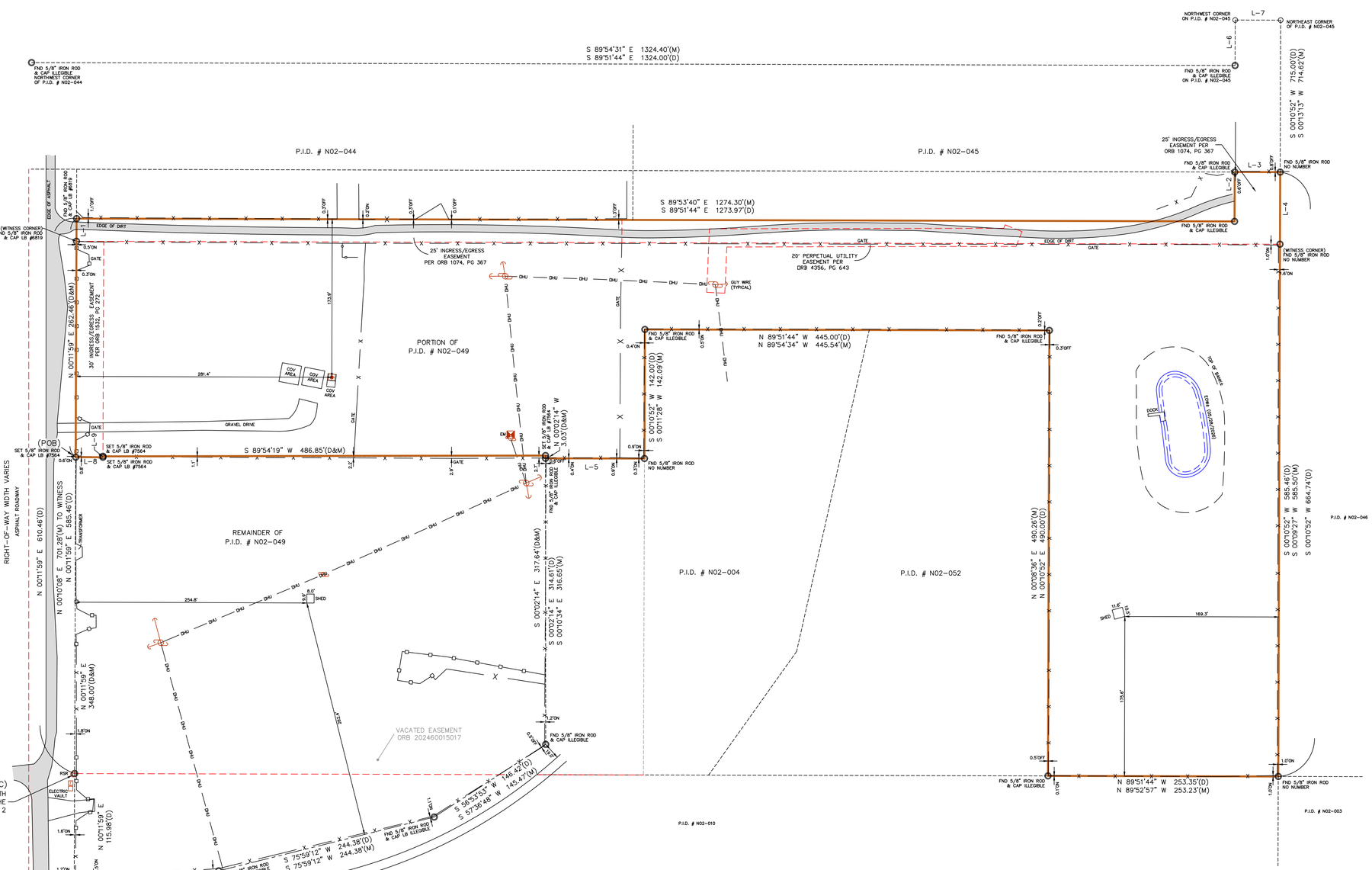
PROPOSED SURVEYS / NEW LEGALS

NORTH
SCALE: 1" = 60'

NOTE:
ALL BEARINGS SHOWN HEREON ARE ASSUMED

LINE TABLE			
L-1	N 00°11'59" E	25.00'	(D)
	N 00°09'24" E	24.90'	(M)
L-2	N 00°10'52" E	54.28'	(D)
	N 00°15'49" E	54.29'	(M)
L-3	S 89°51'44" E	50.00'	(D)
	S 89°55'10" E	49.76'	(M)
L-4	S 00°10'52" W	79.28'	(D)
	S 00°04'22" W	79.32'	(M)
L-5	N 89°51'44" W	108.85'	(D)
	N 89°52'22" W	107.57'	(M)
L-6	N 00°10'52" E	50.00'	(D)
	N 00°10'52" E	50.00'	(M)
L-7	S 89°51'44" E	50.00'	(D)
	S 89°51'44" E	50.00'	(M)
L-8	N 89°54'19" W	30.00'	(D)
	N 89°54'19" W	30.00'	(M)
L-9	S 00°05'41" E	1.03'	(D)
	S 00°05'41" E	1.03'	(M)



AERIAL VIEW (NOT TO SCALE)

LEGAL DESCRIPTION:

THAT PORTION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 21 SOUTH, RANGE 22 EAST, SUMTER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 2; THENCE RUN NORTH 00°11'59" EAST, ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 , A DISTANCE OF 348.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00°11'59" EAST, 262.48 FEET; THENCE DEPARTING SAID LINE, RUN SOUTH 89°51'44" EAST, 1273.97 FEET; THENCE NORTH 00°10'52" EAST, 54.28 FEET; THENCE SOUTH 89°51'44" EAST, 50.00 FEET; THENCE SOUTH 00°10'52" WEST, 664.74 FEET; THENCE NORTH 89°51'44" WEST, 253.35 FEET; THENCE NORTH 00°10'52" EAST, 490.00 FEET; THENCE NORTH 89°51'44" WEST, 445.00 FEET; THENCE SOUTH 00°10'52" WEST, 142.00 FEET; THENCE NORTH 89°51'44" WEST 108.85 FEET; THENCE NORTH 00°02'14" WEST, 3.03 FEET; THENCE SOUTH 89°54'19" WEST, 486.85 FEET; THENCE SOUTH 00°05'41" EAST, 1.03 FEET; THENCE NORTH 89°54'19" WEST, 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 374,191 SQUARE FEET / 8.59 ACRES, MORE OR LESS.

REVISION #: 09/17/2026 CORRECTED TYPOGRAPHICAL ERRORS IN DISTANCES ALONG W LINE

PROPERTY ADDRESS: SOUTHEAST 14 TERRACE, BUSHNELL, FLORIDA 33513

LEGAL DESCRIPTION:
SEE BOUNDARY PAGE

ORDERED BY:

CERTIFIED TO:
KATHLEEN WALDRON;

FLOOD ZONE:
(FOR INFORMATIONAL PURPOSES ONLY)
SURVEYOR'S OPINION: THIS PROPERTY APPEARS TO BE LOCATED IN ZONE X(SHADED), PER F.I.R.M. MAP NUMBER 12119C0220D, DATED 9/27/2013.

THIS SURVEYOR MADES NO GUARANTEES AS TO THE ACCURACY OF THE ABOVE INFORMATION. THE EFGIC FEMA AGENT SHOULD BE CONTACTED FOR VERIFICATION.

I HEREBY CERTIFY THAT THE SURVEY OF THE HEREON DESCRIBED PROPERTY, WHICH IS THE SUBJECT OF THIS SURVEY, MEETS THE STANDARD OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

CERTIFIED BY: CW. BRANHAM JR. PSM NO. 5144
FIRST CHOICE SURVEYING, INC.
P.O. DRAWER 2, LEESBURG, FL. 32757
407-719-7564 OFFICE 352-787-1564
NOT VALID WITHOUT SIGNATURE AND RAISED SEAL OR ELECTRONIC SEAL
ALL LAND AREAS ARE CALCULATED

DATE SIGNED: 09/08/26

CLIENT NO: 120060-01
JOB NO: 8260926
FIELD DATE: 8/20/2026
DRAWN BY: KS
DRAWN DATE: 09/03/26
CHECKED BY: KS
APPROVED BY: KS

SUBJECT SURVEY IS TO BE PRINTED ON A 24 X 36 PAPER ONLY.

POINTS OF INTEREST:
NONE VISIBLE

REVISION HISTORY: (DELT.) 6/19/2026
First Choice Surveying...
Your First Choice for Land Surveys

SURVEYOR'S NOTES:
1. DOES NOT REFLECT OR SHOW EASEMENTS OR OWNERSHIP INFORMATION OTHER THAN SHOWN ON THE PLAT OR SURVEY.
2. UNLESS SPECIFICALLY SHOWN, THIS SURVEY DOES NOT INCLUDE OVERHANGS, UNDERGROUND UTILITIES, IMPROVEMENTS, ENCROACHMENTS, WATERS, OR OTHER NEGLIGIBLE STRUCTURES.
3. THIS SURVEY IS NOT TO BE USED TO DERIVE ADDITIONAL BOUNDARIES, SUBDIVISIONS, OR RESUBDIVISIONS.
4. BOUNDARY LINE DIMENSIONS SHOWN HEREON ARE EXACTLY AS DESCRIBED IN THE LEGAL DESCRIPTION.
5. ANY VISIBLE ABOVE GROUND UTILITIES SHOWN HEREON ARE BASED ON FIELD LOCATIONS. ANY UNDERGROUND UTILITIES ARE NOT SHOWN HEREON.
6. THIS SURVEY DOES NOT DETERMINE OR IMPLY THE ABILITY TO ISSUE ANY PERMIT FOR CONSTRUCTION OR DEVELOPMENT OF ANY KIND.
7. THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
8. THIS SURVEY IS CERTIFIED TO THE PARTIES LISTED HEREON ONLY. CERTIFICATIONS DO NOT EXTEND TO ANY UNNAMED PARTIES AND ARE NOT TRANSFERABLE.
9. UNLESS OTHERWISE NOTED, THIS IS A RECTANGULAR SURVEY. ANGLES SHOWN ARE BASED ON FIELD MEASUREMENTS AND BASED ON FLATTED RECTANGLES UNLESS OTHERWISE STATED.
10. THIS SURVEY IS NOT VALID WITHOUT ALL PAGES.
11. ELEVATIONS, IF SHOWN, ARE BASED ON NAVD 88 DATUM UNLESS OTHERWISE NOTED.
12. THIS SURVEY IS VALID ONLY IF PRINTED IN COLOR OR BLACK AND WHITE.
13. THIS SURVEY SHALL NOT BE ASSIGNED. ANY ASSIGNMENT EXTENDS TO THIRD ORIGINAL DOCUMENT. ARE HELD AT THE DISCRETION OF THE SURVEYOR AND CONSTITUTE THE ENTIRE AGREEMENT BETWEEN THE PARTIES.

LEGEND
(D) = DEED
(M) = MEASURED
(D&M) = DEED & MEASURED
(POB) = POINT OF BEGINNING
(POC) = POINT OF COMMENCEMENT
P.I.D. = PARCEL IDENTIFICATION NUMBER
ORB = OFFICIAL RECORDS BOOK
PG = PAGE
FND = FOUND
SET = SET 5/8" IRON ROD & CAP LB #7564
CM = CONCRETE MONUMENT
PK = PARKER KALON NAIL
PC = POINT OF CURVATURE
PT = POINT OF TANGENCY
PRC = POINT OF REVERSE CURVATURE
PCC = POINT OF COMPOUND CURVATURE
R/W = RIGHT OF WAY
CL = CENTERLINE
CB = CHORD BEARING
CH = CHORD DISTANCE
R = RADIUS
L = ARC LENGTH
Δ = DELTA ANGLE
N/A = NOT APPLICABLE
P.S.M. = PROFESSIONAL SURVEYOR & MAPPER
L.B. = LICENSED BUSINESS
SQ. FT. = SQUARE FEET
AC. = ACRES
SEC. = SECTION
TWP. = TOWNSHIP
RGE. = RANGE
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
P.I.D. = PARCEL IDENTIFICATION NUMBER
EM = ELECTRIC METER
TPED = TELEPHONE PEDESTAL
TPOH = TELEPHONE POLE W/ OVERHEAD WIRES
PPED = POWER PEDESTAL
PPOH = POWER POLE W/ OVERHEAD WIRES
PPUG = POWER POLE W/ UNDERGROUND WIRES
WM = WATER METER
WV = WATER VALVE
FH = FIRE HYDRANT
TPED = TELEPHONE PEDESTAL
TPOH = TELEPHONE POLE W/ OVERHEAD WIRES
CLF = CHAIN LINK FENCE
WF = WOOD FENCE
VF = VINYL FENCE
BF = BARBED WIRE FENCE
IF = IRON FENCE
PF = PICKET FENCE
RF = RAIL FENCE
WALL = WALL AS NOTED
AC = AIR CONDITIONER
MB = MAILBOX
MP = METER POST
CP = CONCRETE POST
WP = WOOD POST
IP = IRON PIPE
IR = IRON ROD
CM = CONCRETE MONUMENT
SIGN = SIGN AS NOTED
SHED = SHED AS NOTED
BLDG = BUILDING
CONC = CONCRETE
ASPH = ASPHALT
BRICK PAVERS/TILE
GRAVEL
WOOD
CONCRETE
ASPHALT
BUILDING
CONCRETE
ASPHALT
GRAVEL
WOOD
BRICK PAVERS/TILE
CANOPY
SHED
GAZEBO
POOL
SPA
DECK
PATIO
PORCH
BALCONY
CHIMNEY
OVERHANG
ROOF LINE
CENTERLINE
EASEMENT LINE
RIGHT OF WAY LINE
PROPERTY LINE
BUILDING SETBACK LINE
WATER LINE
SEWER LINE
GAS LINE
ELECTRIC LINE
TELEPHONE LINE
CABLE LINE
FENCE LINE