

# PLAT OF SURVEY

(PUBLIC-R/W WIDTH VARIES)  
INDIAN CREEK DRIVE (HARDING DRIVE PER PLAT)

## NOTES

1. BEARING STRUCTURE IS BASED ON THE MONUMENTED WEST R/W LINE OF COLLINS AVENUE, BEING: S00°45'30"E (PER PLAT).
2. THIS SURVEY REFLECTS ONLY MATTERS OF RECORD AS PROVIDED BY THE CLIENT OR CLIENT'S REPRESENTATIVE.
3. THIS SURVEY WAS MADE ON THE GROUND. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
4. THIS BUILDING/LOT LIES IN ZONE "AE", BASED ON FLOOD INSURANCE RATE MAP NO. 12086C0326L, COMMUNITY NO. 120635 (CITY OF MIAMI) DADE COUNTY, FLORIDA, EFFECTIVE: SEPTEMBER 11, 2009.
5. ACCORDING TO FLORIDA STATUTES, CHAPTER 472.025, A LAND SURVEYOR SHALL NOT AFFIX HIS SEAL OR NAME TO ANY PLAN OR DRAWING WHICH DEPICTS WORK WHICH HE IS NOT LICENSED TO PERFORM OR WHICH IS BEYOND HIS PROFESSION OR SPECIALTY THEREIN. THEREFORE, WE ARE UNABLE TO CERTIFY AS TO MUNICIPAL ZONING COMPLIANCE, INTERPRETATION OF ZONING CODES OR THE DETERMINATION OF VIOLATIONS THEREOF.
6. THIS SURVEY MADE WITHOUT BENEFIT OF COMMITMENT FOR TITLE.
7. THIS SURVEY IS VALID ONLY FOR THE PARTIES TO WHOM IT IS CERTIFIED.
8. THIS SURVEY EXCEEDS THE ACCURACY REQUIREMENTS SET FORTH IN FLORIDA STATUTES.

## LEGEND

BR	- BOTTOM OF BANK	DW	- DRIVEWAY	MF	- METAL FENCE	RCP	- REINFORCED CONCRETE PIPE
BC	- BACK OF CURB	ED	- EASEMENT NUMBER	ML	- METAL LID	RW	- RIGHT OF WAY
BL	- BACK FLOW PREVENTER	EL	- ELEVATION	MS	- METAL SHED	S	- SANITARY MANHOLE
BK	- BLOCK	EM	- EASEMENT	MT	- MITERED END SECTION	S	- SANITARY LINE
BN	- BENCHMARK	EP	- EDGE OF PAVEMENT	ND	- NORTH AMERICAN	SN	- SIGN
BW	- BURIED POWER CABLE	EW	- EASEMENT WIDTH	NAV	- NAVO	SW	- STOCK WIRE FENCE
CD	- CALCULATED	FM	- FLOOD INSURANCE RATE MAP	NGV	- NATIONAL GEODETIC	SW	- SPOT ELEVATION
CE	- CALCULATED & MEASURED	FIR	- FINISHED FLOOR ELEVATION	NHT	- NOT TO SCALE	TL	- TOP OF BANK
CH	- CONCRETE HEAD WALL	PH	- FIRE HYDRANT	OHE	- OVERHEAD ELECTRIC	TR	- TRANSFORMER/JUNCTION BOX
CI	- CERTIFIED CORNER RECORD	FM	- FORCE MAIN	ORB	- OFFICIAL RECORDS BOOK	TS	- TRAFFIC POLE
CF	- CONCRETE FENCE	FO	- FOUND	OW	- OVERHEAD WIRE	TR	- TRAFFIC SIGNAL
CH	- CONCRETE HEAD WALL	FO	- FIBER OPTIC CABLE	PC	- POINT OF CURVATURE	TSW	- TRAFFIC SIGNAL WIRE
CL	- CHAIN LINK FENCE	GP	- GAS PIPE	PEP	- PER ENGINEERING PLANS	TY	- TYPICAL
CE	- CENTERLINE	GP	- GAS METER	PI	- POINT OF INTERSECTION	U	- UTILITY EASEMENT
CM	- CONCRETE MONUMENT	HW	- HANDICAP PARKING	POB	- POINT OF BEGINNING	U	- UTILITY POLE
CMP	- CORRUGATED METAL PIPE	HP	- HIGH PILE	POC	- POINT OF COMMENCEMENT	W	- WATER LINE
CO	- CONCRETE	HP	- HIGH PILE	POB	- POINT OF BEGINNING	W	- WOOD FENCE
COV	- COVERED	HP	- HIGH PILE	POC	- POINT OF COMMENCEMENT	WS	- WOOD SHED
CP	- CONCRETE PAD	HP	- HIGH PILE	POB	- POINT OF BEGINNING	WV	- WATER VALVE
CR	- CONCRETE	HP	- HIGH PILE	POC	- POINT OF COMMENCEMENT	WV	- WATER VALVE
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