

PARENT TRACT

LEGAL DESCRIPTION:

THE EAST 210 FEET OF THE SOUTH 210 FEET OF THE NORTH 505 FEET OF THE SOUTHEAST ONE QUARTER OF THE SOUTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 18 SOUTH, RANGE 24 EAST, IN LAKE COUNTY, FLORIDA.

SUBJECT TO ALL EASEMENTS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD, IF ANY.

LEGAL DESCRIPTION "UTILITY EASEMENT":

THAT PART OF THE EAST 210 FEET OF THE SOUTH 210 FEET OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 18 SOUTH, RANGE 24 EAST IN LAKE COUNTY, FLORIDA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 33, AND RUN SOUTH 89°59'04" WEST ALONG THE SOUTH LINE OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 210.00 FEET TO THE SOUTHWEST CORNER OF THE EAST 210.00 FEET OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 33; THENCE NORTH 00°21'51" EAST ALONG THE WEST LINE OF THE EAST 210 FEET OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 210.00 FEET TO THE NORTHWEST CORNER OF THE EAST 210 FEET OF THE SOUTH 210 FEET OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 33; THENCE NORTH 89°59'04" EAST ALONG THE NORTH LINE OF THE SOUTH 210 FEET OF THE NORTH 505 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 71.42 FEET; THENCE SOUTH 00°21'51" WEST, 10.00 FEET; THENCE SOUTH 89°59'04" WEST, 61.42 FEET; THENCE SOUTH 00°21'51" WEST, 172.00 FEET; THENCE NORTH 89°59'04" EAST, 200.00 FEET TO A POINT ON THE EAST LINE OF THE SOUTHEAST 1/4 OF THE AFOREMENTIONED SECTION 33; THENCE SOUTH 00°21'51" WEST ALONG THE EAST LINE OF THE SOUTHEAST 1/4, A DISTANCE OF 28.00 FEET TO THE POINT OF BEGINNING.

SITE ADDRESS:

2411 U.S. HIGHWAY 441
FRUITLAND PARK, FLORIDA 34731

NOTES:

- BEARINGS BASED ON THE EAST LINE OF THE S.E. 1/4 OF SECTION 33-19-24, AS BEING N 00°21'51" E.
- UNDERGROUND IMPROVEMENTS WERE NOT LOCATED ON THIS SURVEY.
- TITLE AND EASEMENT INFORMATION CONCERNING THE SUBJECT SITE WAS NOT FURNISHED BY CLIENT AT THE TIME OF THIS SURVEY.
- ACCORDING TO THE NATIONAL FLOOD INSURANCE RATE MAP OF THE CITY OF FRUITLAND PARK, FLORIDA, COMMUNITY PANEL NO. 120387-0170-D, DATED 7/3/2002, THE SUBJECT SITE LIES IN ZONE "X" (NOT IN A FLOOD ZONE)
- PARENT TRACT CONTAINS 44,101 SQUARE FEET/1.01 ACRES.
- EASEMENT CONTAINS 8,314 SQUARE FEET/0.19 ACRES.

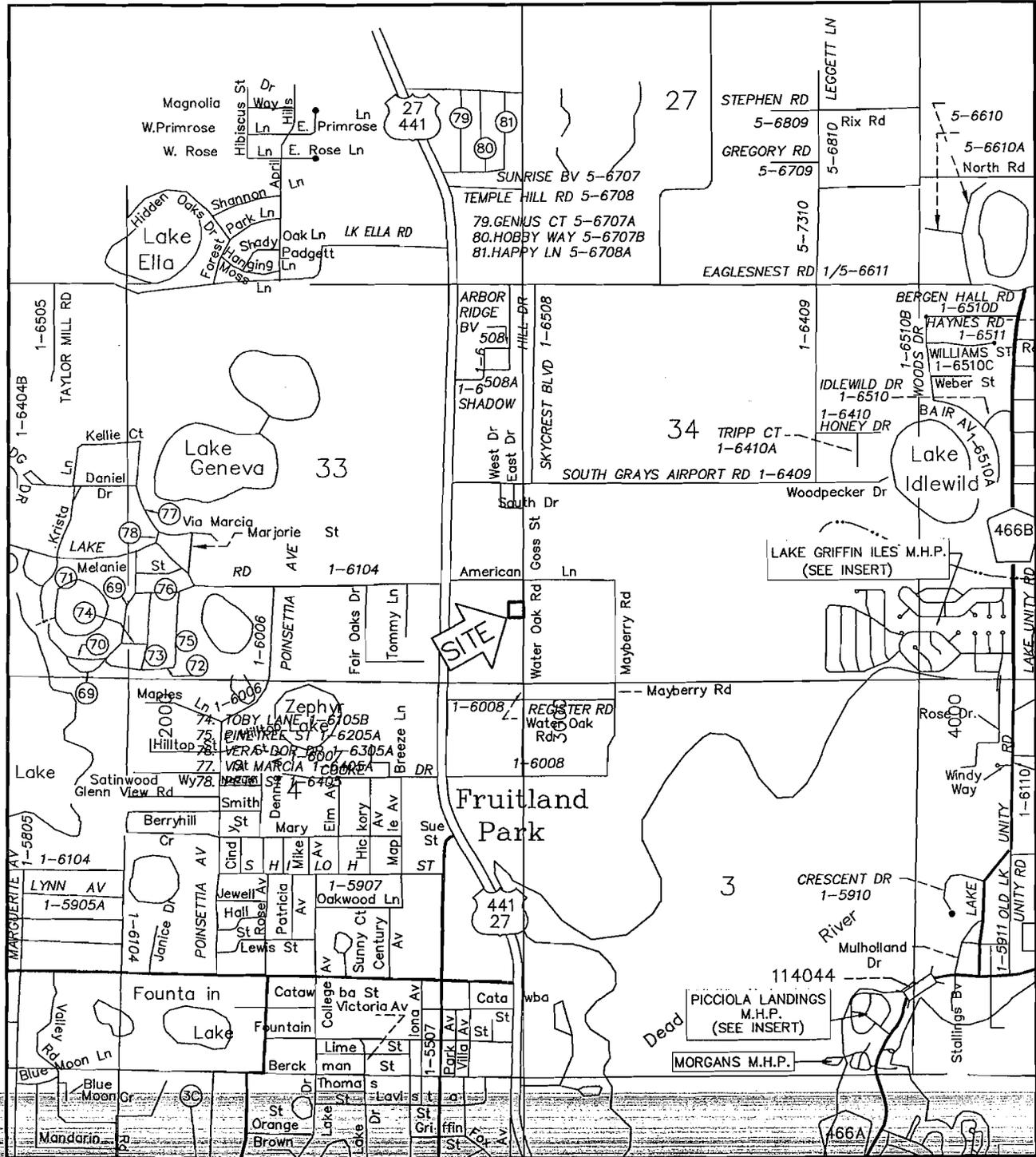
| | | | |
|-----------------------------------|----------|---------|---------|
| PER COMMENT | 1 | TIM | 1/05/12 |
| REVISION | NO. | BY | DATE |
| SCALE | 1" = 60' | | |
| FLD. BK./PG:1134/09 DATE 12/30/11 | | | |
| DRAWN | TIM | 1/03/12 | |

GENERAL LEGEND

| | | |
|--|-----------------------------|--------------------------------------|
| ■ = FOUND CONCRETE MONUMENT (NUMBER/SIZE AS NOTED) | ☐ = POWER BOX | LS = REGISTERED LAND SURVEYOR NUMBER |
| ● = FOUND IRON PIN (NUMBER/SIZE AS NOTED) | ⊙ = POWER POLE | LB = LICENSED BUSINESS NUMBER |
| ⊙ = FOUND IRON PIPE (SIZE AS NOTED: NO NUMBER) | — = GUY WIRE | MEA = MEASURED |
| △ = NAIL OR NAIL AND DISK (NUMBER NOTED IF AVAILABLE) | ohu = OVERHEAD UTILITY LINE | DES = DESCRIBED |
| ○ = SET IRON ROD (5/8", LB 707) | ☆ = LIGHT POLE | PRM = PERMANENT REFERENCE MONUMENT |
| ☐ = SET CONCRETE MONUMENT (4"x4", LB 707) | ⊕ = WELL | POB = POINT OF BEGINNING |
| ⊕ = CENTER LINE | ☒ = TELEPHONE BOX | ORB = OFFICIAL RECORDS BOOK |
| ○ = CHAIN FENCE LINE | CM = CONCRETE MONUMENT | PB = PLAT BOOK |
| | N/D = NAIL AND DISK | PG = PAGE |
| | FND = FOUND | PCP = PERMANENT CONTROL POINT |
| | IP = IRON PIPE | PT = POINT OF TANGENT |
| | IR = IRON ROD/PIN | PC = POINT OF CURVATURE |
| | R/W = RIGHT-OF-WAY LINE | POC = POINT ON CURVE |
| | | PL = PLAT |

I hereby certify that this survey was made under my responsibility

VICINITY MAP



NOT TO SCALE

GENERAL LEGEND

- = FOUND CONCRETE MONUMENT (NUMBER/SIZE AS NOTED)
- = FOUND IRON PIN (NUMBER/SIZE AS NOTED)
- ⊙ = FOUND IRON PIPE (SIZE AS NOTED; NO NUMBER)
- ▲ = NAIL OR NAIL AND DISK (NUMBER NOTED IF AVAILABLE)
- = SET IRON ROD (5/8", LB 707)
- = SET CONCRETE MONUMENT (4"x4", LB 707)
- ⊕ = CENTER LINE
- = CHAIN FENCE LINE
- ⊞ = POWER BOX
- ⊞ = POWER POLE
- = GUY WIRE
- ohu = OVERHEAD UTILITY LINE
- ⊙ = LIGHT POLE
- ⊞ = WELL
- ⊞ = TELEPHONE BOX
- CM = CONCRETE MONUMENT
- N/D = NAIL AND DISK
- FND = FOUND
- IP = IRON PIPE
- IR = IRON ROD/PIN
- R/W = RIGHT-OF-WAY LINE
- LS = REGISTERED LAND SURVEYOR NUMBER
- LB = LICENSED BUSINESS NUMBER
- MEA = MEASURED
- DES = DESCRIBED
- PRM = PERMANENT REFERENCE MONUMENT
- POB = POINT OF BEGINNING
- ORB = OFFICIAL RECORDS BOOK
- PB = PLAT BOOK
- PG = PAGE
- PCP = PERMANENT CONTROL POINT
- PT = POINT OF TANGENT
- PC = POINT OF CURVATURE
- POC = POINT ON CURVE
- PL = PLAT

| | | | | | |
|-----------------------------------|----------|----|------|--|--|
| | | | | | |
| REVISION | NO. | BY | DATE | | |
| SCALE | 1" = 60' | | | | |
| FLD. BK./PG.1134/09 DATE 12/30/11 | | | | | |
| DRAWN TIM 1/03/12 | | | | | |

