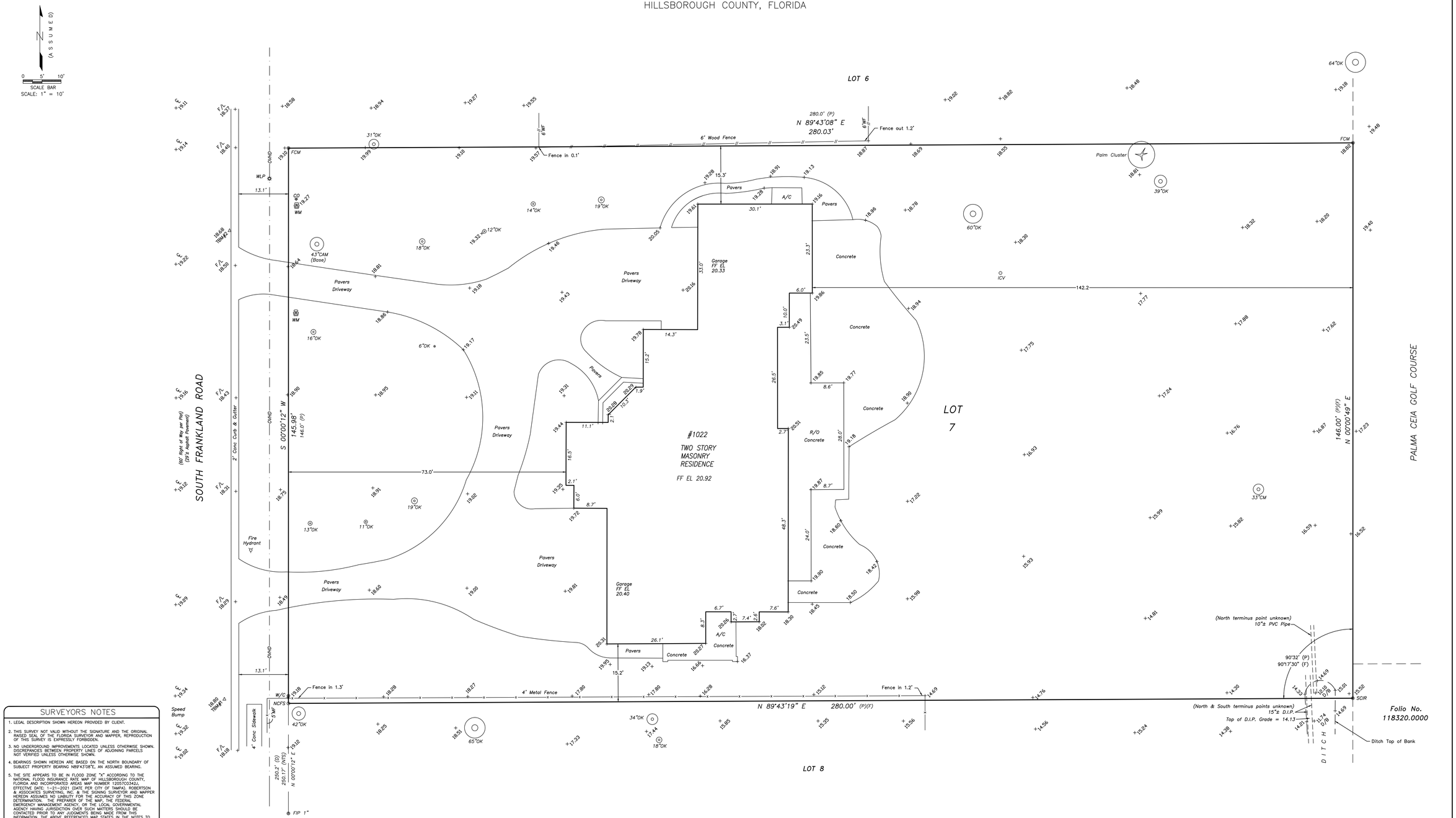
SECTION 28, TOWNSHIP 29 SOUTH, RANGE 18 EAST
HILLSBOROUGH COUNTY, FLORIDA



SURVEYORS NOTES

1. LEGAL DESCRIPTION SHOWN HEREON PROVIDED BY CLIENT.
2. THIS SURVEY NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE FLORIDA SURVEYOR AND MAPPER. REPRODUCTION OF THIS SURVEY IS EXPRESSLY FORBIDDEN.
3. NO UNDERGROUND IMPROVEMENTS LOCATED UNLESS OTHERWISE SHOWN. DISCREPANCIES BETWEEN PROPERTY LINES OF ADJOINING PARCELS NOT VERIFIED UNLESS OTHERWISE SHOWN.
4. BEARINGS SHOWN HEREON ARE BASED ON THE NORTH BOUNDARY OF SUBJECT PROPERTY BEARING N89°43'08"E, AN ASSUMED BEARING.
5. THE SITE APPEARS TO BE IN FLOOD ZONE "X" ACCORDING TO THE NATIONAL FLOOD INSURANCE RATE MAP OF HILLSBOROUGH COUNTY, FLORIDA AND INCORPORATED AREAS MAP NUMBER 12057C0342J, EFFECTIVE DATE: 1-21-2021 (DATE PER CITY OF TAMPA). ROBERTSON & ASSOCIATES SURVEYING, INC. & THE SIGNING SURVEYOR AND MAPPER HEREON ASSUMES NO LIABILITY FOR THE ACCURACY OF THIS ZONE DETERMINATION. THE PREPARER OF THE MAP, THE FEDERAL EMERGENCY MANAGEMENT AGENCY, OR THE LOCAL GOVERNMENTAL AGENCY HAVING JURISDICTION OVER SUCH MATTERS SHOULD BE CONTACTED PRIOR TO ANY JUDGMENTS BEING MADE FROM THIS INFORMATION. THE ABOVE REFERENCED MAP STATES IN THE NOTES TO THE USER THAT: "THIS MAP IS FOR INSURANCE PURPOSES ONLY."
6. FEMA FLOOD HAZARD MAPPING: THIS PRODUCT WAS NOT DESIGNED TO MAKE PRECISE IN/OUT FLOOD RISK DETERMINATIONS. THIS PRODUCT IS NOT SUITABLE FOR ENGINEERING APPLICATIONS AND CANNOT BE USED TO DETERMINE ABSOLUTE DELINEATION'S OF FLOOD BOUNDARIES.
7. PROPERTY OWNER SHOULD OBTAIN WRITTEN FLOOD ZONE DETERMINATION FROM OUR LOCAL PERMITTING, PLANNING AND BUILDING DEPARTMENT PRIOR TO ANY CONSTRUCTION PLANNING AND/OR CONSTRUCTION.
8. UNLESS OTHERWISE SHOWN, ENCROACHMENTS OF UNDERGROUND UTILITIES, WALL FOOTINGS, ETC., WERE NOT RECOGNIZED IN THE FIELD. ALSO FENCES AS SHOWN ARE NOT TO SCALE, OWNERSHIP OF FENCES AND/OR WALLS (IF PRESENT) ARE NOT FIELD DETERMINED.
9. RE-USE OF THIS SURVEY FOR PURPOSES OTHER THAN INTENDED, WITHOUT WRITTEN VERIFICATION WILL BE AT THE RE-USERS SOLE RISK AND WITHOUT LIABILITY TO THE SURVEYOR. NOTHING HEREIN SHALL BE CONSTRUED TO GIVE ANY RIGHTS OR BENEFITS TO ANYONE OTHER THAN THOSE CERTIFIED TO ON THIS SURVEY
10. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
11. THIS SURVEY WAS PERFORMED USING THE TRANSIT AND TAPE SURVEY METHOD AND CHECKED BY MATHEMATICAL TRAVERSE CLOSURE AND REDUNDANT MEASUREMENTS TO CORNERS THAT COULD NOT BE OCCUPIED WITH AN INSTRUMENT. THE CALCULATED MATHEMATICAL CLOSURE MEETS OR EXCEEDS THE CLOSURE REQUIREMENTS SET FORTH IN FLORIDA ADMINISTRATIVE CODE 5J-17.
12. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE; THEREFORE THE UNDERSIGNED MAKES NO GUARANTEES AS TO THE ACTUAL SIZE LOCATION OR EXISTENCE OF EASEMENTS, RIGHT-OF-WAYS, SETBACK LINES, AGREEMENTS, OR OTHER SIMILAR MATTERS.
13. THE TREES SHOWN HEREON WERE LOCATED USING METHODS ADEQUATE FOR THEIR ACCURATE LOCATION AND IDENTIFICATION. HOWEVER, THIS COMPANY AND THE SIGNING SURVEYOR RESERVES THE RIGHT TO VERIFY LOCATION OF ALL TREES CRITICAL TO THE DESIGN OF PERMANENT IMPROVEMENTS SUCH AS BUILDINGS AND PARKING LOTS. IT IS THE RESPONSIBILITY OF THE DESIGN PROFESSIONAL TO INFORM THIS COMPANY AND/OR THE SIGNING SURVEYOR OF ANY TREES CRITICAL TO THEIR DESIGN SO THAT THOSE TREES CAN BE VERIFIED PRIOR TO DESIGN COMPLETION.
14. ELEVATIONS SHOWN REFER TO CITY OF TAMPA BENCHMARK B-1869, ELEVATION 17.44 (NAVD 1988).
15. BEARINGS & DISTANCES ARE FROM THE FIELD UNLESS NOTED OTHERWISE.

ELEVATIONS REFER TO N.A.V.D. 1988.

LEGEND:

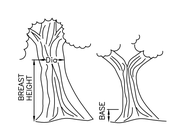
(AB) = ASBUILT (F) = FIELD
(C) = CALCULATED
(D) = DESCRIPTION
(M) = MEASURED
(P) = PLAT
(R) = RECORD
(TYP.) = TYPICAL
A/C = AIR CONDITIONER
ABS = ACRYLONITRILE BUTADIENE STYRENE
BM = BENCHMARK
BW = BRICK/PAVER WALK
℄ = CENTERLINE
CATV = CABLE TELEVISION
CLF = CHAIN LINK FENCE
CO = CLEANOUT
CONC. = CONCRETE
DOM. = DOMESTIC
D.I.P. = DUCTILE IRON PIPE
D/B = DITCH BOTTOM GRADE
EB = ELECTRIC UTILITY BOX
EP = EDGE OF PAVEMENT
FF EL = FINISHED FLOOR ELEVATION
EPC = ENVIRONMENTAL PROTECTION COMMISSION
FCM = FOUND CONC. MONUMENT 4"x4", LICENSED
BUSINESS NO. 148
FIP = FOUND IRON PIPE
FIR = FOUND IRON ROD
FCIR = FOUND CAPPED IRON ROD
FPIP = FOUND PINCHED IRON PIPE
FPKND = FOUND PARKER KALON NAIL
F/L = FLOW LINE
GI = GRATE TOP INLET
GV = GAS VALVE
ICV=IRRIGATION CONTROL VALVE
INE/ING = INGRESS EGRESS
IE = INVERT ELEVATION
ID = IDENTIFICATION NUMBER
IP = IRON PIPE
IR = IRON ROD
LB = LICENSED BUSINESS
LP = LIGHT POLE
MB = MAILBOX
MH = MANHOLE
MES = MITERED END-SECTION
MF = METAL FENCE
MLP = METAL LIGHT POLE
N.A.V.D. = NORTH AMERICAN VERTICAL DATUM
N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
N'LY = NORTHERLY
NCFS = NO CORNER FOUND OR SET, FOUND 5/8" IRON ROD WITH TREE ROOT
(NTS) = NOT TO SCALE
ORB, PG. = OFFICIAL RECORDS BOOK AND PAGE
OHW = OVERHEAD UTILITY LINE
PC = POINT OF CURVE
PCC = POINT OF COMPOUND CURVE
PKN = PARKER KALON NAIL
PLS = PROFESSIONAL LAND SURVEYOR
POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
PRM = PERMANENT REFERENCE MARKER
PSM = PROFESSIONAL SURVEYOR & MAPPER
PUE=PUBLIC UTILITY EASEMENT
PVC = POLYVINYL CHLORIDE FENCE
R/D = ROOF OVER
R/W = RIGHT-OF-WAY
RCP = REINFORCED CONCRETE PIPE
RD = ROOF DRAIN
RWY = RAILROAD
S'LY = SOUTHERLY
SIR = SET CAPPED IRON ROD LB8106
SND = SET NAIL AND DISK LB8106
SMND = SET MAG NAIL AND DISC
TBM = TEMPORARY BENCH MARK
TOB = TOP OF BANK
TOS = TOE OF SLOPE
UB = UTILITY BOX
UP = UTILITY POLE
UE = UTILITY EASEMENT
UTL = UTILITY
VCP = VITRIFIED CLAY PIPE
WA=WATER ASSEMBLY
W/C = WITNESS CORNER
WLP = WOOD LIGHT POLE
WM = WATER METER
WT=WATER TANK
WF = WOOD FENCE
WV = WATER VALVE
ELEVATIONS = + 19.00
TREE SYMBOL = ⊙

* * * TREE NOTE * * *

ALL TREE LOCATIONS INFORMATION SHOULD BE FIELD VERIFIED IF CRITICAL TO DESIGN. TREES BY NATURE ARE IRREGULAR IN SIZE AND SHAPE AND EVERY EFFORT IS MADE TO ACCURATELY LOCATE THE TREES SHOWN HEREON. THE TREE SIZE IS DETERMINED BY THE DIAMETER OF TREE AT BREAST HEIGHT (SIZES SHOWN IN INCHES).

* * * TREE LEGEND * * *

OK = OAK CM = CREPE MYRTLE
CAM = CAMPHOR



THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY PATRICK J. COLLINS USING A DIGITAL SIGNATURE AND DATE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

DESCRIPTION:

Lot 7, GOLF VIEW ESTATES REVISED, according to the map or plat thereof recorded in Plat Book 26, Page 71, of the Public Records of Hillsborough County, Florida.

SITE ADDRESS:
1022 S. FRANKLAND ROAD, TAMPA, FL 33629

BOUNDARY SURVEY (SHOWING TREES AND ELEVATIONS)

DATE OF FIELD SURVEY: 4-28-2021

OFFICE		REVISIONS
DATE	BY:	DESCRIPTION

Prepared For: DEVONSHIRE CUSTOM HOMES, LLC

Patrick J. Collins — Digitally signed by Patrick J. Collins Date: 2021.05.05 09:41:24 -04'00'

PATRICK J. COLLINS
REGISTERED SURVEYOR AND MAPPER
LICENSE NO. 5523 STATE OF FLORIDA
LICENSED BUSINESS No. 8106

ROBERTSON SURVEYING
Surveyor Business Lic # LB8106
14052 N. Florida Ave, Tampa FL 33613
Phone: (813) 388-2484

Drawn By: PC | Checked By: SB | Job No.: 21-120

"NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL (OR DIGITAL SEAL) OF A FLORIDA LICENSED SURVEYOR AND MAPPER."