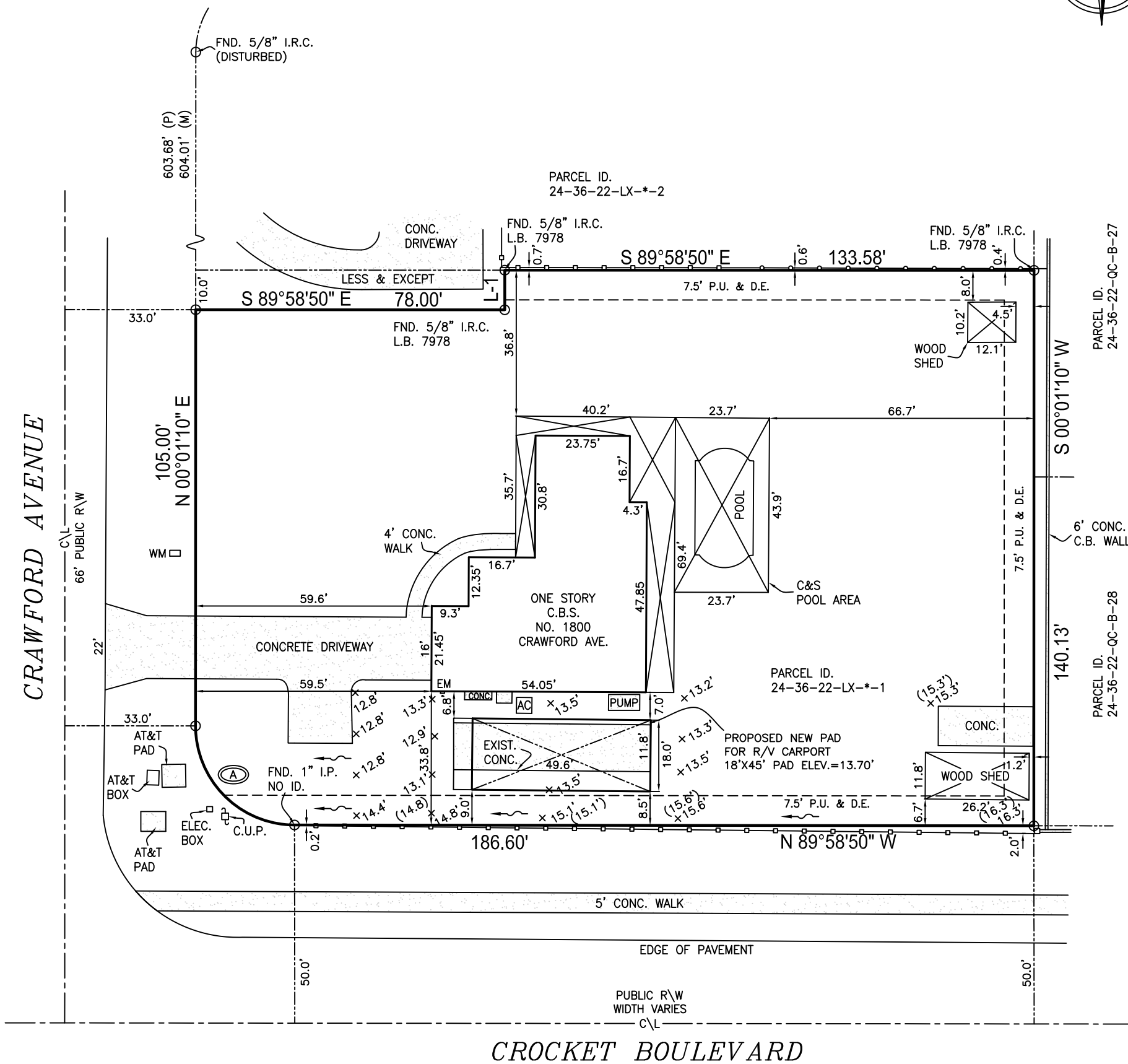
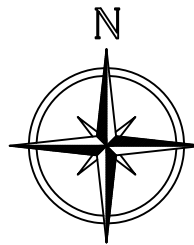


MAP OF BOUNDARY SURVEY

DESCRIPTION:

Lot 1, INDIANOLA ESTATES, according to the plat thereof, as recorded in Plat Book 25, Page 130, of the Public Records of Brevard County, Florida, LESS AND EXCEPT the North 10 feet of said Lot 1 which will run 78 feet in length from the West property line toward the East, INDIANOLA ESTATES, as recorded in Plat Book 25, Page 130, of the Public Records of Brevard County, Florida.



LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N 00° 01' 10" E	10.00'

CURVE TABLE			
ARC	DELTA	RADIUS	LENGTH
A	89° 57' 34"	25.00'	39.25'



SCALE: 1" = 30'

SURVEYORS NOTES:

- This property is located in Flood Zone(s) X, The Structure is in Flood Zone(s) X, Map No. 12009C0340H, Panel No. 340, Suffix H, Community No. 125092, Effective Date, January 29, 2021.
- The bearings shown are based on an Assumed North Meridian, Being N 00° 01' 10" E along the East R/W line of Crawford Avenue.
- This is Real Property being situated in Section 22, Township 24S, Range 36E.
- The Surveyor has not abstracted the property. Only platted or furnished easements or encumbrances that may affect the property are shown.

- This map of survey is for the sole use of the named parties as certified hereon and is non-transferable is not to be relied upon by any other entity or individuals other than the certified entity.
- Underground improvements are not located unless requested.
- Elevations if shown hereon based on NAVD88. Originating B.M. Brevard County P.I.D. E6A47 (elev.= 9.830')
- Elevations shown as 00.00' are existing spot elevations.
elevations shown as (00.00') are proposed elevations.

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. —x—x— = 6' VINYL FENCE
----- = OHPL
(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: MATTHEW V. ROVER
LYNNE ROVER

Certified By: Signature Date:
I Eric Nielsen Profesional 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: 12 STONE STREET, COCOA, FL. 32922
Ph: (321) 631-5654
email: nielsensurveying@bellsouth.net
SCALE: 1" = 30' DATE: 08-28-2025 JOB NO. 25-206-08

