

SURVEY PLAT

OF
A PARCEL OF LAND

LYING IN
SECTION 27, TOWNSHIP 43 SOUTH, RANGE 26 EAST,
LEE COUNTY, FLORIDA



NOTES:

SURVEY BASED ON THE DESCRIPTION AS SHOWN, AND EXISTING MONUMENTATION.

BEARINGS BASED ON THE NORTH RIGHT OF WAY OF PALM BEACH BOULEVARD AS BEARING S.77°08'36"W.

PARCEL LIES IN FLOOD ZONE "A7" HAVING A BASE FLOOD ELEVATION OF +8'. THIS INFORMATION TAKEN FROM FLOOD INSURANCE RATE MAP 125124 0250 B REVISED 09-19-1984.

THE F.E.M.A. FLOOD ZONE INFORMATION INDICATED HEREON IS BASED ON MAPS SUPPLIED BY THE FEDERAL GOVERNMENT. THIS FLOOD INFORMATION MUST BE VERIFIED WITH ALL PERMITTING REGULATORY ENTITIES PRIOR TO COMMENCING ANY WORK OR APPLICATION DEPENDENT ON SAID FLOOD INFORMATION.

ABOVE GROUND OR UNDERGROUND IMPROVEMENTS, UTILITIES AND/OR FOUNDATIONS WERE NOT LOCATED UNLESS OTHERWISE NOTED.

THIS PLAT PREPARED AS A BOUNDARY SURVEY AND IS NOT INTENDED TO DELINEATE THE JURISDICTION OR JURISDICTIONAL AREAS OF ANY FEDERAL, STATE, REGIONAL OR LOCAL AGENCY, BOARD, COMMISSION OR OTHER ENTITY.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY (RECORDED AND UNRECORDED, WRITTEN AND UNWRITTEN).

DURING THE COURSE OF THIS SURVEY, NO DOCUMENTATION COULD BE FOUND OR WAS PROVIDED PERTAINING THE RIGHT OF WAY OF LINWOOD AVENUE. THE RIGHT OF WAY OF LINWOOD AVENUE SHOWN HEREON IS BASED ON ADJOINING DEEDS AND FOUND MONUMENTATION.

ALL DIMENSIONS PLAT AND FIELD VERIFIED, UNLESS OTHERWISE SHOWN.

DATE OF LAST FIELD WORK: 4-25-2005.

PARCEL CONTAINS 10.0 ACRES, MORE OR LESS.

Scott M. Shore

FOR THE EXCLUSIVE USE OF:

WILLIAM BYRUS

BY: SCOTT M. SHORE
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. LS #5743

DATE SIGNED: 4-26-2005

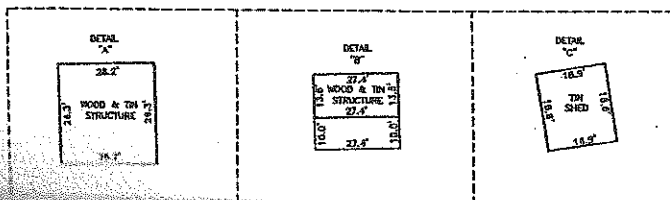
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

THIS BOUNDARY SURVEY IS ONLY FOR THE LANDS AS DESCRIBED. IT IS NOT A CERTIFICATE OF TITLE, ZONING, EASEMENTS OR FREEDOM OF ENCUMBRANCES.

THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF AN ABSTRACT OF TITLE AND ALL MATTERS OF TITLE SHOULD BE REFERRED TO AN ATTORNEY AT LAW.

LINE TABLE

Line	Bearing	Distance
L1	S.85°48'43"W.	20.00'



TITLE: BOUNDARY SURVEY			
		5245 RAMSEY WAY, SUITE #2 FORT MYERS, FLORIDA 33907 PHONE: (239) 275-8575 FAX: (239) 275-8457	
METRON SURVEYING & MAPPING, LLC		LAND SURVEYORS-PLANNERS LB #7071	
www.metronfl.com			
FILE NAME: 7763SR.DWG	FIELD BOOK/PAGE: 279/64	PROJECT NO.:	SHEET:
SURVEY DATE:	DATE:	DATE:	DATE: