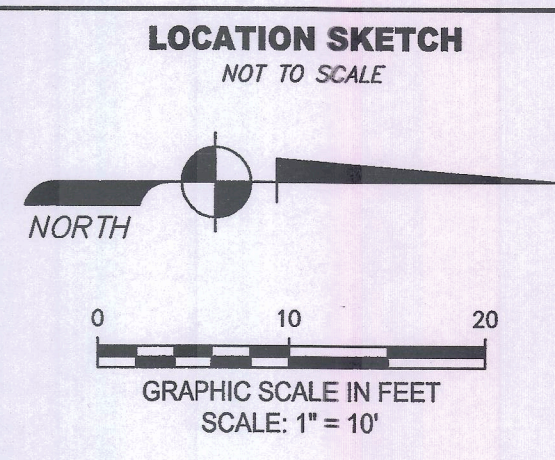
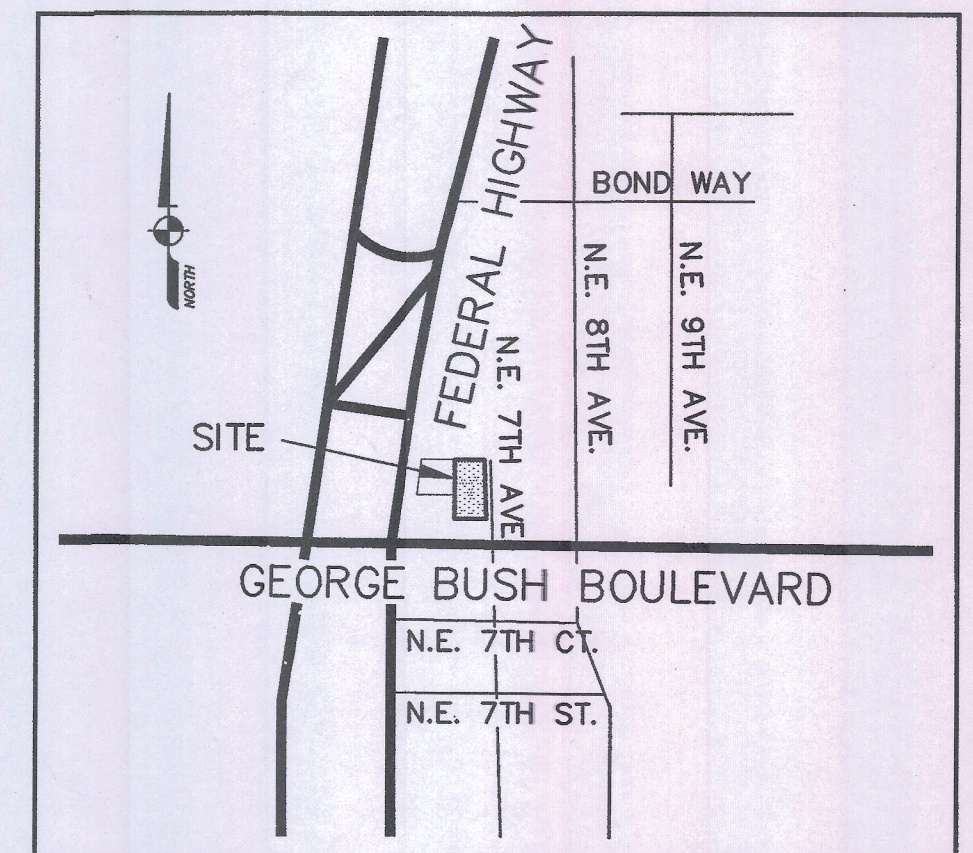
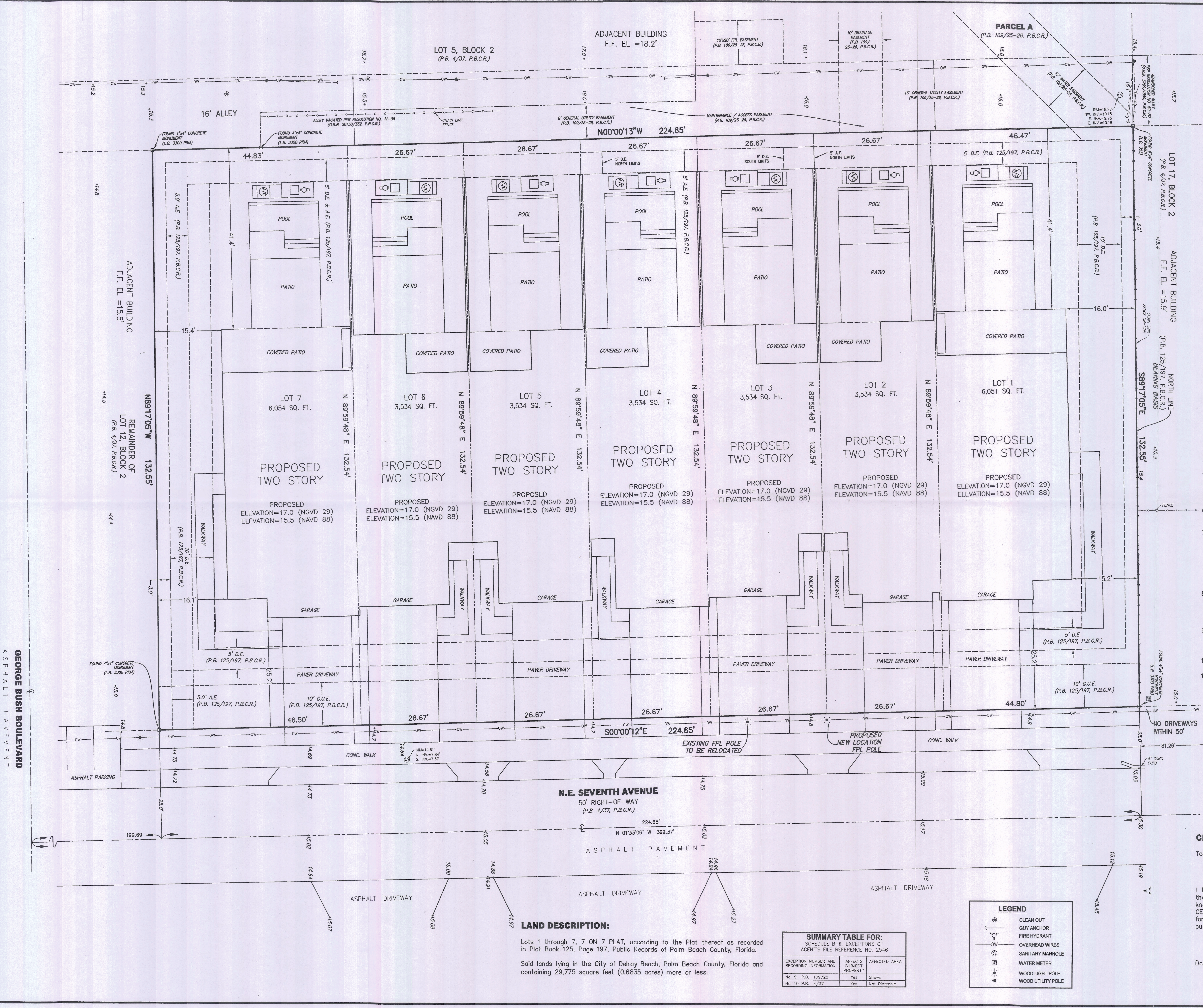




SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this survey map or report by other than the signing party is prohibited without written consent of the signing party.
2. The property shown hereon is subject to agreements, covenants, easements, restrictions and other matters contained in the Title Commitment issued by OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, Agent's File Reference No. 2546, effective date July 25, 2017@ 11:pm, as prepared by Cristofer A. Bernardo, Esq. Where applicable, these instruments are shown on the survey (see SUMMARY TABLE). Avrom & Associates, Inc. did not research the public records for easements, rights-of-way, ownership or other instruments of record.
3. The land description shown hereon is based on the instrument of record.
4. No underground improvements were located.
5. The property described hereon lies within Flood Zone X, as shown on the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM), Community Panel Number 125102 0977 F, dated 10/05/2017.
6. Elevations shown hereon are in feet and based on the National Geodetic Vertical Datum of 1929 (NGVD 1929).
7. The Benchmark is located at the intersection of the N.E. 5th Avenue (US-1) and N.E. 8th Street in Delray Beach in the Northeast quadrant. The Benchmark is a Palm Beach County Brass Disk in concrete and stamped "REPUBLICAN GUARD". The Benchmark is 32 feet West of the centerline of N.E. 5th Avenue, 26 feet North of N.E. 8th Street, 46 feet East of the East rail of the FEC Railroad tracks and 2 feet South of a wooden power pole with witness sign. Elevation = 18.506 (NGVD 29).
8. Bearings, distances shown hereon are in accord with the plat 7 ON 7 PLAT and agree with the survey measurements, unless otherwise noted. Bearings are based on the north line of said Plat having a bearing of S89°17'05"E.
9. Symbols shown hereon and in the legend may have been enlarged for clarity. These symbols have been plotted at the center of the field location and may not represent the actual shape or size of the feature.
10. This map is intended to be displayed at a scale of 1:120 (1" = 10').
11. Abbreviation Legend: A/C = Air Conditioner; A.E. = Anchor Easement; C = Centerline; CONC. = Concrete; D.E. = Drainage Easement; F.B. = Field Book; F.F. = Finish Floor; FPL = Florida Power & Light Company; G.U.E. = General Utility Easement; L.B. = Licensed Business; NAVD = North American Vertical Datum; NGVD = National Geodetic Vertical Datum; O.R.B. = Official Records Book; OW = Overhead Wires; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; P.C. = Page; P.L.S. = Professional Land Surveyor; PRM = Permanent Reference Monument.

OFFICE COPY
18.172471

CERTIFICATION:

To: M.J. BUSCH LLC
Old Republic National Title Insurance Company
Padula Bernardo Levine, LLC

I HEREBY CERTIFY that the attached Boundary and Topographic Survey of the hereon described property is true and correct to the best of my knowledge and belief as surveyed in the field under my direction. I FURTHER CERTIFY that this Boundary Survey meets the Standards of Practice set forth in Chapter 5J-17.050 through 5J-17.052, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Date: 8/20/2018
JOHN T. DOOGAN, P.L.S.
Florida Registration No. 4409
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

LAND DESCRIPTION:
Lots 1 through 7, 7 ON 7 PLAT, according to the Plat thereof as recorded in Plat Book 125, Page 197, Public Records of Palm Beach County, Florida.
Said lands lying in the City of Delray Beach, Palm Beach County, Florida and containing 29,775 square feet (0.6835 acres) more or less.

SUMMARY TABLE FOR: SCHEDULE B-II, EXCEPTIONS OF AGENTS' FILE REFERENCE NO. 2546		
EXCEPTION NUMBER AND RECORDING INFORMATION	AFFECTS SUBJECT PROPERTY	AFFECTED AREA
No. 9 P.B. 109/25	Yes	Shown
No. 10 P.B. 4/37	Yes	Not Platiable

LEGEND	
	CLEAN OUT
	GUY ANCHOR
	FIRE HYDRANT
	OVERHEAD WIRES
	SANITARY MANHOLE
	WATER METER
	WOOD LIGHT POLE
	WOOD UTILITY POLE

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
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AVIROM & ASSOCIATES
ESTABLISHED 1981

SCALE:	1" = 10'
DATE:	08/28/2017
BY:	GYC
CHECKED:	J.T.D.
F.B.:	1818
PG.:	61-65
SHEET:	1 OF 1
JOB #:	7721-7

BOUNDARY SURVEY
LOTS 1 THROUGH 7
7 ON 7 PLAT
(P.B. 125, PG. 197, P.B.C.R.)
CITY OF DELRAY BEACH
PALM BEACH COUNTY, FLORIDA