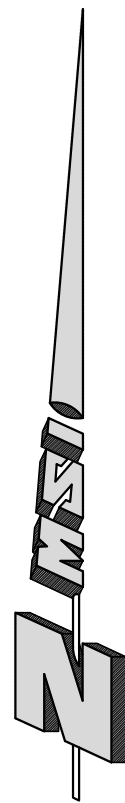


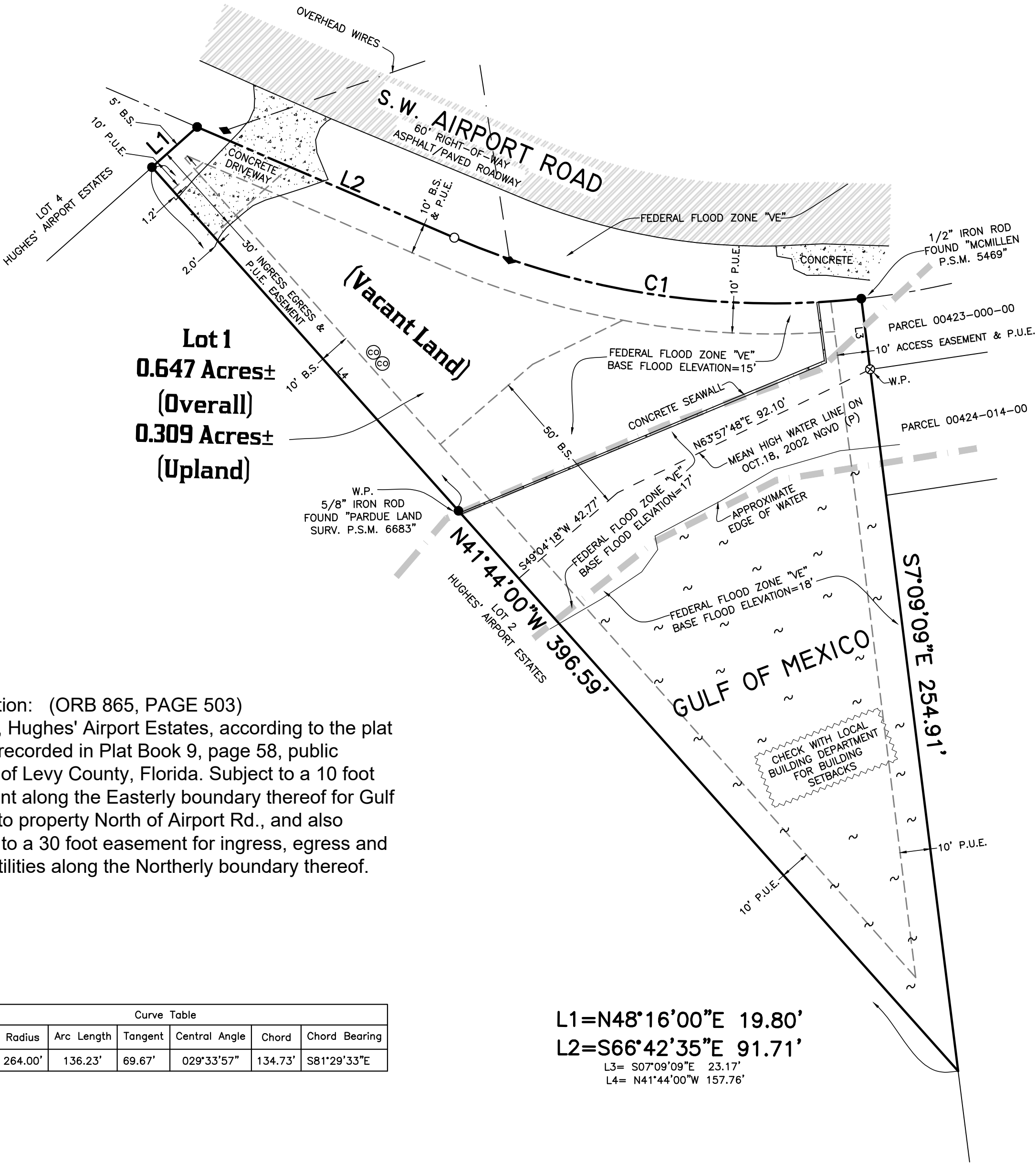
Map of Boundary Survey
Lot 1, Hughes' Airport Estates, Lying in
Section 31, Township 15 South, Range 13 East,
Levy County, Florida.



LEGEND:

- = 4"x4" CONC. MONUMENT FOUND (NO IDENT. UNLESS SHOWN)
- = 5/8" IRON ROD FOUND (NO IDENT. UNLESS SHOWN)
- = 1/2" IRON ROD SET MARKED "McMILLEN P.S.M. 5469"
- ⊗ = 1/2" IRON ROD SET MARKED "WITNESS P.S.M. 5469"
- △ = NAIL & DISK SET "PRM PCP "McMILLEN P.S.M. 5469"
- ◆ = UTILITY POLE
- (P) = PLAT
- (M) = MEASURED
- (D) = DESCRIPTION
- (C) = CALCULATED
- IDENT. = IDENTIFICATION
- (R.B.) = REFERENCE BEARING
- P.O.C. = POINT-OF-COMMENCEMENT
- P.O.B. = POINT-OF-BEGINNING
- P.U.E. = PUBLIC UTILITY EASEMENT
- P.U.&D.E. = DRAINAGE EASEMENT
- CH = CHORD
- W.P. = WITNESS POINT

- B.S. = BUILDING SETBACK
- x = FENCE LINE
- ← = GUY WIRE ANCHOR
- ⊙ = CLEANOUT
- ⊙ = WELL
- ORB = OFFICIAL RECORD BOOK
- PG = PAGE
- ASPHALT
- CONCRETE
- COVERED CONCRETE
- BUILDING
- DIRT/LIMEROCK DRIVEWAY
- BRICK PAVERS
- COVERED AREA



Lot 1
0.647 Acres±
(Overall)
0.309 Acres±
(Upland)

L1=N48°16'00"E 19.80'
L2=S66°42'35"E 91.71'
L3= S07°09'09"E 23.17'
L4= N41°44'00"W 157.76'

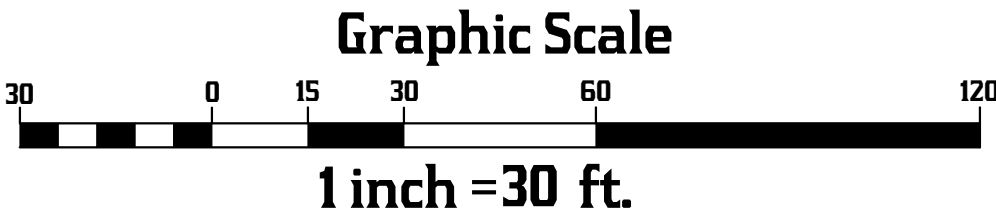
Notes:

- Bearings hereon are based on an assumed value of N41°44'00"W, for the Southwesterly line of Subject property, said bearing is identical with the Plat of record.
- Features and improvements, (i.e. foundations, utilities, septic tanks, etc.) not visible beneath the surface of the ground, have not been located unless specifically depicted or noted hereon. If a septic tank is shown upon the map, it was located by probing the ground only and not by excavation. Additional wells and septic tanks may exist which are unknown to the surveyor.
 - Fences, overhead wires, and symbols shown hereon may be exaggerated for pictorial purposes only and are not to scale.
 - Property lines should not be reconstructed based on distances to improvements.
 - Additions or deletions to Survey Maps by other than the signing surveyor is prohibited without written consent of the signing surveyor.
 - This survey does not reflect or determine ownership.
 - This survey is certified to the date of the data acquisition in the field (shown hereon as survey date), ONLY.
- No instruments of record reflecting easements, rights-of-way, and/or ownership were furnished to the surveyor except as shown. No search of the public records has been done by the surveyor for any encumbrances for subject property or adjoining properties.
- The building setbacks shown hereon were taken from the record plat or information furnished to the surveyor only. Therefore, if no building setbacks are shown hereon, this does not imply that there are none on subject property. It is suggested, by the surveyor, that all building setbacks (whether shown or not) are verified at the proper building department with the current zoning of the subject property.
- Subject Property shown hereon may be a division of a parent tract based on information provided by the client. If so, this survey does not guarantee a building permit and it is suggested that all divisions are verified at the proper building department with the current zoning of the subject property.
- Information from the Federal Emergency Management Agency (F.E.M.A.) Flood Insurance Rate Map shown hereon was current as of the effective or revised date of said map. Map revisions and amendments are periodically made by letter and may not be reflected on said map.
- Fence locations shown hereon (if any) are located at the corners or ends only, unless specified otherwise. Fencing may meander between said fence corners.
- Subject Property lies in two or more F.E.M.A. Flood Hazard Zones as shown upon the survey map per the County Property Appraiser's website.

Description: (ORB 865, PAGE 503)

Lot 1, Hughes' Airport Estates, according to the plat thereof recorded in Plat Book 9, page 58, public records of Levy County, Florida. Subject to a 10 foot easement along the Easterly boundary thereof for Gulf access to property North of Airport Rd., and also Subject to a 30 foot easement for ingress, egress and public utilities along the Northerly boundary thereof.

Curve Table						
Curve #	Radius	Arc Length	Tangent	Central Angle	Chord	Chord Bearing
C1	264.00'	136.23'	69.67'	029°33'57"	134.73'	S81°29'33"E



Prepared By:

For more information please visit our website www.mcsurveying.com or email us at info@mcsurveying.com

This survey meets the Standards of Practice set forth by the Florida Board of Surveyors & Mappers, pursuant to Chapter 51-17, Florida Administrative Code.

Florida Professional Surveyor and Mapper License No. LS 5469
Florida Professional Surveyor and Mapper Business License No. LB 8041
NOT VALID WITHOUT THE SIGNATURE & ORIGINAL SEAL OF A FLORIDA LICENSED SURVEYOR & MAPPER

PREPARED FOR:

GRANVILLE PETRIE
FRANKIE PETRIE

Scale: 1"= 30'

Proj: No. 2025-178a

Drawn: M.T.M.

Chk'd: S.M.M.

Dwg. Name: 2025-178a

Survey Date: 04/04/25

Field Book: 228

Pages: 5