



LOCATION MAP

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LEGAL DESCRIPTION

LOT 11, BLOCK B, GOLDEN HILLS QUADRIVILLAS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK T, PAGES 33 AND 34, PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

SURVEY REPORT:

- BEARINGS ARE BASED ON ASSUMED DATUM: MORE PARTICULARLY THE CENTERLINE OF N.W. 44th LANE AS BEING S89°55'05"E, AS STATED ON THE RECORD PLAT.
- FIELD SURVEY DATE : 9-08-2020.
- THE LEGAL DESCRIPTION AND TITLE INFORMATION REFLECTING RIGHTS-OF-WAY, OR EASEMENTS OF RECORD, WERE FURNISHED BY FIRST AMERICAN TITLE INSURANCE COMPANY, FILE No.: 2076-4920830, COMMITMENT DATE: AUGUST 23, 2020.
- THE NORTHERNMOST AND WESTERNMOST PROPERTY CORNER MONUMENTS CANNOT BE SET DUE TO THEIR LOCATION BEING INSIDE THE BUILDING.
- THE SOUTHERNMOST AND EASTERNMOST PROPERTY CORNER MONUMENTS WERE NOT SET DUE TO EMINENT CORRECTIONS TO THE LEGAL DESCRIPTION.
- UNDERGROUND IMPROVEMENTS, OR UTILITIES, WERE NOT LOCATED.
- ALL RIGHTS OF WAY SHOWN HEREON ARE PHYSICALLY OPEN UNLESS OTHERWISE STATED.
- THIS PROPERTY APPEARS TO BE IN A ZONE "X" (AREA OF MINIMAL FLOOD HAZARD) ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 120160 PANEL 0501 SUFFIX E EFFECTIVE DATE APRIL 19, 2017.
- THIS SURVEY MEETS THE STANDARDS OF PRACTICE CONTAINED IN CHAPTER 5J-17.050 THROUGH .052, FLORIDA ADMINISTRATIVE CODE AND THE ACCURACY OBTAINED BY MEASUREMENT AND CALCULATION OF A CLOSED GEOMETRIC FIGURE WAS FOUND TO EXCEED THE MINIMUM RELATIVE DISTANCE ACCURACY FOR SUBURBAN LAND USE.
- UNLESS IT BEARS THE SIGNATURE AND SEAL OF THE LICENSED SURVEYOR AND MAPPER, THIS MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.

TITLE COMMITMENT INFORMATION TABLE				
AFFILIATED TITLE OF CENTRAL FLORIDA, LTD. AS ISSUING AGENT FOR FIRST AMERICAN TITLE INSURANCE COMPANY				
FILE No.: 2076-4920830, COMMITMENT DATE: AUGUST 23, 2020				
SCH. B-2 EXC. No.	RECORDED DATA	APPLICABLE	PLOTTABLE	REASON IF NOT PLOTTABLE
1-8	STANDARD EXCEPTIONS	YES	NO	STANDARD EXCEPTIONS
9	PLAT BOOK T, PG., 33 & 34	YES	YES	
10	O.R.B. 1007, PG. 1819	YES	NO	NOT A SURVEY MATTER
11	O.R.B. 1007, PG. 1822	YES	NO	NOT A SURVEY MATTER
	O.R.B. 1088, PG. 841	YES	NO	NOT A SURVEY MATTER
	O.R.B. 1968, PG. 515	YES	NO	NOT A SURVEY MATTER
12	O.R.B. 926, PG. 101	YES	NO	NOT A SURVEY MATTER
	O.R.B. 1083, PG. 741	YES	NO	NOT A SURVEY MATTER
13	O.R.B. 2361, PG. 1369	YES	YES	NOT A SURVEY MATTER

SURVEYORS CERTIFICATE:

TO GOLDEN OCALA EQUESTRIAN LAND, L.L.C. FIRST AMERICAN TITLE INSURANCE COMPANY AND ASSURED TITLE SERVICES, LLC:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6(b), 7(a), 8, 9, 11, 13, 17 AND 18 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON 9-08-2020.

RODNEY K. ROGERS DATE
PROFESSIONAL SURVEYOR & MAPPER
REGISTRATION NO. 5274
STATE OF FLORIDA

AN ALTA/NSPS LAND TITLE SURVEY
FOR
GOLDEN OCALA EQUESTRIAN LAND, L.L.C.

JOB No.
20_1365-002-011

DATE
9-08-2020

SCALE
1"=30'

SHEET
1 OF 1

