

Sketch and Legal Description for: INDIAN RIVER COUNTY

Legal Description (F.P.L. Easement)

BEING A STRIP OF LAND LYING IN A PORTION OF THE SOUTHWEST ONE QUARTER OF SECTION 34, TOWNSHIP 32 SOUTH, RANGE 38 EAST, INDIAN RIVER COUNTY, FLORIDA, SAID PARCEL ALSO BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORD BOOK 3571, PAGE 1296, OF SAID PUBLIC RECORDS. SAID STRIP BEING 10.00 FEET IN WIDTH AND LYING 5.00 FEET EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 34, TOWNSHIP 32 SOUTH, RANGE 38 EAST; THENCE NORTH 00°08'42" WEST, ALONG THE WEST LINE OF SAID SECTION 34, A DISTANCE OF 130.00 FEET TO A POINT ON THE NORTH LINE OF A PARCEL AS DESCRIBED IN OFFICIAL RECORD BOOK 3661, PAGE 1803, OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA; THENCE SOUTH 89°42'15" EAST, ALONG SAID NORTH LINE (SAID LINE BEING 130.00 FEET NORTH OF AND PARALLEL WITH, AS MEASURED AT RIGHT ANGLES TO, THE SOUTH LINE OF SAID SECTION 34) A DISTANCE OF 456.51 FEET TO THE **POINT OF BEGINNING** OF THE FOLLOWING DESCRIBED CENTERLINE; THENCE NORTH 00°08'42" WEST, ALONG SAID CENTERLINE (SAID LINE BEING 5.00 FEET WEST OF AND PARALLEL WITH, AS MEASURED AT RIGHT ANGLE TO, THE EAST LINE OF A PARCEL AS DESCRIBED IN OFFICIAL RECORD BOOK 3571, PAGE 1296, OF SAID PUBLIC RECORDS) A DISTANCE OF 150.66 FEET; THENCE SOUTH 89°51'18" WEST, (PERPENDICULAR THE THE LAST DESCRIBED LINE) A DISTANCE OF 35.51 FEET TO THE **POINT OF TERMINATION** OF SAID CENTERLINE.

THE SIDELINES OF SAID STRIP SHALL BE SHORTENED OR LENGTHENED TO INTERSECT AT ANGLE POINTS.

Surveyor's Notes

- 1). THIS SKETCH AND LEGAL DESCRIPTION WAS PREPARED WITH THE BENEFIT OF A BOUNDARY AND TOPOGRAPHIC SURVEY PREPARED BY CARTER ASSOCIATES, INC., PROJECT NO. 21-459 S, DATED MARCH 7, 2022.
- 2). THIS LEGAL DESCRIPTION SHALL NOT BE VALID UNLESS:
 - (A) PROVIDED IN ITS ENTIRETY CONSISTING OF 2 SHEETS, WITH SHEET 2 SHOWING THE SKETCH OF DESCRIPTION.
 - (B) REPRODUCTIONS OF THE DESCRIPTION AND SKETCH ARE SIGNED AND SEALED WITH AN EMBOSSED SURVEYOR'S SEAL.
- 3). THE BEARINGS AND LINEWORK SHOWN HEREON ARE BASED ON A BOUNDARY AND TOPOGRAPHIC SURVEY PREPARED BY CARTER ASSOCIATES, INC., PROJECT NO. 21-459 S, DATED MARCH 7, 2022.

Certification

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

I HEREBY CERTIFY THAT THE SKETCH AND LEGAL DESCRIPTION OF THE PROPERTY SHOWN AND DESCRIBED HEREON WAS COMPLETED UNDER MY DIRECTION AND SAID SKETCH AND LEGAL IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

I FURTHER CERTIFY THAT THIS SKETCH AND DESCRIPTION MEETS THE STANDARDS OF PRACTICE FOR SURVEYS SET FORTH BY THE FLORIDA PROFESSIONAL BOARD OF SURVEYORS AND MAPPERS IN CHAPTER 5J-17.052 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 FLORIDA STATE STATUTES.

1-23-25
DATE OF SIGNATURE

DAVID W. SCHRYVER
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 4864

Legend and Abbreviations

I.R.F.W.C.D. = INDIAN RIVER FARMS
WATER CONTROL DISTRICT
O.R.B. = OFFICIAL RECORD BOOK

This is not a Boundary Survey

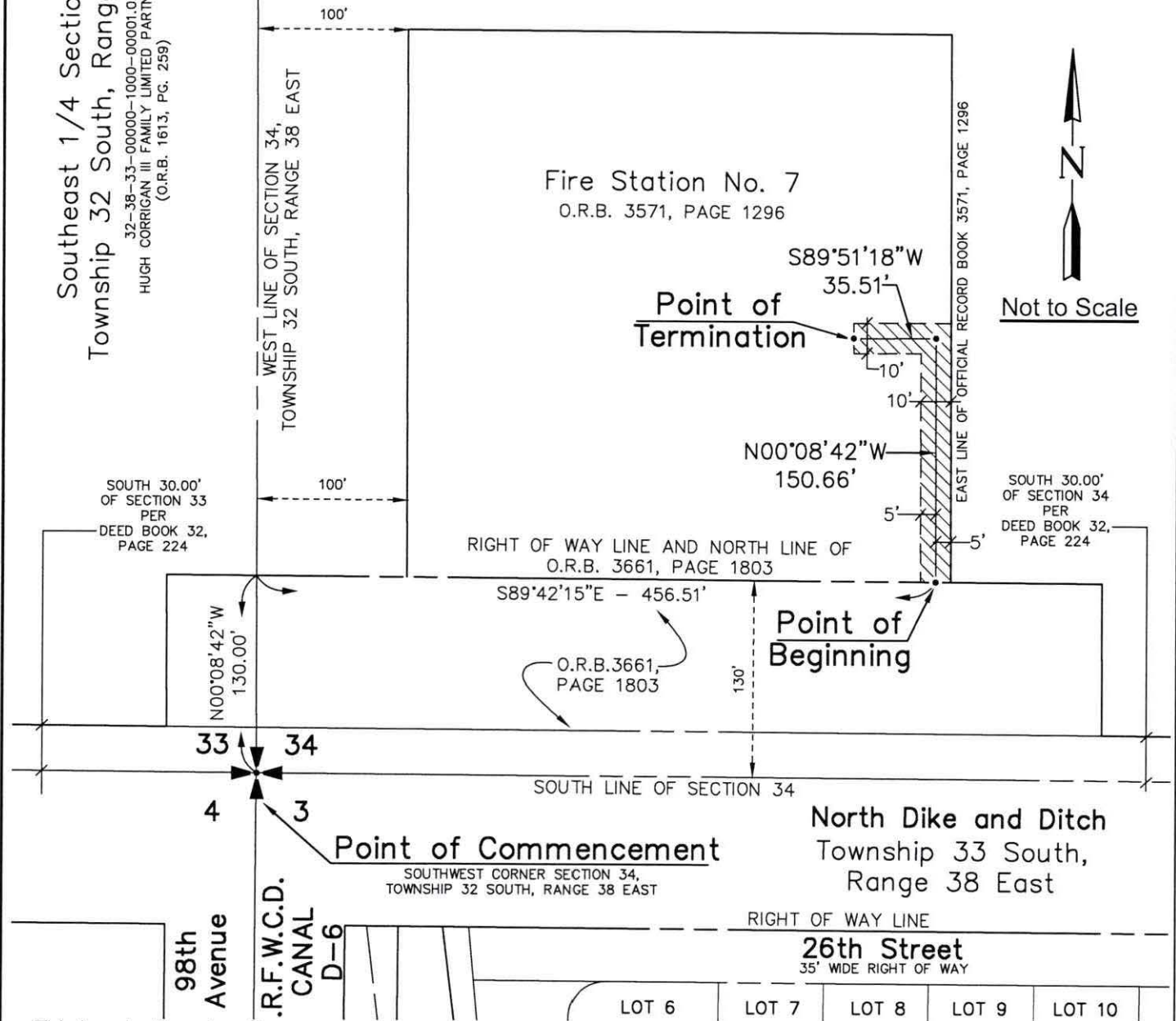
AGENCY: INDIAN RIVER COUNTY, FL PUBLIC WORKS DEPT./ENGINEERING DIV.	
DATE: 01/23/2025	DRAWN BY: R. INGLET
SCALE: N/A	APPROVED BY: D. SCHRYVER
SHEET: 1 OF 2	JOB NO: IRC-1911

Sketch and Legal Description
for:
INDIAN RIVER COUNTY
(Fire Station No. 7 F.P.L. Easement)

1/23/25

Southeast 1/4 Section 33,
Township 32 South, Range 38 East
32-38-38-00000-1000-00001.0
HUGH CORRIGAN III FAMILY LIMITED PARTNERSHIP
(O.R.B. 1613, PG. 259)

32-38-34-00000-1000-00001.0
HUGH CORRIGAN III FAMILY LIMITED PARTNERSHIP
O.R.B. 1612, PAGE 1824



This is not a Boundary Survey

DATE: 01/23/2025	DRAWN BY: R. INGLETT
SCALE: N/A	APPROVED BY: D. SCHRYVER
SHEET: 2 OF 2	JOB NO: IRC-1911

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for:
INDIAN RIVER COUNTY
(Fire Station No. 7 F.P.L. Easement)

DMS
1.23.25