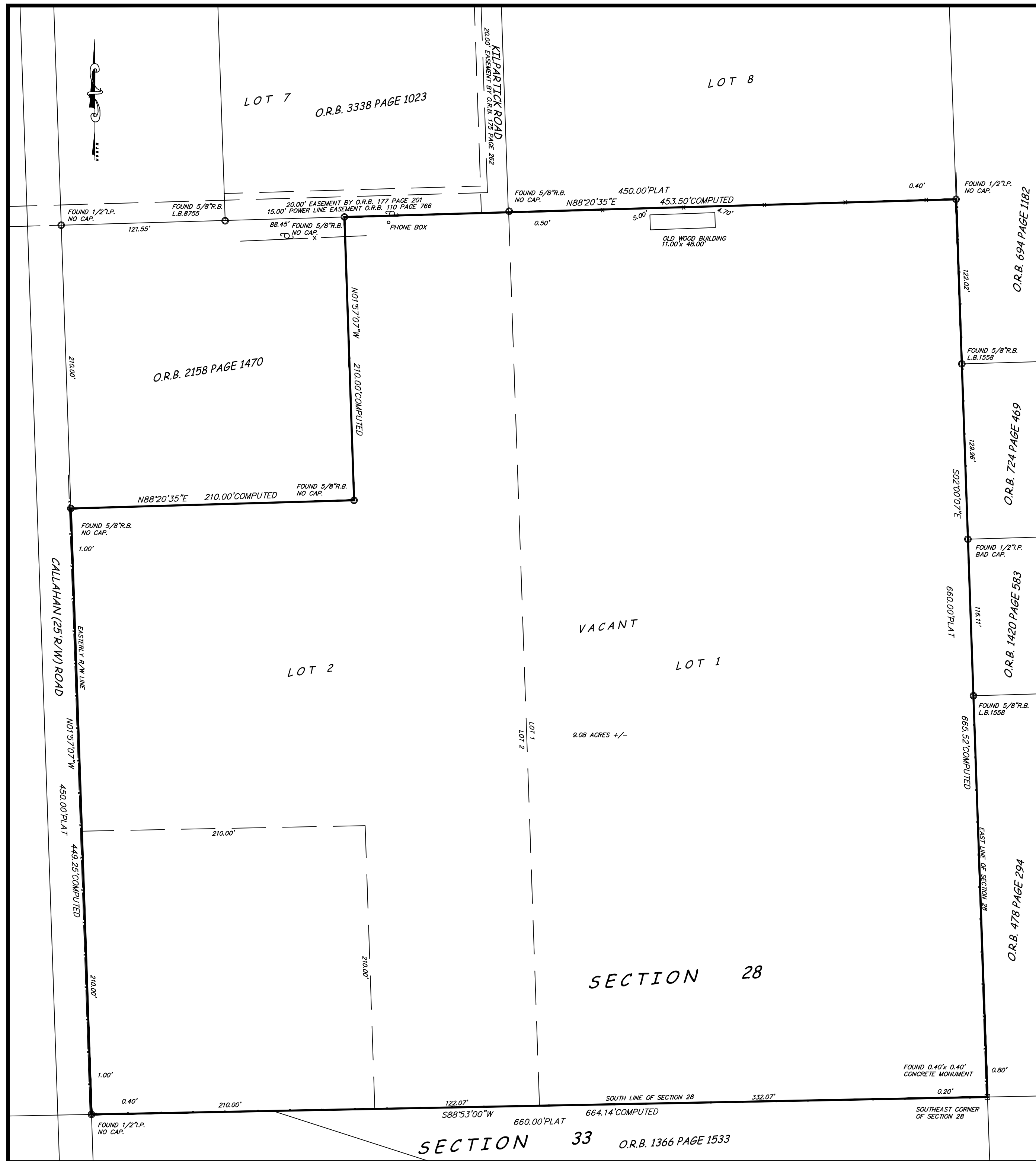
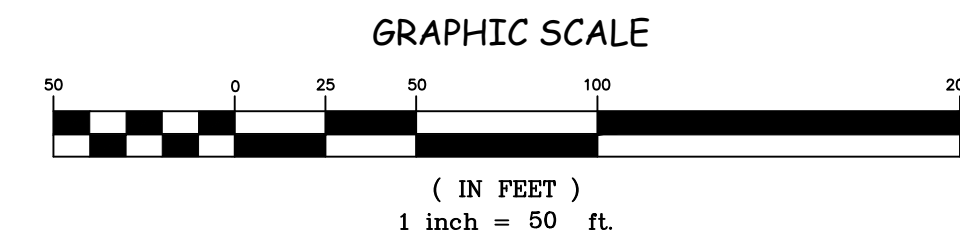


MAP SHOWING BOUNDARY SURVEY OF
LOTS 1 AND 2, EAST CALLAHAN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1,
PAGE 35, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. LESS AND EXCEPT THE NORTH
210.00 FEET OF THE WEST 210.00 FEET LOT LOT 2, RECORDED IN OFFICIAL RECORDS BOOK 2158,
PAGE 1470, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA.



NOTES:
1. BEARINGS SHOWN HEREON ARE ASSUMED.
2. BEARING OF S 88°53'00\"/>



ANTHONY PAUL O'NEIL 10448 ST AUGUSTINE ROAD JACKSONVILLE, FLORIDA 32257 PHONE (904)-624-3399 ROONEYSONS@AOL.COM		SYMBOLS: —x— CHAIN LINK FENCE —w— WOOD FENCE —w— WIRE FENCE —E— ELECTRIC LINE —C— UTILITY POLE —W— WELL —A— ASPHALT —O— OVERHEAD —C— CONCRETE
I HEREBY CERTIFY TO : _____		
THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS AND MAPPERS IN CHAPTER 5J-17.050-17.053 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 FLORIDA STATUTES.		
FEMA FLOOD INSURANCE RATE INFORMATION PERTAINING TO LANDS SHOWN HEREON: ZONE <u>X</u> PANEL <u>12089C0316F</u> DATE <u>08-02-17</u> / <u>NASSAU</u> COUNTY, FLORIDA.		
P.O.C.—POINT OF COMMENCEMENT P.O.B.—POINT OF BEGINNING P.C.—POINT OF CURVATURE P.T.—POINT OF TANGENT P.R.C.—POINT OF REVERSE CURVATURE P.C.C.—POINT OF COMPOUND CURVATURE P.I.—POINT OF INTERSECTION P.C.P.—PERMANENT CONTROL POINT P.R.P.—PERMANENT REFERENCE POINT R/W—RIGHT-OF-WAY C.T.—COURT C.D.—DELTA ANGLE T—TANGENT	R.L.S.—REGISTERED LAND SURVEYOR PROP.—PROPOSED C/L—CENTER LINE L.B.—LICENSE BUSINESS O.R.V.—OFFICIAL RECORDS VOLUME O.R.B.—OFFICIAL RECORDS BOOK D.B.—DEED BOOK PG.—PAGE P.B.—PLAT BOOK M.B.—MAP BOOK CO.—COUNTY FL.—FLORIDA AVE.—AVENUE ST.—STREET C.B.D.—CHORD BEARING AND DISTANCE COMP.—COMPUTED (R)—RADIAL P—PLAT C—COMP. D—DEED	N—NORTH S—SOUTH E—EAST W—WEST EX.—EXCEPTION TYP.—TYPICAL F.F.—FINISH FLOOR EL.—ELEVATION BLK.—BLOCK FND.—FOUND I.P.—IRON PIPE RB.—REBAR CONC.—CONCRETE A/C—AIR CONDITIONER ESMT.—EASEMENT ELEC.—ELECTRIC B.R.L.—BUILDING RESTRICTION LINE F.Z.B.L.—FLOOD ZONE BOUNDARY LINE APPROX.—APPROXIMATE EXIST.—EXISTING A.K.A.—ALSO KNOWN AS N/F—NOW OR FORMERLY N.G.V.D.—NATIONAL GEODETIC VERTICAL DATUM
JURISDICTIONAL WETLANDS WERE NOT LOCATED THIS SURVEY. EASEMENTS OF RECORD WERE NOT PROVIDED FOR THIS SURVEY. THIS SURVEY DOES NOT DETERMINE OWNERSHIP. THIS SURVEY NOT VALID WITHOUT EMBOSSED SEAL.		☐ DENOTES CONCRETE MONUMENT ☒ DENOTES IRON PIPE SET—DENOTES SET 5/8"x 18" REBAR L.B.5684
DATE SIGNED <u>10-07-2020</u> <i>Anthony P. O'Neil</i> ANTHONY PAUL O'NEIL PSM 5684		