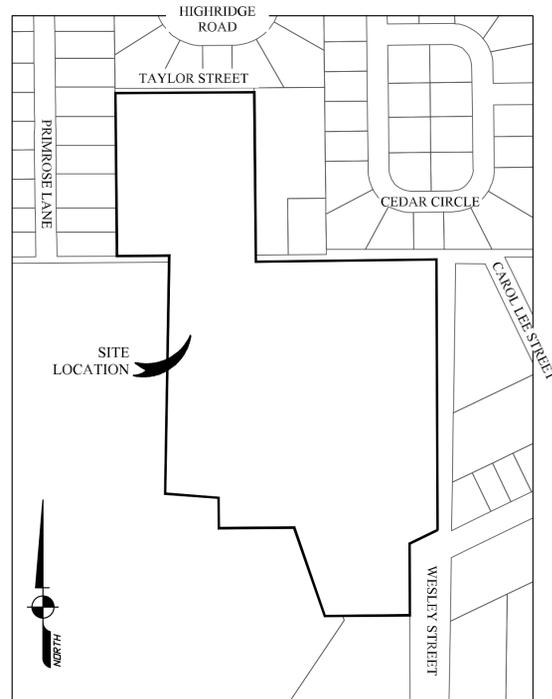


# SUNGLOW MINI STORAGE COMPLEX

BEING A PORTION OF SECTION 33, TOWNSHIP 14 SOUTH, RANGE 32 EAST ALSO THE A PORTION OF THE NORTHWEST QUARTER (1/4), SECTION 2, TOWNSHIP 15 SOUTH, RANGE 32 EAST, VOLUSIA COUNTY, FLORIDA AND BEING A RE-PLAT OF LOT 3, HALIFAX HABITAT VILLAGE, ACCORDING TO THE MAP AS RECORDED IN MAP BOOK 50, PAGE 74, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA



VICINITY MAP  
NOT TO SCALE

### LEGEND:

FD	FOUND	<input checked="" type="checkbox"/>	SET 4" X 4" CONCRETE MONUMENT STAMPED PRM LB 8205+
FDEP	FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION		
FDNR	FLORIDA DEPARTMENT OF NATURAL RESOURCE	<input type="checkbox"/>	FOUND 4" X 4" CONCRETE MONUMENT STAMPED AS NOTED
FL	FLORIDA		
ID	IDENTIFICATION		
IRC	IRON ROD & CAP	<input checked="" type="checkbox"/>	SET 5/8" IRON ROD & CAP LB 8205 AT ALL LOTS, TRACTS AND RIGHT-OF-WAY CORNERS, EXCEPT
LB	LICENSED BUSINESS		
LC	LICENSED SURVEYOR		
M.B.	MAP BOOK		
No.	NUMBER		
OA	OVERALL		
O.R.	OFFICIAL RECORD BOOK		
P.B.	PLAT BOOK		
PCP	PERMANENT CONTROL POINT	<input checked="" type="checkbox"/>	BOUNDARY LINE
PG	PAGE		
PGS	PAGES		
PLS	PROFESSIONAL LAND SURVEYOR		
PSM	PROFESSIONAL SURVEYOR & MAPPER		
PRM	PERMANENT REFERENCE MONUMENT		
R/W	RIGHT-OF-WAY		
V.C.R.	VOLUSIA COUNTY RECORDS		

### SURVEYOR'S DESCRIPTION:

FOR THE POINT OF BEGINNING BEING THE SOUTHEAST CORNER OF LOT 1, BOHON RE-PLAT, ACCORDING TO MAP BOOK 29, PAGE 57, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA; THENCE NORTH 00 DEGREES 20 MINUTES 37 SECONDS WEST ALONG THE EASTERLY LINE OF SAID BOHON RE-PLAT, A DISTANCE OF 396.10 FEET TO THE SOUTHWEST CORNER OF SAN JUAN ACRES, ACCORDING TO MAP BOOK 25, PAGE 33, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA TO A POINT MARKING THE SOUTHWEST CORNER OF SAN JUAN ACRES, ACCORDING TO MAP BOOK 25, PAGE 33, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA; THENCE DEPARTING SAID EASTERLY LINE NORTH 89 DEGREES 39 MINUTES 19 SECONDS EAST ALONG THE SOUTH LINE OF SAID SAN JUAN ACRES, A DISTANCE OF 330.00; THENCE DEPARTING SAID SOUTHERLY LINE OF SAN JUAN ACRES SOUTH 00 DEGREES 20 MINUTES 40 SECONDS EAST, A DISTANCE OF 410.50 FEET TO A POINT LYING ON THE MONUMENTED SOUTHERLY LINE OF TAYLOR STREET; THENCE NORTH 89 DEGREES 32 MINUTES 24 SECONDS EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 429.46 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY SOUTH 00 DEGREES 11 MINUTES 26 SECONDS EAST, A DISTANCE OF 619.69 FEET TO A POINT LYING ON THE EASTERLY RIGHT-OF-WAY LINE OF WESLEY STREET; THENCE SOUTH 64 DEGREES 06 MINUTES 43 SECONDS WEST, A DISTANCE OF 51.34 FEET; THENCE SOUTH 00 DEGREES 05 MINUTES 14 SECONDS EAST, A DISTANCE OF 192.70 FEET; THENCE SOUTH 89 DEGREES 28 MINUTES 30 SECONDS WEST, A DISTANCE OF 219.94 FEET; THENCE NORTH 19 DEGREES 11 MINUTES 39 SECONDS WEST, A DISTANCE OF 220.10 FEET; THENCE SOUTH 89 DEGREES 32 MINUTES 28 SECONDS WEST, A DISTANCE OF 177.68 FEET; THENCE NORTH 00 DEGREES 27 MINUTES 32 SECONDS WEST, A DISTANCE OF 71.53 FEET; THENCE NORTH 85 DEGREES 36 MINUTES 32 SECONDS WEST, A DISTANCE OF 126.46 FEET; THENCE NORTH 00 DEGREES 59 MINUTES 08 SECONDS EAST, A DISTANCE OF 559.02 FEET; THENCE SOUTH 89 DEGREES 38 MINUTES 20 SECONDS WEST, A DISTANCE OF 128.68 FEET TO THE POINT OF BEGINNING.

LAND LYING IN THE CITY OF DAYTONA BEACH, FLORIDA CONTAINS 576,666 SQUARE FEET OR 13.238 ACRES MORE OR LESS.

### GENERAL NOTES:

- BEARINGS SHOWN HEREON ARE ASSUMED (N 89°32'28" E) ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF TAYLOR STREET, FOR ANGLE MEASUREMENT ONLY.
- SET 5/8" IRON ROD & CAP LB 8205 AT ALL LOTS, TRACTS AND RIGHT-OF-WAY CORNERS, EXCEPT NOTED BY A PRM OR PCP WILL BE SET IN ACCORDANCE WITH CHAPTER 177, PART 1, FLORIDA STATUTES.
- NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- ALL MEASUREMENTS REFER TO HORIZONTAL PLANE IN ACCORDANCE WITH THE DEFINITION OF THE UNITED STATES SURVEY FOOT ADOPTED BY THE NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.
- THE BOUNDARY LINEAR ERROR OF CLOSURE DOES NOT EXCEED 1:10,000. THE BOUNDARY ANGULAR ERROR OF CLOSURE DOES NOT EXCEED 15 SECONDS MULTIPLIED BY THE SQUARE ROOT OF THE NUMBER OF ANGLES TURNED.
- THIS PLAT CONTAINS 2 LOTS, FOR A TOTAL OF 2.
- ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- THE CITY OF DAYTONA BEACH HAS NO OBLIGATION TO MAINTAIN OR REPAIR COMMON IMPROVEMENTS.
- PLAT IS SUBJECT TO PD AGREEMENT AS RECORDED IN OFFICIAL RECORDS BOOK \_\_\_\_\_, PAGE \_\_\_\_\_ OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

### INDEX:

SHEET 1...COVER PAGE / VICINITY MAP AND DEDICATION  
SHEET 2...SHEET BREAKDOWN  
SHEET 3...BOUNDARY / LOT DETAIL  
SHEET 4...BOUNDARY / LOT DETAIL  
SHEET 5...BOUNDARY / LOT DETAIL

SHEET 1 OF 5

Phone: 386.679.2363  
711 Pineland Trail, Ormond Beach, Florida 32174  
Residential Commercial Construction  
LB 8205

MAP BOOK	PAGE
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### DEDICATION

THIS IS TO CERTIFY THAT SUN GLOW CONSTRUCTION, INC., BEING THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE ATTACHED PLAT ENTITLED SUNGLOW MINI-STORAGE COMPLEX, LOCATED IN THE CITY OF DAYTONA BEACH, VOLUSIA COUNTY, FLORIDA, DEDICATES AND CONVEYS THE EASEMENTS AND INTERESTS SET FORTH HEREIN FOR THE PURPOSES SET FORTH IN THIS PLAT.

(1) THE ACCESS EASEMENT SHOWN HEREON IS FOR THE BENEFIT OF THE OWNER OF LOTS 1 AND 2 WITHIN THE PLAT OF THE SUNGLOW MINI-STORAGE COMPLEX FOR INGRESS AND EGRESS AND SHALL BE THE PERPETUAL CONSTRUCTION, REPAIR AND MAINTENANCE OBLIGATION OF LOT 2.

(2) THE DRAINAGE/ACCESS EASEMENTS AND STORM WATER SYSTEM SHOWN HEREON ARE FOR THE BENEFIT OF THE OWNERS OF LOTS 1 AND 2 WITHIN THE PLAT OF THE SUNGLOW MINI-STORAGE COMPLEX FOR DRAINAGE PURPOSES AND SHALL BE THE PERPETUAL CONSTRUCTION, REPAIR AND MAINTENANCE OBLIGATION OF LOT 2.

(3) THE UTILITY EASEMENTS SHOWN HEREON ARE FOR THE BENEFIT OF LOTS 1 AND 2 WITHIN THE PLAT OF THE SUNGLOW MINI-STORAGE COMPLEX AND PRIVATE UTILITY COMPANIES PROVIDING SERVICE TO THE SUBDIVISION FOR THE EXPRESS PURPOSES OF CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF UTILITY FACILITIES FOR THE BENEFIT OF LOTS 1 AND 2, AND ALL FACILITIES WITHIN SAID EASEMENT SHALL BE THE PERPETUAL CONSTRUCTION, REPAIR AND MAINTENANCE OBLIGATION OF LOT 2.

(4) THE MONUMENT SIGN EASEMENT SHOWN HEREON ARE FOR THE EQUAL USE AND BENEFIT OF LOTS 1 AND 2 WITHIN THE PLAT OF THE SUNGLOW MINI-STORAGE COMPLEX FOR THE CONSTRUCTION, INSTALLATION, AND MAINTENANCE OF SIGNAGE AND SHALL BE THE PERPETUAL CONSTRUCTION, REPAIR AND MAINTENANCE OBLIGATION OF LOT 2.

(5) THE PROPERTY DESCRIBED IN THIS PLAT IS SUBJECT TO THE SUNGLOW MINI-STORAGE COMPLEX PLANNED DISTRICT AGREEMENT, RECORDED IN BOOK 7901, PAGES 2930 THROUGH PAGE 2949 OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, AND ANY SUBSEQUENT AMENDMENTS.

IN WITNESS WHEREOF, \_\_\_\_\_ HAS CAUSED THESE PRESENTS TO BE SIGNED AND ATTESTED BY THE OWNER NAMED BELOW, ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

BY: \_\_\_\_\_ ATTEST BY: \_\_\_\_\_  
SIGNATURE SIGNATURE  
BY: \_\_\_\_\_ BY: \_\_\_\_\_  
PRINT NAME PRINT NAME

STATE OF FLORIDA, COUNTY OF VOLUSIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023, BY \_\_\_\_\_ AS MANAGER OF \_\_\_\_\_, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY; SAID PERSON ACKNOWLEDGED BEFORE ME BY MEANS OF [ ] PHYSICAL PRESENCE OR [ ] ON LINE NOTARIZATION AND [ ] IS PERSONALLY KNOWN TO ME OR [ ] HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

SIGNATURE OF NOTARY

SEAL

PRINTED NOTARY NAME

MY COMMISSION EXPIRES

MY COMMISSION No.

### CERTIFICATE OF APPROVAL BY CITY COMMISSION OF DAYTONA BEACH, FLORIDA

THIS IS TO CERTIFY, THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023 THE FOREGOING PLAT WAS APPROVED BY THE COUNTY, BY THE CITY OF DAYTONA BEACH, FLORIDA, BY THE CITY COMMISSION.

CHAIRMAN OF THE CITY OF DAYTONA BEACH, FLORIDA

ATTEN: COUNTY MANAGER OF THE CITY OF DAYTONA BEACH, FLORIDA AND EX-OFFICIO CLERK

COUNTY SEAL

### CERTIFICATE OF APPROVAL BY LAND DEVELOPMENT MANAGER:

THIS IS TO CERTIFY, THAT ON THIS DAY \_\_\_\_\_ OF \_\_\_\_\_, 2023 THIS PLAT WAS APPROVED.

BY: \_\_\_\_\_ LAND DEVELOPMENT MANAGER OR HIS/HER AUTHORIZED REPRESENTATIVE

### CERTIFICATE OF APPROVAL BY REGISTERED SURVEYOR

THIS IS TO CERTIFY, THAT ON THIS DAY \_\_\_\_\_ OF \_\_\_\_\_, 2023, THIS PLAT WAS APPROVED.

BY: \_\_\_\_\_ JEFF W. BARNES, P.S.M. No. 5576

### QUALIFICATION STATEMENT OF SURVEYOR AND MAPPER

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED LAND SURVEYOR, DOES HEREBY CERTIFY THAT ON FEBRUARY 12, 2020, THE SURVEY WAS COMPLETED OF THE LANDS AS SHOWN ON THE FOREGOING PLAT, THAT SAID PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS THEREIN DESCRIBED AND PLATTED; THAT THE BOUNDARY SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND MEETS THE STANDARD PRACTICE REQUIREMENTS OF 5-47, THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES; AND ADOPTED BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027, FLORIDA STATUTES; THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS SHOWN THEREON AND THAT SAID LAND IS LOCATED IN THE CITY OF ORMOND BEACH, FLORIDA.

DATE:

REGISTRATION NUMBER LB #8205

DAVID McMILLEN PSM #6378  
AIA SURVEYING, Inc.  
555 W. GRANADA BLVD. STE. D7  
ORMOND BEACH, FLORIDA 32174

### CERTIFICATE OF CLERK

I HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT AND FIND IT COMPLIES IN FORM WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES, AND WAS FILED FOR RECORD ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023.

FILE # \_\_\_\_\_

BY: \_\_\_\_\_ CLERK OF THE CIRCUIT COURT IN AND FOR VOLUSIA COUNTY, FLORIDA.

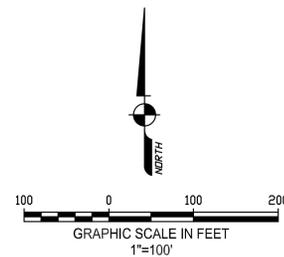
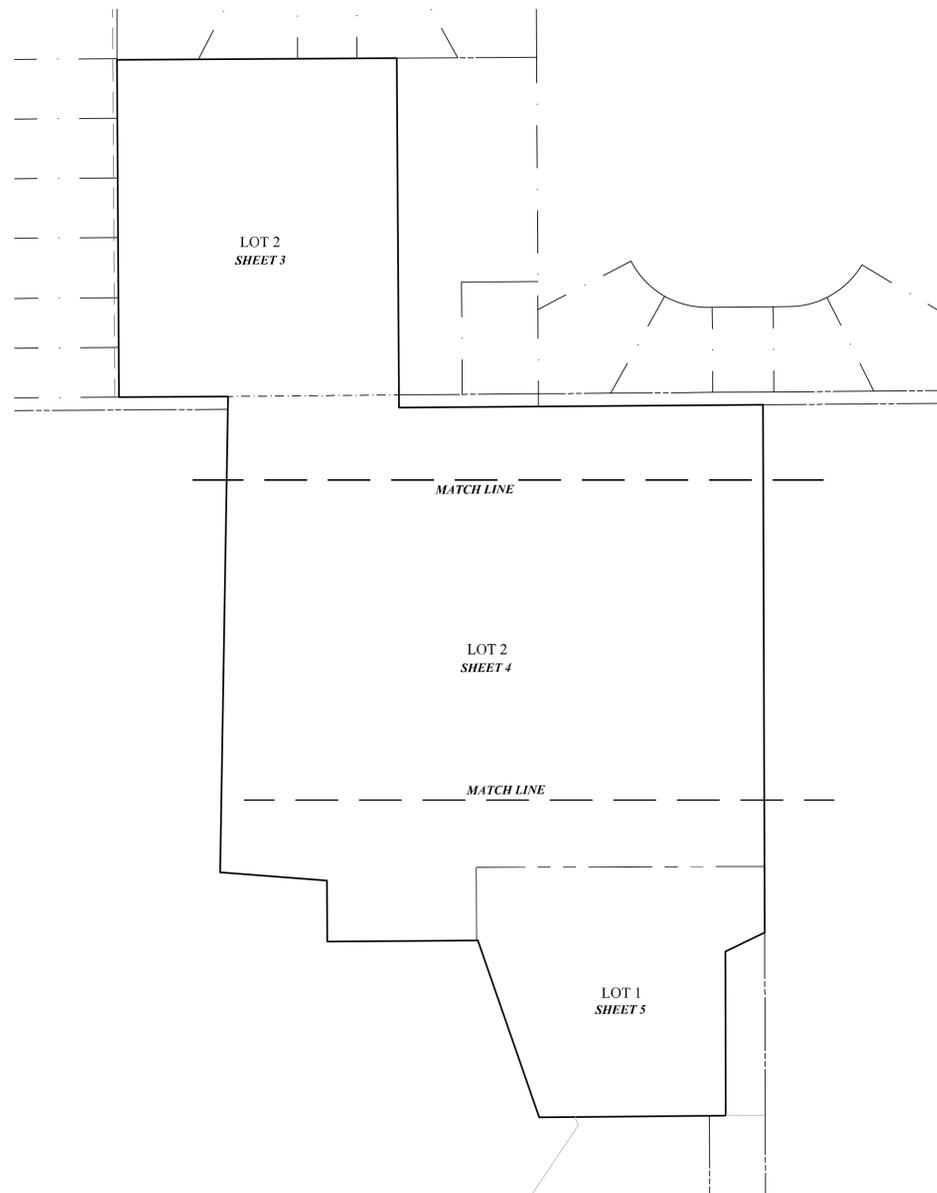
# SUNGLOW MINI STORAGE COMPLEX

MAP  
BOOK

PAGE

SHEET 2 OF 5

BEING A PORTION OF SECTION 33, TOWNSHIP 14 SOUTH, RANGE 32 EAST ALSO  
THE A PORTION OF THE NORTHWEST QUARTER (1/4), SECTION 2, TOWNSHIP 15  
SOUTH, RANGE 32 EAST, VOLUSIA COUNTY, FLORIDA AND BEING A RE-PLAT OF  
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Professional Surveyor **S A I A** SURVEYING, INC.  
Residential Commercial Construction  
Phone: 386.679.2363 711 Pineland Trail, Ormond Beach, Florida 32174 LB 8205

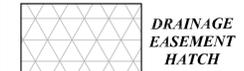
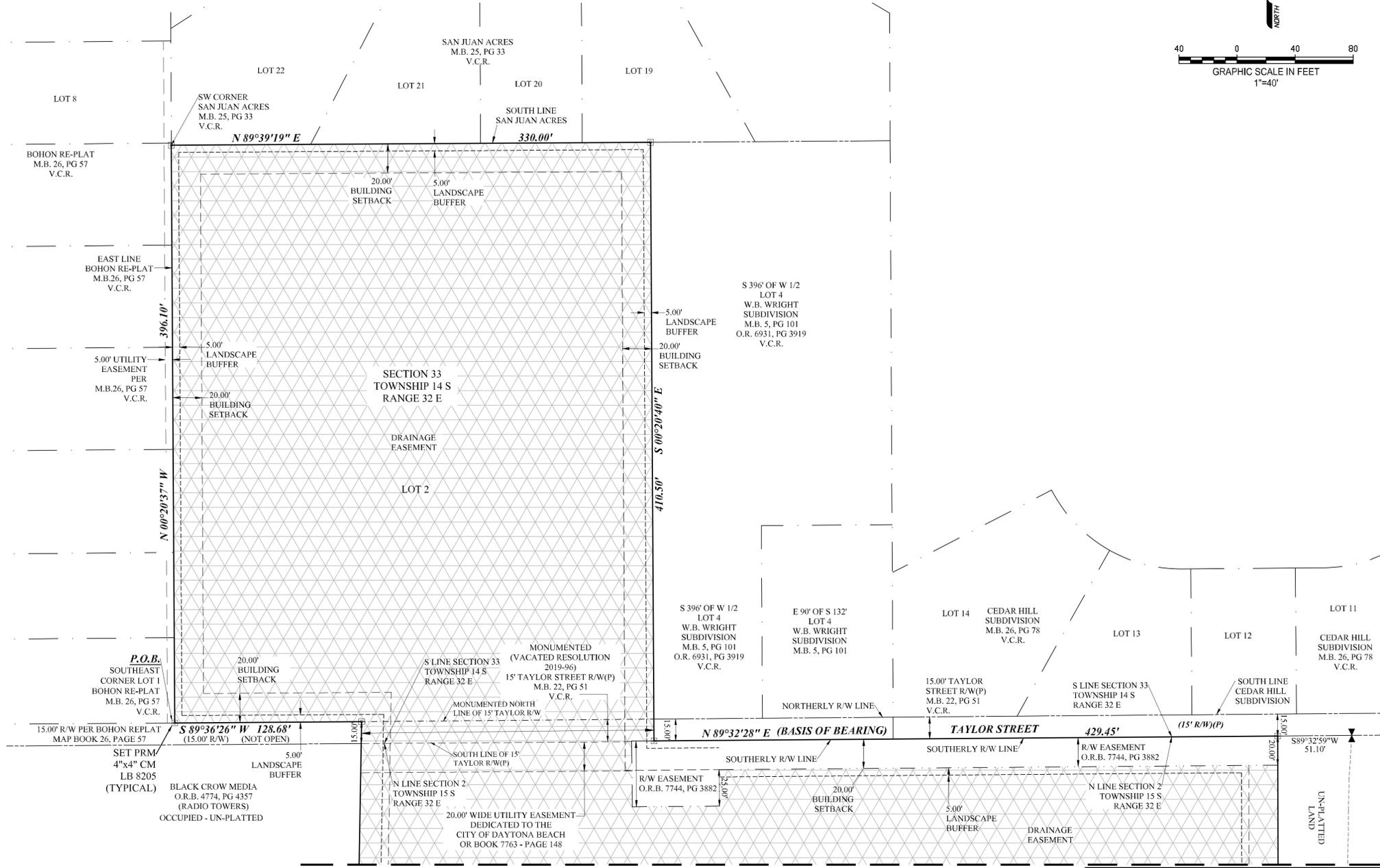
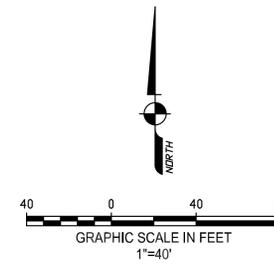
# SUNGLOW MINI STORAGE COMPLEX

MAP BOOK

PAGE

SHEET 3 OF 5

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MATCH LINE SHEET 4

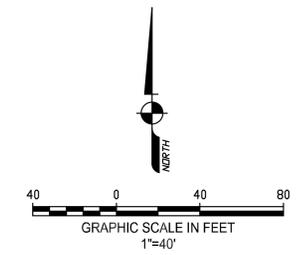
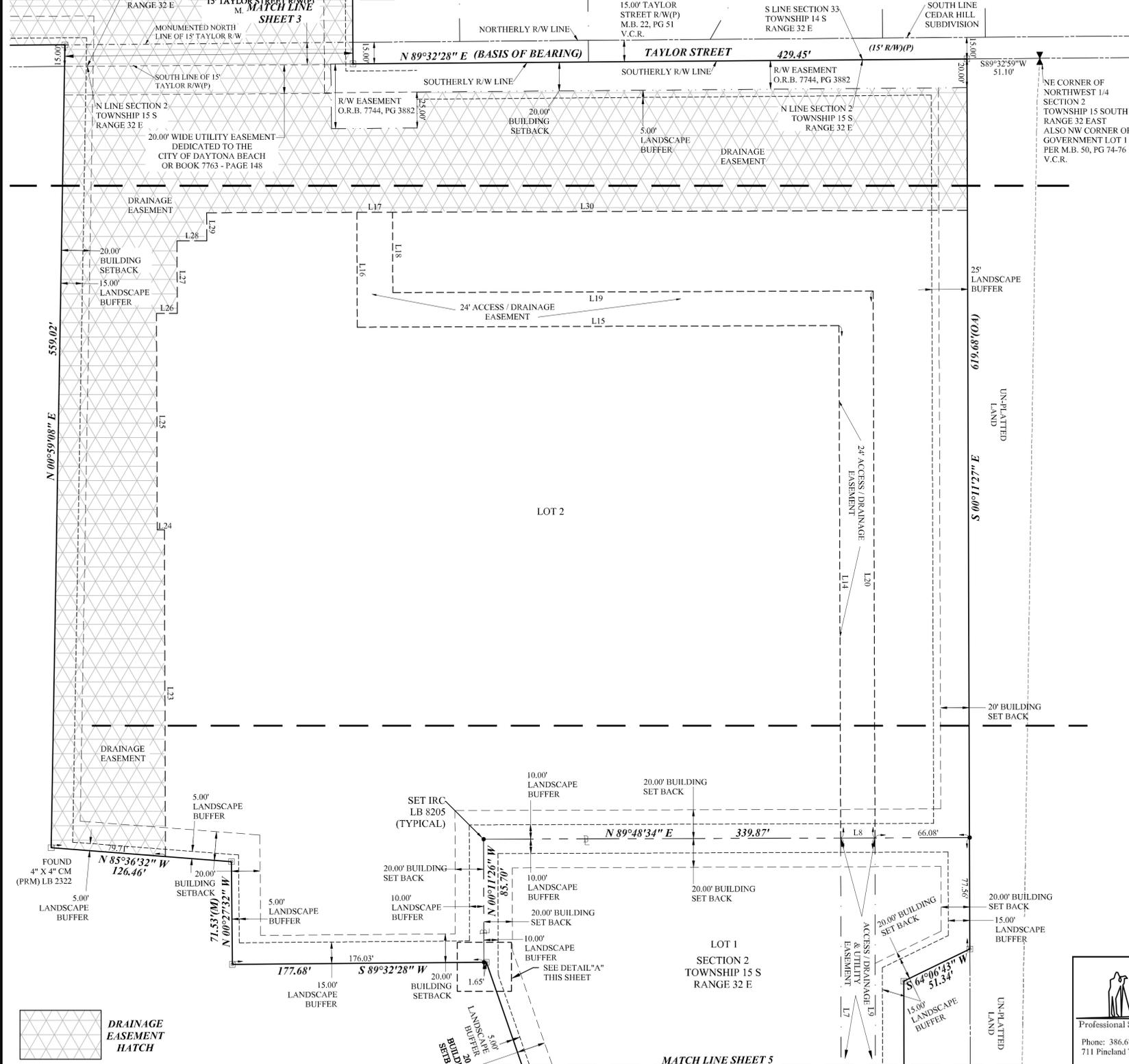
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# SUNGLOW MINI STORAGE COMPLEX

MAP BOOK

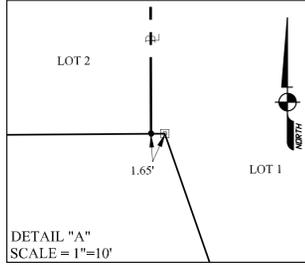
PAGE

SHEET 4 OF 5



LINE TABLE

LINE	BEARING	DISTANCE
L7	N 00°05'14" W	242.77'
L8	N 89°48'34" E	24.00'
L9	S 00°05'14" E	232.75'
L14	N 00°11'27" W	356.79'
L15	S 89°48'34" W	336.98'
L16	N 00°11'27" W	79.98'
L17	N 89°48'34" E	25.00'
L18	S 00°11'27" E	55.96'
L19	N 89°48'34" E	335.98'
L20	S 00°11'27" E	380.79'
L23	N 00°11'26" W	227.47'
L24	S 89°48'34" W	5.00'
L25	N 00°11'27" W	150.67'
L26	N 89°48'34" E	14.50'
L27	N 00°11'27" W	50.41'
L28	N 89°48'34" E	20.85'
L29	N 00°11'27" W	19.50'
L30	N 89°48'34" E	532.06'



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