

SURVEYOR'S REPORT:

- Reproductions of this Sketch are not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
- No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
- The land description shown hereon is based on the instrument of record.
- No underground improvements were located.
- Bearings shown hereon are assumed based on the center line of N.E. 3rd Street having a bearing of N00°00'00"E.
- Elevations shown hereon are in feet and based on the National Geodetic Vertical Datum of 1929 (NGVD 1929).
- Benchmark Description: A closed loop between Palm Beach County Engineering Benchmarks "JARAY" (Elevation = 18.643 feet) and "B 25" (Elevation = 19.949 feet).
- The entire property described hereon lies within Flood Zone C, Community Panel No. 120196 0003 C, dated 09/30/1982.
- The species of trees as shown hereon were identified to the best of knowledge and ability of the surveyor, without the benefit of an arborist or biologist. It is the responsibility of the end user to verify the identity of the species.
- Abbreviation Legend: BLDG. = Building; B.M. = Benchmark; C = Calculated; CL = Centerline; C.B.S. = Concrete, Block & Stucco; C.L.F. = Chain link Fence; CONC. = Concrete; EL. = Elevation; ELEC. = Electric; FD. = Found; F.F. = Finished Floor; ID. = Identification; I.P. = Iron Pipe; I.R. = Iron Rod; L.B. = Licensed Business; MS = Measured; N/TT = Nail & Tin Tab; O.R.B. = Official Records Book; OW = Overhead Wires; P = Per Plat; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PG. = Page; P.L.S. = Professional Land Surveyor; R.L.S. = Registered Land Surveyor; R/W = Right-of-Way; TYP. = Typical; W/ = With; W/CAP = With Surveyors Cap;

LEGEND		TREE LEGEND	
	BENCHMARK		BLACK OLIVE
	BOLLARD (UNLESS NOTED)		FICUS
	CATCH BASIN		MANGO
	ELECTRIC SERVICE BOX		OAK
	EXISTING ELEVATION		PALM
	FIRE HYDRANT		PINE
	FLAG POLE		SCHEFFLERA / UMBRELLA
	GAS MANHOLE		UNKNOWN SPECIES
	METAL LIGHT POLE		
	OVERHEAD WIRES		
	SANITARY MANHOLE		
	TELEPHONE SERVICE BOX		
	WATER METER		
	WELL		
	WOOD UTILITY POLE		

LAND DESCRIPTION:

Lots 13 and 14, Block 4, ORIGINAL TOWN OF BOYNTON BEACH, according to the Plat thereof as recorded in Plat Book 1, Page 23 of the Public Records of Palm Beach County, Florida.

Said lands situate in the City of Boynton Beach, Palm Beach County, Florida and containing 13,936 square feet (0.32 acres) more or less.

CERTIFICATION:

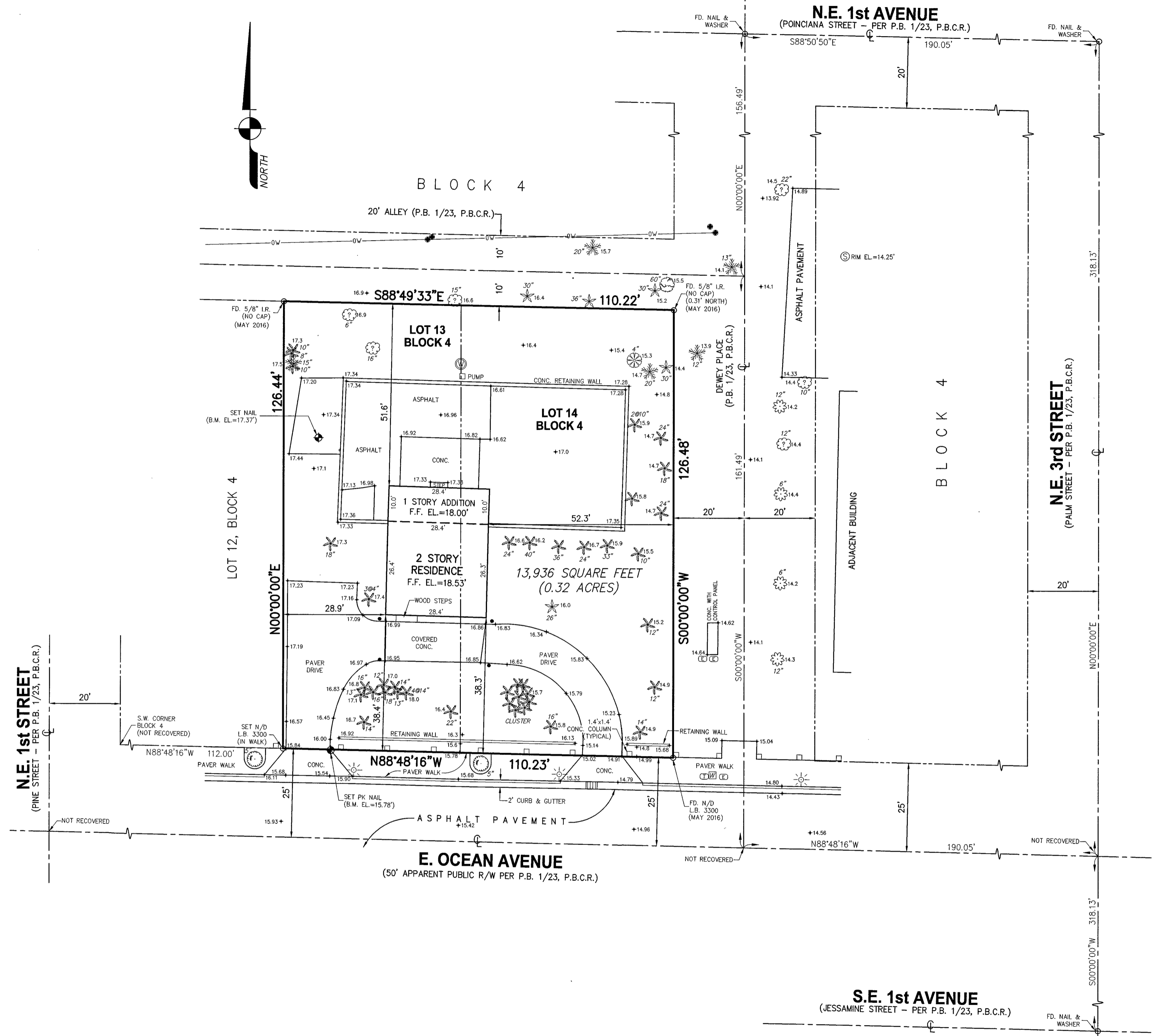
TO: Boynton Beach CRA

I HEREBY CERTIFY that the attached Boundary & Topographic Survey of the hereon described property is true and correct to the best of my knowledge and belief as surveyed in the field under my direction. I FURTHER CERTIFY that this Boundary & Topographic Survey meets the Minimum Technical Standards set forth in Chapter 61G17-6, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes. There are no above ground encroachments other than those shown hereon, subject to the qualifications noted hereon.

Michael D. Aviom

Date: 5/17/16

MICHAEL D. AVIOM, P.L.S.
Florida Registration No. 3268
AVIOM & ASSOCIATES, INC.
L.B. No. 3300



REVISIONS					REVISIONS				
FIELD UPDATE SURVEY, ADD FENCE EAST PROPERTY LINE	DATE	F.B. / PG.	BY	CK'D	DATE	F.B. / PG.	BY	CK'D	
UPDATE SURVEY	02/03/2011	1484/65	W.R.E.	M.D.A.					
	05/10/2016		M.M.K.	M.D.A.					

BOUNDARY & TOPOGRAPHIC SURVEY
LOTS 13 & 14
BLOCK 4
 ORIGINAL TOWN OF BOYNTON BEACH
 (PLAT BOOK 1, PAGE 23, P.B.C.R.)
 CITY OF BOYNTON BEACH
 PALM BEACH COUNTY, FLORIDA

JOB NO. 8492
SCALE 1" = 20'
DATE 09/19/2008
BY M.M.K.
CK'D. M.D.A.
F.B. 1484 PG. 1-9
SHEET 1 OF 1



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