

MAY BE FOUND AS ORDINANCE NO. 5417 IN OFFICIAL RECORDS BOOK 4102, PAGES 1009-0100.

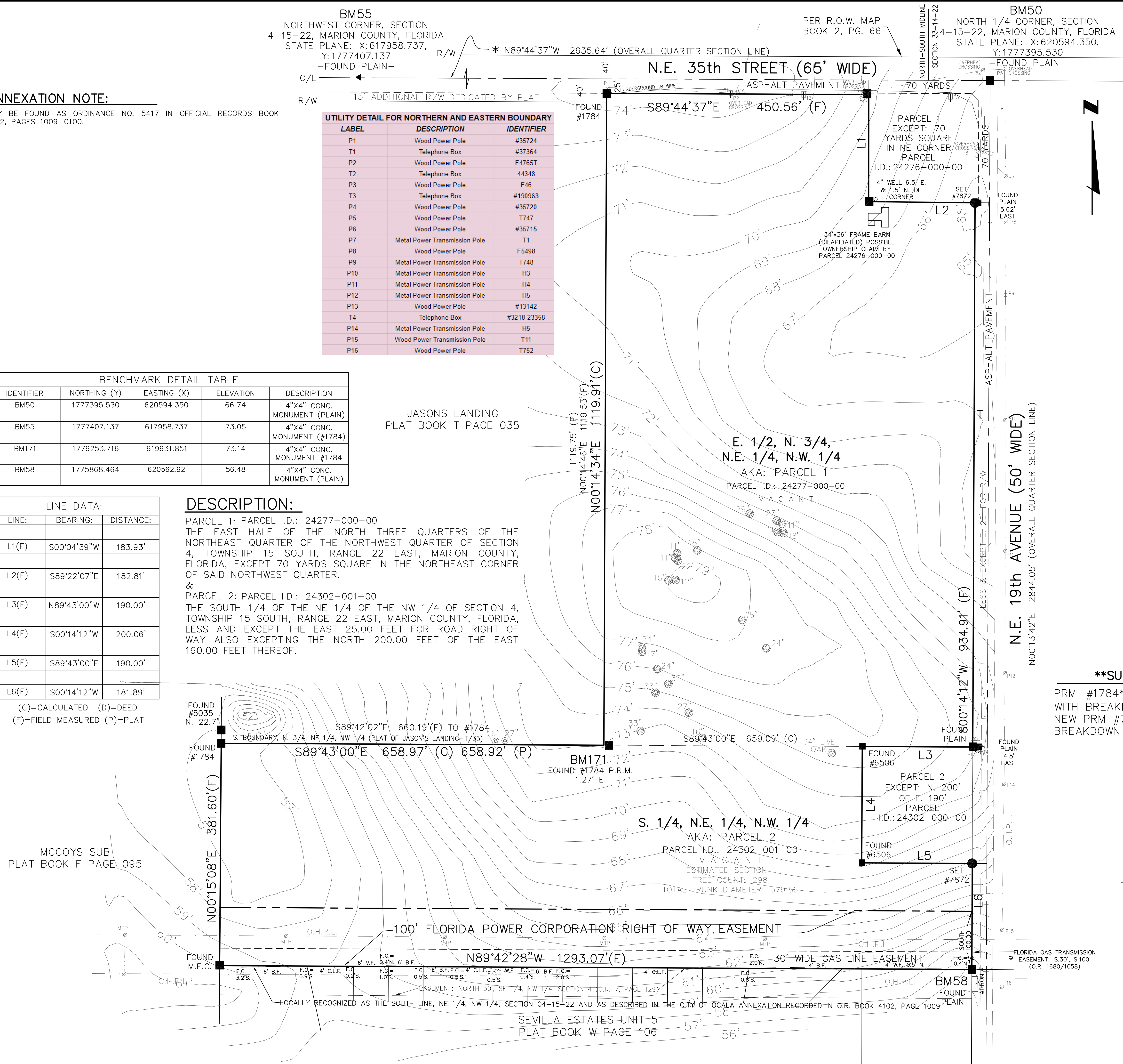
UTILITY DETAIL FOR NORTHERN AND EASTERN BOUNDARY		
LABEL	DESCRIPTION	IDENTIFIER
P1	Wood Power Pole	#35724
T1	Telephone Box	#37364
P2	Wood Power Pole	F4765T
T2	Telephone Box	44348
P3	Wood Power Pole	F46
T3	Telephone Box	#190963
P4	Wood Power Pole	#35720
P5	Wood Power Pole	T747
P6	Wood Power Pole	#35715
P7	Metal Power Transmission Pole	T1
P8	Wood Power Pole	F5498
P9	Metal Power Transmission Pole	T748
P10	Metal Power Transmission Pole	H3
P11	Metal Power Transmission Pole	H4
P12	Metal Power Transmission Pole	H5
P13	Wood Power Pole	#13142
T4	Telephone Box	#3218-23358
P14	Metal Power Transmission Pole	H5
P15	Wood Power Transmission Pole	T11
P16	Wood Power Pole	T752

BENCHMARK DETAIL TABLE				
IDENTIFIER	NORTHING (Y)	EASTING (X)	ELEVATION	DESCRIPTION
BM50	1777395.530	620594.350	66.74	4"x4" CONC. MONUMENT (PLAIN)
BM55	1777407.137	617958.737	73.05	4"x4" CONC. MONUMENT (#1784)
BM171	1776253.716	619931.851	73.14	4"x4" CONC. MONUMENT #1784
BM58	1775868.464	620562.92	56.48	4"x4" CONC. MONUMENT (PLAIN)

LINE DATA:		
LINE:	BEARING:	DISTANCE:
L1(F)	S00°04'39"W	183.93'
L2(F)	S89°22'07"E	182.81'
L3(F)	N89°43'00"W	190.00'
L4(F)	S00°14'12"W	200.06'
L5(F)	S89°43'00"E	190.00'
L6(F)	S00°14'12"W	181.89'

(C)=CALCULATED (D)=DEED
(F)=FIELD MEASURED (P)=PLAT

PARCEL 1: PARCEL I.D.: 24277-000-00
THE EAST HALF OF THE NORTH THREE QUARTERS OF THE
NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION
4, TOWNSHIP 15 SOUTH, RANGE 22 EAST, MARION COUNTY,
FLORIDA, EXCEPT 70 YARDS SQUARE IN THE NORTHEAST CORNER
OF SAID NORTHWEST QUARTER.
&
PARCEL 2: PARCEL I.D.: 24302-001-00
THE SOUTH 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4,
TOWNSHIP 15 SOUTH, RANGE 22 EAST, MARION COUNTY, FLORIDA,
LESS AND EXCEPT THE EAST 25.00 FEET FOR ROAD RIGHT OF
WAY ALSO EXCEPTING THE NORTH 200.00 FEET OF THE EAST
190.00 FEET THEREOF.



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	
⊙	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	⊥ _{PH}	FIRE HYDRANT	
P.O.B.	POINT-OF-BEGINNING	TB	TELEPHONE BOX	
P.O.C.	POINT-OF-COMMENCEMENT			
PP	POWER POLE			
MTP	METAL ELECTRIC TRANSMISSION POLE	WM	WATER METER BOX	Ⓒ SYCAMORE
P.R.M.	PERMANENT REFERENCE MONUMENT	XFMR	UTILITY TRANSFORMER BOX	
R.	RADIUS	Ⓐ	FIBER OPTIC PEDESTAL/MARKER	
R/W	RIGHT-OF-WAY			

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'.
DATUM = NAVD-88; FLORIDA STATE PLANE COORDINATE ZONE: WEST (0902)
8. EL. = ELEVATION AT POINT SHOWN (IN FEET)
9. 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 EXPLICITLY 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.

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.

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 29, 2025
MAP UPDATE: DECEMBER 9, 2024
REVISED BOUNDARY AND BASIS OF BEARING: AUGUST 9, 2024
ARBORIST-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

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