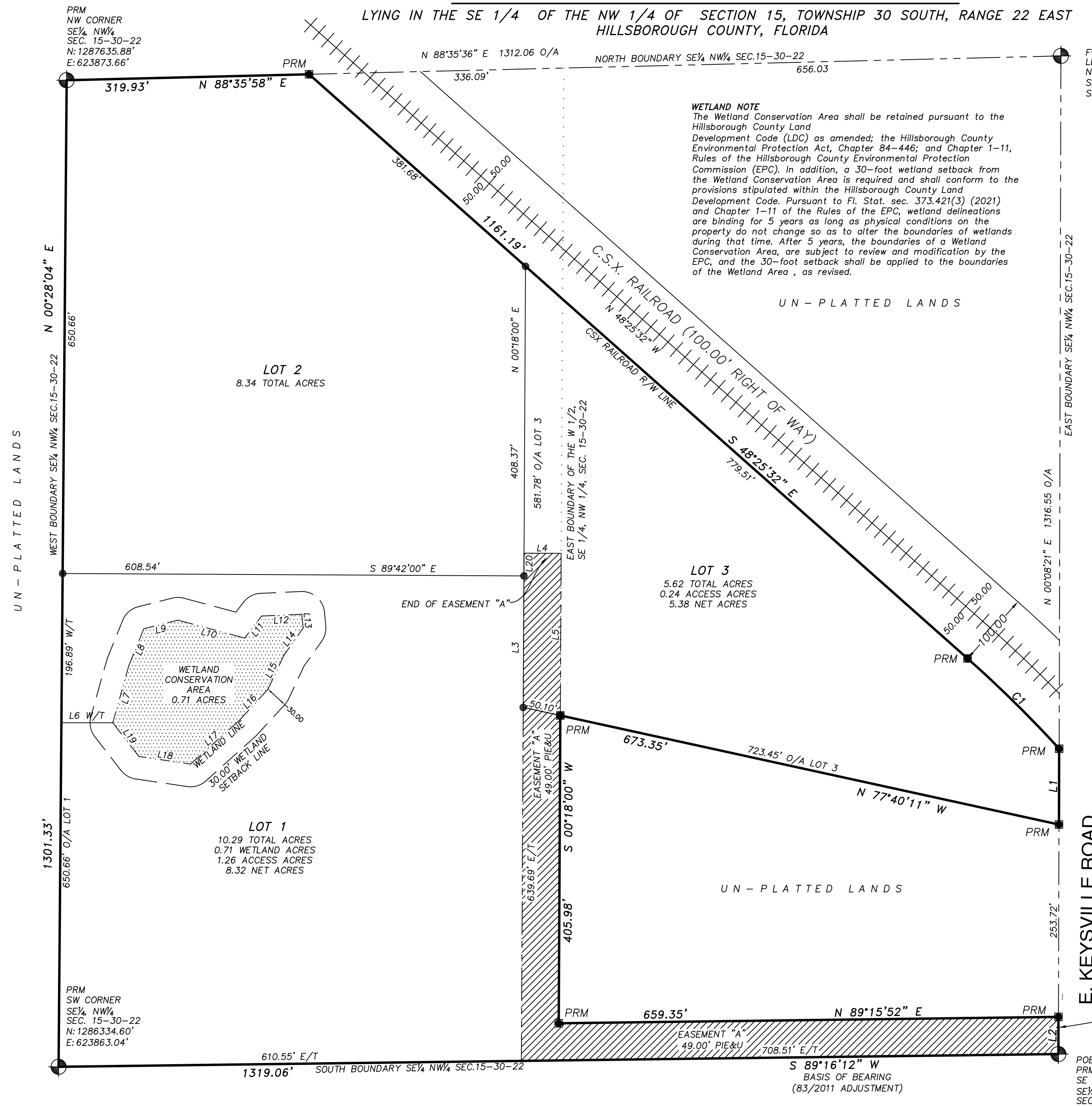


ALAFIA ACRES

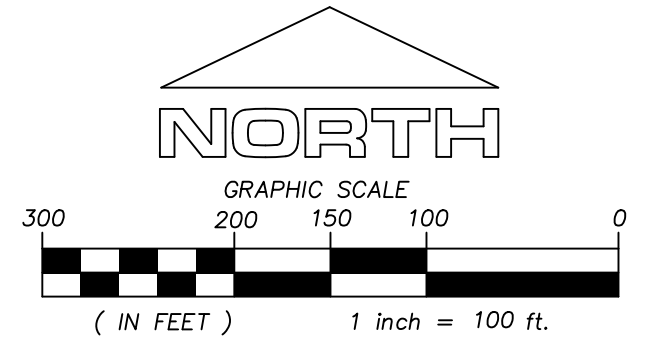
MINOR SUBDIVISION

UN-PLATTED LANDS

LYING IN THE SE 1/4 OF THE NW 1/4 OF SECTION 15, TOWNSHIP 30 SOUTH, RANGE 22 EAST
HILLSBOROUGH COUNTY, FLORIDA



F 9/8" IR
LB 3603
NE CORNER
SE 1/4, NW 1/4
SEC. 15-30-22



WETLAND NOTE
The Wetland Conservation Area shall be retained pursuant to the Hillsborough County Land Development Code (LDC) as amended; the Hillsborough County Environmental Protection Act, Chapter 84-446; and Chapter 1-11, Rules of the Hillsborough County Environmental Protection Commission (EPC). In addition, a 30-foot wetland setback from the Wetland Conservation Area is required and shall conform to the provisions stipulated within the Hillsborough County Land Development Code. Pursuant to Fl. Stat. sec. 373.421(3) (2021) and Chapter 1-11 of the Rules of the EPC, wetland delineations are binding for 5 years as long as physical conditions on the property do not change so as to alter the boundaries of wetlands during that time. After 5 years, the boundaries of a Wetland Conservation Area, are subject to review and modification by the EPC, and the 30-foot setback shall be applied to the boundaries of the Wetland Area, as revised.

CONTROL NOTES
1- THE REFERENCE BEARING OF S89°16'12"W IS ALONG THE SOUTH BOUNDARY OF THE SE 1/4 OF THE NW 1/4 OF SECTION 15, TOWNSHIP 30 SOUTH, RANGE 22 EAST HILLSBOROUGH COUNTY, FLORIDA.
2- BEARINGS AND X-Y COORDINATES SHOWN HEREON ARE DERIVED FROM THE FLORIDA STATE PLANE COORDINATE SYSTEM, TRAVERSE MERCATOR WEST ZONE NAD 83-1990 ADJUSTMENT ORIGINATING FROM VALUES PUBLISHED FOR FLORIDA, HILLSBOROUGH COUNTY CONTROL STATIONS "KELLY", AND "KY-B" PURSUANT TO FLORIDA STATUTE 177.151 (COORDINATE VALUES ARE IN GRID FEET).
3- ALL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET.

LEGEND

- = SET 4"x4" CONCRETE MONUMENT MARKED "PRM LB#6582"
- ⊠ = FOUND 4"x4" CONCRETE MONUMENT
- = SET 1/2" IRONROD MARKED LB#6582
- ⊕ = LAND CORNER
- LB = LICENSED BUSINESS
- PRM = PERMANENT REFERENCE MONUMENT
- LS = LAND SURVEYOR
- R/W = RIGHT OF WAY
- O/A = OVERALL
- POC = POINT OF COMMENCEMENT
- PIE&U = PRIVATE INGRESS/EGRESS & UTILITY EASEMENT
- POB = POINT OF BEGINNING
- P.O.L = POINT ON LINE
- W/T = WETLAND TIE
- CM = CONCRETE MONUMENT
- WCA = WETLAND CONSERVATION AREA
- L1 = LINE NUMBER
- O.R. = OFFICIAL RECORDS
- PG = PAGE
- SEC. = SECTION
- FT = FEET OR FOOT
- E/T = EASEMENT TIE
- IE&UE = INGRESS - EGRESS & UTILITY EASEMENT
- F (SIZE SHOWN) IP = FOUND IRON PIPE
- F (SIZE SHOWN) IR = FOUND IRON ROD
- a/k/a/ = ALSO KNOWN AS

LINE	BEARING	DISTANCE
L1	S 00°08'48" W	100.00'
L2	S 00°06'51" W	49.04'
L3	N 00°18'00" E	173.40'
L4	N 89°42'00" W	49.00'
L5	N 00°18'00" E	213.85'
L6	N 90°00'00" E	67.77'
L7	N 15°43'46" E	78.26'
L8	N 22°02'10" E	52.49'
L9	N 75°46'19" E	46.42'
L10	S 74°56'57" E	91.24'
L11	N 37°30'16" E	36.60'
L12	N 87°24'42" E	53.17'
L13	S 05°27'19" E	18.25'
L14	S 35°18'40" W	43.50'
L15	S 25°07'35" W	50.02'
L16	S 42°38'43" W	55.62'
L17	S 48°08'05" W	86.48'
L18	N 81°40'40" W	68.85'
L19	N 37°51'20" W	56.32'
L20	N 00°18'00" E	30.00'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1630.39'	169.65'	169.57'	S 45°26'24" E	5°57'42"

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