



LOT 587
MARINA BAY PLAT TWO
11558 RIVERSTONE LANE
 IMPERVIOUS AREA CONTAINS 3,064 S.F. ±

LEGAL DESCRIPTION

LOT 587, MARINA BAY PLAT TWO, ACCORDING TO THE PLAT THEREOF IN OFFICIAL RECORDS INSTRUMENT NO. 2016000103335 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA CONTAINING 6,106 SQUARE FEET OR 0.14 ACRES, MORE OR LESS

CURVE TABLE					
CURVE	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
C132	2000.00'	04°22'10"	152.52'	152.49'	N86°14'41"W
C576	2022.50'	00°25'52"	15.22'	15.22'	N84°16'32"W
C577	2022.50'	01°16'57"	45.28'	45.27'	N85°07'57"W

NOTES

- BEARINGS SHOWN HEREON ARE BASED ON SAID RECORD PLAT WITH THE CENTERLINE OF RIVERSTONE LANE AS BEING N84°03'36"W AS SHOWN.
- ELEVATIONS ARE BASED ON N.G.V.D. 29' UNLESS NOTED.
- FIELD MEASUREMENTS ARE IN SUBSTANTIAL AGREEMENT WITH PLAT AND/OR DEED CALLS UNLESS NOTED.
- SUBJECT TO EASEMENTS OF RECORD.
- ABSTRACT NOT REVIEWED.
- SURVEYOR'S CERTIFICATION DOES NOT APPLY TO MATTERS OF TITLE, ZONING, OR FREEDOM OF ENCUMBRANCES, AND IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OR ELECTRONIC SIGNATURE SURVEYOR AND MAPPER. IF ELECTRONICALLY SIGNED AND SEALED, PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.
- NO UNDERGROUND UTILITIES, FOUNDATIONS OR OTHER UNDERGROUND INSTALLATIONS WERE LOCATED UNLESS SHOWN, AND NO OTHER PERSON OR ENTITIES, OTHER THAN SHOWN, MAY RELY ON THIS SURVEY.
- ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF, UNLESS OTHERWISE NOTED.
- LEGAL DESCRIPTION FURNISHED BY CLIENT.
- PROPERTY OWNER SHOULD OBTAIN WRITTEN FLOOD ZONE DETERMINATION FROM OUR LOCAL PERMITTING, PLANNING, AND BUILDING DEPARTMENT PRIOR TO ANY CONSTRUCTION PLANNING AND/OR CONSTRUCTION.
- THE LOT GRADES SHOWN WHERE PROVIDED BY THE ENGINEER OF RECORD, REFER TO THE SUBDIVISION GRADING PLAN TO VERIFY ALL LOT GRADES PRIOR TO CONSTRUCTION.

ABBREVIATIONS

- FF ELV. = FINISHED FLOOR ELEVATION
- BOB = BASIS OF BEARING
- C/L = CENTERLINE
- CO = SANITARY CLEAN OUT
- FPL = FLORIDA POWER AND LIGHT
- LMAE = LAKE MAINTENANCE ACCESS
- LMAE (P) = LAKE MAINTENANCE ACCESS PLAT
- NTS = NOT TO SCALE
- EDW = EDGE OF WATER
- MH = MANHOLE
- NVD = NATIONAL GEODETIC VERTICAL DATUM (1929)
- PCP = PERMANENT CONTROL POINT
- PRM = PERMANENT REF. MONUMENT
- PSM = PROFESSIONAL SURVEYOR AND MAPPER
- PUE = PUBLIC UTILITY EASEMENT
- DE = DRAINAGE EASEMENT
- R/W = RIGHT OF WAY
- MWB = WATER METER BOX
- CB = CATCH BASIN
- IE = IRRIGATION EASEMENT
- FL = FLOW LINE
- NAVD = NORTH AMERICAN VERTICAL DATUM (1988)
- A/C = AIR CONDITIONER PAD

CERTIFICATION:

I CERTIFY THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND THAT IT MEETS THE STANDARD OF PRACTICE SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17.051 THROUGH 5J-17.053, FLORIDA ADMINISTRATIVE CODE, PURSUANT CHAPTER 472.022, FLORIDA STATUTES.

BY: *[Signature]* JOHN SCOTT RHODES PSM #5739

BOUNDARY SURVEY

CERTIFIED TO:
 NOVIA TITLE COMPANY,
 COMMONWEALTH LAND TITLE INSURANCE COMPANY,
 BENEL FRAZILE AND KARENVAH A. RICHARDSON
 CLINICAL SERVICES, LLC

RHODES & RHODES
 LAND SURVEYING, INC.
 LICENSE #LB 6897

Bk:	Pg:	date:
1266	28	JUNE 25, 2020
scale:	1" = 20'	
Cogo #:	15-930X	

28100 BONITA GRANDE DRIVE, #107
 BONITA SPRINGS, FLORIDA 34135
 (239) 405-8166 (239) 405-8163 FAX

Drawn:	EBC/MMR
Checked:	JTR
accd #:	2019-872
view:	SITE
project #:	2015-930
sheet #:	1 of 1
file #:	2019-872
LOT	587