

LEGAL DESCRIPTION:

TRACT 201, HERNANDO HIGH LANDS UNRECORDED, BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NE CORNER OF SECTION 3, TOWNSHIP 23 SOUTH, RANGE 18 EAST, HERNANDO COUNTY, FLORIDA, GO THENCE NORTH 88 DEGREES, 59 MINUTES, 55 SECONDS WEST A LONG THE NORTH LINE OF THE AFORESAID SECTION 3, A DISTANCE OF 1277.33 FEET, THENCE SOUTH 00 DEGREES, 07 MINUTES, 09 SECONDS WEST A DISTANCE OF 1725.36 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE SOUTH 00 DEGREES, 07 MINUTES, 09 SECONDS WEST, A DISTANCE OF 287.56 FEET, THENCE SOUTH 88 DEGREES, 59 MINUTES, 56 SECONDS EAST, A DISTANCE OF 617.33 FEET, THENCE NORTH 00 DEGREES, 07 MINUTES, 09 SECONDS, EAST, A DISTANCE OF 287.56 FEET, THENCE NORTH 88 DEGREES, 59 MINUTES, 56 SECONDS WEST, A DISTANCE OF 617.33 FEET TO THE POINT OF BEGINNING, LESS THE EASTERN 25 FEET THEREOF FOR ROAD RIGHT OF WAY.

# BOUNDARY SURVEY

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**SURVEY NOTES**  
GRAVEL DRIVE CROSSING OVER PROPERTY LINE ON EASTERN SIDE OF LOT.  
THERE ARE FENCES NEAR THE NORTHERLY, WESTERLY AND SOUTHERLY SIDES OF THE PROPERTY.

P.O.B. = N.E. CORNER OF SEC. 3, T23S, R18E

SCALE 1"=60'

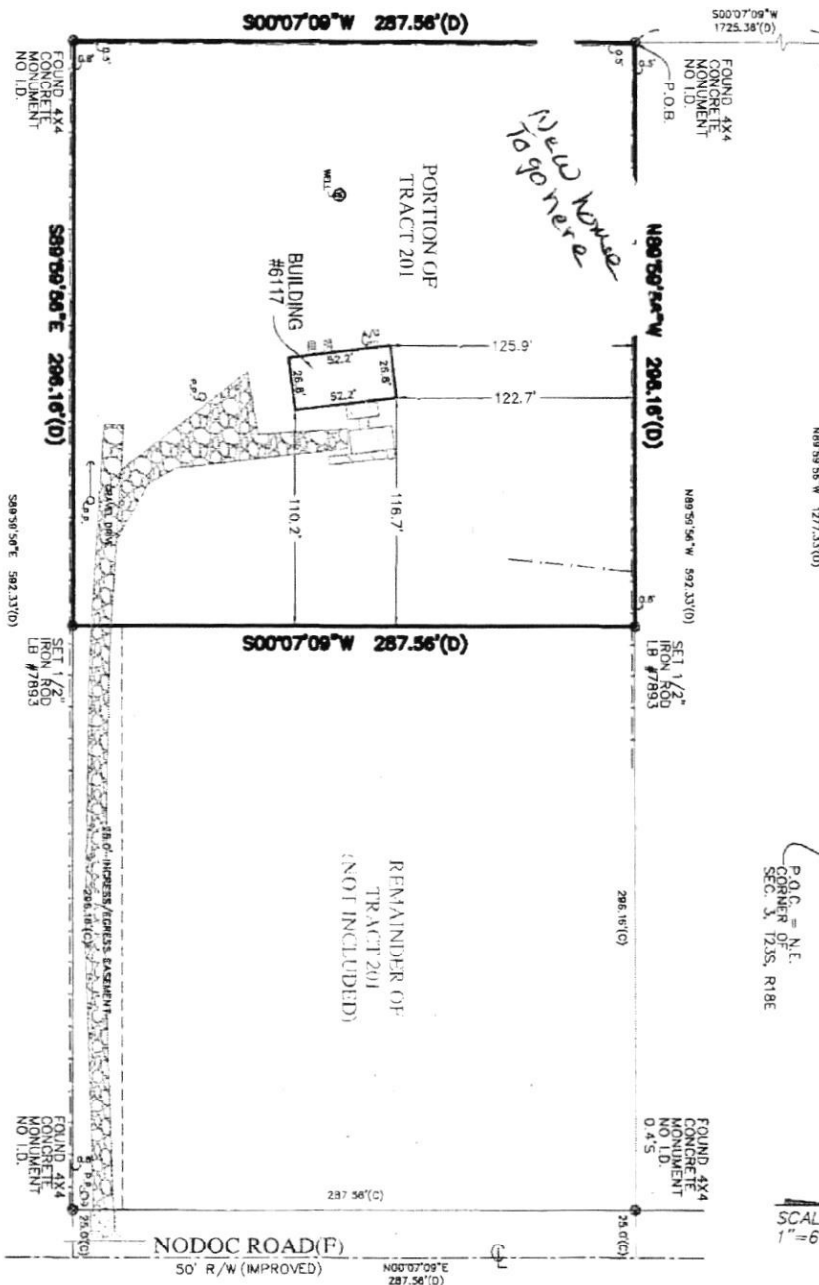
CERTIFIED TO:  
CARLOS LOPEZ TORRES, TROPIC TITLE SERVICES, LOANDEPOT.COM, LLC, FIRST AMERICAN TITLE INSURANCE COMPANY  
COMMUNITY NUMBER: 120110  
PANEL: 0188  
SUFFIX: D  
FLOOD ZONE: X  
FIELD WORK: 3/23/2021  
PROPERTY ADDRESS: 6117 NODOC ROAD SPRING HILL, FLORIDA 34609  
SURVEY NUMBER: 471263  
CLIENT FILE NUMBER: 21-H160

## SYMBOL DESCRIPTIONS:

CENTERLINE ROAD  
 PROPERTY CORNER  
 EXISTING AREA  
 UTILITY BOX  
 ELEVATION POINT  
 HYDRANT  
 WELL  
 UTILITY FENCE  
 WOOD FENCE

## ABBREVIATION DESCRIPTION:

AC AIR CONDITIONER  
 C CENTERLINE  
 L.D. LOT IDENTIFICATION  
 L LENGTH  
 LB LICENSED BUSINESS  
 N.A.V.D. NORTH AMERICAN VERTICAL DATUM  
 N.G.V.D. NATIONAL GEODETIC VERTICAL DATUM  
 O.A. OVERHEAD LINES  
 P.C. POINT OF CURVATURE  
 P.M. POINT OF MISC. CURVATURE  
 P.S. PROFESSIONAL SURVEYOR MAPPER  
 P.T. POINT OF TANGENCY  
 R.R. ROAD/RADIUS  
 R/W RIGHT OF WAY



## REVISIONS:

1. LEGAL DESCRIPTION PROVIDED BY OTHERS
2. THE LAND SURVEYOR HAS CONDUCTED THE SURVEY FOR EASEMENTS OR OTHER RECORDED EASEMENTS NOT SHOWN ON THE PLAT
3. UNDERGROUND PORTIONS OF FOUNDATIONS, FOUNDATIONS OR OTHER IMPROVEMENTS WERE NOT LOCATED
4. WILLIES ARE TO THE FACE OF THE WALL AND ARE NOT TO BE USED TO RECONSTRUCT BOUNDARY LINES
5. ONLY VISIBLE BENCHMARKS ARE LOCATED

1. DIMENSIONS SHOWN BETWEEN ARE PLAT AND MEASURED LINES, UNLESS OTHERWISE NOTED
2. DIMENSIONS SHOWN BETWEEN ARE PLAT AND MEASURED LINES, UNLESS OTHERWISE NOTED
3. ELEVATIONS SHOWN ARE AS SHOWN ON N.G.V.D. 1989 DATUM, UNLESS OTHERWISE NOTED
4. IN SOME INSTANCES, DIMENSIONS REPRESENTATION HAVE BEEN ENLARGED TO MORE CLEARLY ILLUSTRATE RELATIONSHIPS BETWEEN PHYSICAL IMPROVEMENTS AND/OR LOT LINES. IN ALL CASES, DIMENSIONS SHALL CONTROL THE LOCATION OF THE IMPROVEMENTS OVER SCALED POSITIONS

SURVEYORS CERTIFICATE:  
I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION, NOT VALID WITHOUT A RAISED EMBOSSED SEAL AND SIGNATURE.

Digitally signed by  
**Kenneth Osborne**  
 Date: 2021.03.26  
 KENNETH J. OSBORNE  
 PROFESSIONAL SURVEYOR AND MAPPER #5415

**TARGET SURVEYING, LLC**

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