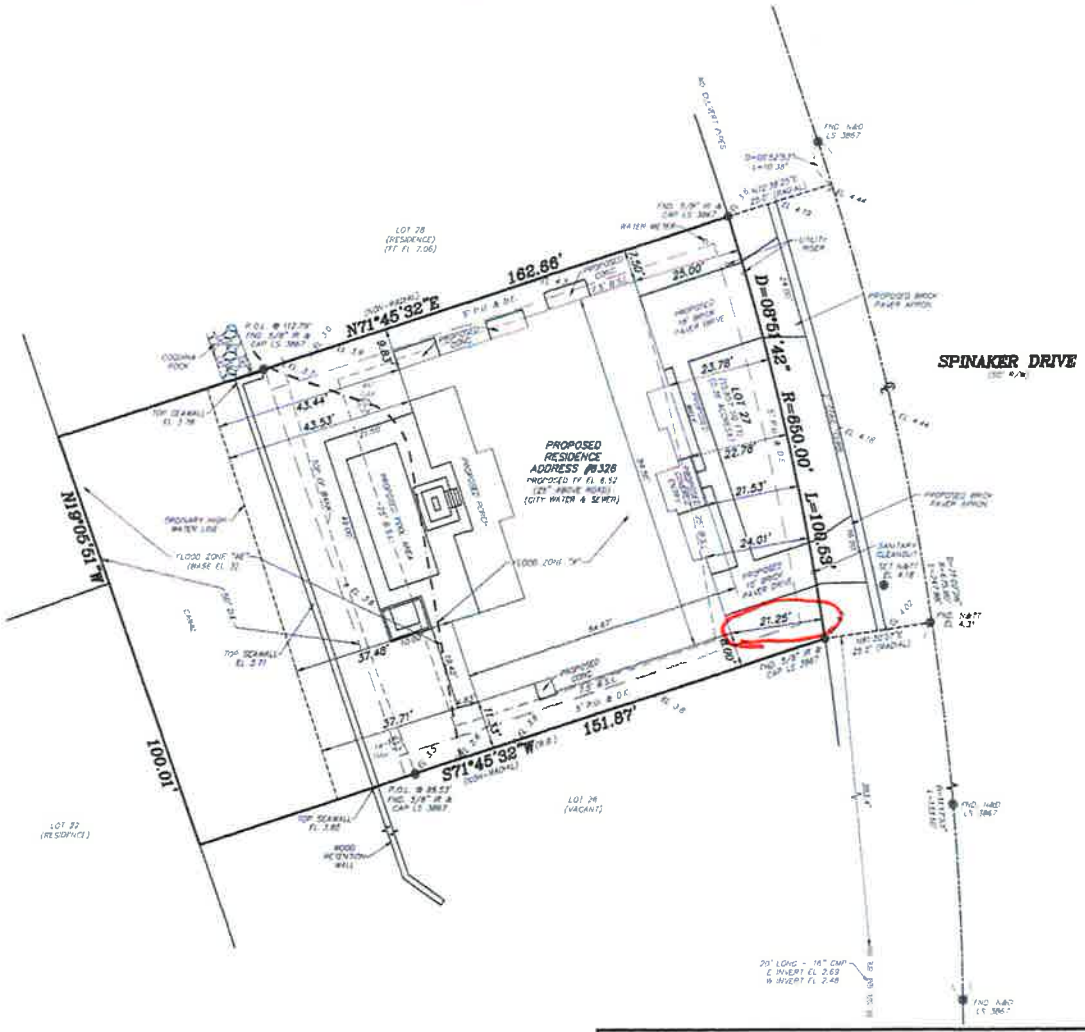

PROJECT BENCHMARK
BREVARD COUNTY BENCHMARK GPS 1025
5/8" ALUMINUM ROD IN 5"
BREVARD COUNTY ACCESS COVER
STAMPED "GPS 1025 1993"
EL 2.342 (NAVD 88)
EL 8.873 (NGVD 29)

NOTE: ONLY TREES LOCATED AS MARKED BY CLIENT

AAL LAND SURVEYING SERVICES, INC.

ACCORDING TO F.I.R.M. #12009C 0317 H, DATED JANUARY 29, 2021, THIS PROPERTY IS LOCATED WITHIN FLOOD ZONE X&AE (NAVD 88)

BOUNDARY SURVEY

SCALE: 1" = 20'

NORTH

REVISION	
REVISION	
REVISION	PLOT PLAN 02-24-24
REVISION	TOPOGRAPHIC 02-05-24
REVISION	ASBUILT 06-18-24
REVISION	LOCATE TREES 04-23-24
FIELD DATE:	01-04-24

SECTION 12,
TOWNSHIP 26 SOUTH,
RANGE 36 EAST

PROJECT #49500

GENERAL NOTES

1. THIS SURVEY AND DRAWING HAVE BEEN PREPARED TO CONFORM WITH APPLICABLE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.
2. THIS SURVEY IS FOR THE SOLE BENEFIT OF THE PARTIES NAMED HEREON AND FOR THE SPECIFIC PURPOSE NOTED, AND SHOULD NOT BE RELIED UPON BY ANY OTHER ENTITY, AND IS NOT TRANSFERABLE UNDER ANY CIRCUMSTANCES.
3. THIS SURVEY IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE SEAL OF THE FLORIDA LICENSED SURVEYOR, AND REPRODUCTION OF THIS DRAWING WITHOUT WRITTEN PERMISSION OF THE SURVEYOR IS HEREBY FORBIDDEN.
4. NO OPINION OF TITLE OR OWNERSHIP IS HEREBY EXPRESSED OR IMPLIED BY THE SURVEYOR.
5. THIS SURVEY WAS PREPARED FROM INFORMATION FURNISHED TO THE SURVEYOR BY THE CLIENT, AND MAY BE SUBJECT TO EASEMENTS OR LIMITATIONS EITHER RECORDED OR IMPLIED.
6. BEARINGS ARE BASED ON ASSUMED DATUM AND ON THE LINE SHOWN AS BEING THE BASIS OF BEARINGS.
7. NO UNDERGROUND IMPROVEMENTS HAVE BEEN LOCATED UNLESS OTHERWISE SHOWN.
8. ELEVATIONS, IF SHOWN, ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 UNLESS OTHERWISE NOTED.
9. "NO WELLS" AND "NO SEPTICS" ARE DEFINITIONS TO SHOW AS STATED BY THE SURVEYOR TO LOCATE POSSIBLE EXISTING WELLS AND SEPTICS, HOWEVER NONE WERE FOUND USING STANDARD SURVEY LOCATING EQUIPMENT.

3970 MINTON ROAD, WEST MELBOURNE, FL 32904 L.B.#6623
PHONE: (321)768-8110 FAX: (321)952-9771 E-MAIL: frontdesk@aalsurveys.com

ANDREW W. POWSHOK
P.L.S. No. 5383

DANIEL D. GARNER
P.L.S. No. 6189

LEGEND

(BB)	= BASIS OF BEARING
(M)	= MEASURED (PROP) = PROPOSED
(W)	= PLAT (GRADE) = GRADE
(D)	= DEED T.B.D. = TO BE
(S)	= PLAT DETERMINED
IR	= IRON PIPE
IRS	= IRON ROD
N&D	= NAIL AND DISC
N&T	= NAIL AND TAG
C.M.	= CONCRETE MONUMENT
PRM	= PERMANENT REFERENCE MARKER
EOW	= EDGE OF WATER
TBM	= TEMPORARY BENCHMARK
Δ=	DELTA
R=	RADIUS EL. XXXX - EXISTING GRADES
L=	ARC LENGTH
FND	= FOUND
CH	= CHORD LENGTH
P.O.B.	= POINT OF BEGINNING
P.C.	= POINT OF CURVATURE
P.T.	= POINT OF TANGENCY
P.I.	= POINT OF INTERSECTION
P.R.C.	= POINT OF REVERSE CURVE
R/W	= RIGHT OF WAY
B.S.L.	= BUILDING SETBACK LINE
O/H	= OVERHEAD WIRES
E.P.	= EDGE OF PAVEMENT
P.U.E.	= PUBLIC UTILITY EASEMENT
D.E.	= DRAINAGE EASEMENT
EL	= ELEVATION
FF	= FINISHED FLOOR
CONC	= CONCRETE
R.C.P.	= REINFORCED CONCRETE PIPE
C.M.P.	= CORRUGATED METAL PIPE
℄	= CENTERLINE
LB	= LICENSED BUSINESS
P.L.S.	= PROFESSIONAL LAND SURVEYOR

SURVEY PREPARED FOR:
ANTHONY F. MEGGS AND BETH MARIE MEGGS

DESCRIPTION: LOT 27, SOUTH INDIAN RIVER ISLES THIRD ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 38, PAGES 93-94, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.