



LOCATION MAP
NOT TO SCALE

RECORD DESCRIPTION:

Lots 1 through 6 and the North 100 feet of Lot 7 in Block 4, of Cocoa Ocean Beach as recorded in Plat Book 10 at page 16 of the Public Records of Brevard County, Florida, together with that parcel of land that lies east of Block 4, West of the Mean High Water Line of the Atlantic Ocean South of the extension easterly of the North line of said Lot 1, and North of the extension easterly of the South line of the North 100.00 feet of said lot 7, said parcel contains 4.334 acres, more or less.

ABBREVIATIONS:

- ALUM. ALUMINUM
- BFP BACKFLOW PREVENTOR
- CB CONCRETE BLOCK
- CCCL COASTAL CONSTRUCTION CONTROL LINE
- CLF CHAIN LINK FENCE
- CONC. CONCRETE
- CPP CONCRETE POWER POLE
- DET. DETECTABLE
- ECL EROSION CONTROL LINE
- EHH ELECTRIC HANDHOLE
- Ex UNDERGROUND ELECTRIC LINE
- FDC FIRE DEPARTMENT CONNECTOR
- FGP FENCE GATE POST
- FLP FIBERGLASS LIGHT POLE
- GA GUY ANCHOR
- Gx GAS VALVE
- HCP UNDERGROUND GAS LINE
- HCP HANDICAP PARKING SIGN
- ICB IRRIGATION CONTROL BOX
- LB LAND SURVEYING BUSINESS
- MGP METAL GUARD POST
- MHWL MEAN HIGH WATER LINE
- MWL MASONRY WALL
- NAVD 88 NORTH AMERICAN VERTICAL DATUM OF 1988
- NPS NO PARKING SIGN
- OHV OVERHEAD WIRE
- ORB OFFICIAL RECORDS BOOK
- PF PVC FENCE
- PIV POST INDICATOR VALVE
- RWV RECLAIM WATER VALVE
- Rwx UNDERGROUND RECLAIM WATER LINE
- SMH SANITARY MANHOLE
- TYP. TYPICAL
- UGE UNDERGROUND ELECTRIC
- WF WOOD FENCE
- WHR WOOD HANDRAIL
- WM WATER METER
- WV WATER VALVE

SURVEYOR'S NOTES:

1. The bearings shown are based on a bearing of S08 56'50"W for a line between the State of Florida Department of Natural Resources (now known as Department of Environmental Protection) Coastal Construction Control Line Monuments 70-80-A08 and 70-80-A09.
2. The elevations shown are based on the State of Florida Department of Natural Resources (now known as Department of Environmental Protection) Coastal Construction Control Line Reference Monument "70-80-A08" having an elevation of 8.677 feet North American Vertical Datum of 1988.
3. According to FIRM (Flood Insurance Rate Map) Map Number 12009C0451G, Panel Number 125097 0451 G, Map Index date: March 17, 2014, this property lies within FIRM Zones X, VE (EL 9.7), VE (EL 11.7) and VE (EL 12.7).
4. Unless otherwise noted, underground improvements (foundations, septic tanks, Utilities etc.) were not located.
5. Only platted easements, unless noted otherwise, are shown.

SURVEYOR'S CERTIFICATION:

I hereby certify that the attached sketch is an accurate representation of a Boundary & Partial Improvement Location Survey, performed under my direction, in accordance with all applicable requirements of the "Standards of Practice" as described in Chapter 5J-17 Florida Administrative Code, pursuant to Chapter 472.027, Florida Statutes.

ALLEN ENGINEERING, INC.
 By: *Robert M. Salmon*
 ROBERT M. SALMON
 Professional Surveyor & Mapper
 Florida Registration No. 4262

Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

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| FOR: SEA OATS CONDOMINIUM OWNERS ASSOCIATION | SURVEY DATE: 8-07-18 |
| SKETCH OF BOUNDARY & PARTIAL IMPROVEMENT LOCATION SURVEY | SCALE: 1" = 30' |
| SEA OATS CONDOMINIUM COCOA BEACH BREVARD COUNTY, FLORIDA | JOB NO.: 180049 |
| ALLEN ENGINEERING, INC. FLORIDA CERTIFICATE OF AUTHORIZATION No. LB 266 106 DIXIE LANE COCOA BEACH, FLORIDA 32931 TELEPHONE: (321)783-7443 FAX: (321)783-5902 WEBSITE: www.alleneng.net - EMAIL: info@alleneng.net | DRAWN: DJG |
| | SHEET NO.: 1 OF 1 |

| NO. | DATE | FB/PG | REVISIONS | CHK'D |
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OCEAN BEACH BOULEVARD
(100' RIGHT OF WAY)
ASPHALT ROAD

ATLANTIC OCEAN
BEACH
IN USE BY PUBLIC

