

# Sketch and Description

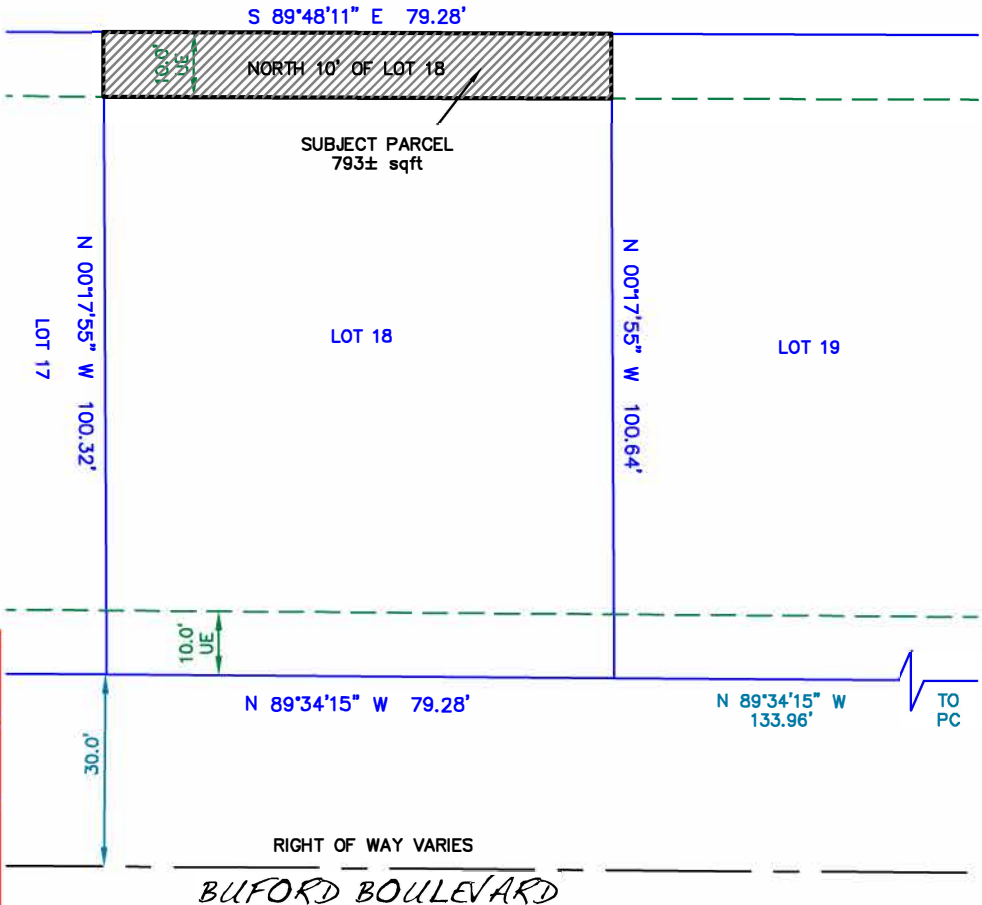
NOT A SURVEY

CHARTER OAKS SUBDIVISION  
PB 79, PG 30

## Legal Description

### PROPOSED 10' UTILITY EASEMENT VACATION

That 10.00 foot utility easement located along the North 10.00 feet of Lot 18, CEDAR HEIGHTS, according to the plat thereof as recorded in Plat Book 81, Page 85, of the Public Records of Pinellas County, Florida.



**CERTIFIED TO: (AS FURNISHED)**  
DEBBY EVANS A/K/A DEBORAH FALLAHEE  
TERRANCE FALLAHEE  
COURTLAND GROUP HOLDINGS, LLC

**BASIS OF BEARING**  
BEARINGS ARE BASED ON THE NORTH RIGHT-OF-WAY OF BUFORD BOULEVARD WHICH HAS A BEARING OF N89°34'15\"W PER PLAT.

#### NOTES

1. Additions or deletions to this sketch by other than the signing party or parties is prohibited without the written consent of the signing party or parties.
2. The property shown hereon is subject to all easements, restrictions and reservations which may be shown or noted on the record plat and within the public records of the county the subject property is located. This sketch only depicts survey related information such as easements and setbacks that are shown on a record plat or have been furnished to the Surveyor.
3. This sketch is prepared for the exclusive use and benefit of the parties listed hereon. Liability to third parties may not be transferred or assigned.



SCALE: 1" = 30'

JOB #: VLSR20-44637

CLIENT #:

DRAFTER: BT

APPROVED: JEW

LB 7788

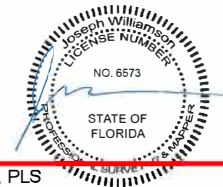


**VISION LAND**  
SERVICE

941 S Pennsylvania Ave, Winter Park, FL 32789 | (888) 399-8474

#### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SKETCH IS A TRUE AND ACCURATE REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION.



Joseph E. Williamson, PLS

DATED: 12-23-20

PROFESSIONAL LAND SURVEYOR

FLORIDA REGISTRATION #8573

NOT VALID WITHOUT THE ELECTRONIC SIGNATURE AND/OR ORIGINAL RAISED SEAL OF THE LISTED FLORIDA LICENSED SURVEYOR AND MAPPER

DATE	REVISION	DATE	REVISION