BOUNDARY SURVEY

IN SECTIONS 1, 12 & 13, TOWNSHIP 47 SOUTH, RANGE 25 EAST A PORTION OF SECTION 2, 11 TOWNSHIP 47 SOUTH, RANGE 25 EAST AND SECTIONS 5, 6, 7 & 8, TOWNSHIP 47 SOUTH, RANGE 26 EAST LEE COUNTY, FLORIDA

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CONSULTANTS:

LEGAL DESCRIPTION

PARCEL 2

PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 2. ALSO BEING THE SOUTHWEST CORNER OF SAID SECTION 1: THENCE ALONG THE SOUTH LINE OF SECTION 2. SOUTH 89 DEGREES 52 MINUTES 49 SECONDS WEST A DISTANCE OF 358.33 FEET TO THE SURVEY BASE LINE OF STATE ROAD 93 (1-75); THENCE ALONG SAID SURVEY BASE LINE, NORTH 01 DEGREE 34 MINUTES 01 SECOND WEST A DISTANCE OF 1165.91 FEET; THENCE NORTH 88 DEGREES 25 MINUTES 57 SECONDS; EAST A DISTANCE OF 248.00 FEET TO THE EAST EXISTING LIMITED ACCESS RIGHT OF WAY LINE OF SAID STATE ROAD 93 (PER SECTION 12075-2401) FOR A POINT OF BEGINNING; THENCE ALONG SAID AN EXISTING LIMITED ACCESS RIGHT OF WAY LINE NORTH 01 DEGREE 34 MINUTES 01 SECONDS WEST A DISTANCE OF 2,553.93 FEET; THENCE NORTH 88 DEGREES 25 MINUTES 59 SECONDS EAST A DISTANCE OF 254.95 FEET; THENCE SOUTH 83 DEGREES 50 MINUTES 16 SECONDS EAST A DISTANCE OF 479.81 FEET; THENCE SOUTH 01 DEGREE 34 MINUTES 01 SECONDS EAST A DISTANCE OF 1.422.00 FEET; THENCE SOUTH 88 DEGREES 33 MINUTES 06 SECONDS WEST A DISTANCE OF 471.80 FEET; THENCE SOUTH O1 DEGREE 34 MINUTES 01 SECOND EAST A DISTANCE OF 1,068.38 FEET; THENCE SOUTH 88 DEGREES 25 MINUTES 57 SECONDS WEST A DISTANCE OF

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 2, ALSO BEING THE SOUTHWEST CORNER OF SAID SECTION 1; THENCE ALONG THE SOUTH LINE OF SECTION 2, SOUTH 89 DEGREES 52 MINUTES 49 SECONDS WEST A DISTANCE OF 358.33 FEET TO THE SURVEY BASE LINE OF INTERSTATE 75 (STATE ROAD 93); THENCE ALONG SAID SURVEY BASE LINE, NORTH 01 DEGREE 34 MINUTES 01 SECOND WEST A DISTANCE OF 2,162.84 FEET; THENCE NORTH 88 DEGREES 25 MINUTES 59 SECONDS EAST A DISTANCE OF 506.60 FEET FOR A POINT OF BEGINNING; THENCE NORTH O1 DEGREE 34 MINUTES O1 SECONDS NEST A DISTANCE OF 72.45 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 06 SECONDS EAST A DISTANCE OF 471.80 FEET; THENCE SOUTH 01 DEGREE 34 MINUTES 01 SECONDS EAST A DISTANCE OF 1,141.05 FEET; THENCE NORTH 89 DEGREES 37 MINUTES 45 SECONDS WEST A DISTANCE OF 249.92 FEET; THENCE NORTH 75 DEGREES 12 MINUTES 06 SECONDS WEST A DISTANCE OF 231.40 FEET; THENCE NORTH 01 DEGREE 34 MINUTES 01 SECONDS WEST A DISTANCE OF 995.93 FEET TO THE POINT OF BEGINNING.

ALL OF SECTION 11 LYING EAST OF THE EAST RIGHT OF WAY LINE OF INTERSTATE HIGHWAY I-75, AND ALL OF SECTION 12, TOWNSHIP 47 SOUTH, RANGE 25 EAST, IN LEE COUNTY, FLORIDA

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCELS AS SET FOR IN THE STIPULATED FINAL JUDGMENT AND AMENDED ORDER OF TAKING RECORDED NOVEMBER 14, 2008 IN INSTRUMENT

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 11 AND THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA. BEING DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHEAST CORNER OF SAID SECTION 11, ALSO BEING THE SOUTHWEST CORNER OF SAID SECTION 12; THENCE ALONG THE SOUTH LINE OF SAID SECTION 11, NORTH 82 DEGREES 32 MINUTES 43 SECONDS WEST A DISTANCE OF 43.12 FEET, TO THE EAST LIMITED ACCESS RIGHT-OF-WAY LINE OF STATE ROAD 93 (1-75), PER SECTION 12075-2401; THENCE CONTINUE ALONG SAID EAST EXISTING LIMITED ACCESS RIGHT OF WAY LINE NORTH 01 DEGREE 34 MINUTES 01 SECONDS WEST A DISTANCE OF 1330.71 FEET; THENCE NORTH 88 DEGREES 25 MINUTES 59 SECONDS EAST A DISTANCE OF 235.32 FEET; THENCE SOUTH 03 DEGREES 49 MINUTES 46 SECONDS EAST A DISTANCE OF 50.04 FEET; THENCE SOUTH 01 DEGREE 34 MINUTES 01 SECOND EAST A DISTANCE OF 1,064.88 FEET; THENCE SOUTH 80 DEGREES 42 MINUTES 11 SECONDS EAST A DISTANCE OF 488.15 FEET; THENCE SOUTH 01 DEGREE 34 MINUTES 03 SECONDS EAST A DISTANCE OF 135.00 FEET TO THE SOUTH LINE OF SAID SECTION 12; THENCE ALONG SAID SOUTH LINE SOUTH 88 DEGREES 48 MINUTES 32 SECONDS WEST A DISTANCE OF 674.12 FEET TO THE POINT OF BEGINNING.

ALSO LESS AND EXCEPT:

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 11, TOWNSHIP 47 SOUTH, RANGE 25 EAST ALSO BEING THE SOUTHWEST CORNER OF SAID SECTION 12; THENCE ALONG THE SOUTH LINE OF SAID SECTION 11, NORTH 82 DEGREES 32 MINUTES 43 SECONDS WEST A DISTANCE OF 294.23 FEET TO THE SURVEY BASE LINE OF INTERSTATE 75 (STATE ROAD 93); THENCE ALONG SAID SURVEY BASE LINE, NORTH 01 DEGREE 34 MINUTES 01 SECOND WEST A DISTANCE OF 1,241.33 FEET; THENCE NORTH 88 DEGREES 25 MINUTES 59 SECONDS EAST A DISTANCE OF 485.30 FEET FOR A POINT OF BEGINNING; THENCE NORTH 03 DEGREES 49 MINUTES 46 SECONDS WEST A DISTANCE OF 50.04 FEET; THENCE NORTH 76 DEGREES 20 MINUTES 47 SECONDS EAST A DISTANCE OF 282.21 FEET; THENCE NORTH 83 DEGREE 01 MINUTE 39 SECONDS EAST A DISTANCE OF 206.34 FEET; THENCE SOUTH 01 DEGREE 34 MINUTES 01 SECOND EAST A DISTANCE OF 1.285.42 FEET; THENCE NORTH 80 DEGREES 42 MINUTES 11 SECONDS WEST A DISTANCE OF 488.15 FEET; THENCE NORTH 01 DEGREE 34 MINUTES 01 SECONDS WEST A DISTANCE OF 1064.88 FEET TO THE POINT OF BEGINNING.

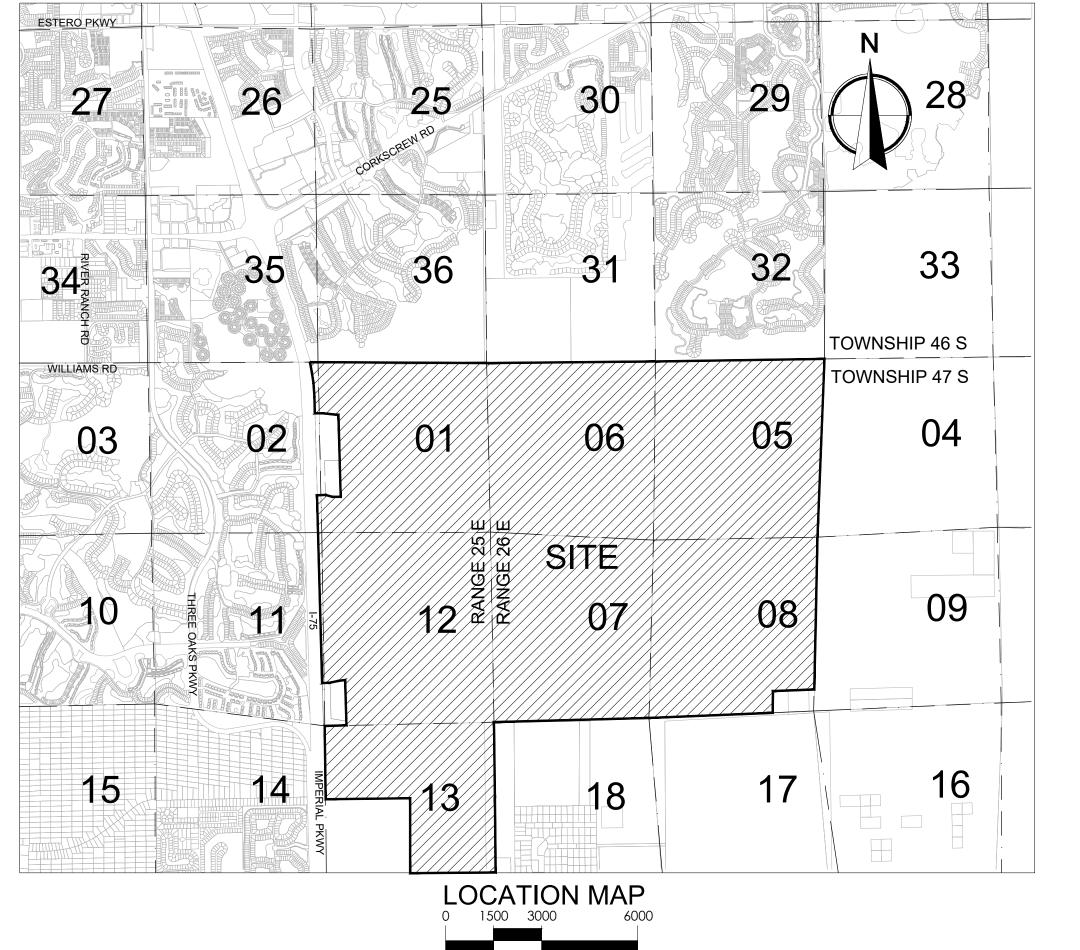
ALL OF SECTION 5. TOWNSHIP 47 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, RECORDED IN INSTRUMENT # 2013000168805, OF PUBLIC RECORD OF LEE COUNTY, FLORIDA.

ALL OF SECTION 6, TOWNSHIP 47 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, RECORDED IN INSTRUMENT # 2013000168805, OF PUBLIC RECORD OF LEE COUNTY, FLORIDA

ALL OF SECTION 7, TOWNSHIP 47 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, RECORDED IN INSTRUMENT # 2013000168805, OF PUBLIC RECORD OF LEE COUNTY, FLORIDA.

ALL OF SECTION 8 LESS AND EXCEPT THE SOUTH ONE HALF (S 1/2) OF THE SOUTHEAST ONE QUARTER (SE 1/4) OF THE SOUTHEAST ONE QUARTER (SE 1/4), TOWNSHIP 47 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, RECORDED IN INSTRUMENT # 2013000168805, OF PUBLIC RECORD OF LEE COUNTY, FLORIDA.

THE SE 1/4 OF SECTION 13, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LESS AND EXCEPT THE EAST 330 FEET, AND SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS TO THESE AND OTHER LANDS OVER AND ACROSS THE SOUTH 30 FEET THEREOF, AND AN EASEMENT OVER THE WEST 60 FEET OF THE EAST 390 FEET, WHICH EASEMENT SHALL TERMINATE 100 FEET SOUTH OF THE NORTH LINE OF SAID SECTION 13 FOR INGRESS AND EGRESS, ALL LYING AND BEING IN SECTION 13, TOWNSHIP 47 SOUTH, RANGE 25 EAST, RECORDED IN OFFICIAL RECORD BOOK 1378 PAGE 2305, OF PUBLIC RECORD OF LEE COUNTY, FLORIDA.



SCALE: 1" = 3000"

ABBREVIATIONS

AE= FLOOD ZONE AE AH= FLOOD ZONE AH

B.O.B. = BASIS OF BEARING CONC = CONCRETE

CCR = CERTIFIED CORNER RECORL CPP = CORRUGATED PLASTIC PIPE CMP = CORRUGATED METAL PIP D = DEED

ELEV. = ELEVATION FND = FOUND

IRC = IRON REBAR CAP IP = IRON PIPE

INV. = INVERN = NORTHE = EAST

S= SOUTH NW = NORTHWESTNF = NORTHFAS

W = WEST

SW = SOUTHWESTSE = SOUTHEAST

MHE = MANHOLE ELECTRIC MES = MITERED END SECTION NAVD88 = NORTH AMERICAN

> O.R.B. = OFFICIAL RECORDS BOOK P.O.B. = POINT OF BEGINNING

PIP= METAL PIPE PK N&W = PK NAIL & WASHER PVC = POLYVINYL CHLORIDE PIPE

P.O.C. = POINT OF COMMENCE

R/W = RIGHT OF WAYRCP = REINFORCED CONCRETE PIPE X = FLOOD ZONE X

X(s) = FLOOD ZONE X SHADED $\emptyset = DIAMETER$

SURVEYOR NOTES:

THE LAST DATE OF FIELD SURVEY WAS JUNE 17, 2022.

2. THE BOUNDARY SURVEY IS LOCATED IN SECTIONS 1, 12 & 13, TOWNSHIP 47 SOUTH, RANGE 25 EAST, AND IN A PORTION OF SECTION 2, 11 TOWNSHIP 47 SOUTH, RANGE 25 EAST AND, SECTIONS 5, 6, 7 & 8. TOWNSHIP 47 SOUTH, RANGE 26 EAST LEE COUNTY, FLORIDA. PARCELS # 07-47-26-00-00001.0000, AND THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE "STANDARDS OF PRACTICE", AS SET FORTH

BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN RULE 5J-17.050 THROUGH 5J-17.053, OF THE FLORIDA ADMINISTRATIVE CODE. THIS SURVEY MAP AND/OR REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OR DIGITAL SIGNATURE OF A FLORIDA LICENSED SURVEYOR AND

ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES. THE S88°39'16"E BASIS OF BEARING FOR THIS SURVEY WAS CALCULATED FROM THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 47 SOUTH, RANGE 25 EAST, MONUMENTED BY THE CERTIFIED

CORNER RECORD 110881 AND 110882. THE BEARINGS SHOWN HEREON ARE BASED ON GRID NORTH, AND ARE REFERENCED TO THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM (NAD)1983,/2011

ELEVATIONS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988, (NAVD 88), AS ESTABLISHED FROM THE FPRN GPS NETWORK UTILIZING GEOID 18 AND VERIFIED WITH THE FOLLOWING NGS CONTROL:

DESIGNATION - J 779

DESCRIPTION – SURVEY DISK ON TOP OF CONCRETE MONUMENT NAVD 88 ORTHO HEIGHT - 20.29 (FEET)

DESIGNATION - 175 81 A18 PID - AD5989 DESCRIPTION - SURVEY DISK ON TOP OF CONCRETE MONUMENT

NAVD 88 ORTHO HEIGHT - 19.57 (FEET)

BM#20001 SET NAIL&DISK LB 7055 K2, ELEV. 15.88' NAVD 88.

BM#20000 SET NAIL&DISK LB 7055 K1, ELEV. 14.81' NAVD 88.

ALL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET 10. THIS AREA LIES WITHIN FLOOD ZONE "AE", AND "AH" ELEVATION ±16 FEET, AS DEFINED BY THE FLOOD INSURANCE RATE MAPS PUBLISHED BY THE UNITED STATES DEPARTMENT OF HOMELAND SECURITY, FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA), AS SCALED FROM FEDERAL INSURANCE RATE

12071C0594, SUFFIX G, REVISED ON DECEMBER. 07, 2018 11. THE UNDERLYING AERIAL IMAGERY SHOWN HEREON WAS OBTAINED FROM FLORIDA DEPARTMENT OF TRANSPORTATION A-PLUS 2020 PHOTO SERIES AND IS SHOWN FOR INFORMATIONAL PURPOSES.

MAP COMMUNITY NAME: LEE COUNTY UNINCORPORATED AREAS, NO. 125124, PANEL 0594 MAP NUMBER

12. THE ACCURACY OBTAINED FOR ALL HORIZONTAL CONTROL MEASUREMENTS AND OFFICE CALCULATIONS OF CLOSED GEOMETRIC FIGURES. MEETS OR EXCEEDS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS AS CONTAINED IN CHAPTER 5J-17.051, FAC. THE HORIZONTAL ACCURACY OBTAINED ON THIS SURVEY EXCEEDS 1 FOOT IN 7,500 FEET.

13. THIS SURVEY DOES NOT HAVE THE BENEFIT OF A CURRENT TITLE COMMITMENT, OPINION, OR ABSTRACT, DURING THE COURSE OF THE SURVEY SOME SEARCHES OF THE PUBLIC RECORDS WERE MADE, BUT THESE SEARCHES WERE NOT EXHAUSTIVE AND SHOULD NOT BE CONSIDERED A SUBSTITUTE FOR A PROPER TITLE COMMITMENT, OPINION, OR ABSTRACT

OBTAINED FROM A TITLE AGENCY OR OTHER TITLE PROFESSIONAL 14. THIS SURVEY IS BASED ON THE PREVIOUS ALTA/NSPS LAND TITLE BOUNDARY SURVEY PERFORMED JOHNSON ENGINEERING, INC. BY MATTHEW M. HOWARD, DATED DECEMBER 4, 2017. THE DESCRIPTION OF THE SURVEYED PROPERTY IS THE SAME AS THE REAL PROPERTY DESCRIBED IN OFFICIAL RECORDS INSTRUMENT NUMBERS 2013000136306, 2013000168805 AND OFFICIAL RECORD BOOK 1378 PAGE 2305.

15. THIS SURVEY DELINEATES THE BOUNDARY LOCATION ACCORDING TO THE LEGAL DESCRIPTION FURNISHED BY THE CLIENT, BUT DOES NOT DETERMINE OWNERSHIP OR PROPERTY RIGHTS. 16. UNDERGROUND IMPROVEMENTS, IF ANY, WERE NOT LOCATED EXCEPT AS SHOWN.

17. IMPROVEMENTS OTHER THAN THOSE SHOWN WERE NOT LOCATED.

18. SYMBOLS SHOWN HEREON ARE NOT TO SCALE.

19. THE SURVEY WAS PREPARED FOR THE PURPOSE OF SUPPORT ENGINEERING DESIGN SERVICES. DRAINAGE PIPE SIZES AND CONNECTIONS BETWEEN STRUCTURES HAVE BEEN COMPILED FROM VARIOUS MAPS AND FIELD OBSERVATIONS WITH LIMITED VISIBILITY. THESE CONNECTIONS ARE BELIEVED TO BE ACCURATE, HOWEVER CANNOT BE RELIED UPON THEREFORE IS NOT CERTIFIED BY THIS SURVEY. INVERT ELEVATIONS MAY VARY WHEN PIPE

20. THE FEATURES SHOWN HEREON WERE ACQUIRED USING RTK GPS; CONVENTIONAL SURVEYING METHODS; AND, WERE VERIFIED THROUGH A REDUNDANCY OF MEASUREMENTS FOR

21. THIS BOUNDARY SURVEY, THE SURVEY MAP AND REPORT RESULTING THEREFROM WERE PREPARED AT THE REQUEST OF KIMLEY-HORN AND THE LEE COUNTY. 22. THE WORK PRODUCT IS A DIGITAL FILE DELIVERY OF THE SURVEY INFORMATION. THE RESULTS

OF THIS SURVEY WERE COMPILED INTO THE FOLLOWING DRAWING FILE BEING PROVIDED ALONG WITH THIS REPORT ON DECEMBER 09, 2022: PSR WF 7639.DWG

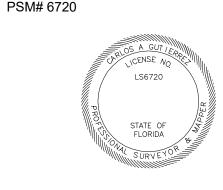
SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY: THAT THIS "BOUNDARY SURVEY" AND REPORT RESULTING THERE FROM WAS PERFORMED UNDER MY DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND FURTHER, THAT SAID "BOUNDARY SURVEY" MEETS THE INTENT OF THE "STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA", PURSUANT TO RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE AND ITS IMPLEMENTING RULE, CHAPTER 472.027 OF THE FLORIDA STATUTES.

FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER LB7055

THIS "BOUNDARY SURVEY" AND REPORT CONSISTING OF 3 SHEETS WHERE EACH SHEET SHALL NOT BE CONSIDERED FULL, VALID AND COMPLETE UNLESS ATTACHED TO THE OTHERS AND HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY CARLOS GUTIERREZ, PROFESSIONAL LAND SURVEYOR NO. 6720, STATE OF FLORIDA USING A DIGITAL SIGNATURE AND DATE, ON SHEETS 1 THROUGH 2 PURSUANT TO CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, UNDER SECTION 5J-17.062. THE "DIGITAL DATE" MAY NOT REFLECT THE DATE OF PREPARATION OR THE LATEST REVISION DATE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES. Copyright © 2020 by WGI, Inc.

SURVEYOR OF RECORD CARLOS GUTIERREZ

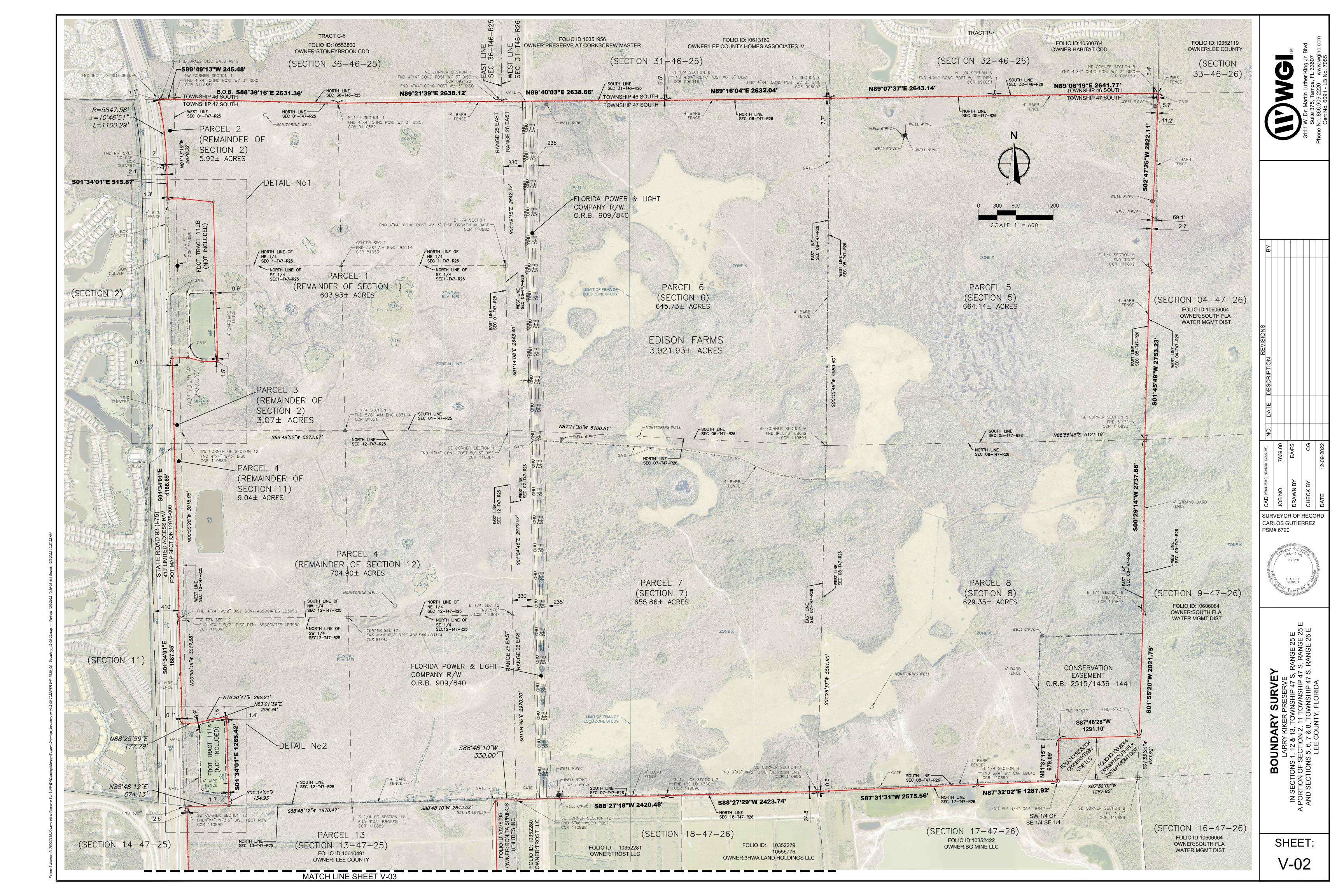


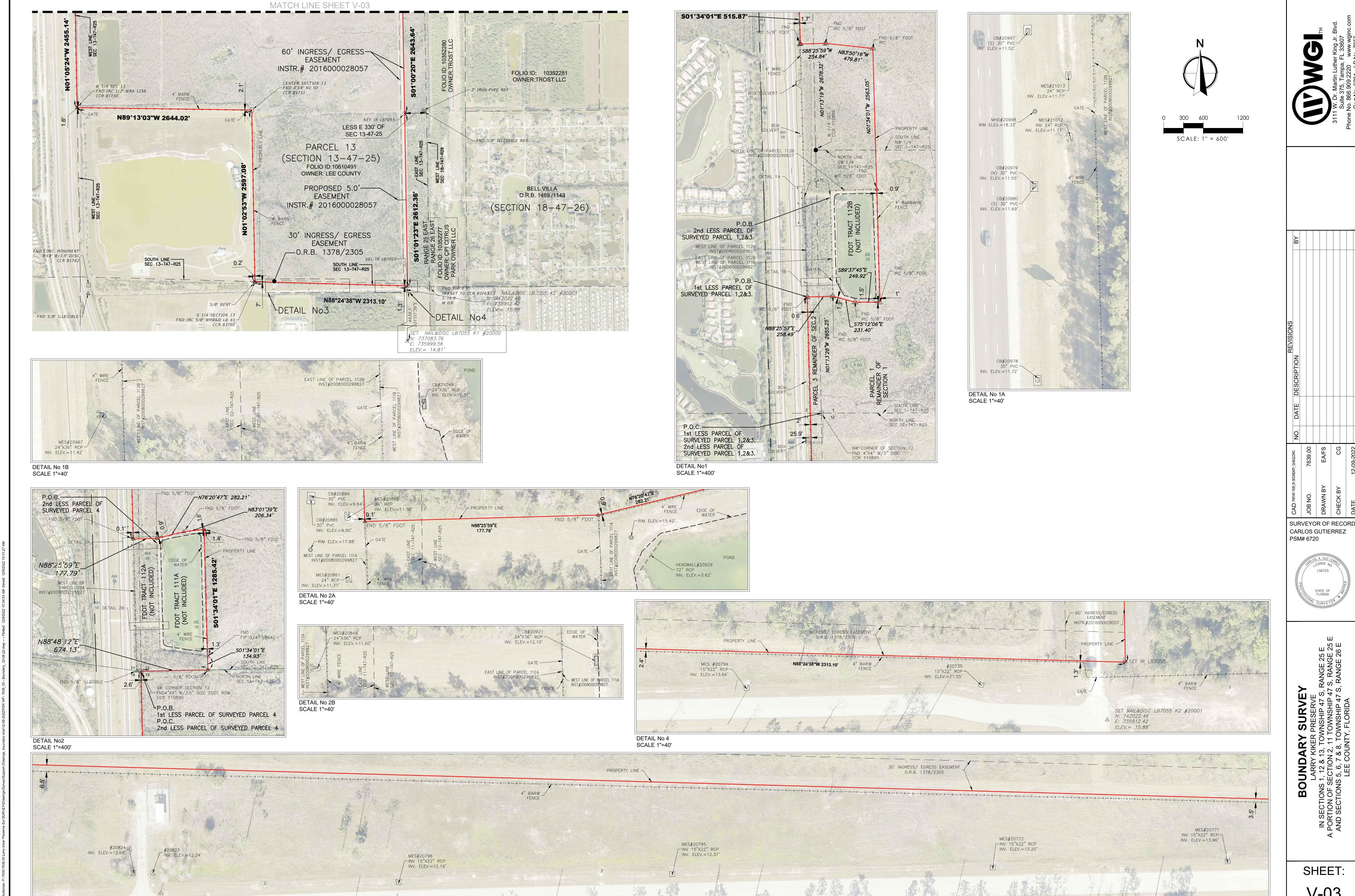
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NO:	DATE:	DESCRIPTION:	
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DRAWN DATE:		2022-12-09	
DRAWN BY:		EA/FS	
CHECKED BY:		CG	
FIELD		LM	
FB/PG		763900SF02	
PROJECT #:		7639.00	

BOUNDARY SURVEY

TOTAL SHEETS





DETAIL No 3 SCALE 1"=40'

STATE OF FLORIDA

BOUNDARY
LARRY KIKER F
FIONS 1, 12 & 13, TOW
N OF SECTION 2, 11 T

SHEET: