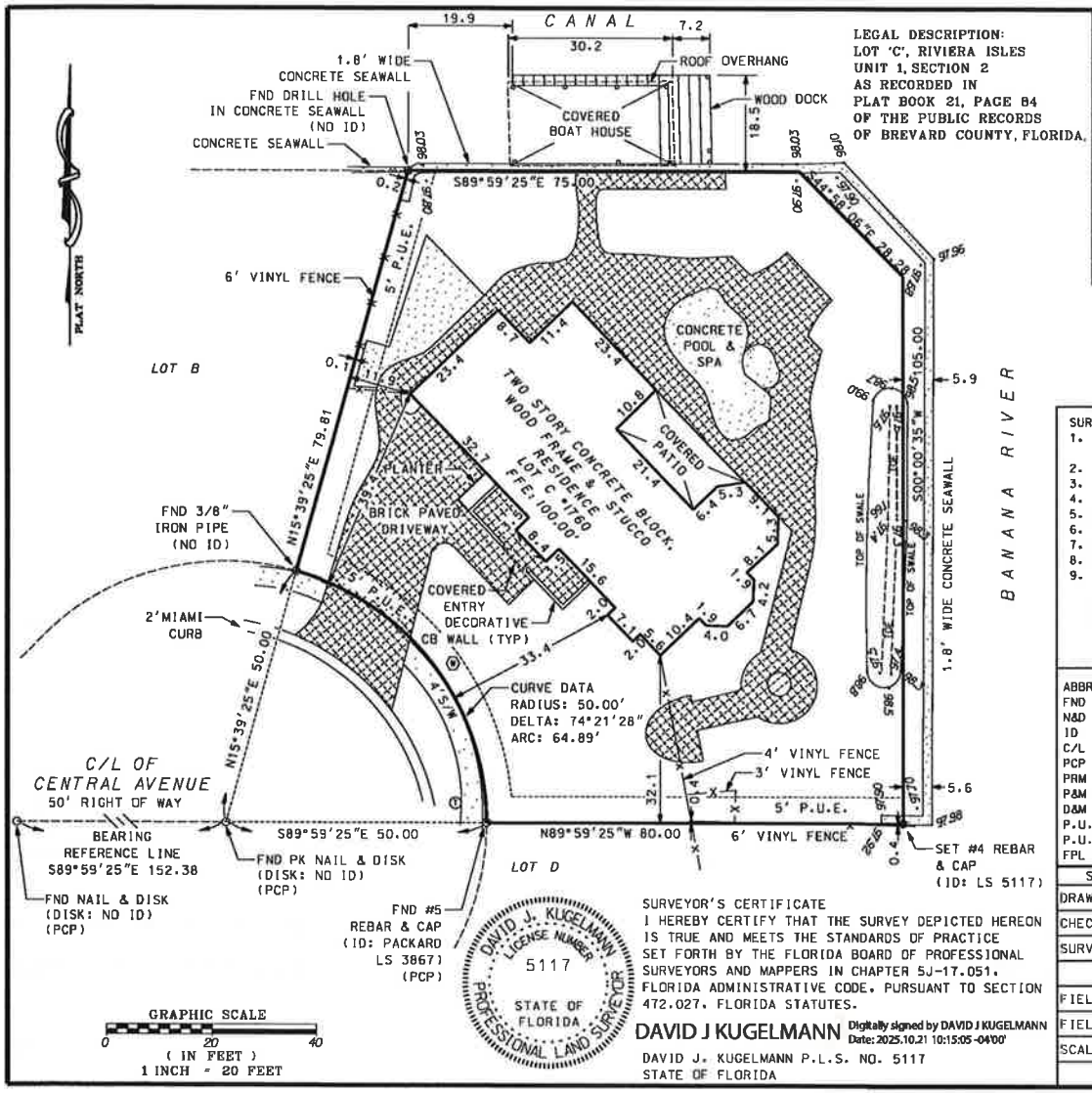
Total Coverage = 636
-600
36

2.5 ft over the 16 ft. projection



LEGAL DESCRIPTION:
LOT 'C', RIVIERA ISLES
UNIT 1, SECTION 2
AS RECORDED IN
PLAT BOOK 21, PAGE 84
OF THE PUBLIC RECORDS
OF BREVARD COUNTY, FLORIDA.

REVISIONS	
DESCRIPTION	DATE
ADDED BOAT HOUSE	1/11/13
ADDED 10 FOOT CANAL EASEMENT & 25 FOOT RIVER EASEMENT	10/03/14
ADDED POOL INFORMATION	11/12/14
ADDED CONCRETE POOL & SWALES	3/17/15
UPDATED BOUNDARY SURVEY	12/07/18
SEAWALL & SWALE ASBUILT	04/15/19
ADDED ADITIONAL ELEVATIONS	05/16/19
UPDATED SURVEY AND ADDED CONCRETE PAD	09/10/25
REVISED DOCK OFFSET DIMENSION	10/21/25

SURVEYOR'S NOTES:
1. FLOOD ZONE "X" PER FLOOD INSURANCE RATE MAP 12009C0345H, EFFECTIVE ON 1/29/2021.
2. ELEVATIONS ARE ASSUMED FOR CALCULATION PURPOSES ONLY.
3. FENCE OWNERSHIP UNKNOWN.
4. NO APPARENT ENCROACHMENTS NOTED.
5. SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD.
6. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH.
7. SURVEY DOES NOT WARRANT TITLE.
8. UNDERGROUND FOUNDATIONS AND/OR UTILITIES NOT LOCATED AT TIME OF SURVEY.
9. THIS SURVEY WAS PREPARED FOR THE EXCLUSIVE USE OF THE CLIENT(S) SHOWN HEREON AND COPIES ARE VALID ONLY WITH THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER UNLESS ELECTRONICALLY SIGNED AND SEALED IN ACCORDANCE WITH FLORIDA STATUTES CHAPTER 472.025 AND THE STANDARDS OF PRACTICE FOR SURVEYS AS REFERENCED BY CHAPTER 5J-17. FLORIDA ADMINISTRATIVE CODES.

ABBREVIATIONS:

FND	FOUND	S/W	SIDEWALK
N&D	NAIL & DISK	CLF	CHAIN LINK FENCE
ID	IDENTIFICATION	CB	CONCRETE BLOCK
C/L	CENTERLINE	FFE	FINISH FLOOR ELEVATION
PCP	PERMANENT CONTROL POINT		
PRM	PERMANENT REFERENCE MONUMENT		
P&M	PLAN & MEASURE		
D&M	DEED & MEASURE		
P.U.& D.E.	PUBLIC UTILITIES & DRAINAGE EASEMENT		
P.U.E.	PUBLIC UTILITIES EASEMENT		
FPL ESMT	FLORIDA POWER & LIGHT EASEMENT		

SYMBOL LEGEND:
- WATER METER
- POWER POLE
- TRANSFORMER
- WATER GATE
- FIRE HYDRANT
- PUMP
- GAS METER
- TELEPHONE BOX
- TV CABLE BOX
- CONCRETE

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE SURVEY DEPICTED HEREON IS TRUE AND MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17.051, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

DAVID J. KUGELMANN LICENSE NUMBER 5117 STATE OF FLORIDA PROFESSIONAL LAND SURVEYOR

DAVID J KUGELMANN Digitally signed by DAVID J KUGELMANN Date: 2025.10.21 10:15:05 -04'00'

DAVID J. KUGELMANN P.L.S. NO. 5117
STATE OF FLORIDA

SIGNATURES	DATE
DRAWN: K.K.W.	10/20/09
CHECKED: D.J.K.	10/20/09
SURVEYOR: D.J.K.	10/20/09
FIELD COMPLETION	12/07/18
FIELD BOOK NO. 72 @ 16	
SCALE: 1" = 20'	

KUGELMANN LAND SURVEYING, INC.
30 NORTH TROPICAL TRAIL, SUITE B
MERRITT ISLAND, FLORIDA 32953
L.B. NO. 6575 - PHONE (321) 459-0930

MAP OF BOUNDARY SURVEY PREPARED FOR AND CERTIFIED TO: KELLY FAMILY REVOCABLE TRUST

SIZE B | DWG. NO. 2009054_SEAWALL_ASB.DGN
PROJ. NO. 2009054 | SHEET 1 OF 1