

LEGAL DESCRIPTION:

The West 114.5 feet of the following described parcel:  
COMMENCE at the Northwest corner of the Northwest 1/4 of Section 26, Township 24 South, Range 36 East, Brevard County, Florida and run South 00°18'55" West along the West line of said Northwest 1/4, 354.00 feet; thence run North 89°57'25" East, 134.50 feet to a point on the North right of way line of Bevis Road in BEVIS SUBDIVISION, recorded in Plat Book 17, Page 141, of the Public Records of Brevard County, Florida, the POINT OF BEGINNING of this description; from the POINT OF BEGINNING continue along said North right of way line North 89°57'25" East, 134.50 feet, to a point in the West line of Lot 1 in said BEVIS SUBDIVISION; thence run along said West line of Lot 1, North 00°18'55" East, 18.00 feet to the Northwest corner of said Lot 1; thence run along the North line of Lot 1, North 89°57'25" East, 79.00 feet to the Northeast corner of said Lot 1; thence run North 00°18'55" East, 71.75 feet; thence run South 89°57'25" West 213.50 feet; thence run South 00°18'55" West 89.75 feet to the POINT OF BEGINNING.



BOUNDARY AND TOPOGRAPHIC SURVEY

PARCEL 24-36-26-00-264.1  
OWNER SHAH SHAH PROPERTY INC

PARCEL 24-36-26-00-260  
OWNER MT TABOR PRIMITIVE BAPTIST CHURCH

EXPLANATION OF ABBREVIATIONS

- CLF Chain Link Fence
- CW Concrete Walk
- (D) Described Information
- ID Identification
- LB Licensed Business
- (M) Measured Distance
- PB Plat Book
- PG Page or Pages
- PSM Professional Surveyor and Mapper
- STR Section #, Township # South, Range # East

LEGEND:

- Found 5/8" iron rebar, with ID
- Found nail and disk, with ID
- Found 1/2" iron rebar, no ID
- Cleanout
- Drainage Flow

POINT OF COMMENCEMENT  
NORTHWEST CORNER OF THE  
NORTHWEST 1/4 OF STR 26-24-36

WEST LINE OF THE NORTHWEST 1/4  
OF STR 26-24-36

S0°10'09"E 354.00' (C)  
S00°18'55"W 354.00' (D)  
N89°09'47"E 134.50' (C)  
N89°57'25"E 134.50' (D)

PARCEL 24-36-26-00-265  
OWNER EDWARDS, GENETTE

PARCEL 24-36-26-00-266.1  
OWNERS: JAMES & JULIA GARRISON  
LAUREL OAK TREE  
TO BE REMOVED

PROPOSED RETENTION  
POND 6" DEEP

PROPOSED  
CARPORT

PROPOSED  
LANAI

PROPOSED  
ONE STORY  
C.B.S. RESIDENCE  
F.F.E.=8.00

PROPOSED  
DRIVEWAY

PROPOSED  
DRIVEWAY

5' APRON  
(TYPICAL)

PROPOSED  
PORCH

PROPOSED  
PORCH

NORTH RIGHT OF WAY LINE  
S89°48'50"W 114.50' (C)  
N89°48'50"E 134.50' (C)  
N89°57'25"E 134.50' (D)

BEVIS ROAD  
20' WIDE ASPHALT ROADWAY

PROPOSED RETENTION  
POND 6" DEEP

CHAIN LINK FENCE IN  
DISREPAIR; FENCE TIE 3.4' S

NOT A PART OF  
PARCEL 24-36-26-00-266.2  
OWNER VOLUNTERIO, ALFREDO  
NOT INCLUDED

NORTHWEST CORNER  
OF LOT 1  
NORTH LINE OF LOT 1  
S89°28'47"E 79.00' (C)  
N89°57'25"E 79.00' (D)  
N0°02'49"E 18.00' (C)  
N00°18'55"E 18.00' (D)

BEVIS SUBDIVISION  
PB 17, PG 141

LOT 1

WEST LINE OF LOT 1

PARCEL 24-36-26-28-\*1  
OWNER MORTON, PEARLIE M



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



Scale: 1" = 20'

Street Address : 1048 Bevis Road, Merritt Island, FL 32953

Boundary and Topographic Survey			DRAWING: BNDY	CHECKED BY: J.R. Campbell	SECTION 26 TOWNSHIP 24 SOUTH RANGE 36 EAST
PREPARED FOR AND CERTIFIED TO:			PROJECT NO 2020-243	DRAWN BY: DASH	
JAMES GARRISON			DATE: 9-18-2020		
			REVISIONS	DATE	
			1	07/07/2021	Plot Plan Survey
			2	08/02/2021	Added Drainage Arrows & Retention Ponds

NOTE:  
PROPERTY DRAINAGE SLOPE  
SET TO NATURAL GRADE

FEMA FLOOD

FOR INFORMATION ONLY:  
The surveyor no longer certifies the F.E.M.A.  
Flood Zones. This certification is made by an  
Independent contractor of the Federal  
Government. As a courtesy to the client, this  
surveyor feels that the subject parcel appears  
to lie in F.I.R.M. Zone "X" Community  
Panel No. 12009C0340G dated 3/17/2020.

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 S00°47'13"E, between monuments, along the West line of the subject property.
8. This drawing is not valid unless bearing an original signature and embossed land surveyors seal.
9. Elevations shown hereon are based on Brevard County Benchmark 386-22 being a 2" Brass Disk on the lift station pad having an elevation of 7.196, North American Vertical Datum of 1988.

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

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.