



BOUNDARY SURVEY

SURVEY REPORT

LEGEND:

B.F.	BOARD FENCE	(D)	DESCRIPTION
C/L	CENTER LINE	(F)	FIELD MEASURED
C.L.F.	CHAIN LINK FENCE	(P)	PLAT
CONC.	CONCRETE	PP	POWER POLE
D.	CENTRAL ANGLE	(R)	RADIAL
F.C.	FENCE CORNER	OHPL	OVERHEAD POWER LINE
GA	GUY ANCHOR	V.F.	VINYL/PVC FENCE
⑥	GAS MARKER	W.F.	WIRE FENCE
M.E.A.	MARION ENGINEERING & ASSOC.	■	4"X4" CONCRETE MONUMENT
M.E.C.	MOORHEAD ENGINEERING CO.	●	IRON ROD
N.P.	NOT PERMANENT	▲	NAIL & DISK
O.R.	OFFICIAL RECORDS (BOOK & PAGE)	—	BREAK IN LINE
P.C.P.	PERMANENT CONTROL POINT	FH	FIRE HYDRANT
P.O.B.	POINT-OF-BEGINNING	TB	TELEPHONE BOX
P.O.C.	POINT-OF-COMMENCEMENT		
PP	POWER POLE	WM	WATER METER BOX
MTP	METAL ELECTRIC TRANSMISSION POLE	XFMR	UTILITY TRANSFORMER BOX
P.R.M.	PERMANENT REFERENCE MONUMENT		OO FIBER OPTIC PEDESTAL/MARKER
R.	RADIUS		
R/W	RIGHT-OF-WAY		

NOTES

1. THIS SURVEY IS BASED ON THE PROPERTY DESCRIPTION PROVIDED BY THE CLIENT.
2. GRID NORTH IS BASED ON THE BEARING FOR THE LINE SHOWN WITH (*).
3. UNDERGROUND ENCROACHMENTS WERE NOT LOCATED UNLESS OTHERWISE SHOWN.
4. THE LOCATIONS OF ANY EASEMENTS, OR RIGHTS-OF-WAY OF RECORD, OTHER THAN THOSE SHOWN ON RECORDED PLATS ARE NOT SHOWN.
5. ALL STREETS OR STREET RIGHTS-OF-WAY SHOWN ARE PHYSICALLY OPEN UNLESS OTHERWISE SHOWN.
6. ALL DISTANCES ARE EITHER DEED OR PLAT UNLESS OTHERWISE SHOWN.
7. ELEVATION MEASUREMENTS ACQUIRED USING TOPCON HIPER-SR ANTENNA, CORRECTED WITH DATA FROM F.D.O.T. F.P.R.N. REFERENCE NETWORK, 'OCLA'.
8. DATUM = NAVD-88; FLORIDA STATE PLANE COORDINATE ZONE: WEST (0902)
9. EL. = ELEVATION AT POINT SHOWN (IN FEET)
10. ALL SECTION CORNERS WERE CORRELATED WITH THOSE REPORTED AS CERTIFIED CORNER RECORDS WITH FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.
11. SECTION BREAKDOWN BOUNDARY OF THE SOUTH LINE OF THE NE 1/4, NW 1/4, SECTION 4 IS NOT EXPLICITY DEFINED IN PLAT OF SEVILLA ESTATES UNIT 5, BUT IS IMPLIED BY MONUMENTATION AND OCCUPATION. IT IS ALSO SUPPORTED BY THE PLATS OF STRATFORD ESTATES (S/118), MCCOY'S SUBDIVISION (F/95), JASON'S LANDING (T/35), AND THE INSTALLED INFRASTRUCTURE IN THIS AREA.
12. THE RIGHT-OF-WAY UTILIZATION AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 1715, PAGE 190, MARION COUNTY, FLORIDA, AND AS SHOWN IN THE B-II EXCEPTIONS OF THE TITLE DOCUMENTS PROVIDED DOES NOT DEFINE BY MEASUREMENT THE EXACT LOCATION OF THE EASEMENT. ALL OTHER PLOTTABLE EASEMENTS PROVIDED ARE SHOWN HEREON.

TREE SURVEY NOTES:

1. TREES LOCATED ON JANUARY 16, 2024 ARE A SAMPLING BASED ON INSTRUCTION FROM JIM BAILEY, P.L.A., SENIOR LANDSCAPE ARCHITECT WITH LAND RESOURCE DESIGN GROUP, AS SHOWN. CITY APPROVED TREE EVALUATION REPORT ON FILE WITH PROJECT ENGINEER, MILES C. ANDERSON, P.A.

**SURVEYORS NOTE

PRM #1784** FOUND OUT OF POSITION
WITH BREAKDOWN AND PLAT, 1.27' EAST.
NEW PRM #7872 TO BE SET AT SECTION
BREAKDOWN POINT.

ANDREW W. CARBAUGH, LICENSE NUMBER 6787
BOARD CERTIFIED SURVEYOR AND MAPPER
STATE OF FLORIDA

RE-REVIEW OF CYCLE #2/EDITS MADE: JULY 5, 2025
CITY REVIEW CYCLE #2: MAY 5, 2025
CITY COMMENTS REVIEW: APRIL 23, 2025
CITY COMMENTS REVIEW: MARCH 20, 2025

MAP UPDATE: DECEMBER 9, 2024
REVISED BOUNDARY AND BASIS OF BEARING: AUGUST 9, 2024
ORIST-INSTRUCTED TREE SAMPLING AND UTILITY LOCATION ALONG
NORTH AND EAST BOUNDARIES: JANUARY 16, 2024

RECERTIFICATION: MAY 11, 2023
ADDITIONAL EASEMENT REVIEWED AND ADDED / NOTE #12 ADDED: MARCH 1, 2023
TREE LOCATION DATES: JANUARY 25-26, 2023, FEBRUARY 10, 2023 & FEBRUARY 23-24, 2023
SURVEY DATES: DECEMBER 6, 2022, JANUARY 11, 2023 AND JANUARY 13, 2023

BOUNDARY & TOPOGRAPHIC SURVEY

PURAVIDA SUBDIVISION

CERTIFIED TO:

ADDITIONS OR DELETIONS TO THIS SURVEY MAP OR SURVEY REPORT ARE PROHIBITED. THIS SURVEY MAP AND REPORT, OR COPIES THEREOF, ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. NO ONE OTHER THAN THE PARTY OR PARTIES NAMED HEREON SHALL RELY ON THIS SURVEY.

C & A SURVEY, INC.
CERTIFICATE OF AUTHORIZATION NO. LB #7872
3611 E. FORT KING STREET OCALA, FLORIDA 34470
352.694.6566 CandASurvey.com

SCALE: 1"=80'
F.B.: 469 PG.: 49
FILE: 1240049