

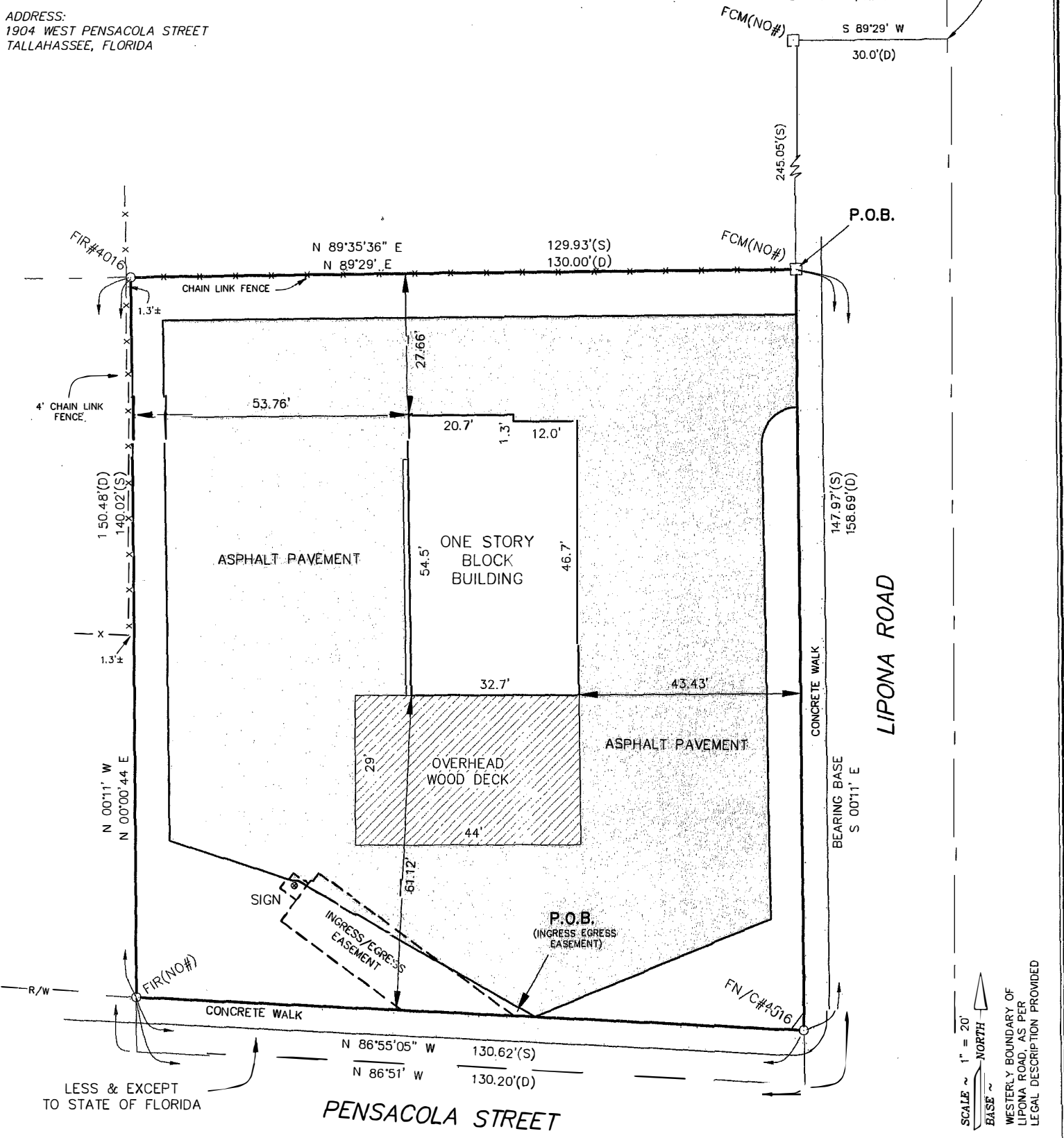
CERTIFIED TO:

- 1) 1904 W PENSACOLA, LLC
- 2) AMERIS BANK
- 3) SMITH, THOMPSON, SHAW, MINACCI & COLON, P.A.
- 4) FIRST AMERICAN TITLE INSURANCE COMPANY

ADDRESS:
1904 WEST PENSACOLA STREET
TALLAHASSEE, FLORIDA

P.O.C.

NORTHEAST CORNER OF LOT 4, OF PRINCE MURAT HILLS, AS PER PARTITION PLAT OF PRINCE MURAT HILLS, RECORDED IN DEED BOOK 29, PAGE 111-1/2 OF THE PUBLIC RECORDS OF LEON COUNTY, FLORIDA



LESS & EXCEPT TO STATE OF FLORIDA

PENSACOLA STREET

SCALE ~ 1" = 20'
NORTH
EASE
WESTERLY BOUNDARY OF LIPONA ROAD, AS PER LEGAL DESCRIPTION PROVIDED

NOTE: UNDERGROUND ENCROACHMENTS AND UTILITIES, IF ANY, NOT LOCATED. FENCE OWNERSHIP NOT DETERMINED BY THIS SURVEY.

NOTE: THE FLOOD ZONE DESIGNATION DENOTED ON THIS SURVEY SKETCH WAS DERIVED FROM THE FEDERAL INSURANCE RATE MAP AS INDICATED. THE LOCATION OF ANY ZONE LINES WERE GRAPHICALLY SCALED FROM THIS MAP. THIS INFORMATION IS PROVIDED AS IS AND IS NOT INTENDED TO REPRESENT ANY ENGINEERING OR FLOOD PRONE AREA DETERMINATIONS BY THIS FIRM.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title boundary to the subject property. It is possible there are deeds of record, unrecorded deeds, easements or other instruments which could affect the boundaries.

This property lies in zone "X" as determined by the Flood Insurance Rate Maps for LEON County, Florida on Map Number 1201440279 F
Dated: 8/18/09

LEGEND (GENERAL)	
F.C.M.	FOUND CONCRETE MONUMENT
F.I.R.	FOUND IRON ROD
F.I.P.	FOUND IRON PIPE
S.C.M.	SET 4" X 4" CONC. MONUMENT W/ CAP #4016
S.I.R.	SET IRON ROD WITH CAP #5509 (5/8" ROD)
(P)	PLAT DISTANCE AND/OR BEARING
(S)	SURVEY DISTANCE AND/OR BEARING
(D)	DEED DISTANCE AND/OR BEARING
(C)	CALCULATED DISTANCE AND/OR BEARING
LEGEND (BEARINGS)	
N	= NORTH
S	= SOUTH
E	= EAST
W	= WEST
°	= DEGREES
'	= MINUTES
"	= SECONDS
LEGEND (CURVES)	
Δ	= DELTA ANGLE
R	= RADIUS
L	= CURVE LENGTH
CL	= CHORD LENGTH
CB	= CHORD BEARING
R/W	= RIGHT OF WAY
LEGEND (DISTANCES)	
ALL DISTANCES ARE IN ACCORDANCE WITH THE UNITED STATES STANDARD	
" = FEET	

GARY G. ALLEN
Registered Land Surveyor, Inc.
Tallahassee, Florida 32311 4101 Apalachee Parkway Phone: (850)-877-0541

DESCRIPTION: BOUNDARY SURVEY

SEC. 34 TWP. 1-NORTH RNG 1-WEST RECORDED IN O.R. BOOK 3952
DATE OF SURVEY 4/14/2017 PAGE 1975 IN LEON COUNTY, FLORIDA

FIELD BOOK 241 PAGE 23

SCALE 1" = 20'

JOB No. 90-1289

FILE No. 90-1289.DWG

I hereby certify that this survey meets the minimum technical standards as established by chapter 5J-17.001 of the Florida Administrative Code.

DATE: 04-26-17

Professional Surveyor and Mapper
Florida Registration No. 4354

DRAWN BY: C.N.
~~C.N.~~ REVISED
04-26-17

"UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID."