

MAP SHOWING BOUNDARY SURVEY OF LOT 25 BLOCK 12 AS SHOWN ON MAP OF SUBDIVISION "A" ATLANTIC BEACH

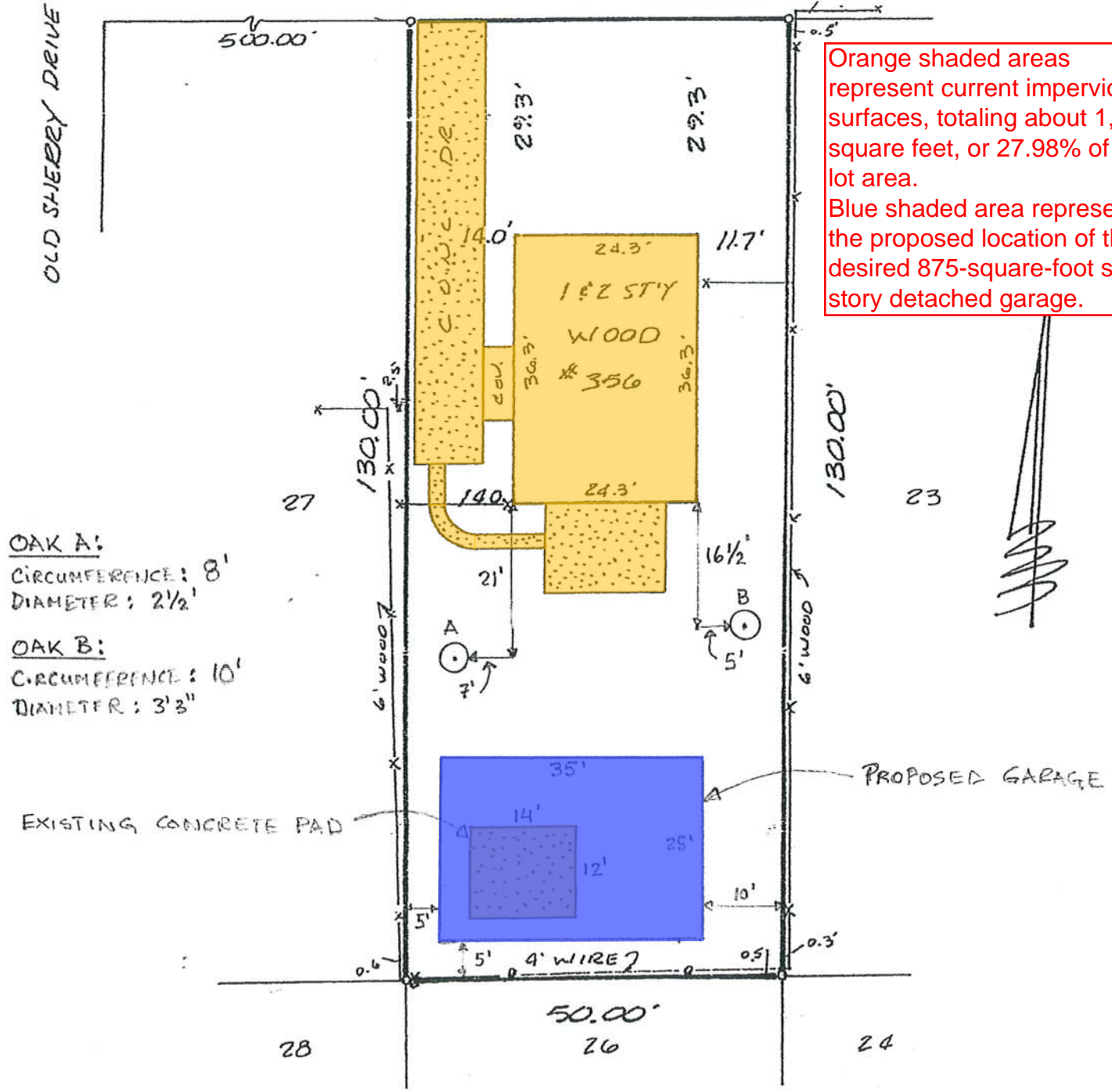
EXHIBIT 2

AS RECORDED IN PLAT BOOK 5 PAGES 69 OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA
CERTIFIED FOR: TODD L. JAMES; SOUTHTRUST BANK, NORTH FLORIDA, N.A.; STEWART TITLE OF JACKSONVILLE, INC.; WATSON & OSBORNE P.A.

TENTH ST
(40' R/W)
50.00'

OLD SHERRY DRIVE

Orange shaded areas represent current impervious surfaces, totaling about 1,816 square feet, or 27.98% of total lot area.
Blue shaded area represents the proposed location of the desired 875-square-foot single-story detached garage.



OAK A:
CIRCUMFERENCE: 8'
DIAMETER: 2 1/2'

OAK B:
CIRCUMFERENCE: 10'
DIAMETER: 3' 3"

EXISTING CONCRETE PAD

PROPOSED GARAGE

NOT VALID UNLESS EMBOSSED WITH SEAL OF THE UNDERSIGNED. ALL INTERIOR ANGLES ARE 90° 00' 00"

THE PROPERTY SHOWN HEREON APPEARS TO LIE WITHIN FLOOD HAZARD ZONE X AS SCALED FROM FLOOD INSURANCE RATE MAP 1 FOR THE CITY OF ATLANTIC BEACH, FLORIDA, DATED 4-17-89. AND IS SHOWN AS A COURTESY ONLY AND DOES NOT CONSTITUTE A CERTIFICATION OF SAME.