

SECTION . . . . . 5 . . . . , TOWNSHIP . . . . . 30 . . . . SOUTH, RANGE . . . . . 15 . . . . EAST, . . . . . PINELLAS . . . . . COUNTY, FLORIDA

# LEGAL DESCRIPTION and SKETCH

THIS IS NOT A SURVEY

## LEGAL DESCRIPTION

BEING A PORTION OF THE NORTHERLY 20 FOOT PLATTED DRAINAGE EASEMENT LOCATED OVER AND ACROSS LOT 10, BLOCK 3, OAKDALE MANOR ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE 82, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF LOT 10, BLOCK 3, OAKDALE MANOR ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE 82, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, THENCE RUN SOUTH 97.07 FEET TO A POINT ALONG THE NORTH BOUNDARY OF THE NORTHERLY 20 FOOT PLATTED DRAINAGE EASMENT AFORMENTIONED, SAID POINT BEING THE POINT OF BEGINNING; THENCE S47°32'41"E ALONG THE NORTHERLY BOUNDARY OF SAID 20 FOOT DRAINAGE EASMENT, 39.40 FEET; THENCE WEST 29.07 FEET TO A POINT ALONG THE SOUTH BOUNDARY OF AFORESAID LOT 10; THENCE NORTH 26.60 FEET TO THE POINT OF BEGINNING.

CONTAINING 386.56 SQUARE FEET OR 0.0089 ACRES, MORE OR LESS.

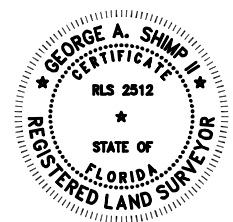
\*\*\* BEARINGS SHOWN HEREON ARE BASED ON THE WEST BOUNDARY LINE OF THAT PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 21365, PAGE 124, AS RECORDED IN THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. SAID WEST BOUNDARY HAVING A BEARING OF DUE SOUTH (S00°00'00"W).

## PREPARED FOR

TIMOTHY JAMES & TAMMY JO CHAPKO

Reviewed by: AZ SZ  
 Date: 09/18/2023  
 SFN#: 501\_01746

| R E V I S I O N S |                                   |            |              |
|-------------------|-----------------------------------|------------|--------------|
| DATE              | REVISION MADE                     | JOB NUMBER | DRAWING FILE |
| 8-22-2023         | REVISED PER COMMENTS              | 220374A    | 220374A.DWG  |
| 9-15-2023         | REVISED TO SHOW BASIS OF BEARINGS | 220374A    | 220374A.DWG  |
|                   |                                   |            |              |
|                   |                                   |            |              |
|                   |                                   |            |              |



**SHEET 1 OF 2**

CERTIFICATION: I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THE LEGAL DESCRIPTION AND SKETCH SHOWN HEREON SUBSTANTIALLY MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING DESCRIBED IN THE STATE OF FLORIDA RULE 5J-17, F.A.C. FURTHERMORE, THIS CERTIFICATION SHALL NOT EXTEND TO ANY OTHER PERSONS OR PARTIES OTHER THAN THOSE NAMED HEREON AND SHALL NOT BE VALID AND BINDING AGAINST THE UNDERSIGNED SURVEYOR WITHOUT THE THIRD PARTY VERIFIED DIGITAL SEAL AND SIGNATURE OF THE FLORIDA LICENSED SURVEYOR AND MAPPER. PRINTED COPIES OF THIS DOCUMENT WILL NOT BE CONSIDERED SIGNED AND SEALED.

GEORGE A. SHIMP II, FLORIDA REGISTERED LAND SURVEYOR No. 2512

JOB NUMBER: 220374A      DATE SURVEYED: 1-19-2023  
 DRAWING FILE: 220374A.DWG      DATE DRAWN: 2-16-2023  
 LAST REVISION: 9-15-2023      X REFERENCE: N/A



M.A.  
 LB 1834

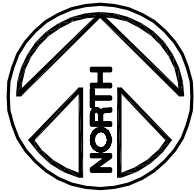
**GEORGE A. SHIMP II  
 AND ASSOCIATES, INCORPORATED**

LAND SURVEYORS LAND PLANNERS  
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 PALM HARBOR, FLORIDA 34683  
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# LEGAL DESCRIPTION and SKETCH

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0 50

**GRAPHIC SCALE**

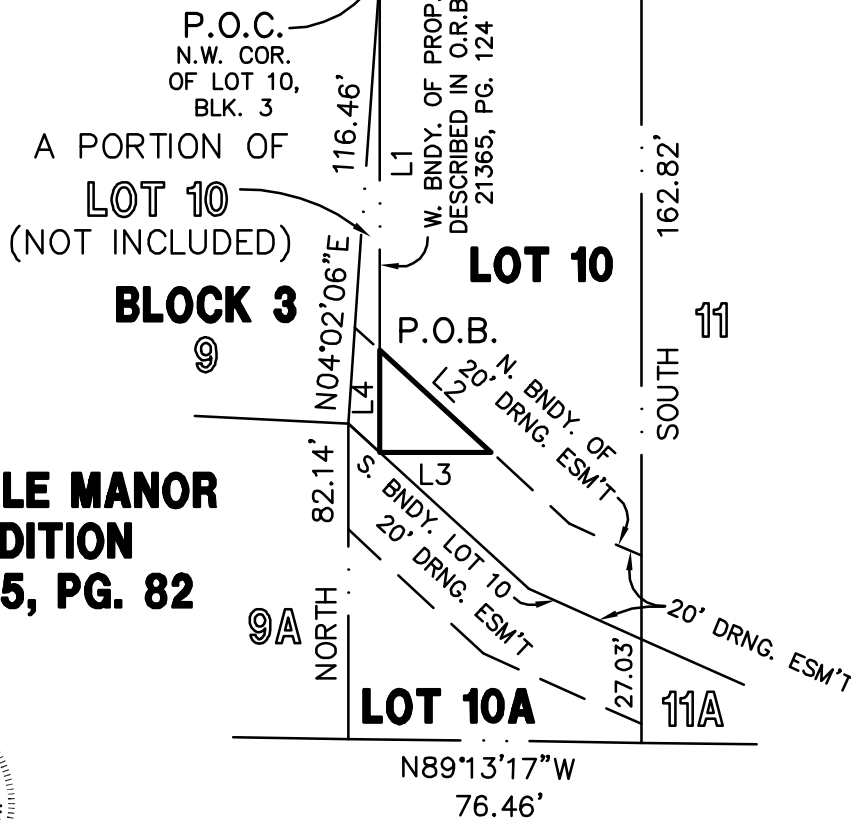
1 inch = 50 feet

**HONEYSUCKLE ROAD**

60' R/W

30'R

EAST 68.22'



- LINE L1  
SOUTH - 97.07'
- LINE L2  
S47°32'41"E - 39.40'
- LINE L3  
WEST - 29.07'
- LINE L4  
NORTH - 26.60'

## ABBREVIATIONS

- BLK = BLOCK
- BNDY = BOUNDARY
- BRG = BEARING
- COR = CORNER
- DRNG = DRAINAGE
- ESM'T = EASEMENT
- LB = LAND SURVEYING BUSINESS
- ORB = OFFICIAL RECORDS BOOK
- PB = PLAT BOOK
- PG = PAGE
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- PROP = PROPERTY
- R = RECORD
- R/W = RIGHT-OF-WAY

\*\*\* ABBREVIATIONS MAY ALSO BE CONCATENATED AS REQUIRED.  
 \*\*\* OTHER COMMONLY RECOGNIZED AND/OR ACCEPTED ABBREVIATIONS ARE ALSO UTILIZED BUT NOT SPECIFIED HEREON.

**OAKDALE MANOR  
 ADDITION  
 P.B. 45, PG. 82**



**SHEET 2 OF 2**

CERTIFICATION: I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THE LEGAL DESCRIPTION AND SKETCH SHOWN HEREON SUBSTANTIALLY MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING DESCRIBED IN THE STATE OF FLORIDA RULE 5J-17, F.A.C. FURTHERMORE, THIS CERTIFICATION SHALL NOT EXTEND TO ANY OTHER PERSONS OR PARTIES OTHER THAN THOSE NAMED HEREON AND SHALL NOT BE VALID AND BINDING AGAINST THE UNDERSIGNED SURVEYOR WITHOUT THE THIRD PARTY VERIFIED DIGITAL SEAL AND SIGNATURE OF THE FLORIDA LICENSED SURVEYOR AND MAPPER. PRINTED COPIES OF THIS DOCUMENT WILL NOT BE CONSIDERED SIGNED AND SEALED.

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