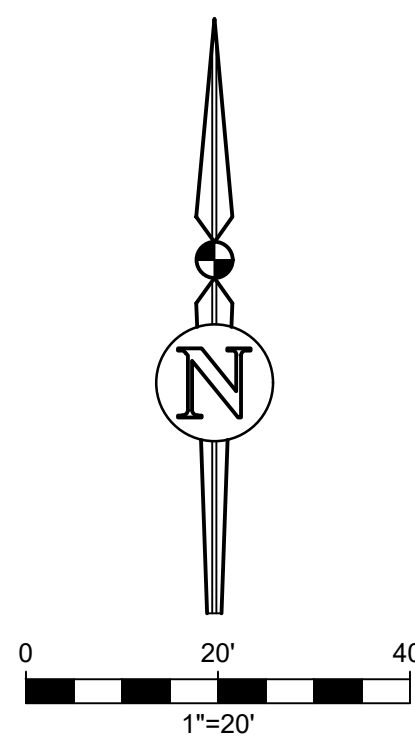
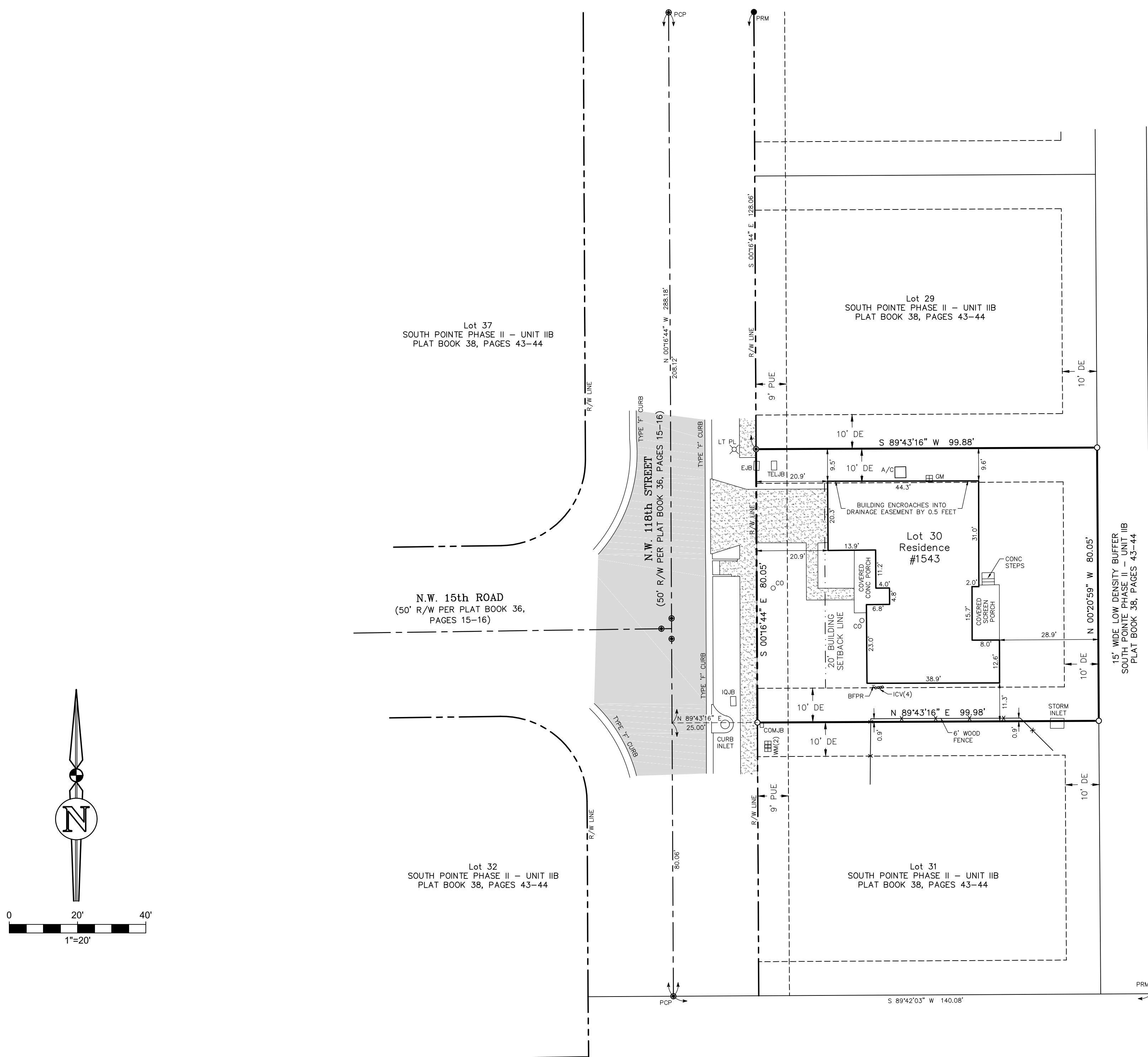


# BOUNDARY SURVEY

OF  
LOT 30, SOUTH POINTE PHASE II - UNIT IIB, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 38, PAGE 43, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.

FOR  
NEW GENERATION HOMES



### LEGAL DESCRIPTION:

LOT 30, SOUTH POINTE PHASE II - UNIT IIB, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 38, PAGE 43, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.

### LEGEND OF SYMBOLS & ABBREVIATIONS:

- A/C = AIR CONDITIONER COMPRESSOR PAD
- BFPR = WATERLINE BACKFLOW PREVENTER
- CONC = CONCRETE
- COM.B = COMMUNICATIONS JUNCTION BOX
- DE = DRAINAGE EASEMENT
- DIP = DUCTILE IRON PIPE
- E.B = ELECTRICAL JUNCTION BOX
- IQ.B = IQ FIBER JUNCTION BOX
- ID. = IDENTIFICATION
- PUE = PUBLIC UTILITIES EASEMENT
- PRM = PERMANENT REFERENCE MONUMENT
- PCP = PERMANENT CONTROL POINT
- R/W = RIGHT OF WAY
- /○ = SANITARY OR STORM SEWER CLEAN-OUT
- = FOUND 4"x4" CONCRETE MONUMENT "MYERS PRM PCP GRIFFIS LB 7239"
- = FOUND NAIL & DISK "MYERS PRM PCP GRIFFIS LB 7239"
- = FOUND 1/2" REBAR & CAP "LB 7239"
- = SET MAG NAIL & BRASS DISK (PRM LB 2389)
- ⊕ = GAS METER
- ⊕ = IRRIGATION CONTROL VALVE
- = LIGHT POLE
- ⊕ = MANHOLE
- = SET 5/8" REBAR & CAP (PRM LB 2389)
- TEL.B = TELEPHONE JUNCTION BOX
- ⊕ = WATER METER
- ⊕ = FENCE LINE
- ▭ = CONCRETE
- ▭ = ASPHALT PAVEMENT

### NOTES:

- 1) THE BEARINGS AS SHOWN HEREON ARE BASED UPON THE CENTERLINE OF NW 118TH STREET AS BEING NORTH 00 DEGREES, 16 MINUTES, 44 SECONDS WEST, AS SHOWN UPON THE PLAT OF SOUTH POINTE PHASE II - UNIT IIA, A PLANNED DEVELOPMENT, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 36, PAGE 15 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.
- 2) THE DISTANCES SHOWN ARE IN U.S. SURVEY FEET AND WERE MEASURED ON A HORIZONTAL PLANE.
- 3) THE HORIZONTAL AND/OR VERTICAL SURVEY MEASUREMENTS WITH WHICH THE SURVEY DATA, THE MAPPED FEATURES, AND THIS SURVEY PRODUCT ARE BASED UPON IS ACCURATE TO AN APPROPRIATE DEGREE IN THE OPINION OF THIS SURVEYOR BASED UPON THE TYPE & EXPECTED USE OF THIS SURVEY, APPLICABLE SURVEYING STANDARDS, AND NORMAL STANDARD OF CARE. THE HORIZONTAL AND/OR VERTICAL ACCURACY WAS VERIFIED BY CLOSED TRAVERSES/LOOPS, INDEPENDENT CHECKS, AND REDUNDANT MEASUREMENTS.
- 4) NO SEARCH OF THE PUBLIC RECORDS WAS MADE BY THIS SURVEYOR, THEREFORE, THERE MAY BE RESTRICTIONS OTHER THAN THOSE SHOWN HEREON WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA. EASEMENTS AND BUILDING SETBACK REQUIREMENTS, OTHER THAN THOSE SHOWN, WERE NOT PROVIDED TO THIS SURVEYOR.
- 5) FOUNDATIONS THAT ARE BENEATH THE SURFACE, IF ANY, WERE NOT LOCATED AS A PART OF THIS SURVEY AND MAY VIOLATE DEED OR EASEMENT LINES.
- 6) ALL CURB TYPES AS SHOWN ARE PER FLORIDA DEPARTMENT OF TRANSPORTATION INDEX 300.
- 7) THE LOCATION OF LANDSCAPED AREAS, IF ANY, WERE NOT LOCATED AND ARE NOT SHOWN HEREON.
- 8) THE PROPERTY SHOWN HEREON CONTAINS 7,999 SQUARE FEET (0.18 ACRES), MORE OR LESS.
- 9) PARCEL ADDRESS: 1543 NW 118TH STREET, GAINESVILLE, FLORIDA 32606
- 10) PARCEL NUMBER (PER THE ALACHUA COUNTY PROPERTY APPRAISER): 04321-203-030
- 11) THE LOCATION OF UNDERGROUND UTILITIES, IF ANY, WERE NOT DETERMINED AND ARE NOT SHOWN HEREON.
- 12) THE SUBJECT PARCEL (LOT 30) HAS A MINIMUM REQUIRED FINISHED FLOOR ELEVATION OF 136.0 FEET AS SHOWN UPON THE PLAT OF SOUTH POINTE PHASE II - UNIT IIB, A PLANNED DEVELOPMENT, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 38, PAGE 43 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.

**FLOOD INSURANCE RATE MAP STATEMENT**

THE REAL PROPERTY SHOWN HEREON LIES WITHIN THE FLOOD ZONE(S) AS SHOWN ON THE FLOOD INSURANCE RATE MAP, NUMBER 120001, OF THE COUNTY OF ALACHUA, FLORIDA, DATED 08/24/21. SAID MAP DESCRIBES ZONE(S) AS BEING "AREA OF MINIMAL FLOOD HAZARD".



Project No.	2025-0029 500	Client	NEW GENERATION HOMES
Drawn	A.L.	Checked	J.R.
Scale	AS SHOWN	Professional Seal No.	6887
Surveyor	A.L.	Professional Seal No.	6887

1106	66-68	03/19/2025	03/21/2025
Tablebook	Page	Survey Date	Drawn/Computed
PREPARED FOR: 1) NEW GENERATION HOMES			
THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA SURVEYING BOARD, PURSUANT TO SECTION 472.027 (2024), FLORIDA STATUTES.			
THIS SURVEY DEPICTS THE SITE CONDITIONS AS OF 03/19/2025.			

Sheet No.: **V-001**

No.	Date	Comment