

NOTE:
-FOR BOUNDARY INFORMATION
SEE SHEET 1 OF 3.

EB Surveying
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ALTA/NSPS BOUNDARY AND TOPOGRAPHIC SURVEY
2500 MONUMENT ROAD
FRANCIS RICHARD GRANT SECTION 39
TOWNSHIP 2 SOUTH, RANGE 28 EAST
DUAL COUNTY, FLORIDA

REVISIONS:
APPD.
ADDITIONAL TOPO PER ENGINEER 1/25/16 JMW
ADD TITLE COMMITMENT 9/27/16 JMW
ADD WETLANDS 4/25/16 JMW
ADDITIONAL TOPO PER ENGINEER 7/27/17 TRV

DATE OF SURVEY:

DRAWN: JMW
CHECKED: HAK
REVISION:
FILE: 3DBW20ALTAX.dwg

PROJECT NUMBER:
BWRE0020

SHEET NO.
2
OF 3



BENCHMARKS:
CONTROL BENCHMARK:
ELEVATIONS SHOWN HEREON ARE BASED ON NATIONAL GEODETIC SURVEY BENCHMARK PID "DL5763", A SURVEY DISK SET IN TOP OF A CONCRETE MONUMENT, LOCATED ABOUT 350.0' SOUTH OF THE CENTERLINE OF MCCORMICK ROAD, 37.3' EAST OF THE CENTERLINE OF THE NORTHBOUND LANES OF MONUMENT ROAD, AND 2.0' WEST OF A CONCRETE LIGHT POLE AND A CARBONITE WITNESS POST.
ELEVATION: 41.28' (NAVD 1988)
TBM #1:
STATION IS A BOX CUT LOCATED ON THE CONCRETE SIDEWALK ALONG THE SOUTH SIDE OF MCCORMICK ROAD, NEAR THE NORTHEAST CONCRETE ENTRYWAY OF THE PARKING LOT SHOWN HEREON.
ELEVATION: 39.85' (NAVD 1988)
TBM #2:
STATION IS A BOX CUT LOCATED ON TOP OF A CURB INLET ON THE WEST SIDE OF MONUMENT ROAD NEAR THE SOUTHWEST CONCRETE ENTRYWAY OF THE PARKING LOT SHOWN HEREON.
ELEVATION: 40.41' (NAVD 1988)

BOUNDARY LINE TABLE

LINE	BEARING	LENGTH
L1(F)(D)	N40°18'03"W	45.77'
L2(F)(D)	S01°45'46"E	2.65'
L3(F)(D)	S09°01'44"E	14.57'
L4(F)(D)	N09°01'34"E	16.90'
L5(F)(D)	S80°39'57"E	42.94'
L6(F)(D)	N79°20'38"E	41.46'

BOUNDARY CURVE TABLE

CURVE	ARC LENGTH	RADIUS	CHORD BEARING	CHORD	DELTA
C1(F)(D)	266.89'	2804.79'	N08°58'57"E	266.76'	05°27'05"
C2(F)(D)	64.93'	3230.64'	S87°49'00"W	64.93'	01°09'05"
C3(F)(D)	59.91'	3222.76'	N89°40'29"E	59.91'	01°03'54"
C4(F)(D)	139.27'	3230.83'	N87°50'08"W	139.26'	02°28'11"
C5(C)(D)	33.12'	2804.79'	S05°58'06"W	33.12'	00°40'36"

LEGEND

ABBREVIATIONS	DESCRIPTION
AC	AIR CONDITIONER
CLM	CLIM CONTROL MEASUREMENT
CON	CONCRETE
CSW	CONCRETE SIDEWALK
DEM	DEED MEASUREMENT - CALL
EL	ELECTRIC METER
EM	ELECTRIC METER
EPIC	ENVIRONMENTAL PROTECTION COMMISSION
FF	FRISHED FLOOR
FFP	FOUND FLOOR
FFR	FOUND FLOOR ROOF
FFD	FOUND FLOOR AND DECK
FFP	FOUND FINISHED PIPE
HW	HOLE
ID	IDENTIFICATION
JA	JACKSONVILLE TRANSPORTATION AUTHORITY
LB	LOCKED BUSINESS NUMBER
LS	LOCKED SURVEYOR
MS	MORTGAGE
MSD	MORTGAGE RECORDS BOOK
MSD	NORTH AMERICAN VERTICAL DATUM
MSD	OFFICIAL RECORDS BOOK
MSD	PLAT MEASUREMENT - CALL
MSD	POWER POLE
MSD	PROFESSIONAL SURVEYOR & MAPPER
MSD	ROOF-OF-BOX
MSD	SET CAPPED IRON ROD
MSD	SET IRON ROD
MSD	SET WATER BENCHMARK
MSD	WATER METER
MSD	WATER VALVE
MSD	WOOD FENCE
MSD	METAL FENCE
MSD	PVC FENCE
MSD	UTILITY FLAG ELECTRIC
MSD	UTILITY FLAG COMMUNICATIONS
MSD	UTILITY FLAG GAS
MSD	UTILITY FLAG RECLAIMED WATER
MSD	UTILITY FLAG SANITARY/STORM SEWER
MSD	UTILITY FLAG WATER
MSD	WOOD FENCE
MSD	METAL FENCE
MSD	PVC FENCE

WETLAND LINE TABLE

LINE	BEARING	LENGTH
L7	S80°39'57"E	37.92'
L8	S30°15'45"W	10.19'
L9	S30°15'45"W	52.06'
L10	S29°23'19"W	38.44'
L11	S49°12'11"E	19.32'
L12	S67°08'33"E	26.39'
L13	S26°15'11"W	35.04'
L14	S10°00'01"W	32.12'
L15	S36°50'52"W	34.09'
L16	S12°13'02"E	30.35'
L17	S49°44'43"E	30.23'
L18	S49°59'36"E	29.90'
L19	N82°15'46"E	26.43'
L20	S64°57'57"E	19.12'
L21	N37°28'26"E	45.48'
L22	N51°19'00"E	25.42'
L23	N70°11'00"E	23.92'
L24	N79°21'00"E	31.45'
L25	S63°31'34"E	34.52'
L26	S71°02'55"E	43.05'
L27	S36°18'28"E	34.42'

WETLAND/UPLAND AREA

	SQUARE FEET	ACRES±
WETLAND	43,504	0.999
UPLAND	173,652	3.986

WETLAND LINE TABLE

LINE	BEARING	LENGTH
L28	N86°41'33"E	39.54'
L29	N77°21'44"E	48.88'
L30	N87°41'42"E	14.68'
L31	S05°37'18"W	59.47'
L32	S10°56'31"W	38.58'