



Leo Mills & Associates, Inc.

LICENSED BUSINESS NO. 613 • SURVEYING • LAND PLANNING

LEO MILLS - PSM 1735
LEO MILLS, JR. - PSM 3513
MEMBER - FLORIDA SURVEYING
AND MAPPING SOCIETY &
MINNESOTA CHAPTER SURVEYING
AND MAPPING SOCIETY

620 8th AVENUE WEST, PALMETTO, FL 34221 22 NORTH POLK AVENUE, ARCADIA, FL 34266
PHONE: (941)722-2460 FAX: (941)722-9640 PHONE: (863)993-4141 FAX: (863)993-2646

LOTS
SUBDIVISION
ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK NO.-PAGE

SECTION 33, TOWNSHIP 34, SOUTH, RANGE 17, EAST
PUBLIC RECORDS OF MANATEE, COUNTY, FLORIDA
FOR THE EXCLUSIVE USE OF: RUSSELL A. McINERNEY
ADDRESS: 4704 18th AVENUE WEST, BRADENTON, FLORIDA

SURVEYOR'S CERTIFICATE:

BY: *Leo Mills*
LEO MILLS
REGISTERED STATE OF FLORIDA, PROFESSIONAL
SURVEYOR & MAPPER NO. 1735
DATE OF SURVEY: 10/04/07
*NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR
AND MAPPER.

THIS SURVEY REPORT IS PROVIDED IN HARD COPY
FORMAT ONLY. ALL GRAPHIC AND TEXT DATA IS
COPYRIGHTED.

BOUNDARY SURVEY

CERTIFIED TO:
RUSSELL A. McINERNEY

DESCRIPTION:
BEGIN AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHWEST
1/4 OF SECTION 33, TOWNSHIP 34 SOUTH, RANGE 17 EAST, MANATEE COUNTY,
FLORIDA; THENCE S89°53'03"W, 100.00 FEET; THENCE SOUTH 337.50 FEET TO THE
NORTH RIGHT-OF-WAY LINE OF 18th AVENUE WEST; THENCE N89°53'03"E, ALONG
SAID RIGHT-OF-WAY LINE, 100.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF 47th
STREET WEST; THENCE NORTH, ALONG SAID RIGHT-OF-WAY LINE, 337.50 FEET TO
THE POINT OF BEGINNING.

LESS THE SOUTH 150.00 FEET THEREOF.

NOTES:

1. BEARINGS SHOWN HEREON REFER TO THE WEST RIGHT-OF-WAY LINE OF 47TH STREET WEST (EAST PROPERTY LINE) BEING "NORTH" AS PER DEED DESCRIPTION.
2. UNDERGROUND ENCROACHMENTS AND IMPROVEMENTS OTHER THAN THOSE SHOWN, IF ANY, NOT LOCATED FOR PURPOSE OF THIS SURVEY.
3. SUBJECT LAND LIES IN ZONE "C" OF THE FLOOD INSURANCE RATE MAPS, COMMUNITY PANEL NUMBER 120153-0326-C (FIRM INDEX DATED 6/30/99), SUBJECT TO VERIFICATION.
4. THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT, AND THEREFORE MAY NOT INDICATE ALL ENCUMBRANCES ON THE SUBJECT PROPERTY.
5. USE OF THIS SURVEY BY ANYONE OTHER THAN THOSE CERTIFIED TO WILL BE AT THEIR SOLE RISK, WITHOUT LIABILITY TO THE SURVEYOR.
6. SUBJECT TO EASEMENTS, DEDICATIONS, AND RESTRICTIONS OF RECORD.
7. DESCRIPTION SHOWN HEREON WAS CREATED BY THIS SURVEY BASED ON THE DEED DESCRIPTION OF THE PARENT PARCEL AS RECORDED IN OFFICIAL RECORD BOOK 1740, PAGE 1450 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

