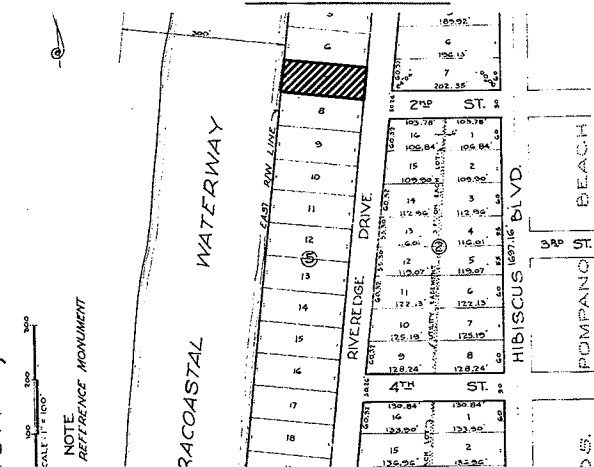


LOCATION SKETCH

NOT TO SCALE



ACKNOWLEDGE

I, the undersigned, hereby certify that I am a duly licensed Professional Land Surveyor and Mapper in the State of Florida, and that I have personally conducted the survey shown on this plat, and that the same is true and correct to the best of my knowledge and belief.

LEGAL DESCRIPTION:

LOT 7, BLOCK 5, "POMPANO BEACH PARK " ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGE 20, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

SURVEYOR'S NOTES:

- 1) NOT VALID UNLESS SIGNATURE IS EMBOSSED WITH THE REGISTERED LAND SURVEYOR'S SEAL.
- 2) LEGAL DESCRIPTION PROVIDED BY OTHERS.
- 3) PROPERTIES SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PROPERTY PLAT OF RECORD.
- 4) MEASUREMENTS TO WOOD FENCES ARE TO OUTSIDE OF WOOD.
- 5) UNDERGROUND UTILITIES, FOUNDATIONS, OR OTHER IMPROVEMENTS, IF ANY, WERE NOT LOCATED.
- 6) ELEVATIONS, IF SHOWN ARE BASED ON NORTH AMERICAN VERTICAL DATUM 1988.
- 7) FENCE OWNERSHIP NOT DETERMINED UNLESS OTHERWISE NOTED.
- 8) MEASUREMENTS TO WIRE FENCES ARE TO CENTER OF WIRE.
- 9) WALL MEASUREMENTS ARE TO/FROM FACE OF WALL.
- 10) DRAWING DISTANCE BETWEEN WALLS AND/OR FENCES AND PROPERTY LINES MAY BE EXAGGERATED FOR CLARITY.
- 11) FLOOD ZONE INFORMATION WAS DERIVED FROM FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INFORMATION RATE MAPS
- 12) BEARINGS IF ANY SHOWN ARE BASED ON ASSUMED PLAT MERIDIAN AT: WESTERLY RIGHT OF WAY OF SOUTH RIVERSIDE DRIVE (S10°00'00"W)

CERTIFIED TO:

ALL FLORIDA TITLE COMPANY, INC.,
CHICAGO TITLE INSURANCE COMPANY,
LEONARD KARAM

8/30/2018 7:55:50 AM PDT

DocuSigned by: DS

776604CD52694AF...

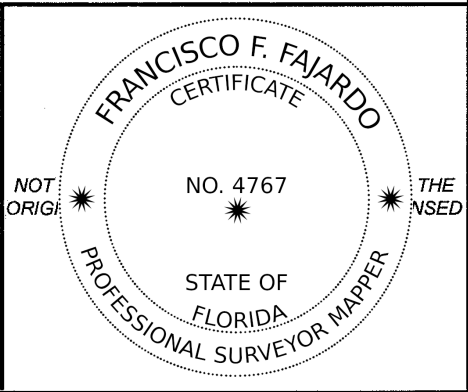
LEGEND

A/C	AIR CONDITIONER	I.C.V.	IRRIGATION CONTROL VALVE	PLS	PROFESSIONAL LAND SURVEYOR	W.V.	WATER VALVE
AVE.	AVENUE	I.P.	IRON PIPE	PSM	PROFESSIONAL SURVEYOR AND MAPPER	W.U.P.	WOOD UTILITY POLE
BLVD.	BOULEVARD	FPL	FLORIDA POWER & LIGHT	PL	PROPERTY LINE		
BM	BENCH MARK	F.I.P.	FOUND IRON PIPE	P.O.B.	POINT OF BEGINNING		
CATV	CABLE TELEVISION BOX	F.I.R.	FOUND IRON ROD	P.O.C.	POINT OF COMMENCEMENT		
C.B.	CATCH BASIN	FND.	FOUND	P.R.C.	POINT OF REVERSE CURVATURE		
CBS	CONCRETE BLOCK STRUCTURE	L	ARC LENGTH	P.R.M.	PERMANENT REFERENCE MONUMENT		
CHB	CHORD BEARING	(L)	LEGAL	P.T.	POINT OF TANGENCY		
CH	CHORD DISTANCE	L.P.	LIGHT POLE	R	RADIUS		
COR	CORNER	LB	LICENSED BUSINESS	(R)	RECORD		
CT	COURT	LS	LAND SURVEYOR	R.E.	RIM ELEVATION		
CL	CENTERLINE	(M)	MEASURED	R/W	RIGHT-OF-WAY		
CL	CLEAR	NGVD	NATIONAL GEODETIC VERTICAL DATUM	SAN.	SANITARY		
CONC.	CONCRETE	NO ID.	NOT IDENTIFIABLE	S.I.P.	SET IRON PIPE		
C.O.	CLEAN OUT	NO.	NUMBER	S.I.R.	SET IRON ROD		
E.B.	ELECTRIC BOX	NTS	NOT TO SCALE	ST.	STREET		
ELEV.	ELEVATION	O.R.B.	OFFICIAL RECORD BOOK	T	TANGENT		
ENCR.	ENCROACHMENT	ON/PL	ON PROPERTY LINE	T.B.M.	TEMPORARY BENCH MARK		
E.R.P.	ELEVATION REFERENCE POINT	O.U.L.	OVERHEAD UTILITY LINES	TEL.	TELEPHONE		
F.F.	FINISH FLOOR	P.C.	POINT OF CURVATURE	TYP.	TYPICAL		
F.H.	FIRE HYDRANT	P.C.C.	POINT OF COMPOUND CURVATURE	U.E.	UTILITY EASEMENT		
		P.C.P.	PERMANENT CONTROL POINT	W.M.	WATER METER		

SYMBOLS

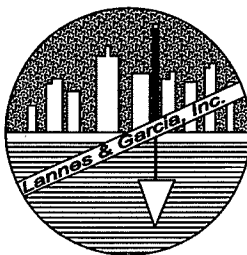
CONCRETE	CONCRETE
OVERHEAD UTILITY LINES	OVERHEAD UTILITY LINES
WIRE FENCE	WIRE FENCE
WOOD FENCE	WOOD FENCE
PROPERTY CORNER	PROPERTY CORNER
WATER FLOW	WATER FLOW
EXISTING GRADE ELEVATION	EXISTING GRADE ELEVATION
PROPOSED GRADE ELEVATION	PROPOSED GRADE ELEVATION
WATER VALVE	WATER VALVE
SIGN	SIGN
DRAINAGE MANHOLE	DRAINAGE MANHOLE
SANITARY MANHOLE	SANITARY MANHOLE
FIRE HYDRANT	FIRE HYDRANT
LIGHTING FIXTURE	LIGHTING FIXTURE
FIRE DEPARTMENT CONNECTION	FIRE DEPARTMENT CONNECTION

FLOOD ZONE: AE	PROPERTY OF: LEONARD KARAM
MAP & PANEL= 12011C0377	
COMMUNITY No.: 120055	
SUFFIX: H	
DATE OF FIRM: 08-18-2014	
BASE ELEV.= +5.00 NAVD 1988	
L.F. ELEV. = 3.36 NOTES LOWEST HABITABLE FLOOR ELEVATION.	
ELEVATIONS SHOWN REFER TO N.A.V.D. 1988.	
LOWEST ADJACENT GRADE = 2.20	
B.M. # 605 ELEV. = 12.15= 10.64 NAVD 1988 (BROWARD COUNTY)	
GARAGE ELEV.= N/A	
E.R.P.= 1.20	



A BOUNDARY SURVEY
I HEREBY CERTIFY THAT THIS SURVEY CONFORMS TO THE MINIMUM TECHNICAL STANDARDS OF LAND SURVEYING IN THE STATE OF FLORIDA, AS OUTLINED IN RULES 6J-17, (FLORIDA ADMINISTRATIVE CODE), AS ADOPTED BY THE DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN SEPTEMBER, 1981, AS AMENDED, PURSUANT TO CHAPTER 472.027 OF THE FLORIDA STATUTES, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

FRANCISCO F. FAJARDO
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
REGISTRATION NO. 4767.



PROFESSIONAL SURVEYING AND MAPPING
LANNES & GARCIA, INC.
LB # 2098
FRANCISCO F. FAJARDO PSM # 4767 (QUALIFIER)
385 ALHAMBRA CIRCLE, SUITE C,
CORAL GABLES, FLORIDA 33134
PH (305) 666-7909
FAX (305) 666-3022

FIELD DATE: 05/06/2015

SCALE: 1" = 20'

DRAWN BY: P. 10/23/2018

P&Z

RZ18-13000003