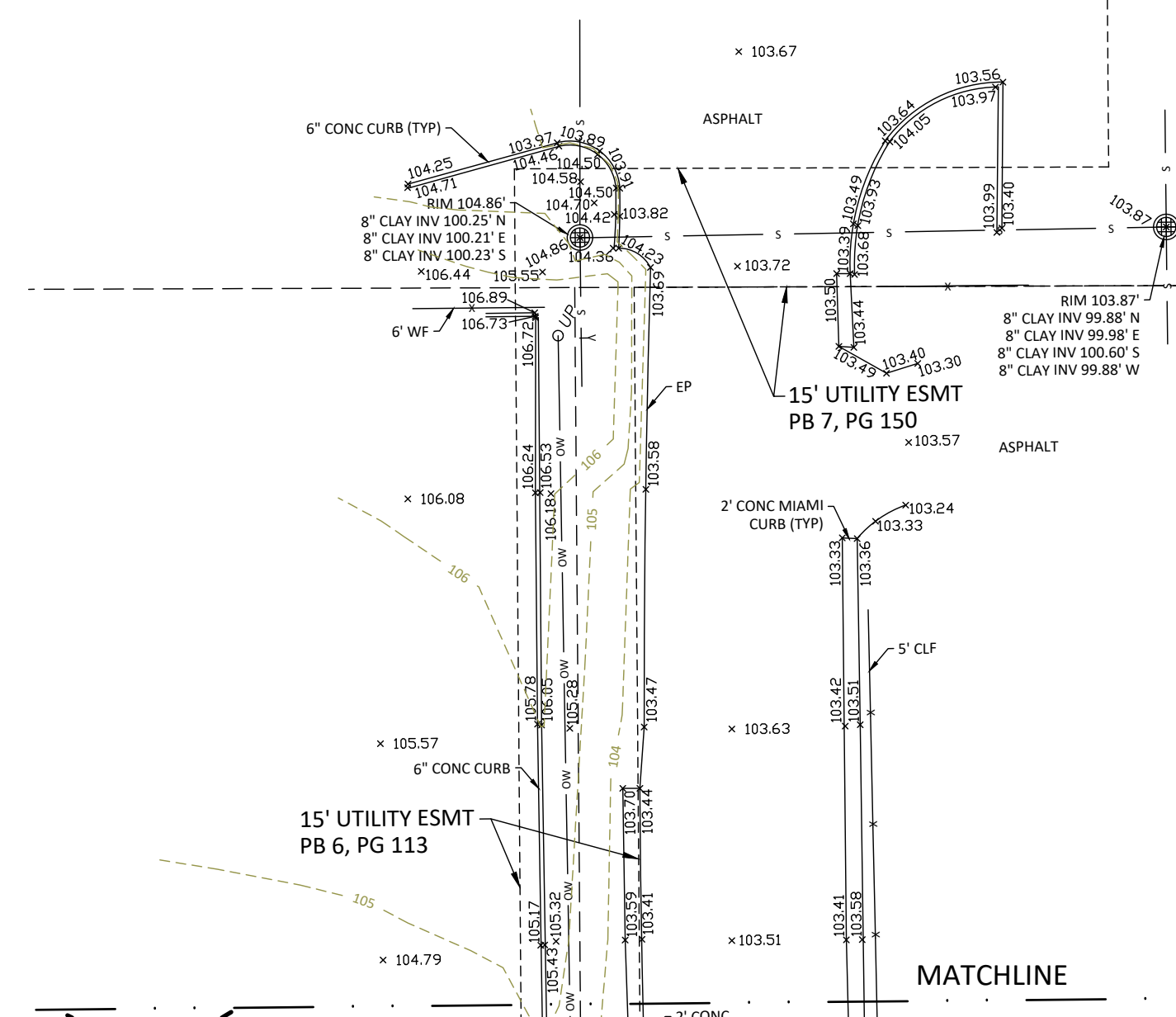
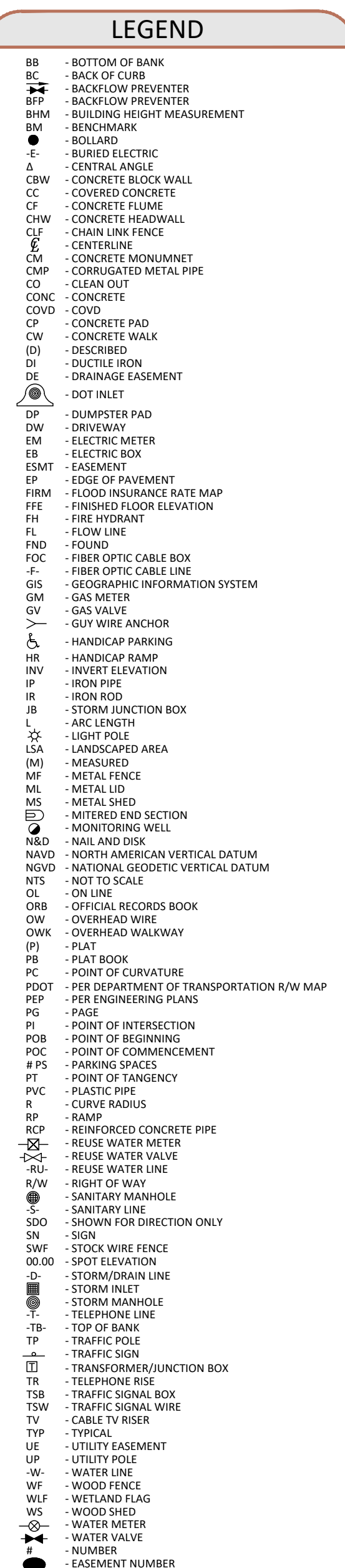


**DESCRIPTION:**

**LAND AREA:**

**SCHEDULE B, PART II EXCEPTIONS:**



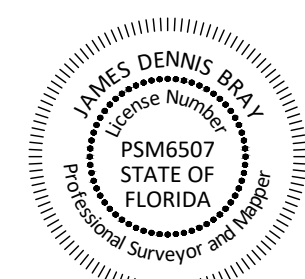
**GENERAL SURVEY NOTES:**

1. BEARING STRUCTURE BASED ON THE MONUMENTED SOUTH BOUNDARY LINE OF THE SUBJECT PROPERTY BEING N89°39'16"W PER PLAT BOOK 77, PAGE 10.
2. THIS SURVEY REFLECTS ONLY MATTERS OF RECORD AS PROVIDED BY THE CLIENT OR CLIENTS REPRESENTATIVE.
3. THIS SURVEY WAS MADE ON THE GROUND. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. ENGINEER AND CONTRACTOR SHALL VERIFY MEASUREMENTS OF CONNECTIONS TO EXISTING UTILITIES BEFORE ORDERING MATERIALS AND BEFORE COMMENCEMENT OF CONSTRUCTION. IF THERE IS A DISCREPANCY BETWEEN THE MEASUREMENTS SHOWN HEREON AND THE VERIFYING MEASUREMENTS, THIS SURVEYOR SHALL BE CONTACTED IMMEDIATELY TO FURTHER VERIFY THE DISCREPANCY.
4. THIS SITE LIES IN ZONE "X", BASED ON FLOOD INSURANCE RATE MAP NO. 12095C0270F, COMMUNITY NO. 120186, THE CITY OF ORLANDO, FLORIDA HAVING AN EFFECTIVE DATE OF 09/25/2009.
5. ACCORDING TO FLORIDA STATUTES, CHAPTER 472.025, A LAND SURVEYOR SHALL NOT AFFIX HIS SEAL OR NAME TO ANY PLAN OR DRAWING WHICH DEPICTS WORK WHICH HE IS NOT LICENSED TO PERFORM OR WHICH IS BEYOND HIS PROFESSION OR SPECIALTY THEREIN. THEREFORE, WE ARE UNABLE TO CERTIFY AS TO MUNICIPAL ZONING COMPLIANCE, INTERPRETATION OF ZONING CODES OR THE DETERMINATION OF VIOLATIONS THEREOF.
6. THIS SURVEY WAS MADE WITH THE BENEFIT OF FIDELITY NATIONAL TITLE INSURANCE COMPANY'S TITLE COMMITMENT NUMBER 11335688, EFFECTIVE AUGUST 27, 2023.
7. ELEVATIONS ARE BASED ON BENCHMARK DESIGNATION BM 11-013E, BEING: 104.317 FEET, NAVD 88, PUBLISHED BY CITY OF ORLANDO, FLORIDA.
8. THE MAPPED FEATURES SHOWN HEREON ARE RELATIVE TO FLORIDA STATE PLANE COORDINATE SYSTEM EAST 2011, NAD(83)-(2011)-(EPOCH 2010.0000), ESTABLISHED PER FDOT FPRN.

**Certified to:**

**Bishop Beale Duncan Realty, LLC;  
City of Orlando;  
Fidelity National Title Insurance Company**

This Survey is "Not Valid" without the signature and the original raised seal of this Florida licensed Surveyor and Mapper, unless provided with electronic signature. The seal appearing on this document was authorized by the signing Professional Surveyor and Mapper on the Date of the electronic signature.



**ADDRESS:**  
5750 Roberto Clemente  
Road  
Orlando, FL 32807

## Job Information

JOB NO. 905934
CF NO. ORG-77-10-LOT1-SAS SURVEY SPC UPDATE
FIELD DATE: 6-22-2019
SCALE: 1"=20'
DRAWN BY: AFF

## Revisions

Date:	Description	By:
07-15-19	ADDED WATERLINE INFO	PT
12-4-19	ROUTE SURVEY	AFF
12-18-19	STATE PLANE COORDINATES	PT
10-04-23	UPDATE	PT
10-07-23	CERTIFICATION & NOTE 7	JB
10-11-23	TITLE COMMITMENT	JB

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James D. Bray PSM 6507

SHEET 1 OF 1