

LEGAL DESCRIPTION:

LEGAL DESCRIPTION SAINT LUKE'S CHURCH

A parcel of land lying Section 27, Township 23 South, Range 36 East, Brevard County, Florida, the same being a portion of those lands described in Official Records Book 1232 at Page 740 of the Public records of Brevard County, Florida, the same being more particularly described as follows:
Commence at the mid Section corner of said Section 27 as described in Official Records Book 1232 at Page 740; thence run S 89°53'43" E along the South line of the NE 1/4 of said Section 27 for 209.86 feet to a point that is marked with a 1/2 inch iron rod driven in the physical centerline of NORTH TROPICAL TRAIL, said point being the Point of Beginning of the following described Parcel of Land; thence continue S 89°53'43" E along said South line for 333.33 feet to the Southwest corner of the land described in Official Records Book 4266 at Page 4521 of the Public Records of Brevard County, Florida; thence run N 00°01'54" E along the West line of said Official Records Book 4266 at Page 4521 for 200.00 feet to the Southeast of that certain parcel of land described in Official Records Book 996 at Page 424 of the Public Records of Brevard County, Florida; thence run N 89°53'43" W along the South line thereof for 322.48 feet to a formally set nail and disc marked PLS 2351 located on the physical centerline of NORTH TROPICAL TRAIL; Thence run S 03°08'14" W along the physical centerline of NORTH TROPICAL TRAIL for 200.28, feet more or less, to the Point of Beginning, SUBJECT TO the Public Interest in the maintained limits of NORTH TROPICAL TRAIL, said parcel contains 1.456 acres more or less.

SURVEY REPORT:

1. The intended purpose of this survey is for boundary information only, as shown hereon.
2. The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible that there are documents of record unrecorded deeds, easements or other instruments that could affect the boundaries to the subject property.
3. This survey does not reflect or determine ownership.
4. This survey meets or exceeds the minimal horizontal control accuracy of 1:7500 for a suburban survey.
5. Measurements shown hereon are expressed in feet and decimal parts thereof.
6. Dimensions shown are taken at the exposed areas of improvements, underground footers, foundations, utilities or other subsurface structures are not located for the purpose of this survey.
7. Bearings are assumed, referenced to the South line of the NE 1/4 of Section 27-23-36 with a Bearing of S 89°53'43" E.
8. This drawing is not valid unless bearing an original signature and embossed land surveyors seal.

LEGEND:

- Set 5/8" iron rebar with cap marked; LB 7978
- Found iron rebar - size and identification noted
- △ Set nail and disk marked; LB 2351
- ▲ Found nail and disk, identification noted

EXPLANATION OF ABBREVIATIONS

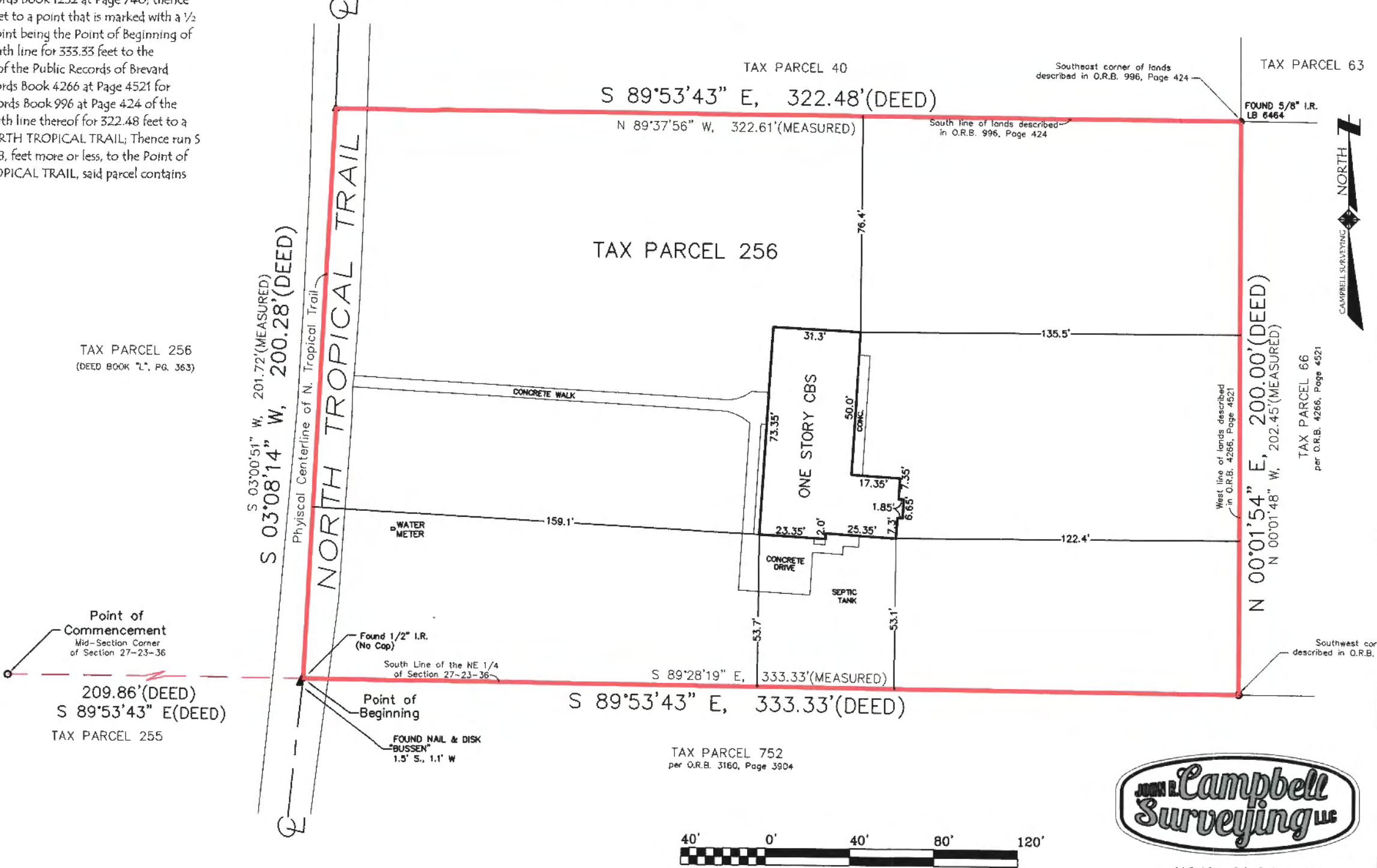
F.F.E.	Finished Floor Elevation
P.O.C.	Point of Commencement
P.O.B.	Point of Beginning
A/C	Air Conditioner
M	Measured Distance
P	Measurement On Plat
O.R.B.	Official Record Book
PB	Plat Book
LB	Licensed Business
LS	Licensed Surveyor
P.U.E.	Public Utility Easement
P.U. & D.E.	Public Utility Easement
CL	Centerline of Roadway

I hereby certify that the survey shown hereon is true and correct based on actual measurements taken in the field. This survey meets the Standards of Practice as set forth by the Florida Board of Professional Land Surveyors found in Chapter 5J-17.052, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

UNLESS IT BEARS THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.

John R. Campbell
John R. Campbell
Professional Surveyor & Mapper #2351
State of Florida

Sketch of Survey



Scale: 1" = 40'
Street Address : 5555 N. Tropical Trail, Unit C,
Merritt Island, FL 32953



115 Alma Blvd., Suite 102
Mailing Address: P.O. Box 541866
Merritt Island, FL. 32954
Phone: (321) 507.4811
LICENSED BUSINESS #7978

Sketch of Survey		DRAWING: SKETCH	CHECKED BY: J.R. Campbell	SECTION 27 TOWNSHIP 23 SOUTH RANGE 36 EAST
PREPARED FOR AND CERTIFIED TO: St Lukes Episcopal Church of Courtenay Fla, Inc		PROJECT NO. 2020-208	DRAWN BY: Z.A. Dyer DATE: 07/29/2020	
REVISIONS		DATE	DESCRIPTION	