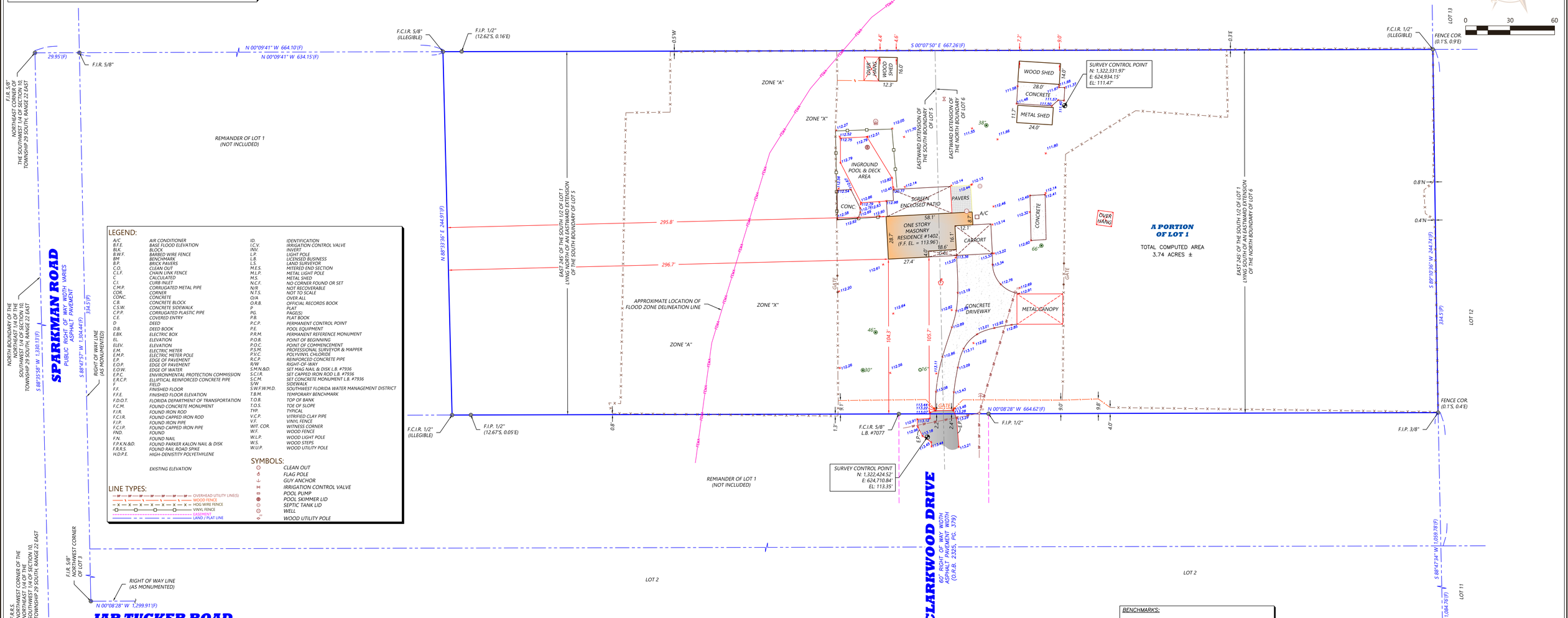
LEGAL DESCRIPTION

(INSTRUMENT NUYMBER: 2015258751

THE EAST 245 FEET OF THAT PART OF THE SOUTH 1/2 OF LOT 1 OF SOUTH PLANT CITY FARMS, AS PER MAP OR PLAT THEREOF AS THE SAME IS RECORDED IN PLAT BOOK 12 ON PAGE 99, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LYING NORTH OF AN EASTWARD EXTENSION OF THE SOUTH BOUNDARY OF LOT 5 OF SAID SOUTH PLANT CITY FARMS, AND THE EAST 245 FEET OF THAT PART OF THE SOUTH 1/2 OF LOT 1 OF SOUTH PLANT CITY FARMS, AS PER MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 12 ON PAGE 99, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LYING SOUTH OF AN EASTWARD EXTENSION OF THE NORTH BOUNDARY OF SAID LOT 6 OF SAID SOUTH PLANT CITY FARMS.



LEGEND:

A/C	AIR CONDITIONER	ID.	IDENTIFICATION
B.F.E.	BASE FLOOD ELEVATION	I.C.V.	IRRIGATION CONTROL VALVE
BLK.	BLOCK	INV.	INVERT
B.W.F.	BARBED WIRE FENCE	L.P.	LIGHT POLE
BM	BENCHMARK	L.B.	LICENSED BUSINESS
B.P.	BRICK PAVERS	L.S.	LAND SURVEYOR
C.O.	CLEAN OUT	M.E.S.	MITERED END SECTION
C.L.F.	CHAIN LINK FENCE	M.L.P.	METAL LIGHT POLE
C	CALCULATED	M.S.	METAL SHED
C.I.	CURB INLET	N.C.F.	NO CORNER FOUND OR SET
C.M.P.	CORRUGATED METAL PIPE	N/R	NOT RECOVERABLE
COR.	CORNER	N.T.S.	NOT TO SCALE
CONC.	CONCRETE	O/A	OVER ALL
C.B.	CONCRETE BLOCK	O.R.B.	OFFICIAL RECORDS BOOK
C.S.W.	CONCRETE SIDEWALK	P	PLAT
C.P.P.	CORRUGATED PLASTIC PIPE	PG.	PAGE(S)
C.E.	COVERED ENTRY	P.B.	PLAT BOOK
D	DEED	P.C.P.	PERMANENT CONTROL POINT
D.B.	DEED BOOK	P.E.	POOL EQUIPMENT
E.B.K.	ELECTRIC BOX	P.R.M.	PERMANENT REFERENCE MONUMENT
EL.	ELEVATION	P.O.B.	POINT OF BEGINNING
ELEV.	ELEVATION	P.O.C.	POINT OF COMMENCEMENT
E.M.	ELECTRIC METER	P.S.M.	PROFESSIONAL SURVEYOR & MAPPER
E.M.P.	ELECTRIC METER POLE	P.V.C.	POLYVINYL CHLORIDE
E.P.	EDGE OF PAVEMENT	R.C.P.	REINFORCED CONCRETE PIPE
E.O.P.	EDGE OF PAVEMENT	R/W	RIGHT-OF-WAY
E.O.W.	EDGE OF WATER	S.M.N.&D.	SET MAG NAIL & DISK L.B. #7936
E.P.C.	ENVIRONMENTAL PROTECTION COMMISSION	S.C.I.R.	SET CAPPED IRON ROD L.B. #7936
E.R.C.P.	ELLIPTICAL REINFORCED CONCRETE PIPE	S.C.M.	SET CONCRETE MONUMENT L.B. #7936
F.	FIELD	S/W	SIDEWALK
F.F.	FINISHED FLOOR	S.W.F.W.M.D.	SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
F.F.E.	FINISHED FLOOR ELEVATION	T.B.M.	TEMPORARY BENCHMARK
F.D.O.T.	FLORIDA DEPARTMENT OF TRANSPORTATION	T.O.B.	TOP OF BANK
F.C.M.	FOUND CONCRETE MONUMENT	T.O.S.	TOE OF SLOPE
F.I.R.	FOUND IRON ROD	TYP.	TYPICAL
F.C.I.R.	FOUND CAPPED IRON ROD	V.C.P.	VITRIFIED CLAY PIPE
F.I.P.	FOUND IRON PIPE	V.F.	VINYL FENCE
F.C.I.P.	FOUND CAPPED IRON PIPE	WIT. COR.	WITNESS CORNER
FND.	FOUND	W.F.	WOOD FENCE
F.N.	FOUND NAIL	W.L.P.	WOOD LIGHT POLE
F.P.K.N.&D.	FOUND PARKER KALON NAIL & DISK	W.S.	WOOD STEPS
F.R.R.S.	FOUND RAIL ROAD SPIKE	W.U.P.	WOOD UTILITY POLE
H.D.P.E.	HIGH-DENISTITY POLYETHYLENE		

EXISTING ELEVATION

SYMBOLS:

- CLEAN OUT
- FLAG POLE
- GUY ANCHOR
- IRRIGATION CONTROL VALVE
- POOL PUMP
- POOL SKIMMER LID
- SEPTIC TANK LID
- WELL
- WOOD UTILITY POLE

LINE TYPES:

- OVERHEAD UTILITY LINE(S)
- WOOD FENCE
- HOG WIRE FENCE
- VINYL FENCE
- EASEMENT
- LAND / PLAT LINE

TREE LEGEND:

Total Trees Located (5)

- Bottlebrush Tree (1)
- Oak Tree (4)

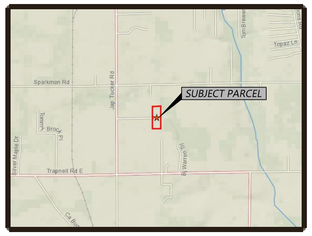
NOTES:

1. *THE TREES SHOWN HEREON WERE LOCATED UTILIZING METHODS ADEQUATE FOR THEIR ACCURATE LOCATION AND IDENTIFICATION. HOWEVER, THIS COMPANY AND THE SIGNING SURVEYOR RESERVES THE RIGHT TO VERIFY THE LOCATION OF ALL TREES CRITICAL TO THE DESIGN OF BUILDINGS, PARKING AND OTHER PERMANENT FEATURES, IT IS THE RESPONSIBILITY OF THE DESIGN PROFESSIONAL TO INFORM THIS COMPANY AND/OR SIGNING SURVEYOR OF ANY TREES CRITICAL TO THEIR DESIGN SO THAT THOSE TREES CAN BE VERIFIED PRIOR TO THE COMPLETION OF THE DESIGN.*
2. *SIZES REPRESENT APPROXIMATE DIAMETER AT BREAST HEIGHT.*
3. *TREES LESS THAN 5" DIAMETER AT BREAST HEIGHT ARE NOT SHOWN HEREON.*
4. *WHERE MULTIPLE TREE SIZES ARE GIVEN, A MULTI-TRUNK TREE IS INDICATED.*
5. *TREE SYMBOLS ARE NOT TO SCALE.*
6. *TREE SIZE, SPECIES AND CONDITION SHOULD BE VERIFIED BY A REGISTERED LANDSCAPE ARCHITECT (R.L.A.), ARBORIST OR A PERSON OF SIMILAR PROFESSION (TREE EXPERT).*

SURVEYORS NOTES:

1. *THIS SURVEY IS LIMITED TO ABOVE GROUND VISIBLE IMPROVEMENTS ALONG AND NEAR THE BOUNDARY LINES, NO UNDERGROUND FOUNDATIONS, STRUCTURES, INSTALLATIONS OR IMPROVEMENTS HAVE BEEN LOCATED UNLESS OTHERWISE SHOWN HEREON.*
2. *THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT, MICHAEL D. CROW & ASSOCIATES, INC. MAKES NO REPRESENTATIONS OR GUARANTEES PERTAINING TO EASEMENTS, ENCUMBRANCES, RIGHTS-OF-WAYS, RESERVATIONS, AGREEMENTS AND OTHER SIMILAR MATTERS.*
3. *SEE LEGEND FOR SYMBOLS AND/OR ABBREVIATIONS USED HEREON.*
4. *BEARINGS SHOWN HEREON BASED ON THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN HORIZONTAL DATUM OF 1983 (NAD 83 - 2011 ADJUSTMENT) FOR THE WEST ZONE OF FLORIDA, (E. LINE SUBJECT PARCEL BEING S 00°07'50" E).*
5. *THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR & MAPPER OR VERIFIED ELECTRONIC DIGITAL SIGNATURE AND SEAL AND IS ONLY FOR INFORMATIONAL PURPOSES UNLESS SO VALIDATED.*
6. *PURPOSE OF SURVEY: DESIGN.*
7. *THIS SURVEY DOES NOT REFLECT NOR DETERMINE OWNIERSHIP.*
8. *NO WETLAND JURISDICTIONAL AREAS OR OTHER TOPOGRAPHIC FEATURES HAVE BEEN LOCATED UNLESS OTHERWISE SHOWN HEREON.*
9. *THE SIGNING SURVEYOR OR MICHAEL D. CROW & ASSOCIATES, INC. CANNOT BE RESPONSIBLE FOR ANY ADDITIONS, DELETIONS OR ALTERATIONS TO THE SUBJECT PROPERTY, TO THE IMPROVEMENTS THEREON, OR TO THE SURVEY MONUMENTS THAT MAY OCCUR AFTER HE/SHE LEAVES THE SITE. THIS SURVEY MAP OR REPORT IS THE PROPERTY OF MICHAEL D. CROW & ASSOCIATES, INC. AND ANY ADDITIONS, DELETIONS OR ALTERATIONS BY ANY OTHER THAN THE SIGNING SURVEYOR IS STRICTLY PROHIBITED. THE RE-USE OF THIS SURVEY BY ANY THIRD PARTY FOR PURPOSE OTHER THAN WHICH IT WAS INTENDED IS STRICTLY PROHIBITED WITHOUT THE WRITTEN CONSENT OF VERIFICATION OF THE ORIGINAL SIGNING SURVEYOR. ANY RE-USE WILL BE AT SOLE RISK AND WITHOUT ANY LIABILITY TO THE SIGNING SURVEYOR OF THEIR REPRESENTING FIRM.*
10. *THE USE OF THIS SURVEY FOR PURPOSES OTHER THAN INTENDED, WITHOUT WRITTEN VERIFICATION, WILL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO THE SURVEYOR. NOTHING HEREON SHALL BE CONSTRUED TO GIVE ANY RIGHTS OR BENEFITS TO ANYONE OTHER THAN THOSE CERTIFIED TO.*
11. *THIS SURVEY MEETS THE "STANDARD OF PRACTICE" SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE.*

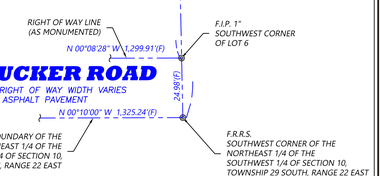
VICINITY MAP



BENCHMARKS:

ELEVATIONS SHOWN HEREON ARE BASED ON A HILLSBOROUGH COUNTY, FLORIDA BENCHMARK VB-733 DESCRIBED AS A H.C.S.D. ALUMINUM B.M. DISK IN CONCRETE HEADWALL, SOUTHEAST QUADRANT OF STATE ROAD 39, & KILGORE RD. ELEVATION: 115.85' (NAVD 1988)

NOTES:
1. ELEVATIONS SHOWN HEREON ARE IN U.S. FEET.
2. THE TEMPORARY BENCHMARKS NOTED HEREON ARE NOT FOR PUBLIC USE, AND REFER TO THIS MAP ONLY.



DWG. NO.: 241206-BTT	LAST DATE OF FIELDWORK: 12/12/2024	DRAWN BY: JB	DATE PREPARED: 12/17/24	FIELD CREW: DC, CH	CHECKED BY: BT	REVISIONS:

SHEET # 1 OF 1 SHEET

FLOOD ZONE DESIGNATION

THIS PARCEL APPEARS TO BE LOCATED IN FLOOD ZONE(S): "X" & "A" PER THE FLOOD INSURANCE RATE MAP FOR: HILLSBOROUGH COUNTY, FLORIDA. COMMUNITY PANEL: # 12057C 0430 H DATED: 8/28/2008 (BASE FLOOD ELEVATION: 111.6')

SURVEY DATUM

HORIZONTAL DATUM **NAD 83**

VERTICAL DATUM **NAVD 88**

Michael D. CROW & ASSOCIATES INC.
CERTIFICATE OF AUTHORIZATION # 7936
509-B W. ALEXANDER STREET, PLANT CITY, FL 33563
PHONE: (813) 754-0505 * EMAIL: CROWSURVEYING@GMAIL.COM

BOUNDARY, TOPOGRAPHIC & TREE LOCATION SURVEY FOR HARPRO, LLC

PROPERTY ADDRESS: 1402 CLARKWOOD DRIVE PLANT CITY, FL 33566

CERTIFIED TO:
DANIEL EHRLICH
HARPRO, LLC

MICHAEL D. CROW CERTIFICATE NO. 5761 STATE OF FLORIDA REGISTERED SURVEYOR & MAPPER

MICHAEL D CROW
2024.12.19 15:48:09 -05'00'

MICHAEL D. CROW, P.S.M., #5761
FLORIDA PROFESSIONAL SURVEYOR & MAPPER