



Surveyor's Legend

	LIMITED ACCESS RIGHT-OF-WAY LINE						
	PROPERTY LINE						
	STRUCTURE LINE	FND	FOUND IRON PIPE / PIN AS NOTED ON PLAT	B.R.	BEARING REFERENCE	TEL.	TELEPHONE FACILITIES
	CONCRETE BLOCK WALL				CENTRAL ANGLE OR DELTA	U.P.	UTILITY POLE
	CHAIN LINK FENCE OR WIRE FENCE	LB#	LICENSE # - BUSINESS	R	RADIUS	E.U.B.	ELECTRIC UTILITY BOX
	WOOD FENCE	LS#	LICENSE # - SURVEYOR	RAD	RADIAL	SEP.	SEPTIC
	IRON FENCE	CALC	CALCULATED POINT	N.R.	NON RADIAL	D.F.	DRAINFIELD
	EASEMENT	SET	SET PIN	TYP.	TYPICAL	A/C	AIR CONDITIONER
	CENTER LINE	▲	CONTROL POINT	I.R.	IRON ROD	S/W	SIDEWALK
	WOOD DECK	■	CONCRETE MONUMENT	I.P.	IRON PIPE	DWY	DRIVEWAY
	ASPHALT	⊕	BENCHMARK	N&D	NAIL & DISK	SCR.	SCREENED
	BRICK / TILE	ELEV	ELEVATION	PK NAIL	PARKER-KALON NAIL	GAR.	GARAGE
	WATER	P.T.	POINT OF TANGENCY	D.H.	DRILL HOLE	ENCL.	ENCLOSURE
	APPROXIMATE EDGE OF WATER	P.C.	POINT OF CURVATURE	⊙	WELL	N.T.S.	NOT TO SCALE
	COVERED AREA	P.R.M.	PERMANENT REFERENCE MONUMENT	⊠	FIRE HYDRANT	F.F.	FINISHED FLOOR
	TREE	P.C.C.	POINT OF COMPOUND CURVATURE	Ⓜ	MANHOLE	T.O.B.	TOP OF BANK
	POWER POLE	P.R.C.	POINT OF REVERSE CURVATURE	O.H.L.	OVERHEAD LINES	E.O.W.	EDGE OF WATER
	CATCH BASIN	P.O.B.	POINT OF BEGINNING	TRANS.	TRANSFORMER	E.O.P.	EDGE OF PAVEMENT
		P.O.C.	POINT OF COMMENCEMENT	CATV	CABLE TV RISER	C.V.G.	CONCRETE VALLEY GUTTER
		P.C.P.	PERMANENT CONTROL POINT	Ⓜ	WATER METER	B.S.L.	BUILDING SETBACK LINE
		M	FIELD MEASUREMENT	P/E	POOL EQUIPMENT	S.T.L.	SURVEY TIE LINE
		D	DEED	CONC.	CONCRETE SLAB	Ⓢ	CENTER LINE
C.U.E.	COUNTY UTILITY EASEMENT	C	CALCULATED	ESMT	EASEMENT	R/W	RIGHT-OF-WAY
I.E./E.E.	INGRESS / EGRESS EASEMENT	L.M.E.	LAKE OR LANDSCAPE MAINTENANCE EASEMENT	D.E.	DRAINAGE EASEMENT	P.U.E.	PUBLIC UTILITY EASEMENT
U.E.	UTILITY EASEMENT	R.O.E.	ROOF OVERHANG EASEMENT	L.B.E.	LANDSCAPE BUFFER EASEMENT	C.M.E.	CANAL MAINTENANCE EASEMENT
EP	ELECTRIC POLE	CONC.	CONCRETE	L.A.E.	LIMITED ACCESS EASEMENT	A.E.	ANCHOR EASEMENT
PG.	PAGE	CSW	CONCRETE SIDEWALK	B.C.R.	BROWARD COUNTY RECORDS	ID	IDENTIFICATION
P.B.	PLAT BOOK	L	CURVE LENGHT	F.I.R.	FOUND IRON PIN / REBAR	BC	BLOCK CORNER
				WF	WOOD FENCE		

Property Address:

5473 N. Bay Road
Miami Beach, FLORIDA 33140

Flood Information:

Community Number: CITY OF
MIAMI BEACH/ 120651

Panel Number: 12081C0309

Suffix: L

Date of Firm Index: 09/11/2009

Flood Zone: AE

Base Flood Elevation: 8.0'

Date of Field Work: 11/08/2022

Date of Completion: 11/09/2022

Legal Description:

Lot 3, Block 12, LaGorce-Golf Subdivision, according to the map or plat thereof as recorded in Plat Book 14, Page 43, Public Records of Miami-Dade County, Florida.

Printing Instructions:

While viewing the survey in any PDF Reader, select the File Drop-down and select "Print". Select a color printer, if available; or at least one with 8.5" x 14" (legal) paper.

Select ALL for Print Range, and the # of copies you would like to print out.

Under the "Page Scaling" please make sure you have selected "None".

Do not check the "Auto-rotate and Center" box.

Check the "Choose Paper size by PDF" checkbox, then click OK to print.

Certified To:

David and Allison Pullman
Self

its successors and/or assigns as their interest may appear.

Please copy below for policy preparation purposes only:

This policy does not insure against loss or damage by reason of the following exceptions: Any rights, easements, interests, or claims which may exist by reason of, or reflected by, the following facts shown on the survey prepared by Miguel Espinosa, for M.E. Land Surveying Inc., dated 11/09/2022 bearing Job # B-120522 :

- a. WALL AND FENCE ENCUMBER 5' EASEMENT ALONG EAST PROPERTY LINE.



M.E. Land Surveying, Inc.

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LB#: 7989

