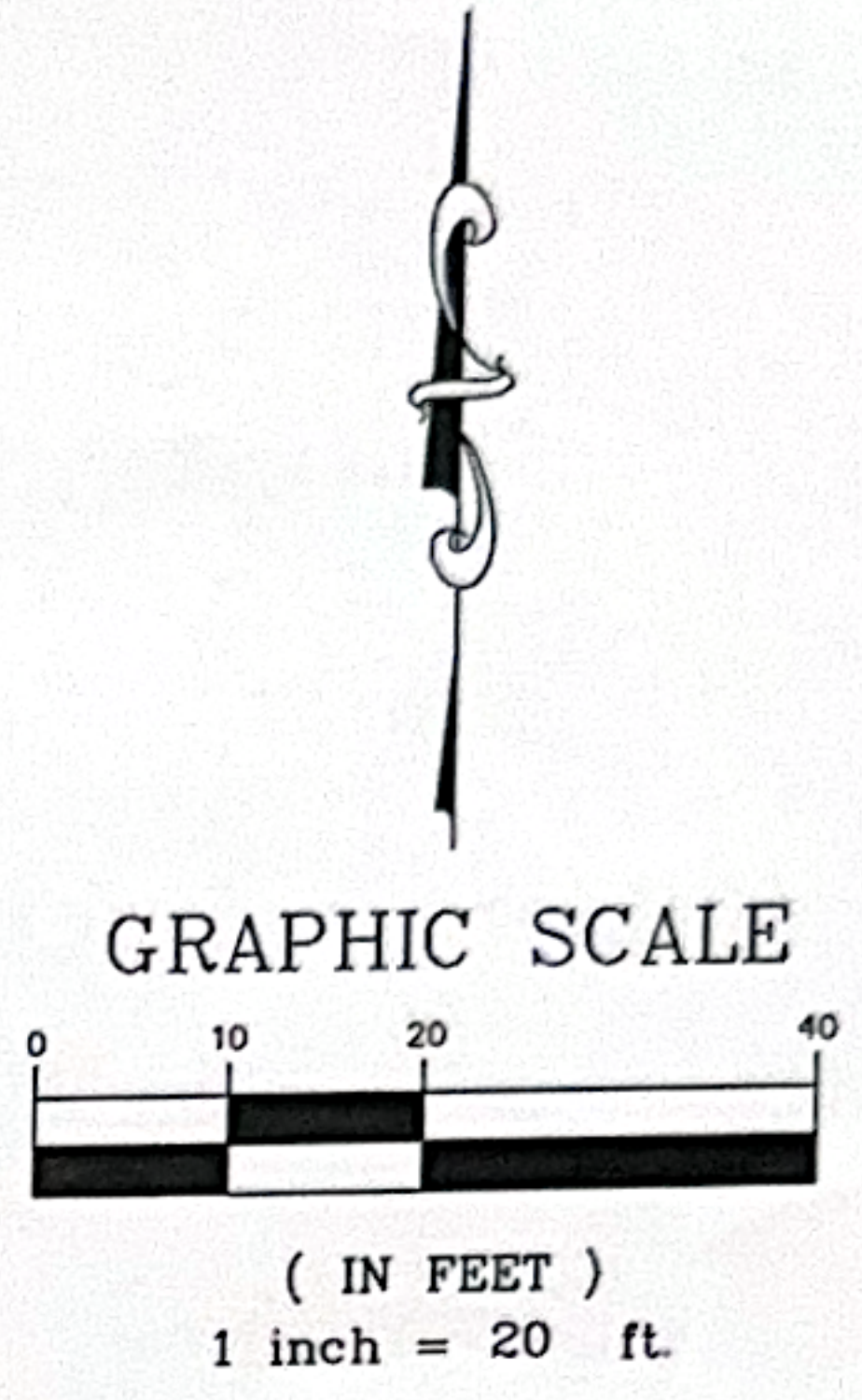
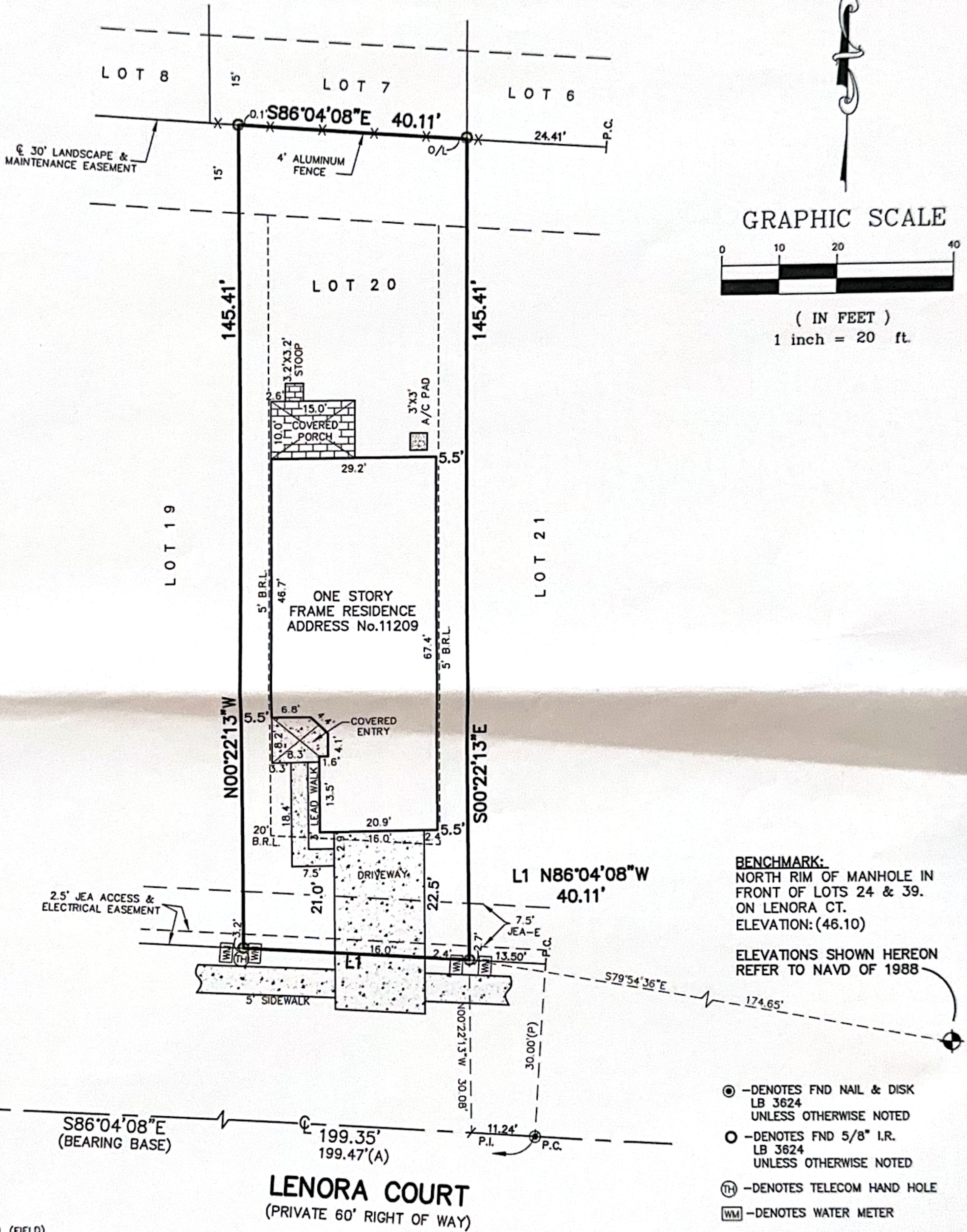


MAP SHOWING BOUNDARY SURVEY OF LOT 20 AS SHOWN ON MAP OF MONTEREY PINES PHASE 1

AS RECORDED IN PLAT BOOK 73 PAGES 131-141 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLA.

CERTIFIED TO: TRACY L. WILCOX
PULTE MORTGAGE COMPANY
PGP TITLE OF FLORIDA, INC.
PREMIER LAND TITLE INSURANCE COMPANY
PULTE HOME COMPANY, LLC



BENCHMARK:
NORTH RIM OF MANHOLE IN
FRONT OF LOTS 24 & 39.
ON LENORA CT.
ELEVATION: (46.10)

ELEVATIONS SHOWN HEREON
REFER TO NAVD OF 1988

- ⊙ - DENOTES FND NAIL & DISK
LB 3624
UNLESS OTHERWISE NOTED
- - DENOTES FND 5/8" I.R.
LB 3624
UNLESS OTHERWISE NOTED
- Ⓜ - DENOTES TELECOM HAND HOLE
- WM - DENOTES WATER METER
- ▒ - DENOTES CONCRETE
- ▒ - DENOTES BRICK PAVERS

FINAL; W.O. #195367; 12-03-21 (FIELD)
FOUNDATION, F.F.E.; W.O. # 191159; 06-09-21 (FIELD)
LOT & HOUSE STAKE OUT (GOOD-SET F.F.E.); W.O. #190918; 05-28-21 (FIELD)

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.
THERE MAY BE ADDITIONAL EASEMENTS AND/OR RESTRICTIONS THAT ARE NOT SHOWN
ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTE:
SIDE/FRONT TIES ARE TO THE FOUNDATION.

UNDERGROUND ENCROACHMENTS NOT LOCATED

THE LAND SHOWN HEREON IS IN THE SPECIAL FLOOD HAZARD ZONE "X" AS SHOWN ON FLOOD
INSURANCE RATE MAP 0567 H FOR DUVAL COUNTY, FLORIDA, F.I.R.M INDEX DATE 06-03-13

ALL AMERICAN SURVEYORS OF FLORIDA, INC.

LAND SURVEYORS - 3751 SAN JOSE PLACE, SUITE 15 - JACKSONVILLE, FLORIDA, 32257 - 904/279-0088 - LICENSED LAND BUSINESS NO. 3857

Legend	
COV.	COVERED
FND.	FOUND
ESMT	EASEMENT
CONC.	CONCRETE
MON.	MONUMENT
LP.	IRON PIPE
LR.	IRON ROD
Δ	DELTA ANGLE
CH	CHORD
A	ARC LENGTH
R	RADIUS
(C)	CALCULATED
(D)	DEED
(P)	PLAT
(R)	RADIAL LINE
⊕	CENTER LINE
R/W	RIGHT-OF-WAY
(A)	ACTUAL
(W)	WITNESS
F.F.E.	FINISH FLOOR ELEVATION
A/C	AIR CONDITIONER
I.D.	IDENTIFICATION
P.R.M.	PERMANENT REFERENCE MONUMENT
P.T.	POINT OF TANGENCY
P.C.P.	PERMANENT CONTROL POINT
P.C.	POINT OF CURVE
P.R.C.	POINT OF REVERSE CURVE
P.C.C.	POINT OF COMPOUND CURVE
B.R.L.	BUILDING RESTRICTION
F.P.&L.	FLORIDA POWER & LIGHT (TYP.)
(TYP.)	TYPICAL
NOVD	NATIONAL GEODETIC VERTICAL DATUM
NAVD	NORTH AMERICAN VERTICAL DATUM
N.T.S.	NOT TO SCALE
LB	LICENSED BUSINESS
P.I.	POINT OF INTERSECTION
EDW	EDGE OF WATER
TOB	TOP OF BANK

THIS IS TO CERTIFY THAT THE ABOVE LANDS WERE SURVEYED UNDER MY RESPONSIBLE SUPERVISION AND DIRECTION, THAT THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN AND THAT THE SURVEY SHOWN HEREON MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO CHAPTER 472.027 / CHAPTER 61G17-6, FLORIDA STATUTES.

SURVEY NOT VALID UNLESS EMBOSSED BY SEAL
JAMES D. HARRISON, JR., No. 2647
MICHAEL A. GARRETT, No. 6643

12-17-2021

FLORIDA REGISTERED SURVEYOR AND MAPPER

SCALE 1"=20'
DATE 03-12-21

