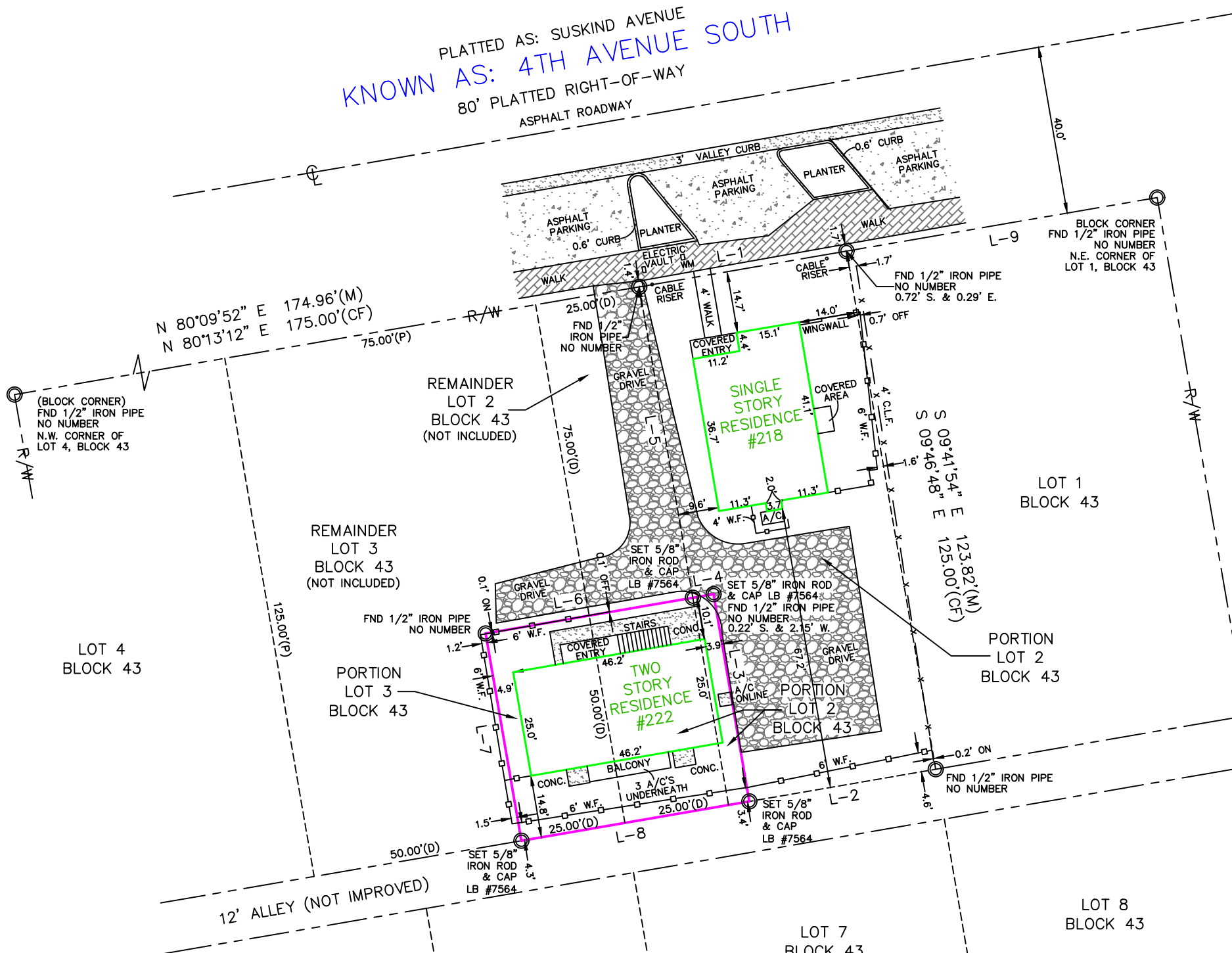


BOUNDARY SURVEY

PLATTED AS: SUSKIND AVENUE
 KNOWN AS: 4TH AVENUE SOUTH
 80' PLATTED RIGHT-OF-WAY
 ASPHALT ROADWAY



BLOCK CORNER
 FND 1/2" IRON PIPE
 NO NUMBER
 N.E. CORNER OF
 LOT 1, BLOCK 43

LOT 1
 BLOCK 43

REMAINDER
 LOT 3
 BLOCK 43
 (NOT INCLUDED)

REMAINDER
 LOT 2
 BLOCK 43
 (NOT INCLUDED)

LOT 4
 BLOCK 43

PORTION
 LOT 3
 BLOCK 43

PORTION
 LOT 2
 BLOCK 43

LOT 7
 BLOCK 43

LOT 8
 BLOCK 43

LOT 6
 BLOCK 43

LOT 9
 BLOCK 43

LINE TABLE					
LINE	LENGTH	BEARINGS		LENGTH	BEARINGS
L-1	50.00'	N 80°13'12" E (CF)		50.52'	N 81°16'18" E (M)
L-2	45.00'	S 80°13'12" W (CF)		44.99'	S 79°40'55" W (M)
L-3	50.00'	N 09°46'48" W (CF)		50.00'	N 09°46'48" W (M)
L-4	5.00'	S 80°13'12" W (CF)		5.00'	S 80°13'12" W (M)
L-5	75.00'	N 09°46'48" W (CF)		75.17'	N 10°02'43" W (M)
L-6	50.00'	S 80°13'12" W (CF)		49.84'	S 80°18'12" W (M)
L-7	50.00'	S 09°46'48" E (CF)		50.07'	S 09°36'01" E (M)
L-8	55.00'	N 80°13'12" E (CF)		55.00'	N 80°13'12" E (M)
L-9	75.00'	N 80°13'12" E (CF)		75.15'	N 79°38'31" E (M)

LEGAL DESCRIPTION: (PER SURVEYOR)

THE EASTERLY 25.00 FEET OF LOT 3, LESS THE NORTHERLY 75.00 FEET THEREOF AND THE WESTERLY 25.00 FEET OF LOT 2, LESS THE NORTHERLY 75.00 FEET THEREOF, BLOCK 43, PABLO BEACH SOUTH, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 28, CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, TOGETHER WITH THE WESTERLY 5.00 FEET OF THE SOUTHERLY 50.00 FEET OF THE EASTERLY 50.00 FEET OF SAID LOT 2.

PROPERTY ADDRESS: 222 4TH AVENUE SOUTH, JACKSONVILLE BEACH, FLORIDA 32250

- LEGEND**
- P.O.C. = POINT OF COMMENCEMENT
 - P.O.B. = POINT OF BEGINNING
 - (P) = PLAT
 - (M) = MEASURE
 - (D) = DESCRIPTION
 - (CF) = CALCULATED FROM FIELD DATA
 - (CR) = CALCULATED FROM RECORDED DATA
 - P.C.P. = PERMANENT CONTROL POINT
 - P.R.M. = PERMANENT REFERENCE MONUMENT
 - P.R.C. = POINT OF REVERSE CURVATURE
 - P.C.C. = POINT OF COMPOUND CURVATURE
 - P.I. = POINT OF INTERSECTION
 - P.C. = POINT OF CURVATURE
 - P.T. = POINT OF TANGENCY
 - C = CENTER LINE
 - R/W = RIGHT OF WAY
 - R = RADIUS
 - L = ARC LENGTH
 - Δ = CENTRAL ANGLE
 - C = CHORD
 - C.B. = CHORD BEARING
 - D.U.E. = DRAINAGE/UTILITY EASEMENT
 - P.U.E. = PUBLIC UTILITY EASEMENT
 - U.E. = UTILITY EASEMENT
 - D.E. = DRAINAGE EASEMENT
 - C.M.E. = CANAL MAINTENANCE EASEMENT



POINTS OF INTEREST:
 NONE VISIBLE



LEGAL DESCRIPTION:
 SEE BOUNDARY PAGE

CERTIFIED TO:
 HOOSE C, LLC; MCKILLOP LAW FIRM, PL; CHICAGO TITLE INSURANCE COMPANY; DOMINION FINANCIAL SERVICES, LLC; ITS SUCCESSORS AND/OR ASSIGNS; AS THEIR INTERESTS MAY APPEAR

CLIENT NO: 175883-0020
JOB NO: 70076
FIELD DATE: 6/8/2022
APPROVED BY: J.S.
CHECKED BY: T.S.
DRAWN BY: K.S.
DRAWN DATE: 06/09/22

I HEREBY CERTIFY THAT THE SURVEY OF THE HEREON DESCRIBED PROPERTY WAS PREPARED UNDER MY DIRECT SUPERVISION AND MEETS THE STANDARD OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17.050 THROUGH 5J-17.053, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES.

CERTIFIED BY: JON SHOEMAKER PSM NO. 5144
 FIRST CHOICE SURVEYING, INC.
 P.O. 470978 LAKE MONROE, FL 32747
 407.951.3425 (OFFICE); 407.320.5453 (FAX); LB 7564
 NOT VALID WITHOUT SIGNATURE AND RAISED SEAL OR ELECTRONIC SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

DATE SIGNED: 06/09/22

FLOOD ZONE
 (FOR INFORMATIONAL PURPOSES ONLY)
 SUBJECT PROPERTY SHOWN HEREON APPEARS TO BE LOCATED IN ZONE X AND AE(BFE 9'). PER F.I.R.M MAP NUMBER 12031C0417, DATED 11/02/2018.
 THIS SURVEYOR MAKES NO GUARANTEES AS THE ACCURACY OF THE ABOVE INFORMATION. THE LOCAL E.E.M.A AGENT SHOULD BE CONTACTED FOR VERIFICATION.

SURVEYOR'S NOTES:

1. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE LEGAL DESCRIPTION PROVIDED BY OTHERS.
2. UNLESS SHOWN, UNDERGROUND UTILITIES IMPROVEMENTS, FOUNDATIONS AND/OR SUBSURFACE STRUCTURES WERE NOT LOCATED BY THIS SURVEY.
3. BEARINGS ARE BASED ON THE SOUTHERLY RIGHT OF WAY LINE OF 4TH AVENUE SOUTH, AS BEING, N 80°13'12" E, PER GPS, ASSUMED.
4. THE PURPOSE OF THIS SURVEY IS FOR THE USE IN OBTAINING TITLE INSURANCE AND FINANCING AND SHOULD NOT BE USED FOR CONSTRUCTION PURPOSES.
5. FENCE OWNERSHIP NOT DETERMINED.
6. THE LAND(S) SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER RECORDED ENCUMBRANCES THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THE COUNTY.

**AERIAL
VIEW**



PROPERTY ADDRESS: 222 4TH AVENUE SOUTH, JACKSONVILLE BEACH, FLORIDA 32250

- LEGEND**
- A.E. = ACCESS EASEMENT
 - L.E. = LANDSCAPE EASEMENT
 - M.E. = MAINTENANCE EASEMENT
 - P.D.E. = PRIVATE DRAINAGE EASEMENT
 - P.V.U.E. = PRIVATE UTILITY EASEMENT
 - L.M.E. = LANDSCAPE MAINTENANCE EASEMENT
 - C.N.A. = CORNER NOT ACCESSIBLE
 - FND = FOUND
 - N&D = NAIL AND DISK
 - WM = WATER METER
 - WV = WATER VALVE
 - B.F.P. = BACKFLOW PREVENTER
 - B.P.V. = BACKFLOW PREVENTER VALVE
 - COV. = COVERED
 - EP = EDGE OF PAVEMENT
 - C.T.V. = CABLE TV BOX
 - E.B. = ELECTRIC BOX
 - E.M. = ELECTRIC METER
 - G.V. = GATE VALVE
 - G.T. = GREASE TRAP
 - L.P. = LIGHT POLE
 - M.H. = MANHOLE
 - M.W. = MONITOR WELL
 - R.S.R. = RISER
 - S.V. = SEWER VALVE
 - T.B. = TELEPHONE BOX
 - OHU = OVERHEAD UTILITY LINE
 - CS = CONCRETE SLAB
 - P.P. = POWER POLE
 - PE = POOL EQUIPMENT
 - CONC. = CONCRETE
 - C.L.F. = CHAIN LINK FENCE
 - W.F. = WOOD FENCE
 - B.W.F. = BARBED WIRE FENCE
 - H.W.F. = HOG WIRE FENCE
 - P.V.C.F. = PLASTIC VINYL FENCE
 - PL = PROPERTY LINE
 - INST. = INSTRUMENT NUMBER
 - D.B. = DEED BOOK
 - O.R.B. = OFFICIAL RECORDS BOOK
 - P.B. = PLAT BOOK
 - PG. = PAGE
 - P.I.D. = PARCEL IDENTIFICATION NUMBER
 - B.S.L. = BUILDING SETBACK LINE
 - E.O.W. = EDGE OF WATER



AERIAL PROVIDED IS FOR VIEWING ONLY
AERIAL IS NOT TO SCALE

ORDERED BY:



LEGAL DESCRIPTION:
SEE BOUNDARY PAGE

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PL; CHICAGO TITLE INSURANCE
COMPANY; DOMINION FINANCIAL
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