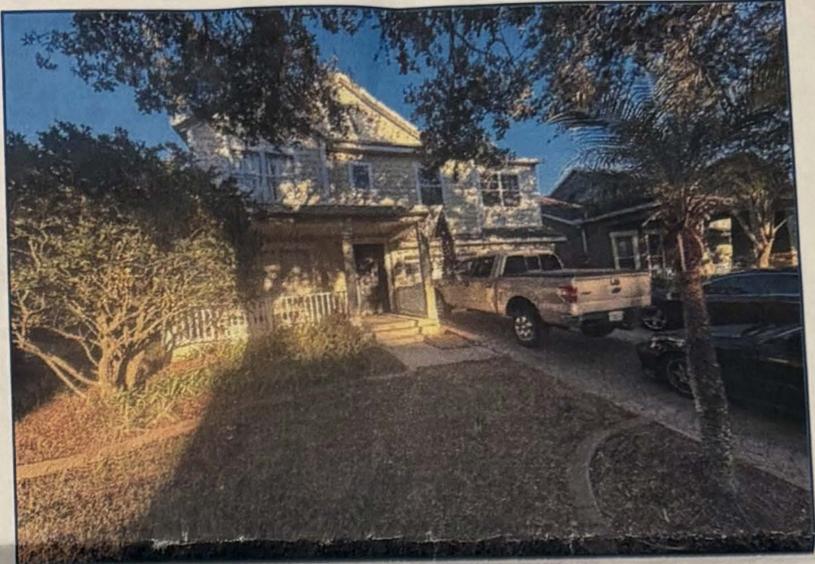




LOCATION MAP N.T.S.



PROPERTY FRONT VIEW

**CERTIFIED TO:**

J & J INVESTMENTS, LLC, A FLORIDA LIMITED LIABILITY & JOSEPH RADCLIFF  
 TWO RIVERS TITLE COMPANY, LLC  
 WFG NATIONAL TITLE INSURANCE CO.  
 VELOCITY COMMERCIAL CAPITAL, LLC, ITS  
 SUCCESSORS AND/OR ASSIGNS/ ATIMA  
 ITS SUCCESSORS AND/OR ASSIGNS AS THEIR  
 INTEREST MAY APPEAR.

**FLOOD INFORMATION:**

Community Number: ORANGE COUNTY UNIC 120179  
 Panel Number: 12095C0380H  
 Suffix: F  
 Date of Firm Index: 9/25/2009  
 Flood Zone: X  
 Base Flood Elevation: N/A  
 Date of Survey: 1/28/2025

**LEGAL DESCRIPTION:** LOT 136, OF SUMMERPORT PHASE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 56, PAGE 9, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

**Surveyor's Legend**

PROPERTY LINE	TREE	LAKE or LANDSCAPE MAINT. ESMT.	ESMT.
STRUCTURE	POWER POLE	ROOF OVERHANG EASEMENT	DRAINAGE EASEMENT
CONC. BLOCK WALL	CATCH BASIN	POOL PUMP	LANDSCAPE BUFFER ESMT.
CHAIN-LINK or WIRE FENCE	COUNTY UTILITY ESMT.	PLANTER OR PROPERTY LINE	LIMITED ACCESS EASEMENT
WOOD FENCE	INGRESS/ EGRESS ESMT.	IDENTIFICATION	TELEPHONE FACILITIES
IRON FENCE	UTILITY EASEMENT	BLOCK CORNER	UTILITY POLE
EASEMENT	FOUND IRON PIPE/ REBAR	BEARING REFERENCE	ELECTRIC UTILITY BOX
CENTER LINE	PIN AS NOTED ON PLAT	CENTRAL ANGLE or DELTA	SEPTIC TANK
WOOD DECK	LICENSE # - BUSINESS	RECORD OR RADIUS	DRAIN-FIELD
CONCRETE	LICENSE # - SURVEYOR	RADIAL	AIR CONDITIONER
ASPHALT	CALCULATED POINT	NON RADIAL	CONC SIDEWALK
BRICK/TILE	SET MONUMENT	TYPICAL	DRIVEWAY
WATER	CONTROL POINT	IRON ROD	SCREENED AREA
APPROXIMATE EDGE OF WATER	CONCRETE MONUMENT	IRON PIPE	GARAGE
COVERED AREA	ELEVATION	NAIL & DISK	ENCLOSURE
	POINT OF TANGENCY	PARKER-KALON NAIL	NOT TO SCALE
	POINT OF CURVATURE	DRILL HOLE	FINISHED FLOOR ELEVATION
	PERMANENT REFERENCE MONUMENT	WELL	TOP OF BANK
	POINT OF COMPOUND CURVATURE	FIRE HYDRANT	EDGE OF WATER
	POINT OF REVERSE CURVATURE	MAN HOLE	EDGE OF PAVEMENT
	POINT OF BEGINNING	OVERHEAD LINES	CONCRETE VALLEY GUTTER
	POINT OF COMMENCEMENT	TRANSFORMER	BUILDING SETBACK LINE
	PERMANENT CONTROL POINT	CABLE TV. RISER	SURVEY TIE LINE
	FIELD MEASURED	WATER METER	CENTER LINE
	PLATTED MEASUREMENT	POOL EQUIPMENT	RIGHT OF WAY
	DEED	CONCRETE	PUBLIC UTILITY EASEMENT
	CALCULATED	MONUMENT LINE	CANAL MAINTENANCE EASEMENT
			ANCHOR ESMT / ACCESS ESMT

**GENERAL NOTES:**

- LEGAL DESCRIPTION PROVIDED BY OTHERS.
- EXAMINATION OF THE ABSTRACT OF TITLE WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECTING PROPERTY.
- THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENT OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT.
- THE PURPOSE OF THIS SURVEY IS FOR USE IN OBTAINING TITLE INSURANCE AND FINANCING AND SHOULD NOT BE USED FOR CONSTRUCTION, PERMITTING DESIGN, OR ANY OTHER PURPOSE WITHOUT THE WRITTEN CONSENT OF ONLINE LAND SURVEYORS INC.
- UNDERGROUND PORTIONS OF FOOTINGS, FOUNDATIONS OR OTHER IMPROVEMENTS WERE NOT LOCATED.
- ONLY VISIBLE AND ABOVE GROUND ENCROACHMENTS LOCATED.
- FENCE OWNERSHIP NOT DETERMINED.
- WALL TIES ARE TO THE FACE OF THE WALL.
- BEARINGS ARE BASE ON AN ASSUMED MERIDIAN.
- BOUNDARY SURVEY MEANS A DRAWING AND/OR GRAPHIC REPRESENTATION OF THE SURVEY WORK PERFORMED IN THE FIELD, COULD BE DRAWN AT A SHOWN SCALE AND/OR NOT TO SCALE.
- NO IDENTIFICATION FOUND ON PROPERTY CORNERS UNLESS NOTED.
- NOT VALID UNLESS SEALED WITH THE SIGNING SURVEYORS EMBOSSED SEAL OR ELECTRONIC SEAL.
- DIMENSIONS SHOWN ARE PER PLAT AND MEASURED IN THE FIELD UNLESS OTHERWISE SHOWN.
- ELEVATIONS IF SHOWN ARE BASED UPON N.G.V.D. 1929 UNLESS OTHERWISE NOTED.
- THIS IS A BOUNDARY SURVEY UNLESS OTHERWISE NOTED.
- THIS BOUNDARY SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAMED HEREON; THE CERTIFICATIONS DO NOT EXTEND TO ANY UNNAMED PARTIES.
- THE EXISTENCE OF ADDITIONAL RECORDED OR UNRECORDED INSTRUMENTS, EASEMENTS AND/OR RESOLUTIONS NOT AVAILABLE TO SURVEYOR MAY EXIST AND ARE NOT DEPICTED IN THIS SKETCH.



**Florida Land Title Association**

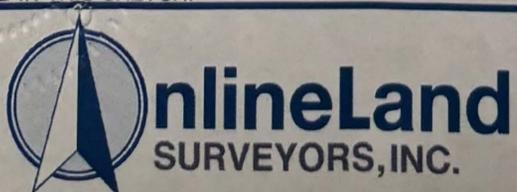
**Affiliate Member**

**Printing to Scale:**

- Select "None" from Page Scaling
- Deselect "Auto-Rotate and Center"
- Select "Choose paper source by PDF page size"

Page Handling  
 Copies: 1  Collate  
 Page Scaling: 1 None  
 Auto-Rotate and Center  
 Choose paper source by PDF page size  
 Use custom paper size when needed

FIELD WORK:	1/24/2025
DRAWN BY:	N.S.
CHECKED BY:	G.A.G.
FINAL REVISION:	01/28/2025
COMPLETED:	1/28/2025
SCALE:	1"= 20'
SURVEY CODE:	O-121089



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