERFORMED ON THE INDICATED DATE AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONDITIONS AT THAT TIME.

NO UNDERGROUND INSTALLATIONS OR IMPROVEMENTS HAVE BEEN LOCATED EXCEPT AS NOTED.

SYMBOL CHARACTERS AND OR POSITIONS MAY NOT BE DEPICTED TO SCALE FOR CLARIFICATION PURPOSES.

ELEVATION NOTE:

ALL ELEVATIONS SHOWN HEREON ARE BASED ON THE N.A.V.D. 1988 VERTICAL DATUM, UNLESS OTHERWISE SPECIFIED.

ELEVATIONS SHOWN HEREON ARE BASED ON A N.G.S. BENCHMARK #A 255, ELEVATION 11.66' (N.A.V.D. 1988)

FLOOD ZONE DATA:

THIS IS NOT A CERTIFIED FLOOD ZONE DETERMINATION

IT IS THE RESPONSIBILITY OF THE OWNER AND/OR CONTRACTOR TO VERIFY FLOOD ZONE INFORMATION AND ANY BUILDING RESTRICTIONS PRIOR TO CONSTRUCTION.

FLOOD ZONE DETERMINATION IS FOR INFORMATIONAL PURPOSES ONLY. PROPOSED FINISHED FLOOR ELEVATIONS CAN ONLY BE DETERMINED BY PERMITTING AUTHORITY.

PROPERTY SHOWN HEREON APPEARS TO LIE WITHIN FLOOD ZONE "X" BASE FLOOD ELEVATION (NOT DETERMINED) & ZONE "X500" BASE FLOOD ELEVATION (NOT DETERMINED) AS PER F.I.R.M. MAP #12115C 0327 F, DATED 11/04/2016.

TO BE VERIFIED BY THE LOCAL F.E.M.A. OFFICIAL

FPRN STATE PLANE COORDINATE NOTE:

BEARINGS SHOWN HEREON ARE BASED ON GRID NORTH AND COORDINATES SHOWN HEREON ARE BASED ON FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE AS REFERENCED TO NAD(83)-(2011)-(Epoch 2010.0000) AND WAS LOCATED USING THE FLORIDA PERMANENT REFERENCE NETWORK WITH REAL TIME KINEMATIC GPS.

BOUNDARY & TOPOGRAPHIC
SURVEY OF:
LOTS 33, 34, 35, 36, 37, 38
AND THE WEST 1.64 FEET OF
LOT 39, BLOCK 78,
VENICE GULF VIEW SECTION

ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGES 77 AND 77A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA CITY OF VENICE, FLORIDA

CERTIFIED TO:
J2 SOLUTIONS INC.

FILE NUMBER:
DATE OF FIELD SURVEY:
FIELD BOOK:
PAGE:
CHECKED BY:
DRAWN BY:

20-04-37
4/28/2020
860
43
B.G.R.
D.J.S.

REVISION:

THIS SURVEY IS PROTECTED BY COPYRIGHT AND IS CERTIFIED ONLY TO THE PEOPLE LISTED HEREON, AND ONLY FOR THIS PARTICULAR TRANSACTION. THE SURVEYOR EXPRESSLY DISCLAIMS ANY CERTIFICATION TO THIRD PARTIES IN FUTURE TRANSACTIONS. NO PERSON OTHER THAN THOSE LISTED SHOULD RELY ON THIS SURVEY.

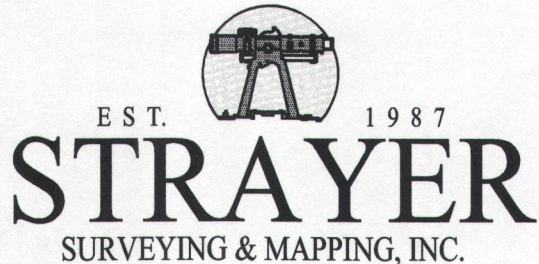
THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE "STANDARDS OF PRACTICE FOR SURVEYS" SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND IS NOT INTENDED TO MEET ANY OTHER MUNICIPAL OR NATIONAL STANDARD OR REQUIREMENT UNLESS NOTED.

STRAYER SURVEYING & MAPPING, INC.
LICENSED SURVEYOR BUSINESS NO. 6639

B. GREGORY RIETH

FLORIDA SURVEYOR & MAPPER REG'N. #5228

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.



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