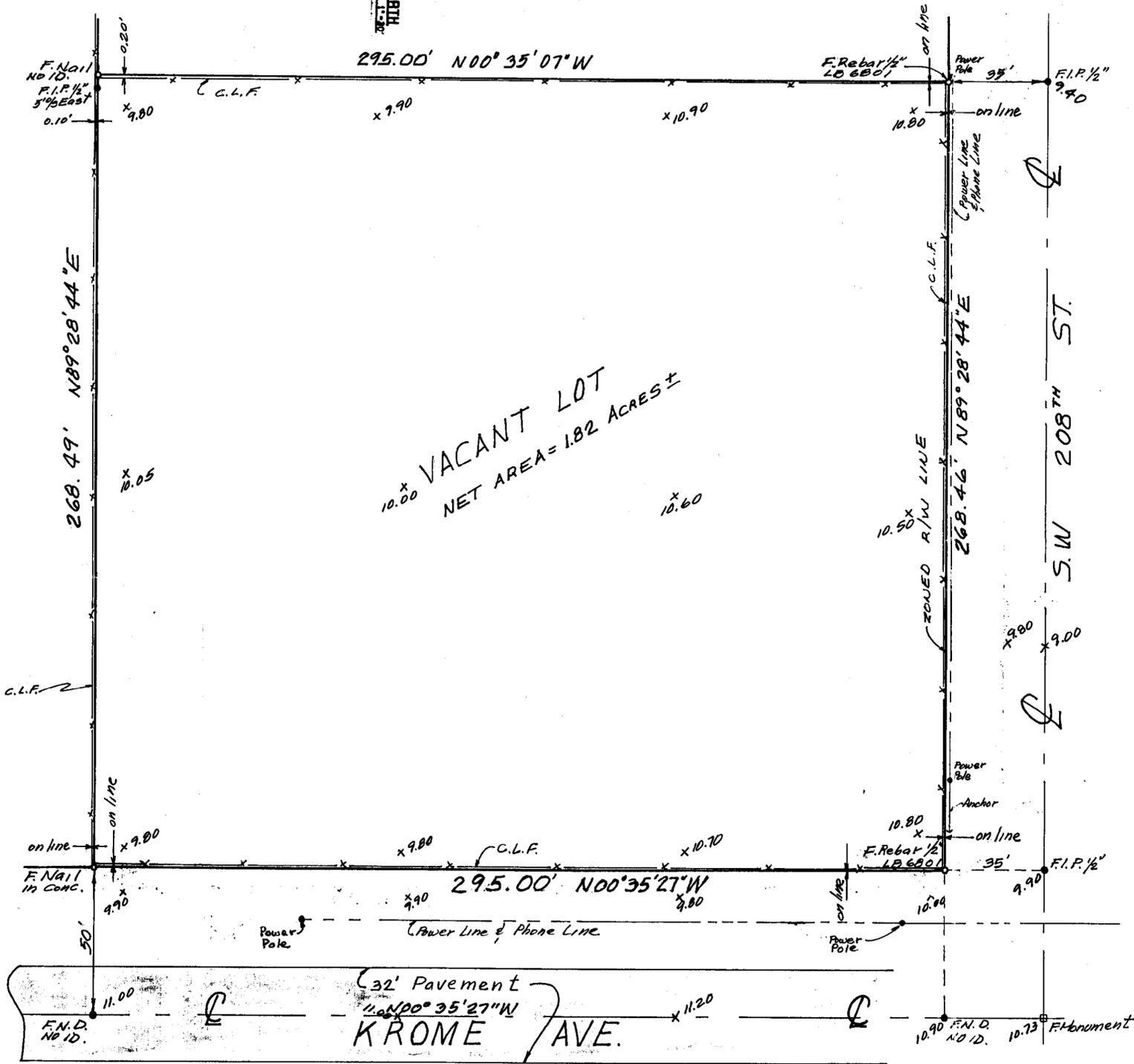
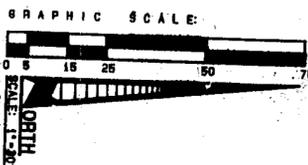


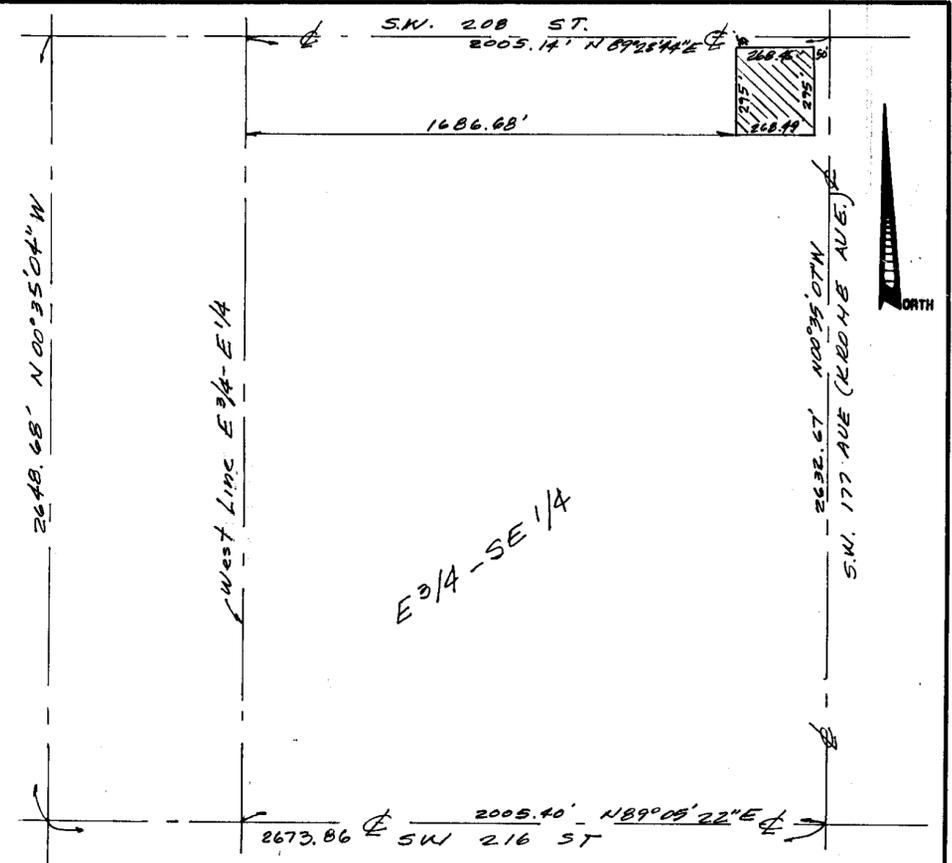
MAP of BOUNDARY SURVEY

SCALE: 1"=30'



VACANT LOT
NET AREA = 1.82 ACRES ±

32' Pavement
KROME AVE.



LOCATION MAP:
(N.T.S.)

LEGAL DESCRIPTION

THE NORTH 330.00 FEET OF THE EAST 3/4 OF THE SOUTHEAST 1/4, LESS THE WEST 1686.68 FEET IN SECTION 12, TOWNSHIP 56 SOUTH, RANGE 38 EAST, DADE COUNTY, FLORIDA.

CERTIFIED TO:

LEGAL DESCRIPTION: LOT _____ BLOCK _____ SUBDIVISION _____
OF _____
ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK _____ AT PAGE _____
OF THE PUBLIC RECORDS OF _____ COUNTY, FLORIDA.

MANUEL FELIPE
PROFESSIONAL LAND SURVEYOR
8500 SW 8th ST. SUITE#220
MIAMI FL. 33144
PH: (305)265-8308 FAX(305)265-9082

LEGEND

P.R.M.	PERMANENT REFERENCE MONUMENT	U.E.	UTILITY EASEMENT
P.C.P.	PERMANENT CONTROL POINT	M.F.	WOOD FENCE
F.I.P.	FOUND IRON PIPE	M.	MEASURE
S.I.P.	SET IRON PIPE 1/2" STAMPED	S.M.D.	SET MAIL & DISC STAMPED P.S.M.
F.O.H.	FOUND DRILL HOLE	C.S.S.	CONCRETE BLOCK STRUCTURE
P.O.B.	POINT OF BEGINNING	F.N.D.	FOUND NAIL & DISC
C.L.	CENTER LINE	ENC.	ENCLOSURE
RES.	RESIDENCE	C.	CLEAR
F.F.E.	FINISH FLOOR ELEVATION	D.W.	RIGHT-OF-WAY
F.F.E.	FINISH FLOOR ELEVATION	C.L.F.	CHAIN LINK FENCE
R.W.	OVERHEAD WIRES	P.O.C.	POINT OF CURVATURE
P.O.C.	POINT OF COMMENCE		

ELEVATIONS SHOWN HEREON REFERRED TO: N.G.V.D., B.M. P-647, ELEV. 9.76, LOCATOR INDEX 6861
BEARINGS SHOWN HEREON ARE BASED UPON Q OF KROME AVE (N00°35'27"W) DADE COUNTY
FOUNDATION LOCATION _____ FINAL LOCATION _____ SECTION MAP

I HEREBY CERTIFY: THE ATTACHED MAP OF BOUNDARY SURVEY OF THE ABOVE DESCRIBED PROPERTY IS A TRUE AND CORRECT REPRESENTATION OF A FIELD SURVEY MADE UNDER MY DIRECTION AND MEETS THE "MINIMUM TECHNICAL STANDARDS" AS SET FORTH BY THE FLORIDA STATE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 61G17-6 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

JOB NUMBER: 19770
FIELD BOOK: 101-
FIELD WORK DATE: 01-19-99
DRAWN DATE: 01-20-99
DATE: 01-20-99

1. EXAMINATION OF ABSTRACT OF TITLE WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECTING THIS PROPERTY.
2. LOCATION AND IDENTIFICATION OF UTILITIES, IF ANY, ARE SHOWN IN ACCORDANCE WITH RECORDED PLAT.
3. OWNERSHIP IS SUBJECT TO OPINION OF TITLE.
4. TYPE OF SURVEY: "BOUNDARY SURVEY".
5. UNLESS IT BEARS SIGNATURE OF THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OF MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.
6. ALL RIGHT OF WAYS SHOWN ARE PUBLIC UNLESS OTHERWISE NOTED.
7. LANDS SURVEYED AS DESCRIBED.
8. NO UNDERGROUND INSTALLATIONS ON IMPROVEMENTS HAVE BEEN LOCATED, EXCEPT AS NOTED.
9. THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAMED HEREON.

Manuel Felipe, President
Registered Professional Surveyor
& Mapper No. 4146, State of Florida. REVISIONS 07-21-99 TO SHOW ELEVATIONS (14252)

08/05/05 UPDATE (4680) FD 52-48

PREPARED FOR: ROYD LEMUS

ACCORDING TO THE N. F. I. P. THE SUBJECT PROPERTY FALLS WITHIN FLOOD ZONE: "X" - 0355J-120635