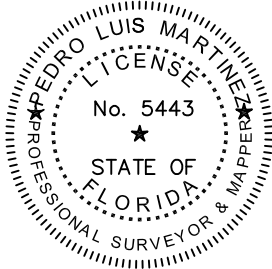
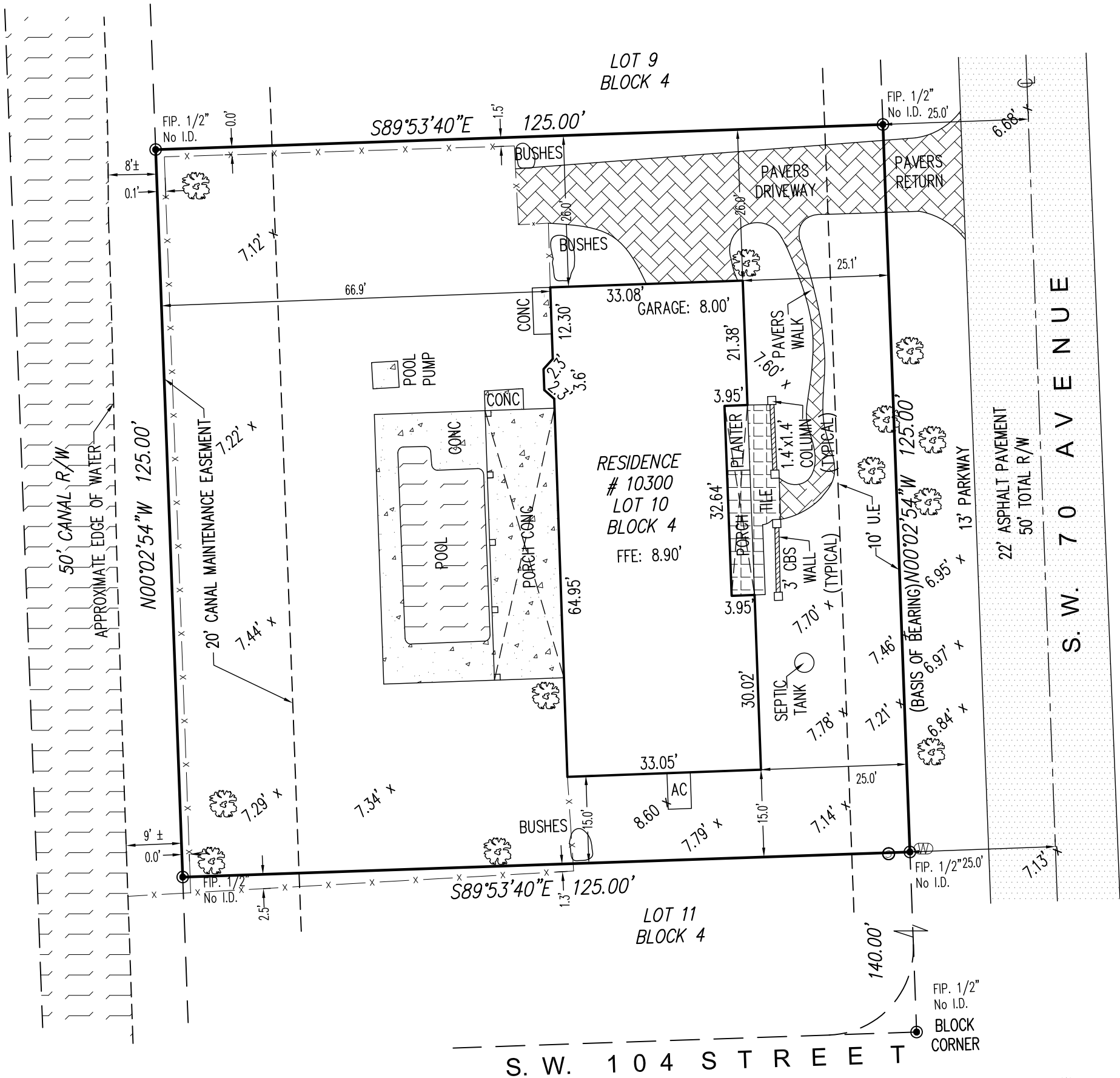
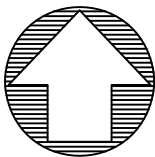


BOUNDARY SURVEY



ABBREVIATIONS AND LEGEND:

A/C	=DENOTES AIR CONDITIONING UNIT
B.C.	=DENOTES BLOCK CORNER
B.M.	=DENOTES BENCH MARK
D.M.E	=DENOTES DRAINAGE MAINTENANCE EASEMENT
C & G	=DENOTES CURVE & GUTTER
V.G.	=DENOTES VALLEY GUTTER
CL	=DENOTES CENTERLINE
M	=DENOTES MONUMENT LINE
F.FE	=DENOTES FINISH FLOOR ELEVATION
F. 1/2"IP	=DENOTES FOUND IRON PIPE
NO ID	=NOT IDENTIFIED
D.H.	=DENOTES DRILL HOLE
(M)	=DENOTES MEASURE
(R)	=DENOTES RECORD
R/W	=DENOTES RIGHT-OF-WAY
U.E.	=DENOTES UTILITY EASEMENT
P.B.	=DENOTES PLAT BOOK
PG.	=DENOTES PAGE
P.C.P.	=DENOTES PERMANENT CONTROL POINT
CONC	=DENOTES CONCRETE
POOL	=DENOTES POOL
PAVERS	=DENOTES PAVERS
SEPTIC	=DENOTES SEPTIC
TANK	=DENOTES TANK
WALL	=DENOTES WALL
WALK	=DENOTES WALK
WATER	=DENOTES WATER
METER	=DENOTES METER
WOOD	=DENOTES WOOD
FENCE	=DENOTES FENCE
CHAIN	=DENOTES CHAIN
LINK	=DENOTES LINK
FENCE	=DENOTES FENCE
METAL	=DENOTES METAL
OVERHEAD	=DENOTES OVERHEAD
LINE	=DENOTES LINE
FOUND	=DENOTES FOUND
IRON	=DENOTES IRON
PIPE	=DENOTES PIPE
(NO ID.)	=DENOTES (NO IDENTIFICATION)
TRAFFIC	=DENOTES TRAFFIC
SIGN	=DENOTES SIGN
WATER	=DENOTES WATER
VALVE	=DENOTES VALVE
WOOD	=DENOTES WOOD
POWER	=DENOTES POWER
POLE	=DENOTES POLE
MANHOLE	=DENOTES MANHOLE
SANITARY	=DENOTES SANITARY
MANHOLE	=DENOTES MANHOLE
STORM	=DENOTES STORM
TREE	=DENOTES TREE
ASPHALT	=DENOTES ASPHALT
SLAB	=DENOTES SLAB
BRICK	=DENOTES BRICK
SLAB	=DENOTES SLAB
CONCRETE	=DENOTES CONCRETE
PAD	=DENOTES PAD
TILE	=DENOTES TILE
SLAB	=DENOTES SLAB

GENERAL NOTES:

LEGAL DESCRIPTION PROVIDED BY OTHERS. EXAMINATION OF THE ABSTRACT OF THE TITLE WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECT THIS PROPERTY. THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENT OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT. UNDERGROUND PORTIONS OF FOOTING, FOUNDATIONS OR OTHER IMPROVEMENTS WERE NOT LOCATED. ONLY VISIBLE AND ABOVE GROUND ENCROACHMENTS LOCATED. WALL TIES ARE THE FACE OF THE WALL. FENCE OWNERSHIP NOT DETERMINED. BEARINGS REFERENCED TO LINE NOTED AS B.R. BOUNDARY SURVEY MEANS A DRAWING AND/OR GRAPHIC REPRESENTATION OF THE SURVEY WORK PERFORMED IN THE FIELD. COULD BE DRAWN AT A SHOWN SCALE AND/OR NOT TO SCALE. NO IDENTIFICATION FOUND ON PROPERTY CORNERS UNLESS NOTED. NOT VALID UNLESS SEALED WITH THE SIGNINGS SURVEYORS EMBOSSED SEAL. DIMENSIONS SHOWN ARE PLAT AND MEASURED UNLESS OTHERWISE SHOWN. ELEVATIONS IF SHOWN ARE BASED UPON N.G.V.D. 1929 UNLESS OTHERWISE NOTED. THIS IS A BOUNDARY SURVEY UNLESS OTHERWISE NOTED. THIS BOUNDARY SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAME HEREON. THE CERTIFICATIONS DO NOT EXTEND TO ANY UNNAMED PARTIES.

BOUNDARY SURVEY

DATE	DRAWN BY	SCALE
04-04-2023	I.C.	1"=20'
REVISION / UPDATE OF SURVEY		
DATE	DESCRIPTION	
06-26-2024	ADDITION TREES	

PROPERTY ADDRESS:

10300 S.W. 70th AVENUE, PINECREST, FLORIDA, 33156

LEGAL DESCRIPTION:

LOT 10, BLOCK 4, OF "THIRD ADDITION TO KENDALL EAST", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 90, AT PAGE 49, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

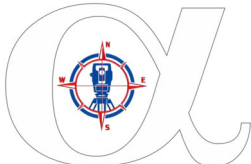
CERTIFIED TO:

- JUAN ALBERTO MAZZINI
- VANESA MELINE LORI

JOB NUMBER: 230355

ALL BEARINGS AND DISTANCES SHOWN HEREON ARE RECORD AND MEASURED UNLESS OTHERWISE NOTED.

FIELD DATE OF SURVEY	04-04-2023	FLOOD ZONE:	COMMUNITY:	PANEL:
BENCH MARK:	DOT BUS 26A	AE	120425	0466
ELEVATION:	12.86'	ELEVATION:	DATE OF FIRM:	SUFFIX:
		10.0'	09-11-2009	L



ALPHA C&N LAND SERVICES, LLC
BUSINESS LICENSE LB# 8426
5801 N.W. 2ND STREET, MIAMI, FL 33126
(305) 588-6779 (305) 336-1123
ALPHACNLANDSERVICES@GMAIL.COM

PEDRO L MARTINEZ
Digitally signed by PEDRO L MARTINEZ
Date: 2024.06.27 21:35:32 -04'00'

SIGNED FOR THE FIRM PEDRO LUIS MARTINEZ, L5 No 5443-STATE OF FLORIDA NOT VALID WITHOUT AN AUTHENTIC ELECTRONIC SIGNATURE AND AUTHENTICATED ELECTRONIC SEAL AND/OR THIS MAP IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A LICENSE SURVEYOR AND MAPPER.