

PLAT BOOK 7
PAGE 79 DKT# 58149

LYING IN TRACT 8, SECTION 4, TOWNSHIP 33S, RANGE 39E ACCORDING TO THE LAST GENERAL PLAT OF THE INDIAN RIVER FARMS S/D, PLAT BOOK 2, PAGE 25, ST. LUCIE COUNTY RECORDS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE N.E. CORNER OF TRACT 8, SEC. 4 TWP. 33S, RANGE 39E, RUN N88°47'45"W A DISTANCE OF 430.0' TO THE POINT OF BEGINNING. THENCE, CONTINUE ON N88°47'45"W A DISTANCE OF 425.00'. THENCE, RUN S0°44'45"W A DISTANCE OF 630.00'. THENCE, S88°47'45"E A DISTANCE OF 425.00'. THENCE, N°44'45"E A DISTANCE OF 630.00' TO THE POINT OF BEGINNING.



N.E. COR. OF TRACT B
SECTION 4, TOWNSHIP 33S, RANGE 39E

W88°47'45"W
410.00'

PR.M. 85.00' 80.00' 80.00' 80.00' 85.00' 43.0' 25.0'

12' EASEMENT

125.00' 125.00'

5 4 3 2 1

85.00' 80.00' 80.00' 80.00' 85.00'

60.00'

DUBBERS DRIVE

85.00' 80.00' 80.00' 80.00' 85.00'

125.00' 125.00'

6 7 8 9 10

12' EASEMENT

12' EASEMENT

15 14 13 12

85.00' 80.00' 80.00' 85.00'

NOT INCLUDED

60.00'

FAIRLANE DRIVE

85.00' 80.00' 80.00' 80.00' 85.00'

125.00' 125.00'

16 17 18 19 20

24' EASEMENT

85.00'

43.0' 25.0'

PR.M.

410.00'
S 88°47'45"E

PR.M.

SECTION LINE

43rd AVENUE

630.00'
S 0°44'45"W
50°44'45"W

44th AVENUE 50' R/W

SUBJECT LOT

VALENCIA LANE 70' R/W

Robert F. Lloyd
at, 1st and 2nd Ave, New York, N.Y.
at, 1st and 2nd Ave, New York, N.Y.

Dated this 26 day of May - 1979.

Jack S. Jennings

By commission ex. line

MARCH 2, 1967

 $r = 60^\circ$

CERTIFIED TO: HOPE ADRIANNA ZODA & RICHARD DEAN SORRENTINO, JR.
 PARKSIDE LENDING, LLC, ITS SUCCESSORS
 AND/OR ASSIGNS AS THEIR INTERESTS MAY APPEAR.
 SUPREME TITLE SOLUTIONS
 CHICAGO TITLE INSURANCE COMPANY

FAIRLINE DRIVE (PLATTED) 21ST PLACE (POSTED) 60' R/W

LOT 19

LOT 20

SECTION LINE
 43RD AVENUE

12' EASEMENT PORTION
 PROPOSED FOR RELEASE

LEGEND

P = IRON PIPE
 C.M. = CONCRETE MONUMENT
 P.R.M. = PERMANENT REFERENCE MONUMENT
 P.C.P. = PERMANENT CONTROL POINT
 P.O.B. = POINT OF BEGINNING
 D.M. = DRAIN MONUMENT
 R.W. = RIGHT-OF-WAY
 S.T. = SEPTIC TANK
 D.F. = DRAIN FIELD
 P.L. = POWER POLE
 P.L. = PROPERTY LINE
 C.L. = CENTER LINE
 E.L. = ELEVATION
 F.F.E. = FINISH FLOOR ELEVATION
 E.O.W. = EDGE OF WATER
 M.H.W. = MEAN HIGH WATER LINE
 C.C.L. = COASTAL CONSTRUCTION CONTROL LINE
 M.M. = MAXIMUM
 (P) = PLAT DATA
 (L) = LEGAL DATA
 (M) = MEASURED DATA
 SEC. = SECTION
 TWP. = TOWNSHIP
 RGE. = RANGE
 B.M. = BENCHMARK
 R. = RADIUS
 L. = LENGTH
 A. = CENTRAL ANGLE
 C. = CHORD
 C.B.D. = CHORD BEARING
 F.B. = FIELD BOOK
 P.B. = PAGE
 P.T. = POINT OF TANGENT
 P.C. = POINT OF CURVE
 P.R.C. = POINT OF REVERSE CURVE
 P.O.C. = POINT ON CURVE
 P.C.C. = POINT OF COMPOUND CURVE
 STA. = STATION
 FND. = FOUND
 E.O.P. = EDGE OF PAVEMENT
 B.O.C. = BACK OF CURVE

NO TITLE SEARCH, TITLE OPINION, OR ABSTRACT WAS PERFORMED BY, NOR FURNISHED TO THIS FIRM FOR THE SUBJECT PROPERTY. THERE MAY BE EASEMENTS, RIGHT-OF-WAYS, OR UNRECORDED DEEDS WHICH MAY AFFECT SUBJECT PROPERTY.

F.E.M.A.
 FLOOD ZONEX
 C-P # 12061C0243H
 EFFECTIVE DATE 12-4-12

SURVEYORS CERTIFICATE
 I, H. KIM PICKERING DO HEREBY CERTIFY THAT I AM A DULY LICENSED AND PRACTICING REGISTERED LAND SURVEYOR IN THE STATE OF FLORIDA; THAT THIS SKETCH OF SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS FOR A SURVEY AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS, PURSUANT TO FLORIDA ADMINISTRATIVE CODE CHAPTER 62-17, AND THAT UNDER MY SUPERVISION DID MAKE A SURVEY OF:

LOT: 20 BLOCK:

GOLF ACRES SUBDIVISION

AS SHOWN IN THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA, AT PLAT BOOK 79, PAGE 79, AND THAT SAID SURVEY WAS ACTUALLY MADE ON THE GROUND WITH THIS DESCRIPTION AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

5/14/18

H. Kim Pickering
 H. KIM PICKERING REG. LAND SURVEYOR NO. 4859
 THIS SURVEY IS NOT VALID WITHOUT EMBOSSED SEAL.



NOTES: 1. THE BEARINGS AS SHOWN ARE REFERENCED TO THE NORTH LINE OF LOT 20, BEARING, S 88°47'45" W, PER RECORD PLAT.
 2. SURVEY PERFORMED WITHOUT BENEFIT OF DEED.
 3. PROPERTY SERVICED WITH MUNICIPAL WATER.
 4. NO UNDERGROUND UTILITIES, WATER LINES OR SEPTIC SYSTEMS WERE IDENTIFIED.

INDIAN RIVER FARMS CO. SUBDIVISION
 (NOT PART OF THIS PLAT)

REV.	DATE	DESCRIPTION	BY	E.P. & P.G.	TASK NO.	DATE OF FIELD WORK	DRAWN	CHK'D
	5/14/18	RECORD SURVEY	TP	FILE		5/14/18	TJP	HKP
							SCALE	DATE
							1"=20'	5-14-18

RECORD SURVEY FOR
 HOPE ADRIANNA ZODA &
 RICHARD DEAN SORRENTINO, JR.



PICKERING & ASSOCIATES
 PROFESSIONAL LAND SURVEYING
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 E-mail: pickeringassoc@aol.com

DRAWING/JOB #
 18-238
 SHEET OF
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