

# SKETCH OF SURVEY

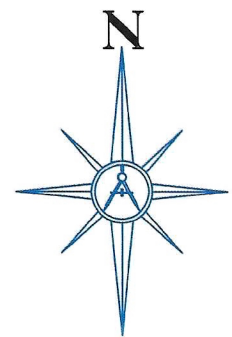
TYPE OF SURVEY: BOUNDARY

30 0 15 30



GRAPHIC SCALE (In Feet)

1 inch = 30 ft.



FND. N&D  
C/L ROAD  
# 6734

L-7

P.C.  
FND. (4)N&D  
C/L ROAD  
# 6734

C-2

P.R.C.  
FND. CUT  
NAIL  
C/L ROAD

LOT  
11  
BLOCK  
2

RIVER BEND VILLAGE  
(P.B. 144, PG. 42)

(P.B. 144, PG. 42)  
S89°10'01"W 210.00' (P.&C.)  
N89°10'56"W 210.00' (D.&C.)

FD. 1/2"  
I.R. # 2769  
3.63'E. &  
0.26"N.

PLAT LIMITS  
N89°10'56"W 90.00' (D.)  
S89°10'01"W 90.00' (C.)  
S89°16'50"W 90.00' (M.)  
(P.B. 144, PG. 42)

SET 1/2"  
IR #7723

PLAT LIMITS

FD. 3"x3"  
C.M.  
AT PARCEL ID:  
02-27-15-00  
000-410-0200

P.C.  
FND. N&D  
C/L ROAD  
# 6734

(P.B. 144, PG. 42)  
B.R. 143.33' (M.)  
N00°49'18"W 143.30' (P.)

2' CURB & GUTTER

SIGN

TRACT "F"  
PRIVATE LANDSCAPE TRACT

S00°34'50"W 180.00' (D.)  
S00°49'18"E 179.66' (P.&C.)  
S00°42'54"E 179.81' (M.)  
(P.B. 144, PG. 42)

HEAVILY WOODED

W. 90 FT. OF PARCEL  
AS DESCRIBED IN  
O.R.B. 6570, PG. 1232

VACANT LOT

TRACT "G"  
PRIVATE INGRESS/EGRESS,  
DRAINAGE & UTILITY TRACT

NORTH BEND DRIVE

60' R/W  
ASPHALT PAVEMENT

ASPHALT PAVEMENT

ASPHALT PAVEMENT

FND. MAG  
NAIL  
C/L ROAD

P.I.

L-2

FD. 3"x3"  
C.M.

(P.B. 144, PG. 42)

N89°09'57"E 89.30' (M.)  
N89°09'26"E 90.00' (P.&C.)  
S89°10'56"E 90.00' (D.)

S89°10'56"E 210.00' (D.&C.)  
N89°09'26"E 210.00' (P.&C.)  
(P.B. 144, PG. 42)

FD. 1/2"  
I.R. # 2769

120.00'  
(D.&C.)

P.O.B.  
CALC.

F.V.

GUY

WUP

13.5'

MANHOLE

5' S/W

5.1'

5.0'

33.0'

ANCLOTE ROAD

ASPHALT PAVEMENT

66' R/W

ASPHALT PAVEMENT

L-1

CALC.

L-5

PARCEL ID:  
02-27-15-90810-000-0031

N00°34'50"E 180.00' (D.&C.)  
N00°50'47"W 179.62' (P.&C.)  
(P.B. 144, PG. 42)

TIETZ ALLOTMENT  
(P.B. 6, PG. 52)

LOT  
3

P.O.C.  
AT SE. CORNER  
OF SEC. 2-27-15 0

L-6

# SKETCH OF SURVEY

TYPE OF SURVEY: BOUNDARY

## Legal Description:

The Westerly ninety feet (90') of the following described property:

Begin at the Southeast corner of Section 2, Township 27 South, Range 15 East; thence run North 00°45'58" West a distance of 1330.37 feet; thence run South 89°10'56" West a distance of 928.57 feet; thence run North 00°34'50" East a distance of 33.00 feet to the Point of Beginning; thence run North 00°34'50" East a distance of 180.00 feet; thence run North 89°10'56" West a distance of 210.00 feet; thence run South 00°34'50" West a distance of 180.00 feet; thence run South 89°10'56" East a distance of 210.00 feet to the Point of Beginning.

## Property Address:

Anclote Road  
Tarpon Springs, Florida 34689

23-3970  
PAGE 1 OF 2

### GENERAL NOTES:

- 1) LEGAL DESCRIPTION PROVIDED BY OTHERS.
- 2) UNDERGROUND FEATURES, SUCH AS IMPROVEMENTS, ENCROACHMENTS, FOUNDATIONS OR UTILITIES, IF EXISTENT, WERE NOT LOCATED AS A PART OF THIS SURVEY.
- 3) BUILDING TIES ARE TO THE FACE OF THE WALL AND ARE NOT TO BE USED TO RECONSTRUCT BOUNDARY LINES. THE DIMENSIONS OF BUILDING(S) AS SHOWN HEREON DO NOT INCLUDE AN EAVE OVERHANG UNLESS NOTED.
- 4) NO IDENTIFICATION FOUND ON PROPERTY CORNERS UNLESS OTHERWISE SHOWN.
- 5) DIMENSIONS SHOWN ARE PLAT AND MEASURED UNLESS OTHERWISE SHOWN.
- 6) BEARINGS SHOWN HEREON ARE REFERENCED TO THE LINE NOTED B.R.
- 7) THE SURVEY DEPICTED HEREON FORMS A CLOSED GEOMETRIC FIGURE.
- 8) THIS SURVEY IS PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF THE PARTIES LISTED HEREON. LIABILITY TO THIRD PARTIES MAY NOT BE TRANSFERRED OR ASSIGNED.
- 9) THIS DRAWING MAY NOT BE TO SCALE DUE TO ELECTRONIC TRANSFER OR COPY.
- 10) THIS SURVEY DOES NOT REFLECT OR DETERMINE PROPERTY OWNERSHIP OWNERSHIP OF FENCES, IF ANY, WERE NOT DETERMINED AS A PART OF THIS SURVEY.
- 11) THE SURVEY DEPICTED HEREON IS NOT INTENDED TO SHOW THE LOCATION OR EXISTENCE OF ANY WETLAND OR JURISDICTIONAL AREAS. THERE MAY BE AREAS WITHIN THE BOUNDARIES OF THIS SURVEY THAT MAY BE CONSIDERED JURISDICTIONAL BY VARIOUS AGENCIES.
- 12) THIS SURVEY IS VALID IN ACCORDANCE WITH F.S. 627.7842, FOR A PERIOD OF 90 DAYS FROM THE DATE OF CERTIFICATION
- 13) THIS SURVEY IS INTENDED FOR MORTGAGE OR REFINANCE PURPOSES ONLY, AND IS EXCLUSIVELY FOR THIS USE BY THOSE TO WHOM IT IS CERTIFIED. THIS SURVEY IS NOT TO BE USED FOR CONSTRUCTION, PERMITTING, DESIGN OR ANY OTHER USE WITHOUT THE WRITTEN CONSENT OF THE ATTESTING SURVEYOR.
- 14) THESE LANDS MAY BE SUBJECT TO DEDICATIONS, LIMITATIONS, RESTRICTIONS, RESERVATIONS, AND/OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT.

### LEGEND & ABBREVIATIONS

A/C	AIR CONDITIONER	M.E.	MAINTENANCE EASEMENT	SW	SIDEWALK
B.R.	BEARING REFERENCE	N	NORTH	SEC.	SECTION
C.	CALCULATED	N&D	NAIL & DISC	TEL	TELEPHONE FACILITIES
C.M.	CONCRETE MONUMENT	N.R.	NON RADIAL	T.O.B.	TOP OF BANK
CONC.	CONCRETE	O.H.L.	OVERHEAD LINES	TX	TRANSFORMER
CALC.	CALCULATED	O.R.B.	OFFICIAL RECORDS BOOK	TYP.	TYPICAL
CATV	CABLE TELEVISION RISER	P.	PLAT	U.E.	UTILITY EASEMENT
CB	CHORD BEARING	P.B.	PLAT BOOK	W.	WEST
CH	CHORD	P.C.	POINT OF CURVATURE	W.M.	WATER METER
COR.	CORNER	P.C.C.	POINT OF COMPOUND CURVATURE	W.V.	WATER VALVE
D	DESCRIPTION OR DEED	P.C.P.	PERMANENT CONTROL POINT	SYMBOLS	
D.E.	DRAINAGE EASEMENT	PG.	PAGE		CENTERLINE
E.L.	ELEVATION	P.I.	POINT OF INTERSECTION		CENTRAL ANGLE/DELTA
ELEV.	ELEVATION	P.K.	PARKER-KAYLON NAIL		CONCRETE
E	EAST	P.O.L.	POINT ON LINE		CONC. BLOCK WALL TYPICAL
E.O.P.	EDGE OF PAVEMENT	P.P.	UTILITY POLE		COVERED AREA
E.O.W.	EDGE OF WATER	PVC	POLYVINYL CHLORIDE		EXISTING ELEVATION
E.P.U.E.	ELECTRIC POWER	P.O.B.	POINT OF BEGINNING		PVC FENCE
UTILITY EASEMENT		P.O.C.	POINT OF COMMENCEMENT		PROPERTY CORNER
ESMT.	EASEMENT	P.R.C.	POINT OF REVERSE CURVE		SITE BENCH MARK
F.F.	FINISHED FLOOR	P.R.M.	PERMANENT REFERENCE MONUMENT		WELL
FD.	FOUND	P.T.	POINT OF TANGENCY		WIRE FENCE
F.H.	FIRE HYDRANT	R.	RADIUS		WOOD DECK
I.P.	IRON PIPE	RAD.	RADIAL		WOOD FENCE
I.R.	IRON ROD	RAD. PT.	RADIUS POINT		
L	ARC LENGTH	RAW	RIGHT OF WAY		
M.	FIELD MEASURED	S.	SOUTH		

### FLOOD ZONE

(FOR INFORMATIONAL PURPOSES ONLY)

SUBJECT PROPERTY SHOWN HEREON APPEARS TO BE LOCATED IN FLOOD ZONE "X", PER F.I.R.M. COMMUNITY & PANEL NUMBER 125139-0017 H, LAST REVISION DATE 08/24/2021.

THIS SURVEYOR MAKES NO GUARANTEES AS TO THE ACCURACY OF THE ABOVE INFORMATION. IT IS SUGGESTED THAT A FLOOD ZONE DETERMINATION BE VERIFIED FROM THE COUNTY IN WHICH THE SUBJECT PROPERTY LIES.

THIS SURVEY SKETCH IS COPYRIGHTED MATERIAL. ©

### NOTE:

IN COMPLIANCE WITH FLORIDA ADMINISTRATIVE CODE 5J-17.052 (2)(d)4, IF LOCATION OF EASEMENTS OR RIGHT-OF-WAY OF RECORD, OTHER THAN THOSE ON RECORD PLAT IS REQUIRED, THIS INFORMATION MUST BE FURNISHED TO THE SURVEYOR AND MAPPER.

### CERTIFIED TO:

Storage at Anclote, LLC, a  
Florida Limited Liability  
Company;  
Hillsborough Title, Inc.;  
Investors Title Insurance  
Company

SHEET 1 OF 2

Section 02, Township 27 South, Range 15 East

Drawn By: AV	Survey Number: 23-3970
4	
3	
2	
1	
NO.	REVISIONS
	BY DATE

### SURVEYOR'S CERTIFICATION

I, THE UNDERSIGNED REGISTERED SURVEYOR, HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED UNDER MY DIRECT SUPERVISION AND THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF IS A TRUE AND ACCURATE PRESENTATION OF THE INFORMATION SHOWN HEREON.

LAST DATE OF FIELD SURVEY: 09-29-2023

Robert w

Digitally signed by Robert w

