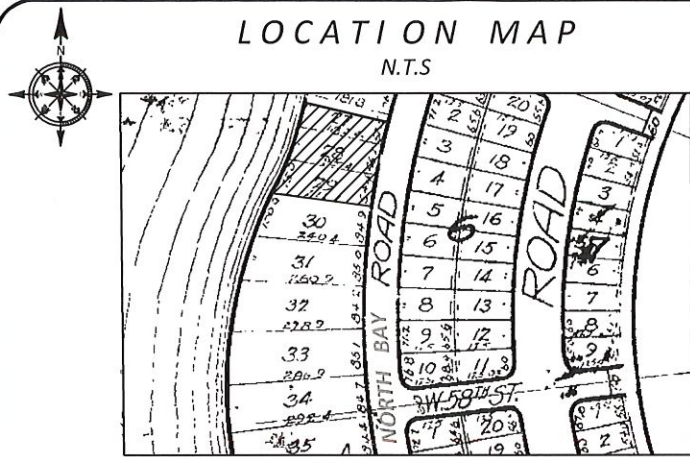


SCALE: 1" = 20'



NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER





**SURVEYOR'S NOTES:**

13. In some instances, graphic representations have been exaggerated to more clearly illustrate relationships between physical improvements and/or lot lines. in all cases, dimensions shown shall control the location of the improvements over scaled positions.
14. No attempt has been made to locate any foundation beneath the surface of the ground.
15. Contact the appropriate authority prior to any design work on the herein described parcel for building and zoning information.
16. Additions or deletions to survey maps or reports by other than the signing party or parties is prohibited without written consent of the signing party or parties
17. Precision of Closure 1:7500 Suburban Class Survey.
18. Bearings shown are assumed and are based on the Chord of the Centerline of *North Bay Road*, Being *N 09° 17' 15" E*.

**LEGAL DESCRIPTION:**

Lots 28 and 29 and the South 2/3 of Lot 27, in Block 1-A, LA GORCE-GULF SUBDIVISION, according to the plat thereof, as recorded in Plat Book 14, at Page 43, of the public records of Miami-Dade County, Florida.

**SURVEY FOR:**

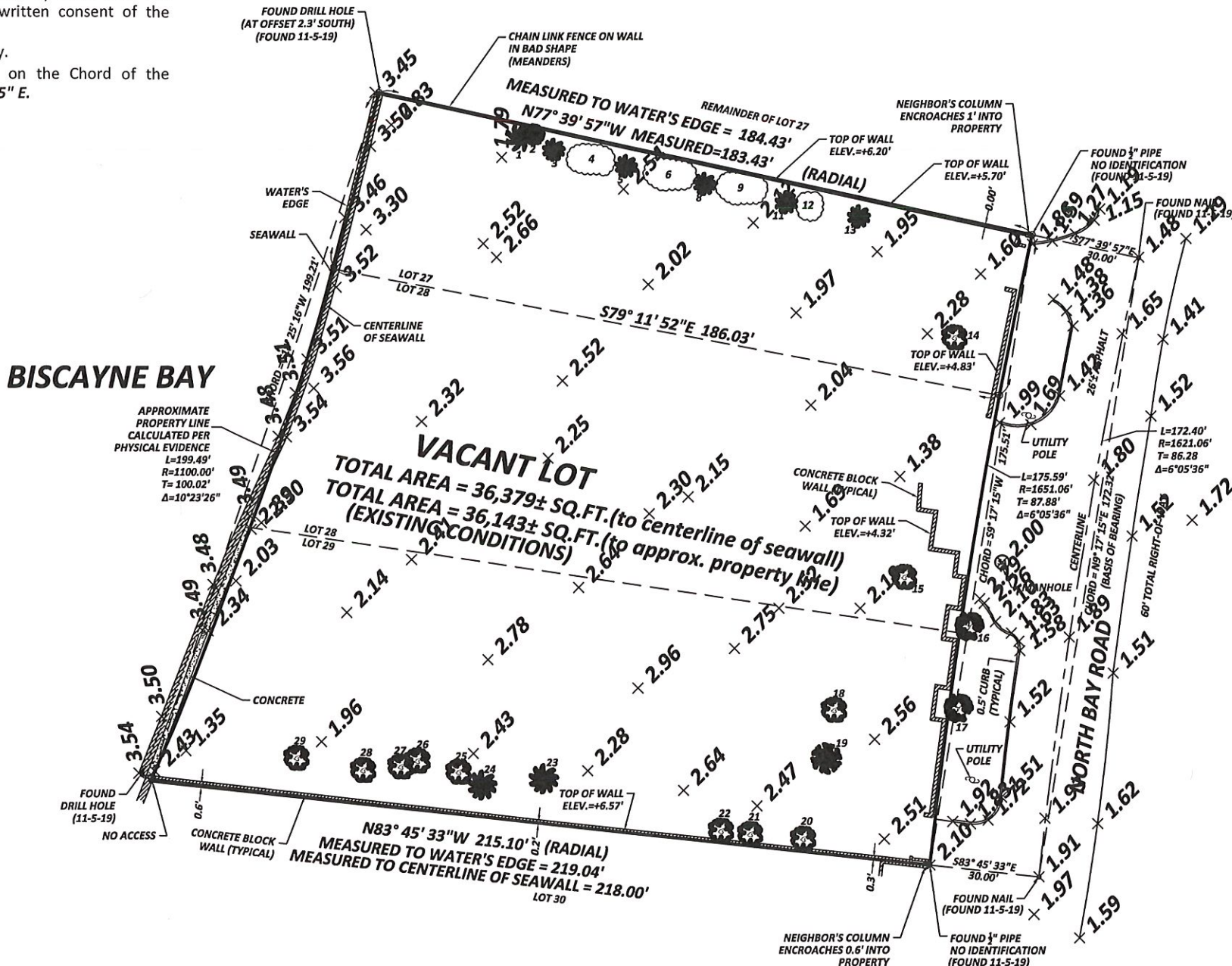
- 5840 N. Bay Road  
Miami Beach, FL 33140

**SURVEYOR'S NOTES:**

- There may be additional restrictions that are not shown on this survey that may be found in the public records of this county
- Examination of abstract of title will have to be made to determine recorded instruments, if any, affecting property
- This certification is only for the lands as described, it is not a certification of title, zoning, easements, or freedom of encumbrances. abstract not reviewed
- Location and identification of utilities, if any are shown in accordance with recorded plat
- Ownership is subject to opinion of title
- Type of Survey: BOUNDARY SURVEY
- the herein captioned property was surveyed and described based on the shown legal description: provided by client
- Survey map and report or the copies thereof are not valid and for reference only, unless signed and sealed with the original raised seal of a florida licensed surveyor and mapper
- This plan of survey, has been prepared for the exclusive use of the entities named hereon. the certificate does not extend to any unnamed parties
- Underground utilities are not depicted hereon, contact the appropriate authority prior to any design work or construction on the property herein described. surveyor shall be notified as to any deviation from utilities shown hereon.
- The surveyor of record does not determine ownership of fences. measurements shown hereon depict physical location of fence
- Accuracy: the expected use of land as classified in the minimum technical standards (5j-17 fac), is "suburban". the minimum relative distance accuracy for the type of boundary survey is 1 foot in 7,500 feet. the accuracy obtained by measurement and calculation of a closed geometric figure was found to exceed this requirement

**BOUNDARY SURVEY**

Scale: 1" = 40'



FLOOD ZONE INFORMATION:			PROPERTY ADDRESS: 5840 N. Bay Road, MIAMI, FL 33140.		
COMMUNITY NAME: MIAMI BEACH, CITY OF 120651			BENCHMARK INFORMATION		
COMMUNITY MAP: 12086C	PANEL NUMBER: 0309	SUFFIX: L	BENCHMARK: CMB 58-03 R	DESCRIPTION: In Alton Road and W 58th ST Nail & Washer on South Bullnose	
MAP REVISED: 09-11-2009	FLOOD ZONE: AE	BASE FLOOD ELEVATION: +4.04' (N.A.V.D)	ELEVATION:	LOCATION:	
SHEET: OF 1 SHEET(S) 1	DESIGNED BY:		<b>DELTA MAPPING &amp; SURVEYING, Inc</b> <b>LAND SURVEYORS · LAND PLANNERS</b> 13301 S.W 132 Avenue, Suite 117 Miami, Florida 33186 L.B. No. 7950 PHONE: (786) 429-1024 FAX: (786) 592-1152		<u>CERTIFICATION:</u> BY:  FOR THE FIRM <b>WALDO F. PAEZ.</b> P.S.M No. 3284 <b>STATE OF FLORIDA</b>
SURVEY DATE: 08-28-2019	DRAWN BY: M.Garzia				
DRAWING DATE: 08-30-2019	CHECKED BY: Waldo F. Paez				
PROJ. No: 19-0558B	SCALE: 1" - 40'				
Delta Mapping & Surveying, Inc					

**CERTIFICATION:**

BY:

FOR THE FIRM  
WALDO F. PAEZ  
P.S.M No. 3284  
STATE OF FLORIDA

THIS NOT A VALID CERTIFICATION WITHOUT THE SURVEYOR'S ORIGINAL SIGNATURE AND RAISED EMBOSSED SEAL PRESENT THAT THE BOUNDARY SURVEY OF THE ABOVE CAPTIONED PROPERTY WAS COMPLETED UNDER MY SUPERVISION AND/OR DIRECTION, TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS SURVEY MEETS OR EXCEEDS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE. PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

**LEGEND AND ABBREVIATIONS**

PG. = PAGE.  
P.B. = PLAT BOOK  
CL = CENTER LINE  
No. = NUMBER  
(TYP) = TYPICAL  
P.K. = PARKER KALON NAIL

N.T.S. = NOT TO SCALE  
B.O.B. = BASIS OF BEARING  
I.D. = IDENTIFICATION  
(P) = PLAT  
ELEV. = ELEVATION

**ELEVATIONS NOTE: (IF REQUESTED AND SHOWN).**

- 0.00' Indicates existing Elevations.
- Elevations are referred to the National Geodetic Vertical Datum 1929.

REVISIONS:	PROJECT No.:	DATE: