

LOCATION MAP

Square 62, City of Key West

LEGAL DESCRIPTION:

(Prepared by undersigned):
 Commencing at the Southwesterly Right-of-Way Line of Duval Street and the Southeasterly Right-of-Way Line of Southard Street and is also the Point of Beginning; thence Southeasterly along the said Southwesterly Right-of-Way Line of Duval Street for a distance of 24.60 feet; thence at a right angle and in a Northeasterly direction along the face of a balcony for 4.40 feet; thence at a right angle and in a Northwesterly direction along the face of a balcony for 24.60 feet; thence at a right angle and in a Southwesterly direction along the face of a balcony for 4.40 feet back to the Point of Beginning.
 Parcel contains 109.0 square feet, more or less.

Abbreviations:

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|-----------------------------|---------------------------------|
| Sty. = Story | o/h = Overhead |
| R/W = Right-of-Way | u/g = Underground |
| fd. = Found | F.F.L. = Finish Floor Elevation |
| p. = Plat | conc. = concrete |
| m. = Measured | I.P. = Iron Pipe |
| N.T.S. = Not to Scale | I.B. = Iron Bar |
| ℄ = Centerline | C.B.S. = Concrete Block Stucco |
| Elev. = Elevation | cov'd. = Covered |
| B.M. = Bench Mark | wd. = Wood |
| P.O.C. = Point of Commence | Bal. = Balcony |
| P.O.B. = Point of Beginning | Pl. = Planter |
| P.B. = Plat Book | |
| pg. = page | |

Monumentation:

- ⊕ = set 1/2" Iron Pipe, P.L.S. No. 2749
- △ = Set P.K. Nail, P.L.S. No. 2749
- ▲ = Found P.K. Nail
- = Found 1/2" iron bar

CERTIFICATION:

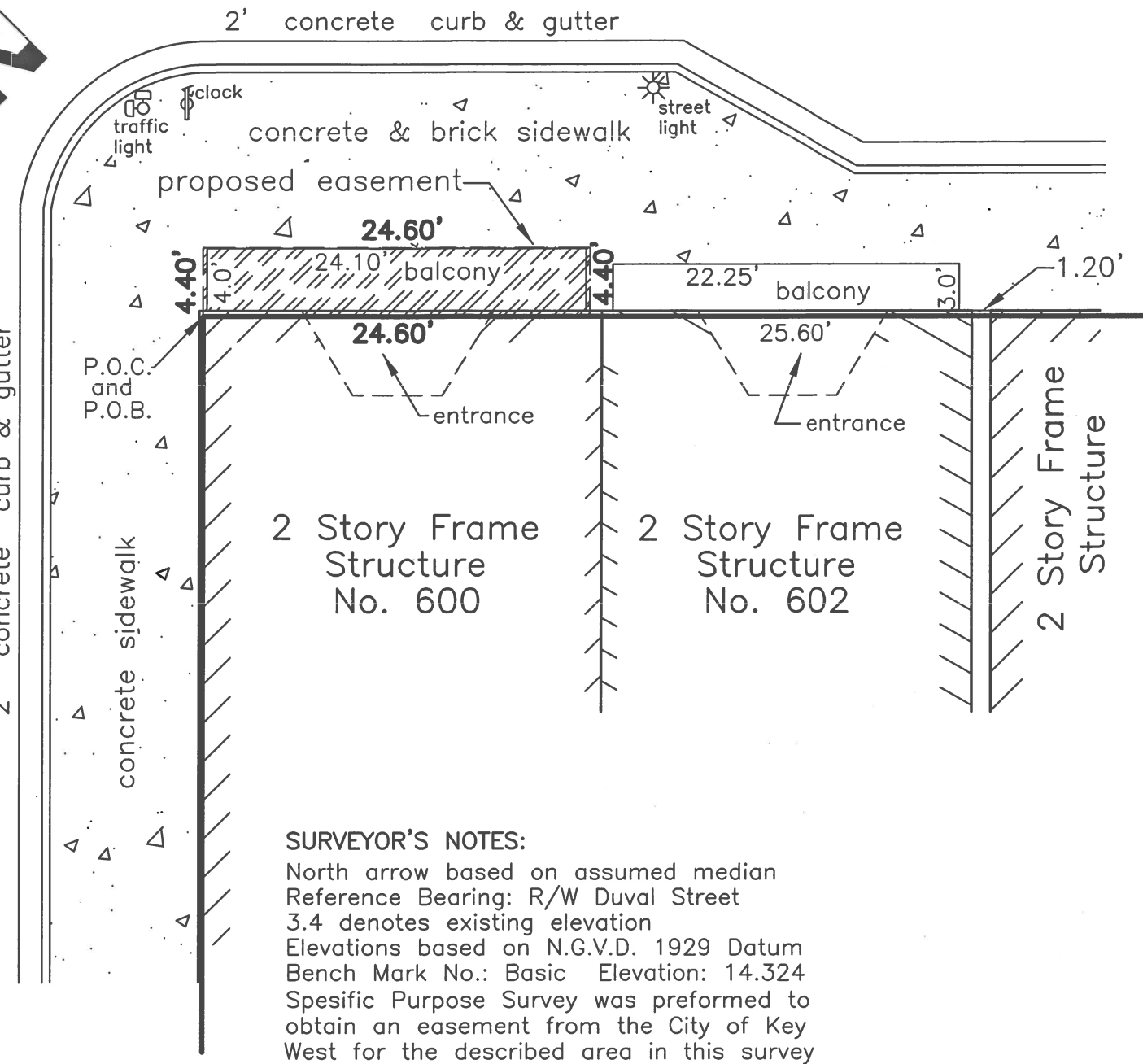
I HEREBY CERTIFY that the attached **BOUNDARY SURVEY** is true and correct to the best of my knowledge and belief; that it meets the minimum technical standards adopted by the Florida Board of Land Surveyors, Chapter 5J-17, Florida Statute Section 472.027, and the American Land Title Association, and that there are no visible encroachments unless shown hereon.

FREDERICK H. HILDEBRANDT
 Professional Land Surveyor & Mapper No. 2749
 Professional Engineer No. 36810
 State of Florida

NOT VALID UNLESS EMBOSSED WITH RAISED SEAL & SIGNATURE

SOUTHARD STREET (50' R/W)

DUVAL STREET (50' R/W)



SURVEYOR'S NOTES:

North arrow based on assumed median
 Reference Bearing: R/W Duval Street
 3.4 denotes existing elevation
 Elevations based on N.G.V.D. 1929 Datum
 Bench Mark No.: Basic Elevation: 14.324
 Specific Purpose Survey was performed to obtain an easement from the City of Key West for the described area in this survey

600 Duval Street LC 600 Duval Street, Key West, Florida 33040			
SPECIFIC PURPOSE SURVEY EASEMENT FOR BALCONYS ALONG DUVAL STREET		Dwn No.: 13-401	
Scale: 1"=10'	Ref. 212-68	Flood panel No. 1516 K	Dwn. By: F.H.H.
Date: 10/15/13		Flood Zone: AE	Flood Elev. 6'
REVISIONS AND/OR ADDITIONS			
ISLAND SURVEYING INC. ENGINEERS PLANNERS SURVEYORS			
3152 Northside Drive Suite 201 Key West, Fl. 33040		(305) 293-0466 Fax. (305) 293-0237 fhildeb1@bellsouth.net L.B. No. 7700	
f:/datafred/dwg/keywest/block55/600duval			