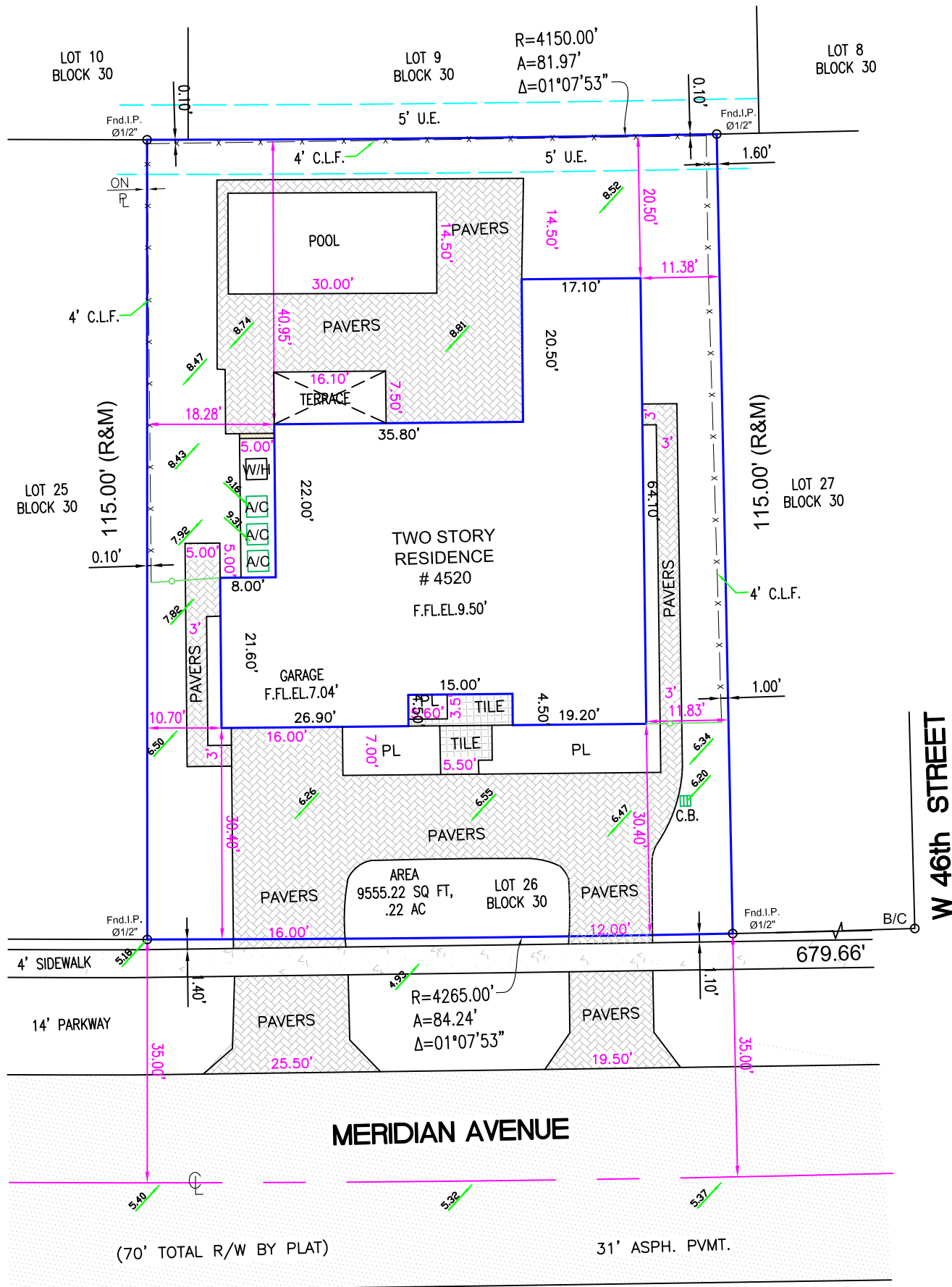


BOUNDARY SURVEY

JOB No. 22-024520
SCALE: 1" = 20'



LEGEND AND ABBREVIATIONS

	= ELEVATION
	= DRIVEWAY
	= UTILITY POLE
	= BASIS OF BEARINGS
	= AIR CONDITIONING PAD
	= ARC DISTANCE
	= BUILDING
	= CATCH BASIN
	= CONCRETE BLOCK STRUCTURE
	= CHORD DISTANCE
	= CLEAR
	= CENTER LINE
	= CONCRETE
	= FOUND NAIL
	= POINT OF COMMON-CEMENT
	= FOUND DRILL HOLE
	= POINT OF TANGENCY
	= ENCROACHMENT
	= FIRE HYDRANT
	= FOUND IRON PIPE
	= FOUND REBAR
	= LOWEST FLOOR ELEVATION
	= LIGHT POLE
	= MEASURED
	= RECORD
	= RECORD & MEASURED
	= ELECTRIC METER
	= POINT OF INTERSECTION
	= POINT OF REVERSE CURVE
	= POINT OF CURVATURE
	= FOUND NAIL/DISK
	= POINT OF COMPOUND CURVE
	= MONUMENT LINE
	= NATIONAL GEODETIC VERTICAL DATUM
	= OVERHEAD ELECTRIC LINE
	= PLAT BOOK
	= PERMANENT CONTROL POINT
	= PAGE
	= POINT OF BEGINNING
	= PROPERTY LINE
	= NOT TO SCALE
	= CONCRETE FOUNDATION
	= CENTRAL ANGLE
	= WOOD FENCE
	= CHAIN LINK FENCE
	= C.B.S. WALL
	= BLOCK CORNER
	= RADIUS
	= RADIAL
	= RESIDENCE
	= RIGHT OF WAY
	= SECTION
	= SET IRON PIPE
	= STORY
	= SIDEWALK
	= UTILITY EASEMENT
	= OVERHEAD ELECTRIC
	= UTILITY CONC. POLE
	= WATER METER
	= METAL FENCE

CERTIFIED TO:
SINAI BERGSTROM AND SHIRA ZEINES

SURVEY DATE: 02-10-2022

JOB No. 22-024520 CLIENT: SINAI BERGSTROM AND SHIRA ZEINES
PROPERTY ADDRESS 4520 MERIDIAN AVE MIAMI BEACH FL 33140
LEGAL DESCRIPTION: (FURNISHED BY CLIENT)
LOT 26, BLOCK 30
SUBDIVISION NAUTILUS EXT 5TH
ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 44 AT PAGE 13
OF THE PUBLIC RECORDS OF MAIMI-DADE COUNTY, FLORIDA.
SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, EASEMENTS AND RIGHT-OF-WAY OF RECORD, UNDERGROUND ENCROACHMENTS IF ANY, NOT LOCATED.
SURVEYOR'S NOTES:

- 1-) IF SHOWN, BEARINGS AND ANGLES ARE REFERRED TO SAID PLAT IN LEGAL DESCRIPTION.
- 2-) THE RELATIVE CLOSURE IN THE FIELD MEASURED BOUNDARY IS BETTER THAN: 1 FOOT IN 7,500 FEET; LINEAR (SUBURBAN).
- 3-) A TITLE REPORT WAS NOT PROVIDED FOR THIS SURVEY. THEREFORE, THERE MAY BE RESTRICTIONS ON THIS PARCEL THAT ARE NOT SHOWN THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MAIMI-DADE COUNTY, FLORIDA. NO EXPRESSED OR IMPLIED DETERMINATION OF TITLE OR OWNERSHIP TO THE LAND DESCRIBED IS MADE.
- 4-) THERE MAY BE UNDERGROUND UTILITY LOCATIONS AND SUBSURFACE FEATURES WITHIN THE PARCEL THAT ARE NOT SHOWN. THERE IS NO VISIBLE SURFACE OR OVERHEAD ENCROACHMENT, OTHER THAN SHOWN ON THIS SURVEY.
- 5-) IT IS A VIOLATION OF RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE TO ALTER THIS SURVEY DRAWING WITHOUT THE PRIOR WRITTEN CONSENT OF THE SURVEYOR.
- 6-) INFORMATION OF TREE IF PROVIDED: DIAMETER (D), HEIGHT (H), CANOPY SHADE (CS). ALL NAMES ARE NOTED TO SURVEYORS ABILITY. SURVEYOR IS NOT AN ARBORIST AND CANNOT PROVIDE SCIENTIFIC NAMES OF TREE OR PLANTS.
- 7-) SURVEYOR DOES NOT DETERMINE OWNERSHIP OF FENCE, ONLY EXISTING LOCATION IS REPRESENTED.
- 8-) FLOOD ZONE DETERMINATION MUST BE CONFIRMED BY AUTHORIZED OFFICIAL PRIOR TO CONSTRUCTION AND/OR DESIGN.

ELEVATION INFORMATION:

BASED ON THE FLOOD INSURANCE RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY DATED OR
REVISED ON 09-11-09 THE HEREIN DESCRIBED PROPERTY IS SITUATED WITHIN ZONE AE
BASE FLOOD ELEVATION 7.00 COMMUNITY 120651 PANEL NUMBER 0309 SUFFIX L
ELEVATIONS(WHEN SHOWN) REFER TO N.G.V.D., 1929 DATUM,
COUNTY BENCHMARK USED D-157-R ELEVATIONS 4.93' FEET B.M. LOCATION 44 ST
ALTON RD

MAQ SERVICES, INC.
Professional Land Surveyors, Mapper
CERTIFICATE No.L.B. 8064
STATE OF FLORIDA
Main Line: (305) 901-1317
Fax: (305) 901-1323



BY: **LEONARDO MAQUEIRA, P.S.M.**
CERTIFICATE No.L.S.-6992
STATE OF FLORIDA

"NOT VALID WITHOUT THE SIGNATURE, DATE AND THE ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."