

P.O.T. STA: 88+00.00
COUNTY ROAD 35A
(KATHLEEN ROAD)
RESET IRC 1/2"
"POLK COUNTY"

P.O.C.
FCM 4"x4"
NE COR. OF
OLIVECREST SUBDIVISION
N=1372617.95
E=651346.23

TAX FOLIO #
282723
011000
000010
O.R.B. 1460,
PG. 669

TAX FOLIO #
282723
011000
000010
O.R.B. 9005,
PGS. 695-696

TAX FOLIO #
282723
000000
014010
O.R.B. 9005,
PGS. 695-696

TAX FOLIO #
282723
011000
000072
O.R.B. 7890,
PGS. 1588-1589

TAX FOLIO #
282723
011000
000080
O.R.B. 8203,
PGS. 1237-1239

TAX FOLIO #
282723
011016
001150
O.R.B. 2773,
PG. 386

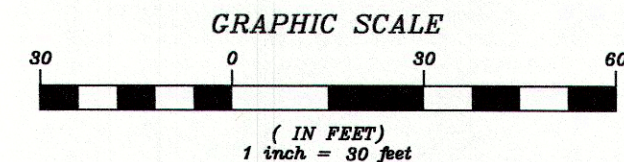
TAX FOLIO #
282723
011016
001160
O.R.B. 9595,
PGS. 1111-1112

TAX FOLIO #
282723
011016
001170
O.R.B. 9858,
PGS. 951-953

O.R.B. 8215,
PGS. 1962-1963

O.R.B. 7718
PG. 1136

P.O.T. STA: 76+36.67
COUNTY ROAD 35A
(KATHLEEN ROAD)
RESET IRC 1/2"
"POLK COUNTY"



BOUNDARY SURVEY

ABBREVIATIONS AND SYMBOLS

APPR. = APPROXIMATED	ANCHOR
(C) = CALCULATED	BOLLARD
(D) = DEED	CONCRETE MONUMENT
(F) = FIELD	FIRE HYDRANT
(P) = PLAT	IRON PIPE
A/C = AIR CONDITIONING	JUNCTION BOX - ELECTRIC
CO = COUNTY	JUNCTION BOX - TELEPHONE
CONC. = CONCRETE	LIGHT POLE - METAL
COR. = CORNER	METER - ELECTRIC
CORR. = CORRUGATED PLASTIC PIPE	METER - WATER
FCM = FOUND CONCRETE MONUMENT	POWER POLE - WOOD
FCL = FENCE - CHAIN LINK	SIGN - DOUBLE SUPPORT
FIR = FOUND IRON ROD	SIGN - SINGLE SUPPORT
FIRC = FOUND IRON ROD AND CAP	SPIGOT
FP = FOUND IRON PIPE	UNDERGROUND UTILITY MARKER - TELEPHONE
FIND = FOUND MAG NAIL AND DISK	UTILITY MARKER - GAS
FND = FOUND NAIL AND DISK	VALVE - WATER
FW = FENCE - WOOD	PARCEL OWNERSHIP TIE
H = HEIGHT	
INC. = INCORPORATED	
INV. = INVERT	
IRC = IRON ROD AND CAP	
LD. = IDENTIFICATION	
LB = LICENSED BUSINESS	
LS = LICENSED SURVEYOR	
M/R/W = MAINTAINED RIGHT-OF-WAY	
M.B. = MAP BOOK	
N.S. = NATIONAL GEODETIC SURVEY	
O.R.B. = OFFICIAL RECORDS BOOK	
P.O.T. = POINT ON TANGENT	
P.S.M. = PROFESSIONAL SURVEYOR AND MAPPER	
P.O.B. = POINT OF BEGINNING	
P.O.C. = POINT OF COMMENCEMENT	
PB = PLAT BOOK	
PL(S) = PAGE(S)	
PLP = PLASTIC PIPE	
PVC = POLYVINYL CHLORIDE	
R/W = RIGHT-OF-WAY	
RCP = REINFORCED CONCRETE PIPE	
SQ. FT. = SQUARE FEET	
STA. = STATION	
SEC. = SECTION	
SIRC = SET IRON ROD AND CAP	
TRANS. = TRANSFORMER	
TRAV. = TRAVEL	
TWP. = TOWNSHIP	
UG = UNDERGROUND POWER	
W. = WITH	
W. = WIDTH	

LINETYPES

— x — x — x —	FENCE - HOG WIRE
— o — o — o —	FENCE - CHAIN LINK
— — — —	FENCE - WOOD
— — — — —	LOT LINE
— — — — —	PARCEL LINE
— — — — —	RIGHT-OF-WAY

HATCHING

ASPHALT	GRASS
CONCRETE	

DESCRIPTION: NEW

A PARCEL OF LAND BEING A PORTION OF PARCELS DESCRIBED IN OFFICIAL RECORDS BOOK 7890, PAGES 1588-1589, OFFICIAL RECORDS BOOK 8203, PAGES 1237-1239, OFFICIAL RECORDS BOOK 8215, PAGES 1962-1963, OFFICIAL RECORDS BOOK 7718, PAGE 1136, AND OFFICIAL RECORDS BOOK 8182, PAGES 1467-1470, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, ALSO BEING A PORTION OF LOTS 7, 8, 9, AND 10, OLIVECREST SUBDIVISION, AS RECORDED IN PLAT BOOK 20, PAGE 29, OF SAID PUBLIC RECORDS, AND LYING IN SECTION 28, TOWNSHIP 27 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4"x4" CONCRETE MONUMENT MARKING THE NORTHEAST CORNER OF SAID OLIVECREST SUBDIVISION, HAVING A NORTH COORDINATE OF 1372617.95, AND AN EAST COORDINATE OF 651346.23, SAID NORTH AND EAST COORDINATES ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011; THENCE SOUTH 00°24'18" EAST, ALONG THE EAST LINE OF SAID OLIVECREST SUBDIVISION, 451.14 FEET, TO THE NORTHEAST CORNER OF SAID LOT 8, AND THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 00°24'18" EAST, ALONG SAID EAST LINE, 293.75 FEET, TO THE NORTH LINE OF LOT 118, AS SHOWN ON ROLLINGLEN PHASE THREE, AS RECORDED IN PLAT BOOK 81, PAGE 19, OF SAID PUBLIC RECORDS; THENCE NORTH 89°35'42" EAST, ALONG SAID NORTH LINE, 2.01 FEET, TO THE WEST LINE OF SAID LOT 118; THENCE SOUTH 00°24'18" EAST, ALONG SAID WEST LINE, 15.96 FEET, TO THE EASTERLY RIGHT-OF-WAY LINE FOR KATHLEEN ROAD AS ESTABLISHED BY THIS DESCRIPTION; THENCE NORTH 34°29'43" WEST, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 368.14 FEET, TO THE SOUTHERLY LINE OF LOT 6 OF SAID OLIVECREST SUBDIVISION; THENCE NORTH 55°33'09" EAST, ALONG SAID SOUTHERLY LINE, 65.79 FEET, TO THE SOUTHERLY LINE OF LOT 1, OF SAID OLIVECREST SUBDIVISION; THENCE SOUTH 78°20'58" EAST, ALONG SAID SOUTHERLY LINE, 153.20 FEET, TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 0.80 ACRES, MORE OR LESS.

SURVEYOR'S NOTES:

- FIELD BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011 AND ARE REFERENCED TO THE NORTH LINE OF OLIVECREST SUBDIVISION, HAVING A GRID BEARING OF SOUTH 89°45'17" WEST.
- NO ELEVATIONS WERE TAKEN AS A PART OF THIS SURVEY.
- UNDERGROUND IMPROVEMENTS, IF ANY EXIST, HAVE NOT BEEN LOCATED AS PART OF THIS SURVEY.
- NO INTERIOR FENCES OR OTHER IMPROVEMENTS WERE LOCATED.
- ATTENTION IS DIRECTED TO THE FACT THAT THIS DRAWING MAY HAVE BEEN ALTERED IN SIZE BY REPRODUCTION. THIS MUST BE CONSIDERED WHEN OBTAINING SCALED DATA.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF ABSTRACT OR TITLE OPINION. THEREFORE, EASEMENTS OR OTHER TITLE MATTERS MAY EXIST THAT ARE NOT SHOWN HEREON.

SPECIFIC SOURCES OF INFORMATION AND REFERENCES TO:

- POLK COUNTY PROPERTY APPRAISERS RECORDS.
- PREVIOUS SURVEYS AND RESEARCHED INFORMATION CONTAINED WITHIN THE FILES OF POLK COUNTY SURVEYING AND MAPPING.
- POLK COUNTY CLERK OF COURTS RECORDS.

DATE OF SURVEY:
OCTOBER 15, 2018

DONALD L. ARSCOTT, P.S.M.
FLORIDA REGISTRATION #6084
TRANSPORTATION SURVEYOR
POLK COUNTY SURVEYING AND MAPPING SECTION
3000 SHEFFIELD ROAD
WINTER HAVEN, FLORIDA 33880
(863) 535-2200

THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS AND/OR DELETIONS TO SURVEY MAPS AND REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.

KATHLEEN ROAD REMNANT PARCEL

BOUNDARY SURVEY
LYING IN SECTION 28, TOWNSHIP 27 SOUTH, RANGE 23 EAST

#	REVISION	DATE	BY	DRAWN BY:	EAA	10/24/18
1						
2						
3						
4						
5						
6						
7						

IMPERIAL POLK COUNTY

ROADS AND DRAINAGE DIVISION
SURVEYING & MAPPING SECTION
3000 SHEFFIELD ROAD
WINTER HAVEN, FLORIDA 33880
(863) 535-2200 FAX: (863) 519-8117



PROJECT NUMBER:
7325E18-1B
SHEET 1 OF 1