

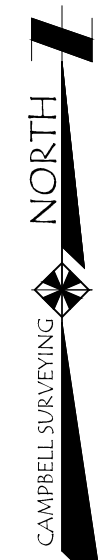
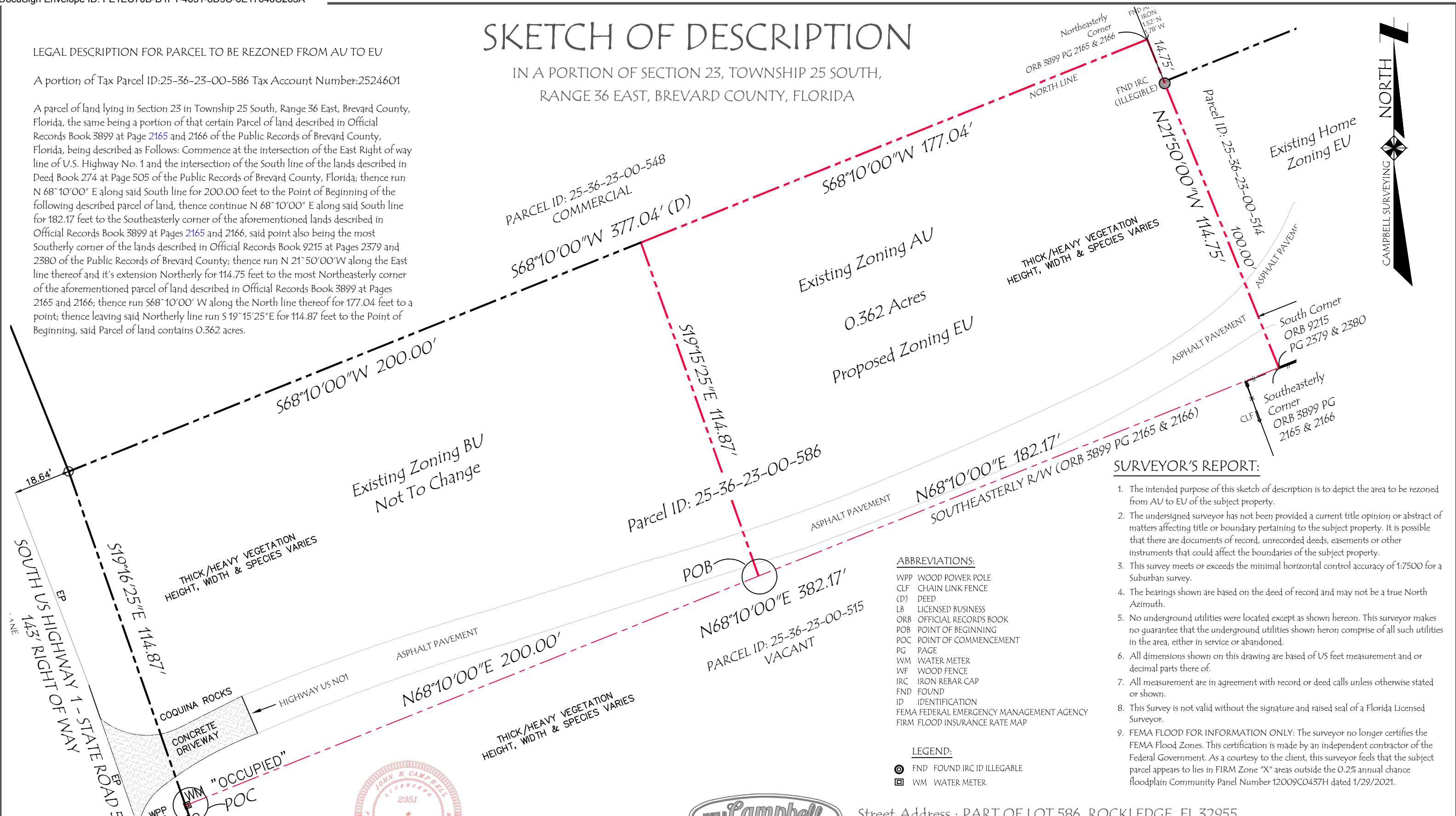
SKETCH OF DESCRIPTION

IN A PORTION OF SECTION 23, TOWNSHIP 25 SOUTH,
RANGE 36 EAST, BREVARD COUNTY, FLORIDA

LEGAL DESCRIPTION FOR PARCEL TO BE REZONED FROM AU TO EU

A portion of Tax Parcel ID:25-36-23-00-586 Tax Account Number:2524601

A parcel of land lying in Section 23 in Township 25 South, Range 36 East, Brevard County, Florida, the same being a portion of that certain Parcel of land described in Official Records Book 3899 at Page 2165 and 2166 of the Public Records of Brevard County, Florida, being described as Follows: Commence at the intersection of the East Right of way line of U.S. Highway No. 1 and the intersection of the South line of the lands described in Deed Book 274 at Page 505 of the Public Records of Brevard County, Florida; thence run N 68°10'00" E along said South line for 200.00 feet to the Point of Beginning of the following described parcel of land, thence continue N 68°10'00" E along said South line for 182.17 feet to the Southeasterly corner of the aforementioned lands described in Official Records Book 3899 at Pages 2165 and 2166, said point also being the most Southerly corner of the lands described in Official Records Book 9215 at Pages 2379 and 2380 of the Public Records of Brevard County; thence run N 21°50'00"W along the East line thereof and it's extension Northerly for 114.75 feet to the most Northeasterly corner of the aforementioned parcel of land described in Official Records Book 3899 at Pages 2165 and 2166; thence run S 68°10'00" W along the North line thereof for 177.04 feet to a point; thence leaving said Northerly line run S 19°15'25"E for 114.87 feet to the Point of Beginning, said Parcel of land contains 0.362 acres.



SURVEYOR'S REPORT:

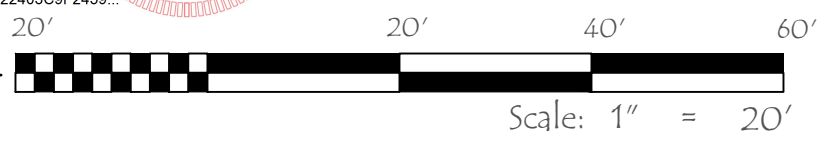
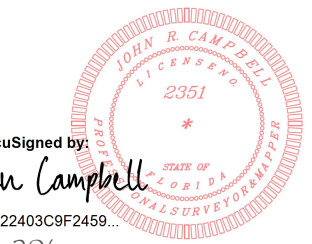
- The intended purpose of this sketch of description is to depict the area to be rezoned from AU to EU of the subject property.
- The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary pertaining to the subject property. It is possible that there are documents of record, unrecorded deeds, easements or other instruments that could affect the boundaries of the subject property.
- This survey meets or exceeds the minimal horizontal control accuracy of 1:7500 for a Suburban survey.
- The bearings shown are based on the deed of record and may not be a true North Azimuth.
- No underground utilities were located except as shown hereon. This surveyor makes no guarantee that the underground utilities shown hereon comprise of all such utilities in the area, either in service or abandoned.
- All dimensions shown on this drawing are based of US feet measurement and or decimal parts thereof.
- All measurement are in agreement with record or deed calls unless otherwise stated or shown.
- This Survey is not valid without the signature and raised seal of a Florida Licensed Surveyor.
- FEMA FLOOD FOR INFORMATION ONLY: The surveyor no longer certifies the FEMA Flood Zones. This certification is made by an independent contractor of the Federal Government. As a courtesy to the client, this surveyor feels that the subject parcel appears to lies in FIRM Zone "X" areas outside the 0.2% annual chance floodplain Community Panel Number 12009CO437H dated 1/29/2021.

- ABBREVIATIONS:**
- WPP WOOD POWER POLE
 - CLF CHAIN LINK FENCE
 - (D) DEED
 - LB LICENSED BUSINESS
 - ORB OFFICIAL RECORDS BOOK
 - POB POINT OF BEGINNING
 - POC POINT OF COMMENCEMENT
 - PG PAGE
 - WM WATER METER
 - WF WOOD FENCE
 - IRC IRON REBAR CAP
 - FND FOUND
 - ID IDENTIFICATION
 - FEMA FEDERAL EMERGENCY MANAGEMENT AGENCY
 - FIRM FLOOD INSURANCE RATE MAP
- LEGEND:**
- FND FOUND IRC ID ILLEGABLE
 - WM WATER METER

I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON IS TRUE AND CORRECT BASED ON ACTUAL MEASUREMENTS TAKEN IN THE FIELD. THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS FOUND IN CHAPTER 5J-17.052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

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

John R. Campbell
John R. Campbell
Professional Surveyor & Mapper #2351
State of Florida



115 Alma Blvd., Suite 102
Mailing Address: PO Box 541866
Merritt Island, FL. 32954
Phone: 321-507-4811
LICENSED BUSINESS #7978

Street Address : PART OF LOT 586, ROCKLEDGE, FL 32955

SKETCH OF DESCRIPTION		FIELD: 2017-375	CHECKED BY: JRCampbell	SECTION 23
PREPARED FOR AND CERTIFIED TO:		2017-375	DRAWN BY: LS	TOWNSHIP 25 SOUTH
SEIICHI NODA & KIMBERLY A NODA JOINT REVOCABLE TRUST		DATE: 03/21/2024		RANGE 36 EAST
REVISION	BY	DATE	DESCRIPTION	
1				
2				
3				
4				