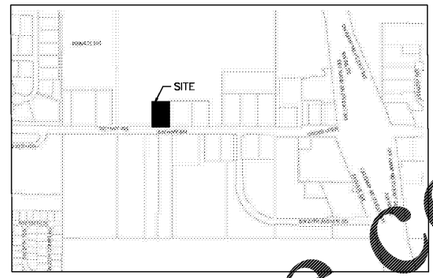
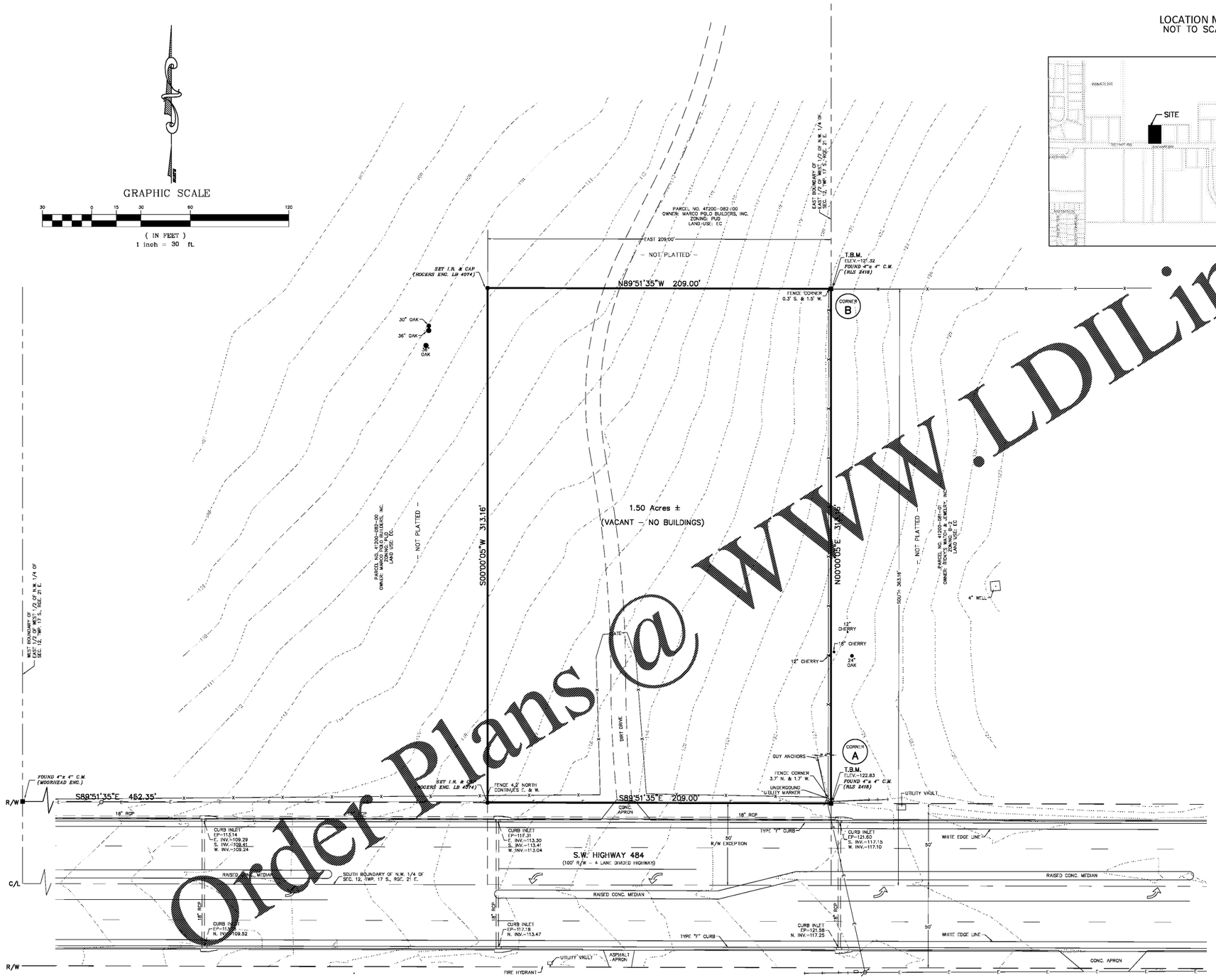
GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

LOCATION MAP
NOT TO SCALE





STATE PLANE COORDINATES

CORNER A
4"x 4" CONCRETE MONUMENT (RLS 2418)
NORTHING Y = 1705555.877
EASTING X = 603380.103
SCALE FACTOR = .99994437
CONVERGENCE = –0°04'48.5"

CORNER B
4"x 4" CONCRETE MONUMENT (RLS 2418)
NORTHING Y = 1705880.043
EASTING X = 603380.072
SCALE FACTOR = .99994437
CONVERGENCE = –0°04'48.5"

CORNER BASE: F.D.O.T. G.P.S. CONTROL NETWORK

COR.	IDENTIFICATION	NORTHING	EASTING	SCALE FACTOR	CONVERGENCE
I75–73–A73	F.D.O.T. C.M.	1705573.495	603686.568	0.99994434	– 0°04'46.9"
I75–73–A74	F.D.O.T. C.M.	1705670.512	601156.081	0.99994464	– 0°05'00.7"

LEGAL DESCRIPTION

THE SOUTH 363.16 FEET OF THE EAST 209.00 FEET OF THE EAST 1/2 OF THE WEST 1/2 OF THE N.W. 1/4 OF SECTION 12, TOWNSHIP 17 SOUTH, RANGE 21 EAST, MARION COUNTY, FLORIDA, EXCEPT THE SOUTH 50 FEET THEREOF FOR RIGHT–OF–WAY OF S.W. HIGHWAY 484.

SURVEY REPORT:

1. BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE NAD–83.

2. VERTICAL DATA SHOWN HEREON IS BASED ON FLORIDA D.O.T. BENCHMARK N.W. CORNER OF I–75 & C–484 ELEVATION 110.33 NAVD–88.

3. FIELD SURVEY DATE : 10–29–2019.

4. NO TITLE INFORMATION REFLECTING RIGHTS–OF–WAY, OR EASEMENTS OF RECORD, WERE FURNISHED TO THIS SURVEYOR UNLESS SHOWN OR NOTED HEREON.

5. THE LEGAL DESCRIPTION SHOWN HEREON, WAS WRITTEN TO DECRIBE THE LANDS SURVEYED, AS INSTRUCTED BY THE CLIENT.

6. UNDERGROUND IMPROVEMENTS, OR UTILITIES, WERE NOT LOCATED.

7. NO EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS WERE OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK FOR THIS SURVEY.

8. ALL RIGHTS OF WAY SHOWN HEREON ARE PHYSICALLY OPEN UNLESS OTHERWISE STATED.

9. THIS PROPERTY APPEARS TO BE IN A ZONE "X" (AREA OF MINIMAL FLOOD HAZARD) ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 120160 PANEL 0720 SUFFIX D EFFECTIVE DATE AUGUST 28, 2008.

10. THIS PROPERTY CONTAINS NO WETLANDS ACCORDING TO THE NATIONAL WETLAND INVENTORY MAP.

11. THIS SURVEY MEETS THE STANDARDS OF PRACTICE CONTAINED IN CHAPTER 5J–17.050 THROUGH .052, FLORIDA ADMINISTRATIVE CODE AND THE ACCURACY OBTAINED BY MEASUREMENT AND CALCULATION OF A CLOSED GEOMETRIC FIGURE WAS FOUND TO EXCEED THE MINIMUM RELATIVE DISTANCE ACCURACY FOR COMMERCIAL/HIGH RISK LAND USE.

12. UNLESS IT BEARS THE DIGITAL SIGNATURE & CERTIFICATION OR THE PHYSICAL SIGNATURE AND SEAL OF THE LICENSED SURVEYOR AND MAPPER, THIS MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.

SURVEYOR'S CERTIFICATE:

TO O'REILLY AUTO PARTS:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 6(a), 6(b), 7(a), 8, 9, 11, 13, 16, 17, 18, 19 AND 20 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON 10–29–2019.

RODNEY K. ROGERS DATE
PROFESSIONAL SURVEYOR & MAPPER
REGISTRATION NO. 5274
STATE OF FLORIDA

Order Plans @ WWW.LDILine.com

REVISION	DATE

Robert L. Rogers, PE
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Rodney K. Rogers, PSM
Fl. Reg. No. 5274
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ALTA/NSPS LAND TITLE SURVEY
FOR
O'REILLY AUTO PARTS

JOB No. 19_41200-082-00
DATE 10-29-2019
SCALE 1" = 30'
SHEET 1 OF 1