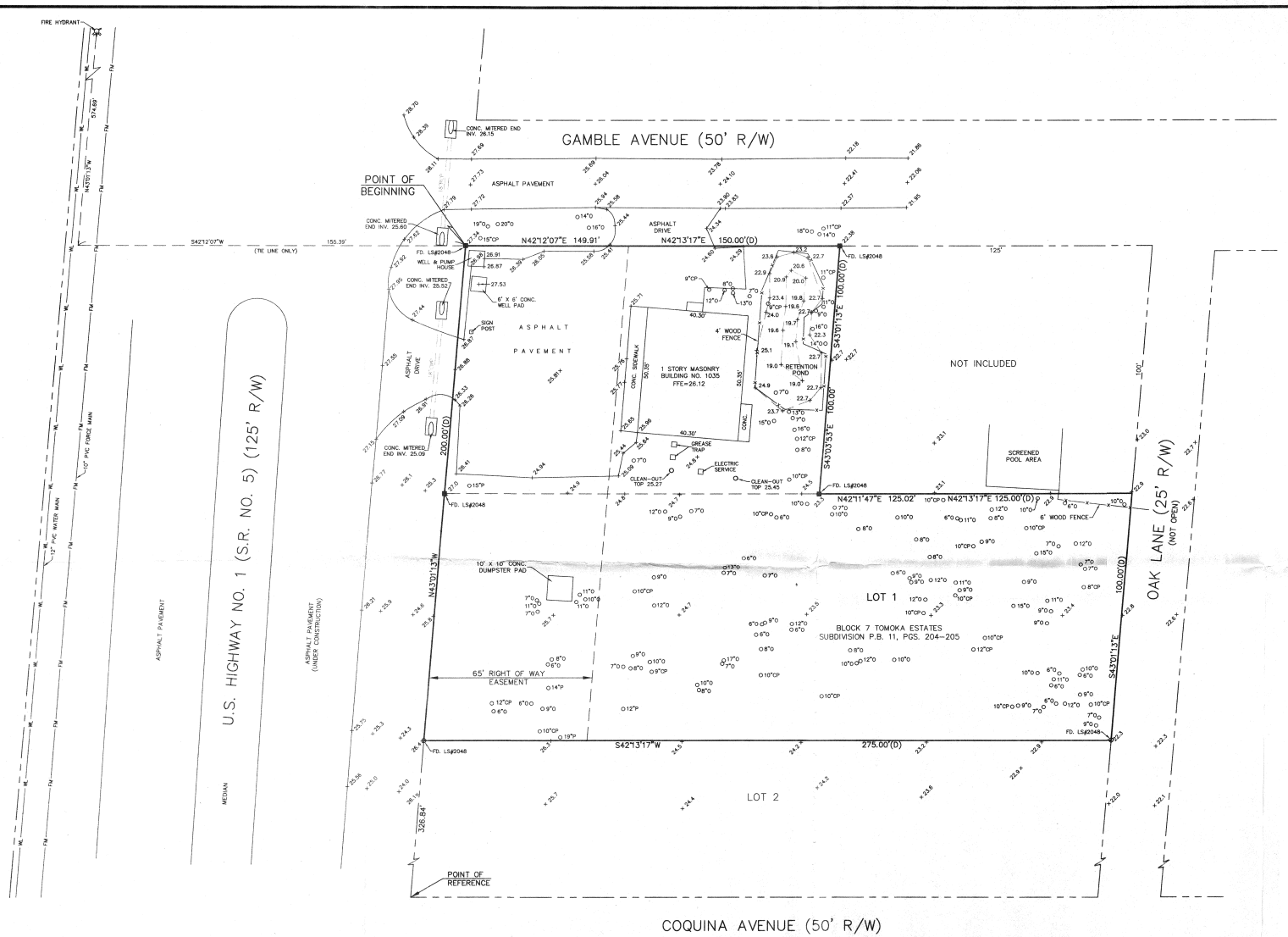

GRAPHIC SCALE

0 10 20 40 60

SCALE: 1" = 20'

TREE LEGEND

Ø12"P – DENOTES TREE, SIZE & TYPE
O – OAK TREE
CP – CABBAGE PALM TREE
P – PINE TREE

DESCRIPTION

A PORTION OF BLOCK 7 OF THE RESUBDIVISION OF BLOCKS 7, 8 AND 9 OF TOMOKA ESTATES SUBDIVISION, AS RECORDED IN MAP BOOK 11, PAGES 204 & 205, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: AS A POINT OF REFERENCE COMMENCE AT THE CONCRETE MONUMENT MARKING THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY OF COQUINA AVENUE (A 50 FOOT RIGHT-OF-WAY) WITH THE EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY NO. 1 (A 125 FOOT RIGHT-OF-WAY); THENCE NORTH 43 DEGREES 01 MINUTES 13 SECONDS WEST, ALONG THE SAID EASTERLY RIGHT-OF-WAY LINE, 526.84 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL, SAID POINT OF BEGINNING BEING THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY LINE OF GAMBLE AVENUE AND THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 1; THENCE NORTH 42 DEGREES 13 MINUTES 17 SECONDS EAST, ALONG THE SOUTHERLY RIGHT OF WAY OF GAMBLE AVENUE, 150.00 FEET; THENCE DEPARTING THE SOUTHERLY RIGHT OF WAY OF GAMBLE AVENUE, SOUTH 43 DEGREES 01 MINUTES 13 SECONDS EAST, 100.00 FEET; THENCE NORTH 42 DEGREES 13 MINUTES 17 SECONDS EAST, 125.00 FEET TO THE WESTERLY RIGHT-OF-WAY OF OAK LANE (A 25 FOOT RIGHT-OF-WAY); THENCE SOUTH 43 DEGREES 01 MINUTE 13 SECONDS EAST, ALONG THE SAID WESTERLY RIGHT-OF-WAY OF OAK LANE, 100.00 FEET; THENCE DEPARTING SAID WESTERLY RIGHT OF WAY LINE OF OAK LANE, SOUTH 42 DEGREES 13 MINUTES 17 SECONDS WEST, 275.00 FEET TO THE EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY NO. 1; THENCE NORTH 43 DEGREES 01 MINUTE 13 SECONDS WEST, ALONG THE SAID EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY #1, 200.00 FEET TO THE POINT OF BEGINNING.

SUBJECT TO A RIGHT-OF-WAY FOR INGRESS/EGRESS AND PARKING OVER THE WESTERLY 65 FEET THEREOF.

SURVEYOR'S NOTES:

1. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS AND/OR OTHER MATTERS NOT SHOWN ON THIS DRAWING, SKETCH, PLAT OR MAP THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. THIS DRAWING, SKETCH, PLAT OR MAP PREPARED WITHOUT BENEFIT OF AN ABSTRACT OR TITLE OPINION. NO LIABILITY IS ASSUMED BY THE UNDERSIGNED FOR LOSS RELATING TO ANY MATTER THAT MIGHT BE DISCOVERED BY AN ABSTRACT OR TITLE SEARCH.
2. UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.
3. DIMENSIONS ARE SHOWN IN FEET AND DECIMALS THEREOF AND ARE DERIVED FROM FIELD MEASURED DATA UNLESS SHOWN OTHERWISE.
4. NO UNDERGROUND FOUNDATIONS, INSTALLATIONS OR IMPROVEMENTS, IF ANY, HAVE BEEN LOCATED, EXCEPT AS SHOWN.
5. BEARING STRUCTURE, DESCRIPTION, BOUNDARY INFORMATION & BUILDING LOCATIONS PER BOUNDARY SURVEY PREPARED BY PHILLIPS SURVEYING, INC., DATED 3-20-96, PROJECT NO. 96167.
6. ELEVATIONS REFER TO N.G.V.D. PER CITY OF DAYTONA BEACH BENCHMARK HPR-88, PUBLISHED ELEVATION 30.65 FEET.
7. THIS PROPERTY IS LOCATED IN F.I.R.M. ZONE "C". THIS LOCATION DETERMINED BY SCALING FROM F.I.R.M. COMMUNITY PANEL NO. 125155 0165E, REVISED 6-4-90.
8. THE LOCATIONS OF UNDERGROUND UTILITIES AS SHOWN HEREON ARE BASED ON ABOVE GROUND FIXTURES AND INFORMATION PROVIDED TO THE SURVEYOR. LOCATIONS OF UNDERGROUND UTILITIES AND STRUCTURES MAY VARY FROM THE LOCATIONS SHOWN HEREON. ADDITIONAL BURIED UTILITIES AND STRUCTURES MAY BE ENCOUNTERED, NO EXCAVATIONS WERE MADE DURING THE PREPARATION OF THIS SURVEY TO LOCATE BURIED UTILITIES AND STRUCTURES.
9. BOUNDARY SURVEY PREPARED BY PHILLIPS SURVEYING, INC. SHOWS 125' RIGHT OF WAY WIDTH FOR U.S. HIGHWAY NO. 1, F.D.O.T. RIGHT OF WAY MAP SECTION 7903-175 INDICATES A 160' RIGHT OF WAY WIDTH.

LEGEND

℄ = CENTERLINE
+00.00 = EXISTING ELEVATION
● = 5/8" IRON ROD WITH CAP
▲ = PERMANENT CONTROL POINT
■ = 4" X 4" CONCRETE MONUMENT
○ = NAIL WITH CAP
△ = CENTRAL ANGLE
A/C = AIR CONDITIONER
BK. = BOOK
C.M. = CONCRETE MONUMENT

(C) = CALCULATED
CMP = CORRUGATED METAL PIPE
C.R. = COUNTY ROAD
C = CHORD
CB = CHORD BEARING
CONC. = CONCRETE
COR. = CORNER
(D) = DEED DATA
(DESC) = DATA PER DESCRIPTION
EL. = ELEVATION

ELEC. = ELECTRICAL
ESMT. = EXASEMENT
F.H. = FIRE HYDRANT
F.S. = FLORIDA STATUTES
F.D.O.T. = FLORIDA DEPARTMENT OF TRANSPORTATION
FFE = FINISHED FLOOR ELEVATION
F.A.C. = FLORIDA ADMINISTRATIVE CODE
FD. = FOUND
GOV'T = GOVERNMENT

I.P. = IRON PIPE
I.R. = IRON ROD
INV. = INVERT
L = ARC LENGTH
LB = LAND SURVEYOR BUSINESS
L.S. = LAND SURVEYOR
M.B. = MAP BOOK
MAS. = MASONRY
N & M = NAIL AND WASHER
NO. = NUMBER

N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
(NTS) = NOT TO SCALE
(NR) = NON-RADIAL
OE = OVERHEAD ELECTRIC
O.R. = OFFICIAL RECORDS
(P) = PLAT DATA
PED. = PEDESTAL
P.O.B. = POINT OF BEGINNING
PT = POINT OF TANGENCY

POC = POINT OF COMPOUND CURVATURE
POC = POINT ON CURVE
PG. = PAGE
P.R.M. = PERMANENT REFERENCE MONUMENT
P.C.P. = PERMANENT CONTROL POINT
PRC = POINT OF REVERSE CURVATURE

PC = POINT OF CURVATURE
P.L.S. = PROFESSIONAL LAND SURVEYOR
P.B. = PLAT BOOK
RES. = RESIDENCE
R/W = RIGHT OF WAY
(R) = RADIAL
RNG. = RANGE
R = RADIUS
RCP = REINFORCED CONCRETE PIPE
SAN. = SANITARY

SUB. = SUBDIVISION
S.R. = STATE ROAD
SEC. = SECTION
TEL. = TELEPHONE
TWP. = TOWNSHIP
T = TANGENT
TRANS. = TRANSFORMER
T.V. = TELEVISION
U.S. = UNITED STATES
W.V. = WATER VALVE

THIS SURVEY DRAWING IS THE PROFESSIONAL OPINION OF THIS SURVEYOR AND FIRM WHICH WAS PREPARED UTILIZING THE BEST AVAILABLE INFORMATION AND AS SUCH DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED. FURTHERMORE, THIS SURVEYOR AND FIRM DOES NOT ASSUME RESPONSIBILITY AND SHALL NOT BE HELD LIABLE FOR CLAIMS ARISING FROM ERRONEOUS OR INCORRECT INFORMATION FURNISHED TO THE SURVEYOR WHICH WAS USED AS A BASIS IN THE PREPARATION OF THIS SURVEY DRAWING.

VALID WITH SIGNATURE & EMBOSSED SEAL ONLY

I HEREBY CERTIFY THIS SURVEY DRAWING TO BE CORRECT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND COMPLIES IN FORM WITH THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 61G17-6, F.A.C., PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

JOHN RUST PENDLETON, P.L.S. NO. 5232

MARK DOWST & ASSOCIATES, INC.
CONSULTING ENGINEERS – PLANNERS – SURVEYORS – LB#4335
428 NORTH PENINSULA DRIVE – DAYTONA BEACH, FLORIDA – 904-258-7999

TOPOGRAPHIC SURVEY RE: RAY'S MEATS, ORMOND BEACH

FIELD BOOK: DC FILE: 629TOPO PAGE(S):

DRAWN BY: JRP | CREW: SC, PM | CHECKED BY: JRP | DATE: 1-8-97 | SCALE: 1"=20'

PROJECT NO. 629 | FILE: 629TOPO | SHEET 1 OF 1