

LEGEND

- C/L CENTERLINE
- PB PLAT BOOK
- EOP EDGE OF PAVEMENT
- ORB OFFICIAL RECORD BOOK
- PG PAGE
- R/W RIGHT OF WAY
- ☐ POWER POLE
- OH- OVERHEAD WIRES
- CORNER MARKER RECOVERED AS NOTED
- SET 5/8" REBAR WITH CAP (PLS 1908)
- ▲ NAIL RECOVERED AS NOTED
- ▲ SET NAIL AND DISK (PLS 1908)
- PCP PERMANENT CONTROL POINT
- PC POINT OF CURVE
- PT POINT OF TANGENCY
- PRC POINT OF REVERSE CURVE
- PCC POINT OF COMPOUND CURVE
- PI POINT OF INTERSECTION
- CLF CHAIN LINK FENCE
- WF WOOD FENCE
- WWF WOVE WIRE FENCE
- A/C AIR CONDITIONER
- (---) INDICATES RECORD DATA
- () INDICATES COMPUTED DATA
- x0.0' INDICATES GROUND ELEVATION
- INDICATES SURFACE WATER FLOW

LEGAL DESCRIPTION:
 Lot 48, WATERWAY ESTATES THIRD ADDITION, according to the
 Plat thereof, as recorded in Plat Book 19, Page 47, of the Public
 Records of Brevard County, Florida.

- NOTES**
- 1 THE LANDS SURVEYED LIE WITHIN FLOOD ZONE X, PER FLOOD INSURANCE RATE MAP No. 12009C, COMMUNITY No. 125092, PANEL No. 0453 E, DATED: JANUARY 1, 1996, THIS LOCATION IS BASED ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA). FINAL LOCATION AND FLOOD ZONE DETERMINATION REST WITH THAT AGENCY. THE UNDERSIGNED SURVEYOR ASSUMES NO RESPONSIBILITY FOR SAID LOCATION AND DETERMINATION.
 - 2 THIS SURVEY WAS PREPARED FROM DESCRIPTION PROVIDED BY THE CLIENT. THE UNDERSIGNED SURVEYOR DID NOT CONDUCT A TITLE SEARCH AND DID NOT RECEIVE AN OPINION OF TITLE. LANDS DESCRIBED AND GRAPHICALLY SHOWN ON THIS SURVEY DRAWING WERE NOT ABSTRACTED FOR ANY ENCUMBRANCES WHATSOEVER.
 - 3 THERE MAY BE RECORDED OR UNRECORDED RIGHTS OF WAY, EASEMENTS, RESERVATIONS AND RESTRICTIONS RUNNING WITH AND AFFECTING THE LAND SURVEYED.
 - 4 UNLESS SHOWN OTHERWISE, THERE ARE NO ENCROACHMENTS, GAPS OR OVERLAPS. FENCE OWNERSHIP IF ANY IS NOT KNOWN. IMPROVEMENTS BENEATH THE SURFACES ARE LOCATED AND SHOWN APPROXIMATELY.
 - 5 UNLESS SHOWN OTHERWISE, DIMENSIONS AND DIRECTIONS COMPUTED AND FIELD MEASURED ARE THE SAME AS SHOWN IN THE DESCRIPTION.
 - 6 ELEVATIONS ARE IN FEET AND DECIMALS, REFER TO THE NATIONAL GEODETIC VERTICAL DATUM OF 1928 (NGVD'28) UNLESS SHOWN OTHERWISE.
 - 7 THIS SURVEY DOES NOT REFLECT OR DETERMINE OWNERSHIP.
 - 8 THIS SURVEY IS MADE FOR THE PURPOSES DESCRIBED AND SHALL BE USED FOR NO OTHER PURPOSES WHATSOEVER. THIS SURVEY AND MAP IS THE PROPERTY OF GABRIEL L. DENES, PLS AND IS NOT OF PUBLIC RECORD.
 - 9 THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER (PSM) OR FLORIDA PROFESSIONAL LAND SURVEYOR (PLS) ADDITIONS OR DELATIONS TO THE SURVEY MAPS OR REPORTS BY ANY OTHER THAN THE SIGNING SURVEYOR IS PROHIBITED.
 - 10 THIS SURVEY AND SURVEY MAP OR DRAWING IS MADE TO COMPLY WITH THE MINIMUM TECHNICAL STANDARDS FOR SURVEYS IN THE STATE OF FLORIDA, PER CHAPTER 61G17-6 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 471.027 OF THE FLORIDA STATUTES.
 - 11 BEARINGS (DIRECTIONS) REFER TO THE CENTERLINE OF IBIS LANE, AS SHOWN ON THE PLAT OF WATERWAY ESTATES THIRD ADDITION: S 0°51'10".

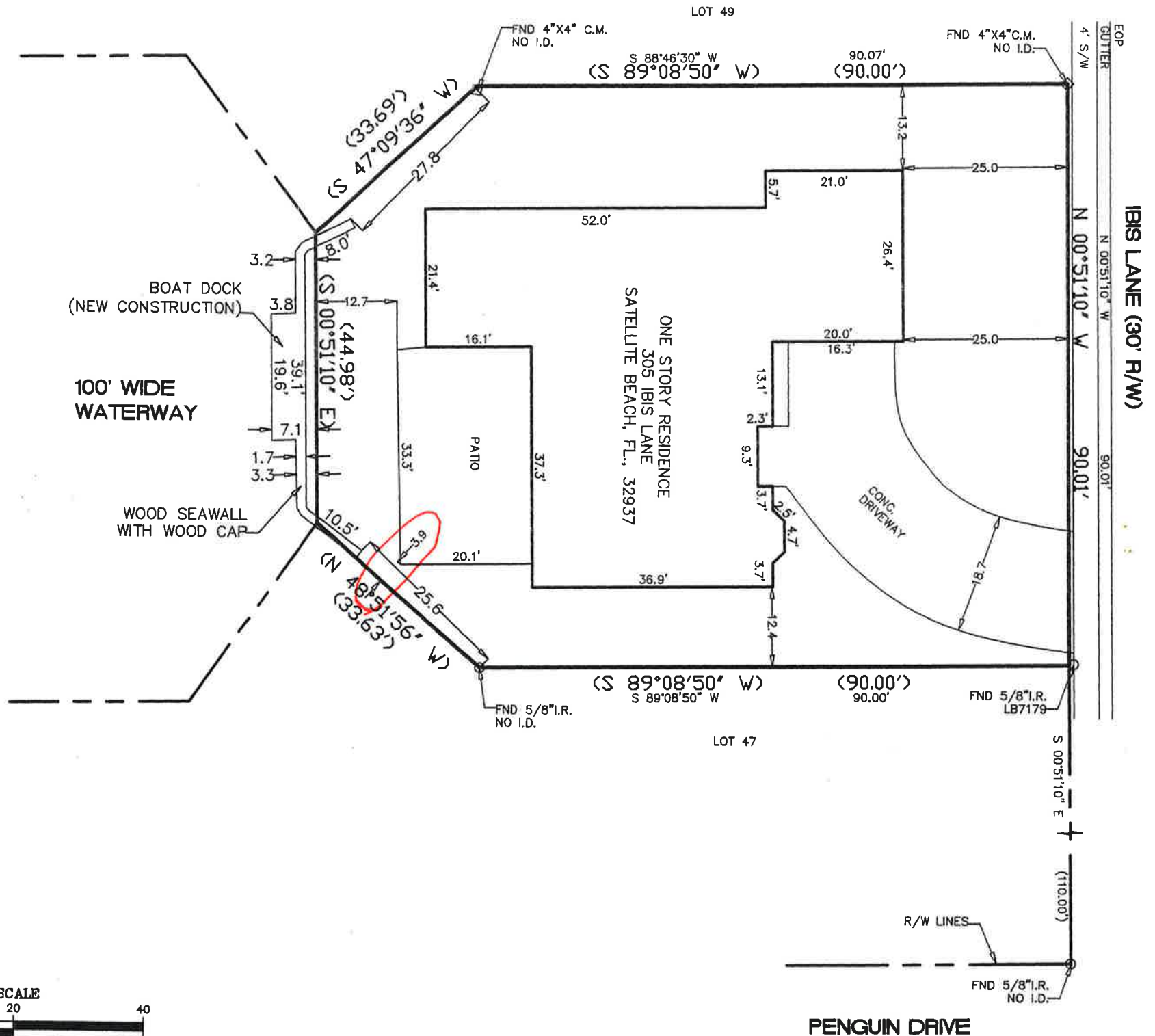
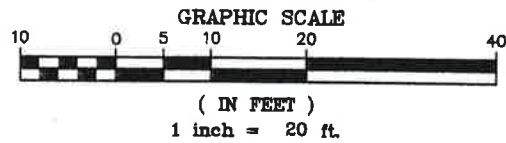
THIS SURVEY IS CERTIFIED TO
 AND SPECIFICALLY MADE FOR

MARGARET R. ROEBUCK

DATE OF FIELD SURVEY: MAY 6, 2008



GABRIEL L. DENES, PLS 1908
 STATE OF FLORIDA



F.B./P. 285/57	DATE: 5/12/08	Gabriel L. Denes, PLS surveyors and planners 1227 South Patrick Drive, Suite 112, Satellite Beach, Fl., 32937 phone (321)779-8606 · SIRVEYOR2@BELLSOUTH.NET fax (321)779-8607	MAP OF BOUNDARY SURVEY FOR TITLE TRANSFER	PROJECT NO: 08-174
DRAWN BY: JL	SCALE: 1"=20'		MARGARET R. ROEBUCK	SEC. 22 TWP. 26S. RNG. 37E.
CHECKED BY: GLD	DWG. # 08-174			

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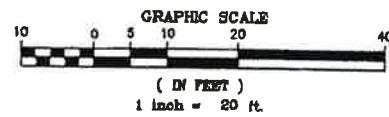
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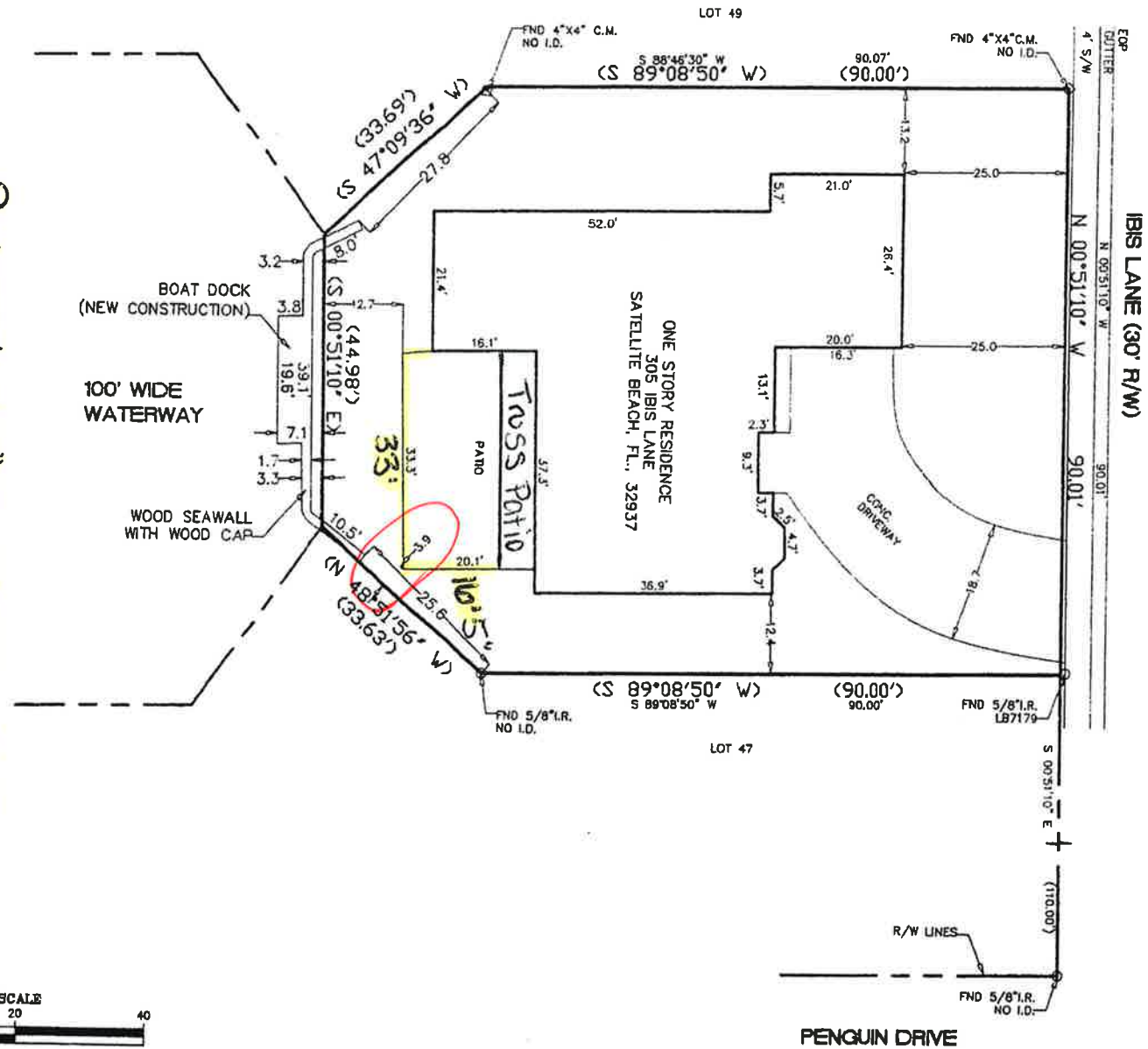
Gabriel L. Denes

GABRIEL L. DENES, PLS 1908
STATE OF FLORIDA



LEGAL DESCRIPTION:
Lot 48, WATERWAY ESTATES THIRD ADDITION, according to the Plat thereof, as recorded in Plat Book 19, Page 47, of the Public Records of Brevard County, Florida.

Rebuild 16'x33' composite room on existing foundation



F.B./P.	285/57	DATE:	5/12/08
DRAWN BY:	JL	SCALE:	1"=20'
CHECKED BY:	GLD	DWG. #	08-174

Gabriel L. Denes, PLS
surveyors and planners
1227 South Patrick Drive, Suite 112, Satellite Beach, Fl., 32937
phone (321)779-8808 SIRVEYOR2@BELLSOUTH.NET fax (321)779-8807

MAP OF BOUNDARY SURVEY
FOR TITLE TRANSFER

MARGARET R. ROEBUCK

PROJECT NO:
08-174
SEC. 22
TWP. 26S.
RNG. 37E.