



FIELD WORK DATE: 4/11/2019 REVISION DATES: (REV.0 4/19/2019)

19041316
BOUNDARY SURVEY
CHARLOTTE COUNTY

PROPERTY ADDRESS SURVEY NUMBER FL1904.1316
3972 LA COSTA ISLAND COURT, PUNTA GORDA, FLORIDA 33950



POWERED BY
STARS
SURVEY TRACKING
AND
RETRIEVAL SYSTEM
www.surveystars.com

CLIENT ORDER NUMBER: 20190351 DATE: 04/19/19
BUYER: WILLIAM AND KAREN BECKETT
SELLER: LAWRENCE CLARKE AND PEGGY KOPMEYER
CERTIFIED TO:
WILLIAM AND KAREN BECKETT; HOMETOWN TITLE AND CLOSING SERVICES LLC; OLD REPUBLIC NATIONAL TITLE; KELLER MORTGAGE, LLC

LEGAL DESCRIPTION
LOT 19, BLOCK 142, PUNTA GORDA ISLES, SECTION 12, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 6A THROUGH 6T, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

POINTS OF INTEREST
1. STEPS OVER 6' DRAINAGE AND UTILITY EASEMENT 2. POOL EQUIPMENT OVER 6' DRAINAGE AND UTILITY EASEMENT 3. PAVER DRIVEWAY OVER 6' DRAINAGE AND UTILITY EASEMENT 4. PAVERS OVER 6' DRAINAGE AND UTILITY EASEMENT

FLOOD INFORMATION
BY PERFORMING A SEARCH WITH THE LOCAL GOVERNING MUNICIPALITY OR WWW.FEMA.GOV, THE PROPERTY APPEARS TO BE LOCATED IN ZONE AE (WITH A BASE FLOOD ELEVATION OF 10). THIS PROPERTY WAS FOUND IN THE CITY OF PUNTA GORDA, COMMUNITY NUMBER 120062, DATED 05/05/03.

JOB SPECIFIC SURVEYOR NOTES
THE BEARING REFERENCE OF SOUTH 43 DEGREES 27 MINUTES 56 SECONDS WEST IS BASED ON THE CHORD BEARING OF THE SOUTHEASTERLY PROPERTY LINE OF LOT 18, 19, 20 AND 21 BLOCK 142, LOCATED WITHIN PUNTA GORDA ISLES, SECTION 12, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 6A THROUGH 6T, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.



AFFILIATE MEMBERS

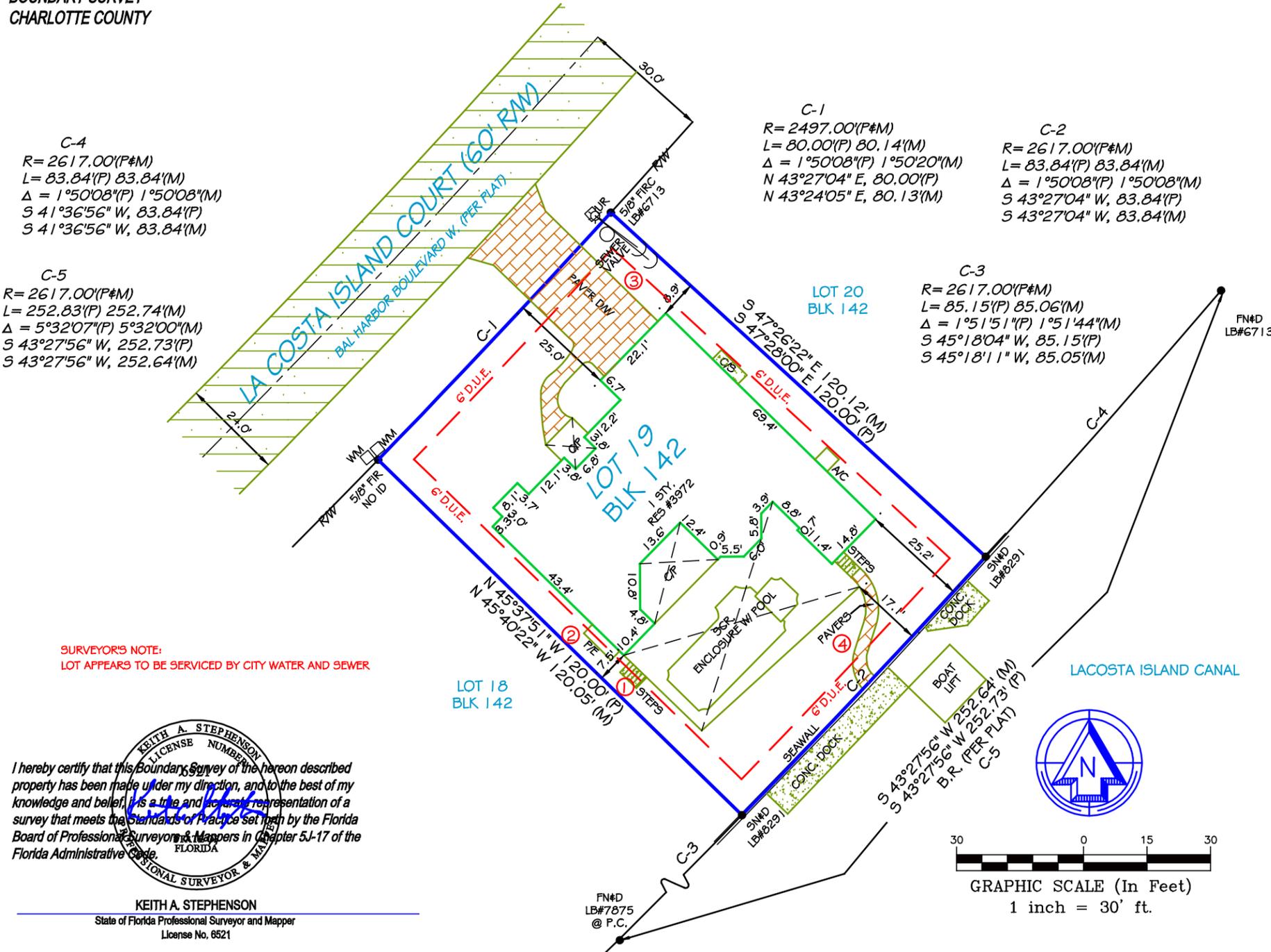
C-4
R= 2617.00'(P#M)
L= 83.84'(P) 83.84'(M)
Δ = 1°50'08"(P) 1°50'08"(M)
S 41°36'56" W, 83.84'(P)
S 41°36'56" W, 83.84'(M)

C-5
R= 2617.00'(P#M)
L= 252.83'(P) 252.74'(M)
Δ = 5°32'07"(P) 5°32'00"(M)
S 43°27'56" W, 252.73'(P)
S 43°27'56" W, 252.64'(M)

C-1
R= 2497.00'(P#M)
L= 80.00'(P) 80.14'(M)
Δ = 1°50'08"(P) 1°50'20"(M)
N 43°27'04" E, 80.00'(P)
N 43°24'05" E, 80.13'(M)

C-2
R= 2617.00'(P#M)
L= 83.84'(P) 83.84'(M)
Δ = 1°50'08"(P) 1°50'08"(M)
S 43°27'04" W, 83.84'(P)
S 43°27'04" W, 83.84'(M)

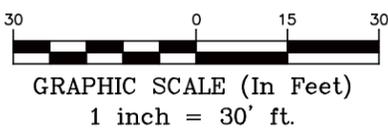
C-3
R= 2617.00'(P#M)
L= 85.15'(P) 85.06'(M)
Δ = 1°51'51"(P) 1°51'44"(M)
S 45°18'04" W, 85.15'(P)
S 45°18'11" W, 85.05'(M)



SURVEYOR'S NOTE:
LOT APPEARS TO BE SERVICED BY CITY WATER AND SEWER

KEITH A. STEPHENSON
State of Florida Professional Surveyor and Mapper
License No. 6521

I hereby certify that this Boundary Survey of the hereon described property has been made under my direction, and to the best of my knowledge and belief, it is a true and accurate representation of a survey that meets the Standards of Practice set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 5J-17 of the Florida Administrative Code.



Use of this survey other than intended, without written verification, will be at the users' sole risk and without liability to the surveyor.

- GENERAL SURVEYOR NOTES
1. The Legal Description used to perform this survey was supplied by others. This survey does not determine or imply ownership.
2. This survey only shows improvements found above ground. Underground footings, utilities and encroachments are not located on this survey map.
3. If there is a septic tank, or drain field shown on this survey, the location is approximate as the location was either shown to Exacta Land Surveyors, LLC by a third party or it was estimated by metal detection, probing rods, and visual above ground inspection only. No excavation was performed in order to determine the exact and accurate location.
4. This survey is exclusively for the use of the parties to whom it is certified.
5. Additions or deletions to this survey map and report by other than the signing party or parties is prohibited without written consent of the signing party or parties.
6. Dimensions are in feet and decimals thereof.
7. Due to varying construction standards, house dimensions are approximate.
8. Any FEMA flood zone data contained on this survey is for informational purposes only. Research to obtain such data was performed at www.fema.gov.
9. All corners marked as set are at a minimum a 1/2" diameter, 1/2" iron rebar with a cap stamped LBM 8291.
10. If you are reading this survey in an electronic format, the information contained on this document is only valid if this document is electronically signed as specified in Chapter 5J-17(02) (3) of the Florida Administrative Code and Florida Statute 472.025. The Electronic Signature File related to this document is prominently displayed on the invoice for this survey which is sent under separate cover. Manually signed and sealed logs of all survey signature files are kept in the office of the performing surveyor. If this document is in paper format, it is not valid without the signature and original raised seal of a Florida Licensed Surveyor.
11. Unless otherwise noted, an examination of the abstract of title was NOT performed by the signing surveyor to determine which instruments, if any, are affecting this property.
12. The symbols reflected in the legend and on this survey may have been enlarged or reduced for clarity. The symbols have been plotted at the center of the field location, and may not represent the actual shape or size of the feature.
13. Points of interest (POI) are selected above ground improvements which may be in conflict with boundary, building setback or easement lines, as defined by the parameters of this survey. There may be additional POI's which are not shown, not called-out as POI's, or which are otherwise unknown to the surveyor. These POI's may not represent all items of interest to the viewer.
14. Utilities shown on the subject property may or may not indicate the existence of recorded or unrecorded utility easements.
15. The information contained on this survey has been performed exclusively, and is the sole responsibility of Exacta and Surveyors, LLC. Additional logos or references to third party firms are for informational purposes only.
16. Pursuant to F.S. 558.0035, an individual employee or agent may not be held individually liable for negligence.
17. House measurements should not be used for new construction or planning. Measurements should be verified prior to such activity.

PERFORMED BY
EXACTA
LAND SURVEYORS, LLC.
LB# 8291 | 11940 Fairway Lakes Drive | Suite 1 | Fort Myers, FL 33913
P: 866.735.1916 | F: 866.744.2882

SURVEYOR'S LEGEND table with symbols for various features like boundary lines, structures, easements, etc.