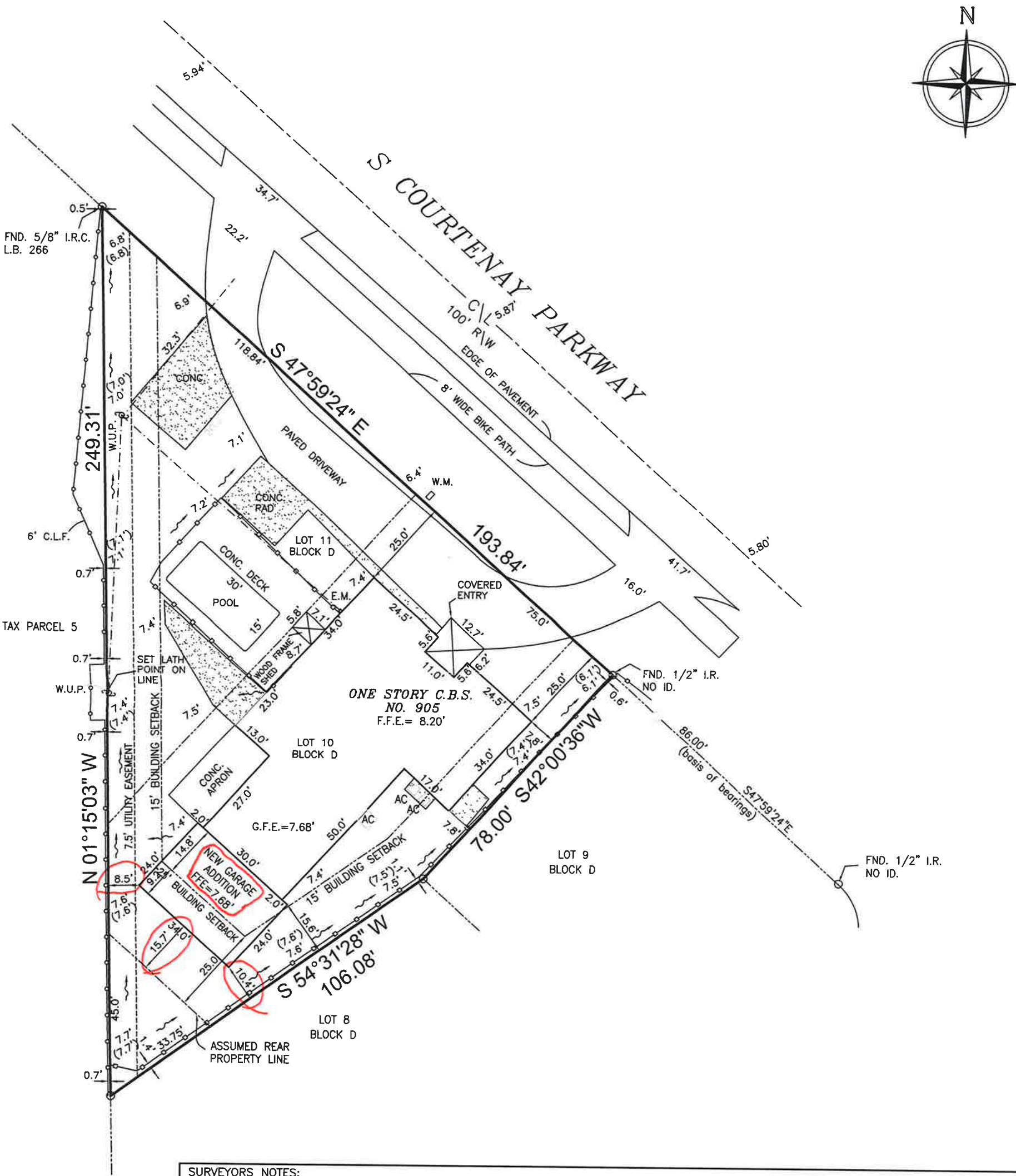


DESCRIPTION:

LOTS 10 AND 11, BLOCK D
GARDEN PARK - REPLAT

ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGE 117
OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

MAP OF BOUNDARY SURVEY




SURVEYORS NOTES:

- This property is located in Flood Zone(s) X, The Structure is lying in Flood Zone(s) X, Map No. 12009C0430G, Panel No. 430, Suffix G, Community No. 125092, Effective Date, March 17, 2014.
- The bearings shown are based on an Assumed North Meridian, Being S 47°59'24" E along the Westerly R/W line of S Courtenay Pkwy.
- This is Real Property being situated in Section 02, Township 25S, Range 36E, Brevard County, Florida.
- The Surveyor has not abstracted the property. Only platted or furnished easements or encumbrances that may restrict the property are shown.
- Underground improvements are not located unless requested.
- Elevations shown hereon based on NAVD88, Brevard County B.M. PID F6A69 Elevation (NAVD88) 8.258

LEGEND & ABBREVIATIONS:

○ = Set 5/8" iron rod with plastic cap
△ = Set nail with metal disc □ = Set concrete monument with disc
— = 4' C.L.F. — = Center Line
— = 6' W.F. — = OHPL
XXX = Existing Elevations
(XXX) = Proposed Elevations
(B.M.)=Benchmark,(CONC.)=Concrete,(C.L.)=Centerline,(C.B.)=Concrete Block
(C.B.S.)=Concrete Block Structure,(C.&S.)=Covered and Screened,
(C.M.)=Concrete Monument,(C.M.P.)=Corrugated Metal Pipe,(C.L.F.)=Chain Link Fence
(D)=Deed,(E.M.)=Electric Meter,(F.F.E.)=Finished Floor Elevation,(Fnd.)=Found,
(F.P.R.)=Fixed Point of Reference, (IRC)=Iron Rod with Cap,(I.P.)=Iron Pipe
(G.M.)=Gas Meter,(L.B.)=Licensed Business,(L.S.)=Licensed Surveyor,(M)=Measured
(M.E.S.)=Mitered End Section,(N&D)=Nail & Disc,(O.R.B.)=Official Records Book,
(OHPL)=Over Head Power Line,(P.C.P.)=Permanent Control Point, (P)=Plat
(P.O.B.)=Point of Beginning,(P.O.C.)=Point of Commencement
(P.R.M.)=Permanent Reference Monument,(P.U. & D.E.)=Public Utility & Drainage Easement,
(RNG.)=Range,(R.C.P.)=Reinforced Conc. Pipe,(R\W)=Right of Way,(SEC.)=Section
(TWP.)=Township,(WUP)=Wood Utility Pole,(W.F.S.)=Wood Frame Structure,(W.M.)=Water Meter

CERTIFIED TO: MICHAEL WITKOWSKI and ELIZABETH WITKOWSKI

Certified By:  Signature Date: 4-23-25
I Eric Nielsen Professional Surveyor & Mapper, No. 5386, L.B. 6946, State of Florida
certify this map of survey meets the standards set per Florida Administrative Code
5J-17.051 pursuant to Chapter 472.027 per Florida Statutes.

Eric Nielsen Land Surveying, Inc.

Revisions:
SITE PLAN ADDED 12-21-2015
FOUNDATION ADDED 03-14-2017 FINAL
ADDED 09-24-2019
RECERTIFICATION 03-25-25
SITE PLAN GARAGE ADDITION 04-14-25
12 STONE STREET, COCOA, FL. 32922
Ph: (321) 631-5654 Fax: (321) 631-5974
SCALE: 1"= 30' DATE: 08-13-2015 JOB NO. 15-255-08

UNLESS IT BEARS THE SEAL & SIGNATURE OF A FLORIDA LICENSED SURVEYOR THIS SURVEY IS FOR INFORMATIONAL PURPOSES ONLY.®