

BOUNDARY SURVEY

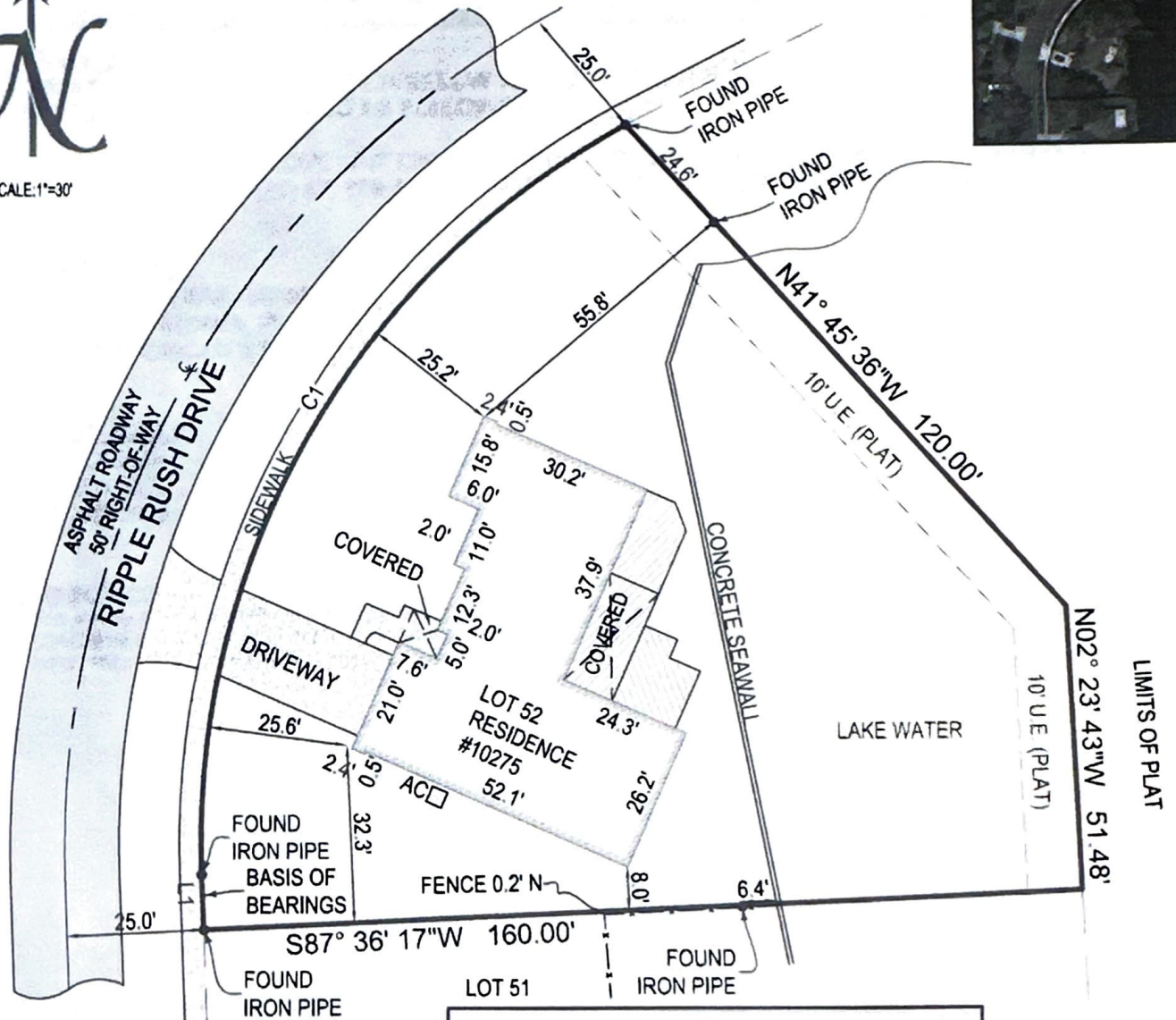
Date Of Field Work - 03/15/2017 Drawn By - J.H. Order #: 100006783

AERIAL PHOTOGRAPH
(NOT-TO-SCALE)

10275 Ripple Rush Dr West, Jacksonville, Florida 32257



SCALE: 1"=30'



Line Table		
Line #	Length	Direction
L1	10.00'	N02° 23' 43"W

Curve Table					
Curve #	Length	Radius	Delta	Chord Length	Chord Direction
C1	166.85'	149.38'	63° 59' 49"	158.31'	S29° 36' 11"W

- ALL ANGLES AND DISTANCES SHOWN HEREON ARE BOTH RECORD AND MEASURED UNLESS OTHERWISE NOTED

SHEET 1 OF 2 (SKETCH OF SURVEY) - SEE SHEET 2 OF 2 FOR LEGAL DESCRIPTION, AND OTHER SURVEY RELATED DATA. SURVEY IS NOT COMPLETE WITHOUT ALL SHEETS

NEXGEN

SURVEYING, LLC.

PHONE: 561.508.6272
FAX: 561.508.6309
LB 8111



5601 CORPORATE WAY, SUITE 103 WEST PALM BEACH, FL 33407
NexgenSurveying.com

BOUNDARY SURVEY

Date of Field Work: 03/15/2017

Drawn By: J.H.

Order #: 1000006783

File #: 200.0623

10275 RIPPLE RUSH DR WEST, JACKSONVILLE, FL 32257

LEGAL DESCRIPTION:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DUVAL, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

LOT 52, OF MALLARD COVE UNIT ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 44, PAGE(S) 87, 87A AND 87B, OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA

CERTIFIED TO:

- SHELLEY RENAE GARNER
- J. RILEY WILLIAMS, PLC.
- FIRST AMERICAN TITLE INS. CO.

FLOOD ZONE:

12031C0554H

ZONE: X

EFF. 6/3/2013

SURVEY NOTES:

- This survey is for conveyance purposes only and not intended for construction purposes without permission of this surveyor.
- CONCRETE SEAWALL EXTENDS THROUGH NORTH AND SOUTH PROPERTY LINES AS SHOWN
- WEST PROPERTY CORNERS FALL IN LAKE WATER

LEGEND

A/C -AIR CONDITIONER
AL -ARC LENGTH
(C) -CALCULATED
D.E. -DRAINAGE EASEMENT
(M) -MEASURED
P.O.B. -POINT OF BEGINNING
P.O.C. -POINT OF COMMENCING

P.B. -PLAT BOOK
P.G. -PAGE
P.U.E. -PUBLIC UTILITY EASEMENT
R -RADIUS
(R) -RECORD
U.E. -UTILITY EASEMENT
WM -WATER METER

- - - FENCE
-NUMBER
■ -ASPHALT
■ -CONCRETE
■ -PAVER/BRICK
■ -WOOD
⊙ -LIGHT POLE
⊙ -WELL

⊗ -WATER VALVE
ε -CENTER LINE
■ -CATCH BASIN
⊕ -FIRE HYDRANT
⊙ -POLE
● -MANHOLE
XXX -TOPOGRAPHIC ELEVATION



561.508.6272
www.NexGenSurveying.com

5601 Corporate Way
Suite 103
West Palm Beach, FL 33407



J. RILEY WILLIAMS
(904) 425-0040 PLC