

RIGHT-OF-WAY CONTROL SURVEY MAP

OF ESTERO BOULEVARD

LYING ON ESTERO ISLAND
TOWNSHIP 46 SOUTH, RANGE 23 EAST,
TOWNSHIP 46 SOUTH, RANGE 24 EAST AND TOWNSHIP 47 SOUTH, RANGE 24 EAST
TOWN OF FORT MYERS BEACH, LEE COUNTY, FLORIDA

PROJECT LENGTH= 5.97 MILES

ROAD PLAT BOOK _____ PAGES _____ THROUGH _____ INCLUSIVE

MAP SET CONSISTING OF SHEETS NUMBERED 1 THROUGH 45, INCLUSIVE, CONSTITUTES A TRUE COPY OF THE RIGHT-OF-WAY CONTROL SURVEY MAP SHOWING LOCATION AND SURVEY BY BEAN, WHITAKER, LUTZ & KAREH, INC., FOR THE DEPARTMENT OF TRANSPORTATION OF LEE COUNTY, FLORIDA, FOR A PORTION OF A COUNTY ROAD LOCATED IN LEE COUNTY AND DESIGNATED AS ESTERO BOULEVARD.

THIS CONTRACT SET INCLUDES:
ESTERO BOULEVARD RIGHT-OF-WAY CONTROL SURVEY MAP

SURVEY NOTES:

- THIS IS A SPECIFIC PURPOSE SURVEY TO SHOW THE EXISTING RIGHT-OF-WAY OF ESTERO BOULEVARD STARTING AT THE BASE OF THE SKY BRIDGE AT THE NORTH END OF ESTERO ISLAND TO THE SOUTH END AT BIG CARLOS PASS.
- BEARINGS AND DIMENSIONS SHOWN ARE STATE PLANE GRID FOR THE FLORIDA WEST ZONE (NORTH AMERICAN DATUM OF 1983/1990 ADJUSTMENT) BASED ON GLOBAL POSITIONING SYSTEM (GPS) TIES TO THE FLORIDA HIGH PRECISION GEODETIC NETWORK HOLDING NATIONAL GEODETIC SURVEY CONTROL MONUMENT "BOOB-2". THE AVERAGE COMBINED SCALE FACTOR FOR THIS PROJECT IS 0.999945. ALL BEARINGS SHOWN ARE CALCULATED. DEED OR PLAT BEARINGS ARE NOT SHOWN.
- COORDINATE VALUES LISTED FOR THE PROJECT CONTROL POINTS SHOWN ON SHEET 3 AND DETAIL SHEETS WERE DETERMINED BY GPS RECEIVER AND/OR BY CONVENTIONAL FIELD TRAVERSES.
- THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. EASEMENTS WHICH ARE BLANKET IN NATURE INCLUDING THOSE CONTAINED WITHIN DECLARATIONS OF CONDOMINIUM ARE NOT SHOWN. TITLE RESEARCH AND INFORMATION WAS SUPPLIED BY LEE COUNTY.
- ALL INFORMATION SHOWN FOR PROPERTY LINES AND EASEMENTS ADJACENT TO THE SURVEYED RIGHT-OF-WAY OF ESTERO BOULEVARD IS APPROXIMATE, BASED UPON LEE COUNTY TAX MAPS, LEE COUNTY PUBLIC RECORDS, EXISTING MONUMENTATION AND THE PRIVATE RECORDS OF THIS FIRM. THIS SURVEY SHOULD NOT BE COMPLETELY RELIED UPON FOR DETERMINATION OF ADJACENT PARCEL BOUNDARIES. ADJACENT LAND OWNERS SHOULD CONTRACT INDEPENDENTLY WITH AN EXPERIENCED AND QUALIFIED LICENSED SURVEYOR FOR DETERMINATION OF THEIR SPECIFIC PARCEL BOUNDARIES AND EASEMENT LOCATIONS.
- THIS SURVEY DOES NOT MAKE ANY REPRESENTATIONS AS TO ZONING, SETBACKS OR DEVELOPMENT RESTRICTIONS ON THE SUBJECT PARCEL. INFORMATION REGARDING THE COASTAL CONSTRUCTION CONTROL LINE, LEE COUNTY SETBACK LINE OR FEMA BASE FLOOD ELEVATIONS IS NOT SHOWN.
- EXISTING IMPROVEMENTS ALONG THE ESTERO BOULEVARD ALIGNMENT, INCLUDING BUT NOT LIMITED TO, SIDEWALKS, ROADWAYS AND OTHER VISIBLE FEATURES WERE NOT LOCATED. THESE ITEMS WERE INTENDED TO BE LOCATED BY UTILIZING AERIAL PHOTOGRAPHY.
- THE POINT WHERE THE MAINTENANCE BY THE FLORIDA DEPARTMENT OF TRANSPORTATION CHANGES TO LEE COUNTY NEAR THE BASE OF THE SKY BRIDGE (LOCATED AT THE BEGINNING OF THE PROJECT) HAS NOT BEEN DETERMINED.
- IRON RODS "SET" ARE 5/8" X 18" REBAR WITH CAP BEARING CORPORATION NO. 4919 AS INDICATED PER THE MONUMENT DESCRIPTIONS SHOWN HEREON.
- STATIONS AND DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF. THE BASELINE SURVEY IS A RANDOM LINE AND NOT NECESSARILY IN THE CENTERLINE OF THE RW.
- LOT LINES RELATIVE TO T.P. HILLS (P.B.3 PG. 84) AND CASE SUBDIVISION (D.B. 131 PG. 300) ARE SHOWN FOR REFERENCE AS MANY PROPERTY DESCRIPTIONS REFER TO THESE LOT CORNERS. MANY, BUT NOT ALL, OF THESE LOTS HAVE SINCE BEEN REPLATTED. THE REPLATTED SUBDIVISIONS SUPERSEDE THE T.P. HILL'S AND CASE SUBDIVISIONS. REFER TO SHEETS 36 AND 37 OF THIS MAP SET.
- FIELD WORK COMPLETED ON APRIL 16, 2010

CONCRETE POWER POLES ARE SHOWN AS A POINT OF REFERENCE. ALL OTHER IMPROVEMENTS ARE NOT SHOWN. CHURCHES ARE NOTED AS A POINT OF REFERENCE.

PROJECT TEAM:
SCOTT C. WHITAKER - SURVEYOR IN RESPONSIBLE CHARGE
CHRISTEN N. ALPEN - RESEARCH, COMPUTATIONS, MAPPING, TITLE REVIEW
STEVEN M. PIERCE - FIELD SUPERVISOR, COMPUTATIONS, MAPPING, TITLE REVIEW
MICHAEL S. McDONALD - FIELD PARTY CHIEF

SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY THAT THIS SPECIFIC PURPOSE SURVEY WAS PREPARED UNDER MY DIRECTION AND IS COMPLETE AND ACCURATE TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF

BEAN, WHITAKER, LUTZ & KAREH, INC. (LB4919)
SCOTT C. WHITAKER, P.S.M., NO. LS4324 DATE SIGNED
PROFESSIONAL SURVEYOR & MAPPER-STATE OF FLORIDA

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
THIS CERTIFICATION IS ONLY FOR THE RW AS SHOWN HEREON.
IT IS NOT A CERTIFICATION OF TITLE, ZONING, SETBACKS, OR FREEDOM OF ENCUMBRANCES.
THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF COMPLETE ABSTRACT OF TITLE AND ALL MATTERS OF TITLE SHOULD BE REFERRED TO AN ATTORNEY AT LAW.

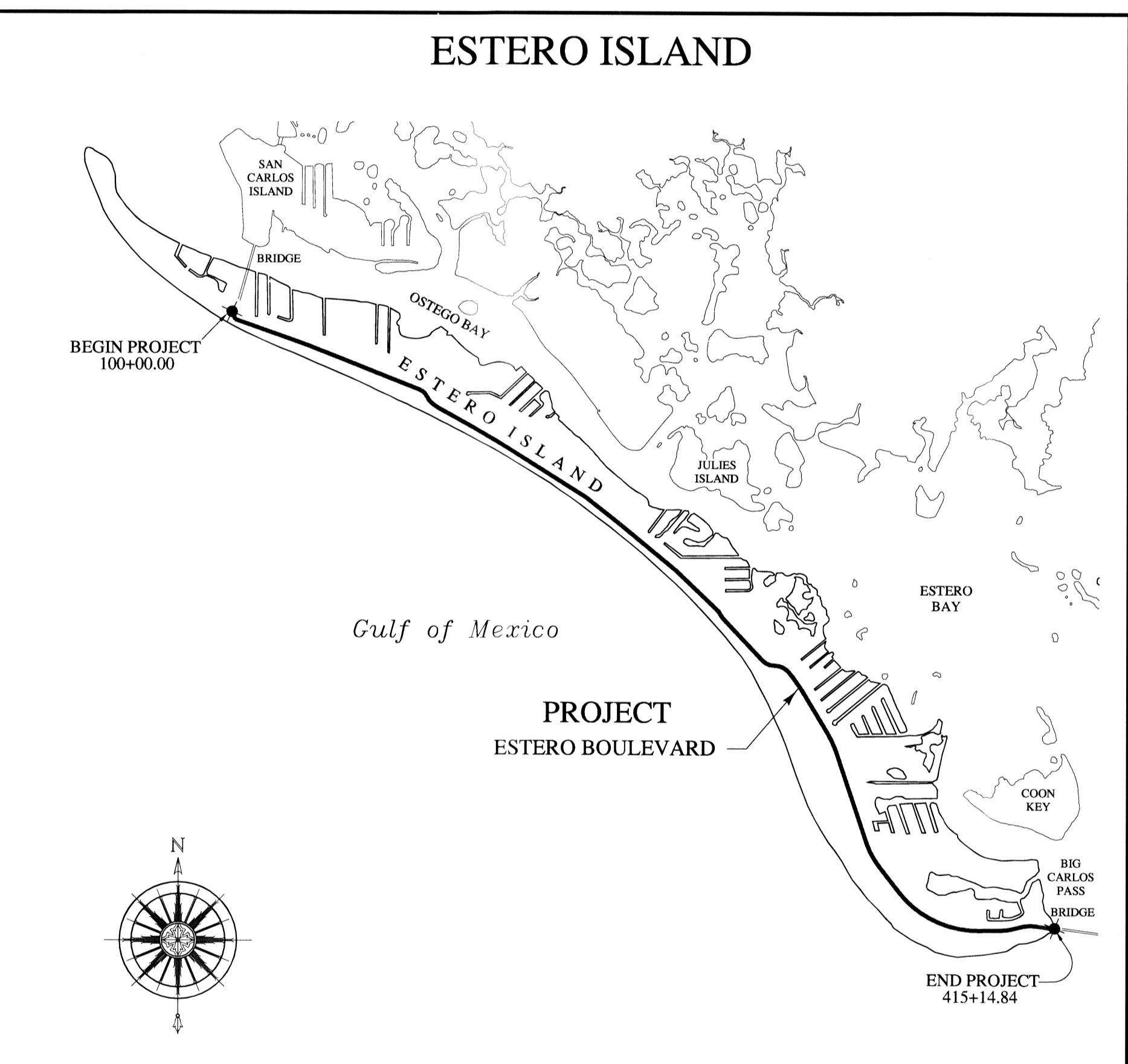
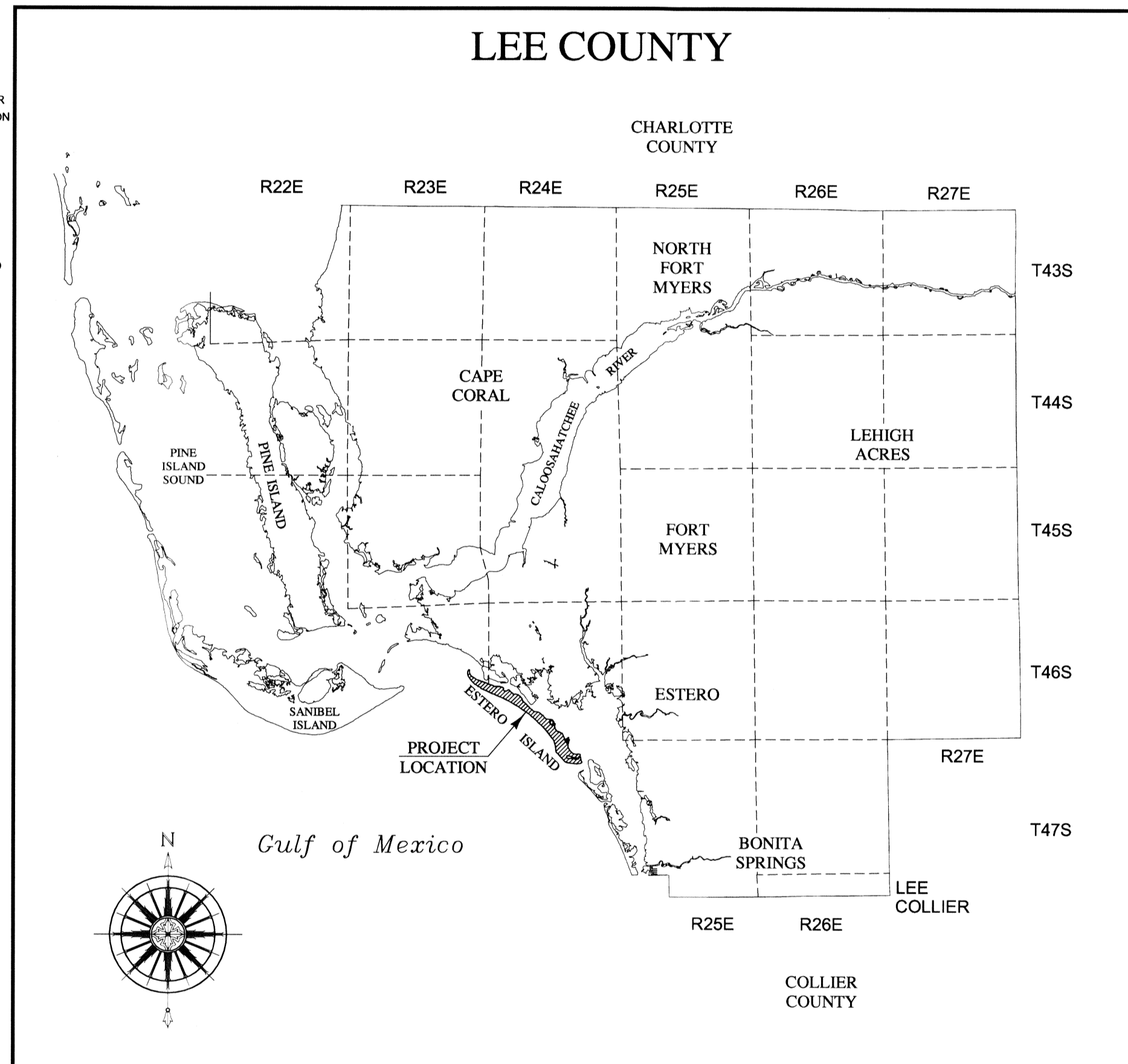
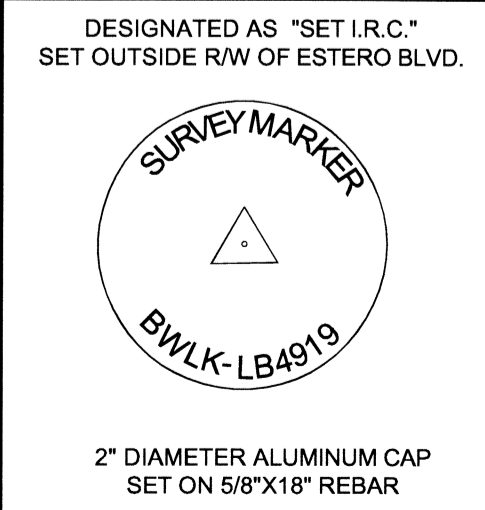
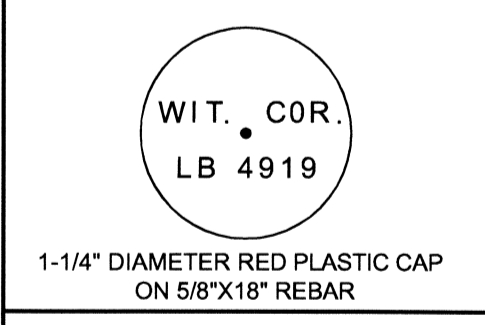
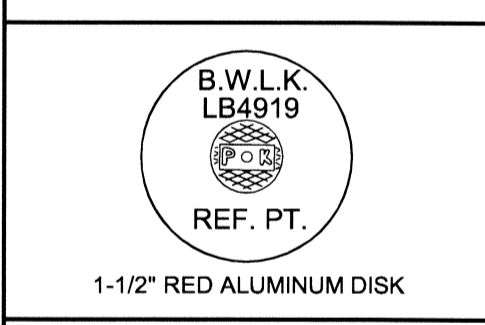
INDEX OF DRAWINGS

SHEET NO.	DESCRIPTION
1	COVER SHEET
2	SECTION LINES
3	SURVEY BASELINE
4	KEY SHEET
5-34	DETAIL SHEETS
35	AREA DETAILS
36	T.P. HILL'S SUBDIVISION
37	CASE SUBDIVISION
38-40	REFERENCES
41-42	BUILDING DETAILS
43-44	PARCEL OWNERS LIST
45	SURVEYOR'S REPORT

- ABBREVIATIONS:**
@ COR. = AT CORNER
A = ARC
ALUM. = ALUMINUM
BLDG. = BUILDING
BLK. = BLOCK
B.M. = BENCH MARK
C = CALCULATED
CB = CATCH BASIN
CCMB = COUNTY COMMISSIONERS MINUTES BOOK
CCR = CERTIFIED CORNER RECORD
CD = CONDOMINIUM DECLARATION-GRAPHICS
CEJ = CARL E. JOHNSON
CH = CHORD
CHB = CHORD BEARING
CH.O. = CHANCERY ORDER
CL = CENTERLINE
C.M. = CONCRETE MONUMENT
CONN = CONNECTION
CONC. = CONCRETE
COR. = CORNER
C.P. = CONCRETE POST
CPB = CONDOMINIUM PLAT BOOK
CPY = CANOPY
CTCMB = CIRCUIT COURT MINUTES BOOK
D = DEED
D° = DEGREE OF CURVE
D.B. = DEED BOOK
D.E. = DRAINAGE EASEMENT
DEF. = DEFLECTION
R = PROPERTY LINE
DESC. = DESCRIPTION
D.H. = DRILL HOLE
D.N.S. = DID NOT SET
EASE. = EASEMENT
E.I.E.C.L. = ESTERO ISLAND EROSION CONTROL LINE
EL. = ELEVATION
ENG. = ENGINEERING
F = FIELD
FND. = FOUND
FPL = FLORIDA POWER & LIGHT
FDOT = FLORIDA DEPARTMENT OF TRANSPORTATION
G.L. = GOVERNMENT LOT
HFD = HOWELL F. DAVIS
H.M. = HOMEMADE
ILLEG. = ILLEGIBLE
I.P. = IRON PIPE
I.P.C. = IRON PIPE AND CAP
I.R. = IRON ROD
I.R.C. = IRON ROD & CAP
J.E.I. = JOHNSON ENGINEERING INC.
LB = LICENSED BUSINESS
LS = LICENSED SURVEYOR
LT = LEFT
M. = MEASURED
M.B. = MISCELLANEOUS BOOK
M.E. = MAINTENANCE EASEMENT
MTG. = MORTGAGE BOOK
ND = NAIL AND DISK
NG = NATURAL GROUND
NGS = NATIONAL GEODETIC SURVEY
N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
NO. = NUMBER
(NR) = NON-RADIAL
NT = NON-TANGENT
NTS = NOT TO SCALE
N/T = NAIL AND TIN TAB
OCT. = OCTAGONAL
OH = OVERHANG
O.R. = OFFICIAL RECORDS BOOK
O/S = OFFSET
P = PLAT
P.B. = PLAT BOOK
P.C. = POINT CURVE
P.C.C. = POINT OF COMPOUND CURVE
P.C.P. = PERMANENT CONTROL POINT
P.C.-NT = POINT OF CURVE (NON-TANGENT)
PG. = PAGE
PGS. = PAGES
P.I. = POINT OF INTERSECTION
PK = PARKER KALON
PLS = PROFESSIONAL LAND SURVEYOR
P.O.C. = POINT ON CURVE
P.O.L. = POINT ON LINE
P.R.C. = POINT OF REVERSE CURVE
P.R.M. = PERMANENT REFERENCE MONUMENT
PSM = PROFESSIONAL SURVEYOR AND MAPPER
P.T. = POINT OF TANGENCY
P.U.E. = PUBLIC UTILITY EASEMENT
PVC = POLYVINYL CHLORIDE
PWAM = PUBLIC WATER ACCESS MONUMENT
R = RADIUS
(R) = RADIAL
RLS = REGISTERED LAND SURVEYOR
R.P. = RADIUS POINT
RS = REFERENCE SURVEY-WITH DATE
RT = RIGHT
RW = RIGHT OF WAY
SR = SURVEYOR'S REPORT
SRD = STATE ROAD DEPARTMENT
STA. = STATION
SUBD. = SUBDIVISION
T = TANGENT
U.E. = UTILITY EASEMENT
UG. = UNDERGROUND
W = WITH
WIT. = WITNESS
W.M. = WATER METER

- LEGEND**
○ = CONCRETE POWER POLE
○ = WOOD POWER POLE
— = PROPERTY LINE
⑤ = PARCEL NUMBER
C56 = CURVE TABLE NUMBER

- INDICATES CHANGE IN DIRECTION OR BEGINNING OF CURVE
INDICATES STATION AND PERPENDICULAR OFFSET FROM SURVEY BASELINE
INDICATES IDENTIFICATION OF FOUND CORNER
INDICATES DISTANCE AND CARDINAL DIRECTION FROM TRUE CORNER
INDICATES LOCATION AND SURVEY MARKER FOUND AT TRUE CORNER
INDICATES LOCATION AND SURVEY MARKER FOUND NOT NECESSARILY ON LINE OR A PROPERTY CORNER
INDICATES DATE AND SURVEY MARKER FOUND PER HISTORICAL NOTES



SUBDIVISION LIST	
SUBDIVISION NAME	PLAT BOOK/PAGE
ANDRE-MAR	25/135
BAYLAND HEIGHTS	11/48
BEACH ESTATES	6/68
BLAKE'S SUBDIVISION	4/44
BORTON'S SUBDIVISION	30/102
BUSINESS CENTER	9/9-10
CASE	1/58
CRESCENT BEACH	4/45
CRESCENT PARK ADDITION	4/46
CRESCENT PARK	4/39
DAMKOHLER'S SUBDIVISION	5/23
ESTERO PARK	9/8
EUCALYPTUS PARK	4/34
FAIRVIEW ISLES	30/43
FAIRVIEW ISLES - UNIT 2	33/16
FAIRVIEW ISLES UNIT 3	10/123
FAIRVIEW ISLES UNIT 4	10/124
FAIRVIEW ISLES UNIT 5	10/125
FAIRVIEW ISLES UNIT 7	10/127
FLAMINGO BAYOU SUBDIVISION	33/6-7
FLAMINGO LAKES	34/52-53
FLAMINGO PARK	9/66
GLENVIEW	10/25
GRAND OLE MAN	29/26-27
GULF HEIGHTS	6/39
GULF ISLAND MANOR	8/68
GULF-BAY-VIEW	8/69
GULF VIEW PLAZA	6/64
HERCULES PARK	9/22
HOLIDAY HEIGHTS	9/58
HOLIDAY SHORES	9/33
HYDE PARK	7/20
LAGUNA SHORES UNIT NO. 1	9/29-30
LAGUNA SHORES UNIT NO. 2	9/84
LEILANI	14/21
LYNN'S HIGHLAND PARK	8/50
MATANZAS POINTE SUBDIVISION	37/72-74
MCPHIE PARK UNIT NO. ONE	8/52
MCPHIE PARK UNIT NO. TWO	8/59
MCPHIE PARK UNIT NO. 3	8/67
MIRAMAR	6/31
OAKHURST (VACATED)	8/11
REPLAT OF BLOCK "A"	
WINKLER SUBDIVISION AND LOT 1-3 INCL. BLOCK "M"	12/6
WINKLER'S SECOND DIVISION	
SABAL SHORES	10/64
SANDPIPER VILLAGE UNIT NO. 1	9/45
SANDPIPER VILLAGE UNIT NO. 2	9/52
SEAGRAPE	4/17
SHELL MOUND PARK	1/14
T.P. HILL'S SUBDIVISION	3/84
VENETIAN GARDENS	6/70
W.W. WATSONS SUBDIVISION	5/67
WINKLER SUBDIVISION	8/45
WINKLER'S SECOND DIVISION	8/49
YACHTSMAN'S COVE	28/60-61
ZIMMER'S ADDITION TO SHELL MOUND PARK	11/54

SOURCES OF SURVEY INFORMATION AND PROJECT APPROACH

1. THIS SPECIFIC PURPOSE SURVEY WAS PREPARED TO DETERMINE THE EXISTING RIGHT-OF-WAY LINES FOR ESTERO BOULEVARD. THE WORK INCLUDED UTILIZING HISTORICAL RECORDS CONTAINED IN THIS FIRM'S FILES WHICH INCLUDES SURVEYS AND FIELD NOTES BY CARL E. JOHNSON INC., JOHNSON/COTHIERN, JOHNSON/HALL, JOHNSON ENGINEERING, INC., HOWELL F. DAVIS & ASSOCIATES INC., AMEY, INC., JOHN HORAN, GERALD SMITH, DUANE HALL & ASSOCIATES, INC., INK ENGINEERING, INC., DENI ASSOCIATES, INC., AIM ENGINEERING & SURVEYING, INC., HARRIS-JORGENSEN, INC., BEAN, WHITAKER, LUTZ & BARNES, INC., A/K/A BEAN, WHITAKER, LUTZ & KAREH, INC., WILSON, MILLER, BARTON, SOLL & PEEK, INC., BARRACO & ASSOCIATES, INC., AND METRON SURVEYING AND MAPPING, LLC.

2. THE STATE ROAD DEPARTMENT (SRD) OR FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) PROJECT MAP SETS USED WERE AS FOLLOWS:
SECTION NO. 1253-152 (4 SHEETS DATED 1957-SRD)
SECTION NO. 12530-2153 (4 SHEETS DATED 1958-SRD)
SECTION NO. 12530-2611 (2 SHEETS DATED 1973-FDOT)
SECTION NO. 12530-2614 (3 SHEETS DATED 1973-FDOT)

NOTE: SECTION NO. 1253-2502 (1 SHEET DATED 1953-SRD) IS REFERENCED IN CCMB 11 PAGE 564 (MARCH 1953) ENTITLED "SUMMARY OF RIGHT OF WAY" WHICH LISTS RW WIDTHS FOR ESTERO BLVD FROM OLD SAN CARLOS SOUTH TO FLAMINGO STREET. THE WIDTHS VARY FROM 50' TO 65' RELATIVE TO SPECIFIC STATIONING. THE FDOT OFFICE WAS CONTACTED IN AN EFFORT TO OBTAIN A COMPLETE SET OF MAPS IF THEY EVER EXISTED OR WERE AVAILABLE. THERE WAS NO EVIDENCE OF THIS INFORMATION AT FDOT OR AT THE LOCAL LEE COUNTY DEPARTMENT OF TRANSPORTATION. THERE WAS NO EVIDENCE OF ANY SRD RW TAKINGS ALONG THIS PORTION OF THE ESTERO RW WITHIN THE TITLE WORK PROVIDED BY LEE COUNTY.

3. THERE WERE TWO SETS OF BEACH ACCESS SURVEYS PREPARED FOR LEE COUNTY DEPARTMENT OF COMMUNITY SERVICES. THE FIRST SET WAS PREPARED BY WILSON, MILLER, BARTON, SOLL & PEEK, INC. CONTAINING 20 SHEETS (ACCESS #1 THROUGH ACCESS #19, INCLUSIVE, DATED 1986). THE SECOND WAS PREPARED BY JOHNSON ENGINEERING, INC. CONTAINING 23 SHEETS (ACCESS # C-1 THROUGH ACCESS # C-22, INCLUSIVE, DATED 1980). THESE SURVEYS WERE REVIEWED AND UTILIZED DURING THE COURSE OF THIS SURVEY AND THE ACCESS NUMBERS ARE NOTED ON THIS MAP SET.

4. THE RECORD PLATS, UNRECORDED PLATS, DEEDS AND THE FIELD LOCATED PROPERTY CORNERS (MONUMENTS) ALONG THE ESTERO BLVD ALIGNMENT AND INTERSECTING SIDE STREETS WERE USED AS A BASIS FOR DETERMINING THE RIGHT OF WAY. THE PORTION OF ESTERO BLVD SOUTH OF FLAMINGO STREET ALSO REQUIRED REVIEW OF THE SRD RW MAPS AND RW TAKING DESCRIPTIONS.

5. GRAPHIC EXHIBITS CONTAINED WITHIN VARIOUS DECLARATION OF CONDOMINIUM DOCUMENTS WERE UTILIZED DURING THE COURSE OF THIS SURVEY.

6. DUE TO THE EXISTENCE OF MANY DUPLICATE OR CONFLICTING CORNERS, ADDITIONAL SURVEY MONUMENTS WERE LOCATED ON THE BAY SIDE OR GULF SIDE OF THE ESTERO BLVD ALIGNMENT. THESE MONUMENTS ARE SHOWN TO CONFIRM THE LOCATION OF THE RW LINES AND COMPARE WITH DEED OR PLAT DIMENSIONS. THEIR LOCATIONS ARE SHOWN ON THIS MAP SET TO DOCUMENT THEIR EXISTENCE. THEIR LOCATION MAY NOT COINCIDE WITH THE ACTUAL TRUE PROPERTY CORNER. SEE "SURVEY NOTES" #5 REGARDING PRIVATE PROPERTY SURVEYS.

7. REFER TO SURVEYOR'S REPORT FOR EXPLANATION OF DIFFICULT AND/OR PROBLEMATIC AREAS.

PREPARED FOR LEE COUNTY DEPARTMENT OF TRANSPORTATION AND THE TOWN OF FORT MYERS BEACH

Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\30000\30000\1018 ESTERO BLVD SURVEY\FIGURAL RW\3010 RW COVER.dwg SHEET 1

DATE: _____
REVISION DESCRIPTION: _____
REV # _____

LEE COUNTY
SOUTH WEST FLORIDA

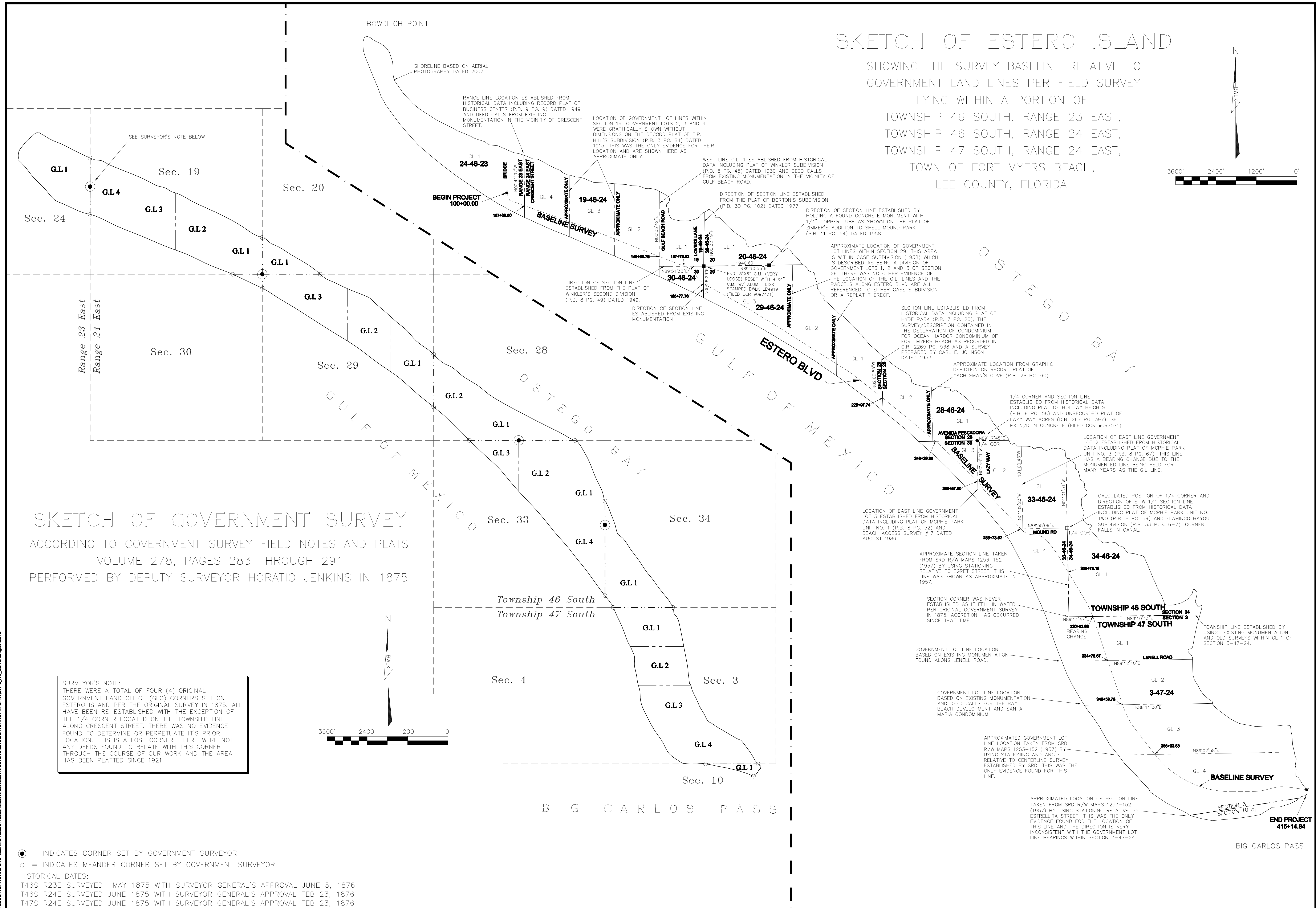
ESTERO BOULEVARD
COUNTY ROAD 865

The Town Of
Fort Myers
Beach

PROJECT NO. 39119
DATE COMPLETED APRIL 16, 2010
DRAWN BY C. ALPEN/MS/PIERCE
CHECKED BY S. WHITAKER
SCALE NOT TO SCALE

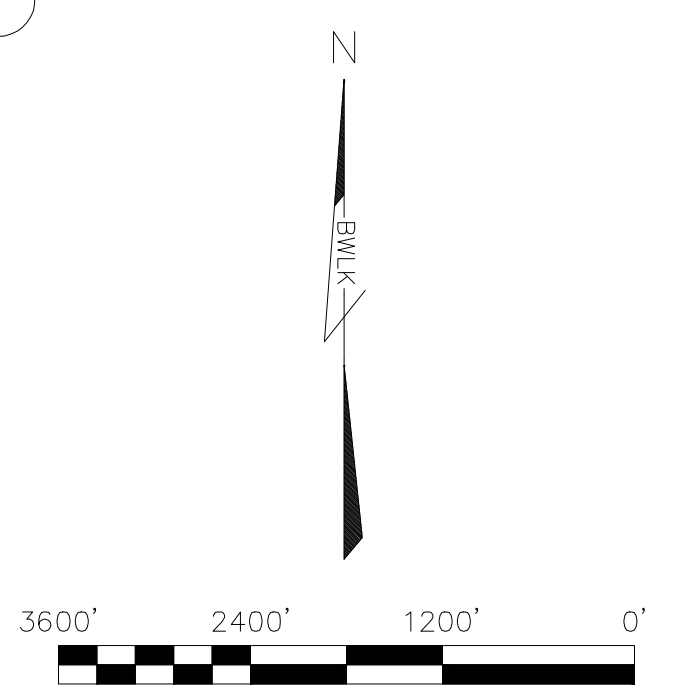
Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
19041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 467-1531

COVER
SHEET
1



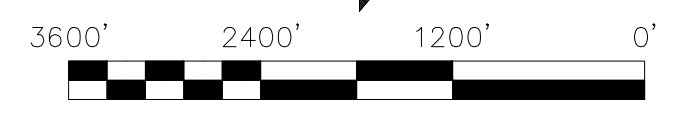
SKETCH OF ESTERO ISLAND

SHOWING THE SURVEY BASELINE RELATIVE TO GOVERNMENT LAND LINES PER FIELD SURVEY LYING WITHIN A PORTION OF TOWNSHIP 46 SOUTH, RANGE 23 EAST, TOWNSHIP 46 SOUTH, RANGE 24 EAST, TOWNSHIP 47 SOUTH, RANGE 24 EAST, TOWN OF FORT MYERS BEACH, LEE COUNTY, FLORIDA



SKETCH OF GOVERNMENT SURVEY ACCORDING TO GOVERNMENT SURVEY FIELD NOTES AND PLATS VOLUME 278, PAGES 283 THROUGH 291 PERFORMED BY DEPUTY SURVEYOR HORATIO JENKINS IN 1875

SURVEYOR'S NOTE:
 THERE WERE A TOTAL OF FOUR (4) ORIGINAL GOVERNMENT LAND OFFICE (GLO) CORNERS SET ON ESTERO ISLAND PER THE ORIGINAL SURVEY IN 1875. ALL HAVE BEEN RE-ESTABLISHED WITH THE EXCEPTION OF THE 1/4 CORNER LOCATED ON THE TOWNSHIP LINE ALONG CRESCENT STREET. THERE WAS NO EVIDENCE FOUND TO DETERMINE OR PERPETUATE ITS PRIOR LOCATION. THIS IS A LOST CORNER. THERE WERE NOT ANY DEEDS FOUND TO RELATE WITH THIS CORNER THROUGH THE COURSE OF OUR WORK AND THE AREA HAS BEEN PLATTED SINCE 1921.



- = INDICATES CORNER SET BY GOVERNMENT SURVEYOR
 - = INDICATES MEANDER CORNER SET BY GOVERNMENT SURVEYOR
- HISTORICAL DATES:
 T46S R23E SURVEYED MAY 1875 WITH SURVEYOR GENERAL'S APPROVAL JUNE 5, 1876
 T46S R24E SURVEYED JUNE 1875 WITH SURVEYOR GENERAL'S APPROVAL FEB 23, 1876
 T47S R24E SURVEYED JUNE 1875 WITH SURVEYOR GENERAL'S APPROVAL FEB 23, 1876

<p>ESTERO BOULEVARD COUNTY ROAD 865</p> <p>The Town Of Fort Myers Beach</p> <p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C. ALPHEUS PIERCE CHECKED BY S. WHITAKER SCALE 1"=1200'</p>	<p>REVISION DESCRIPTION REV.# DATE</p> <p>LEE COUNTY SOUTHWEST FLORIDA</p>
<p>Bean, Whitaker, Lutz & Kareh, Inc. (IB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-8910 (239) 481-1331</p>	
<p>SECTION LINES</p>	
<p>SHEET 2</p>	

Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3000\3019 ESTERO BLVD SURVEY\INFO\FINAL\DWG\3019_BW_COVER.dwg SHEET 3



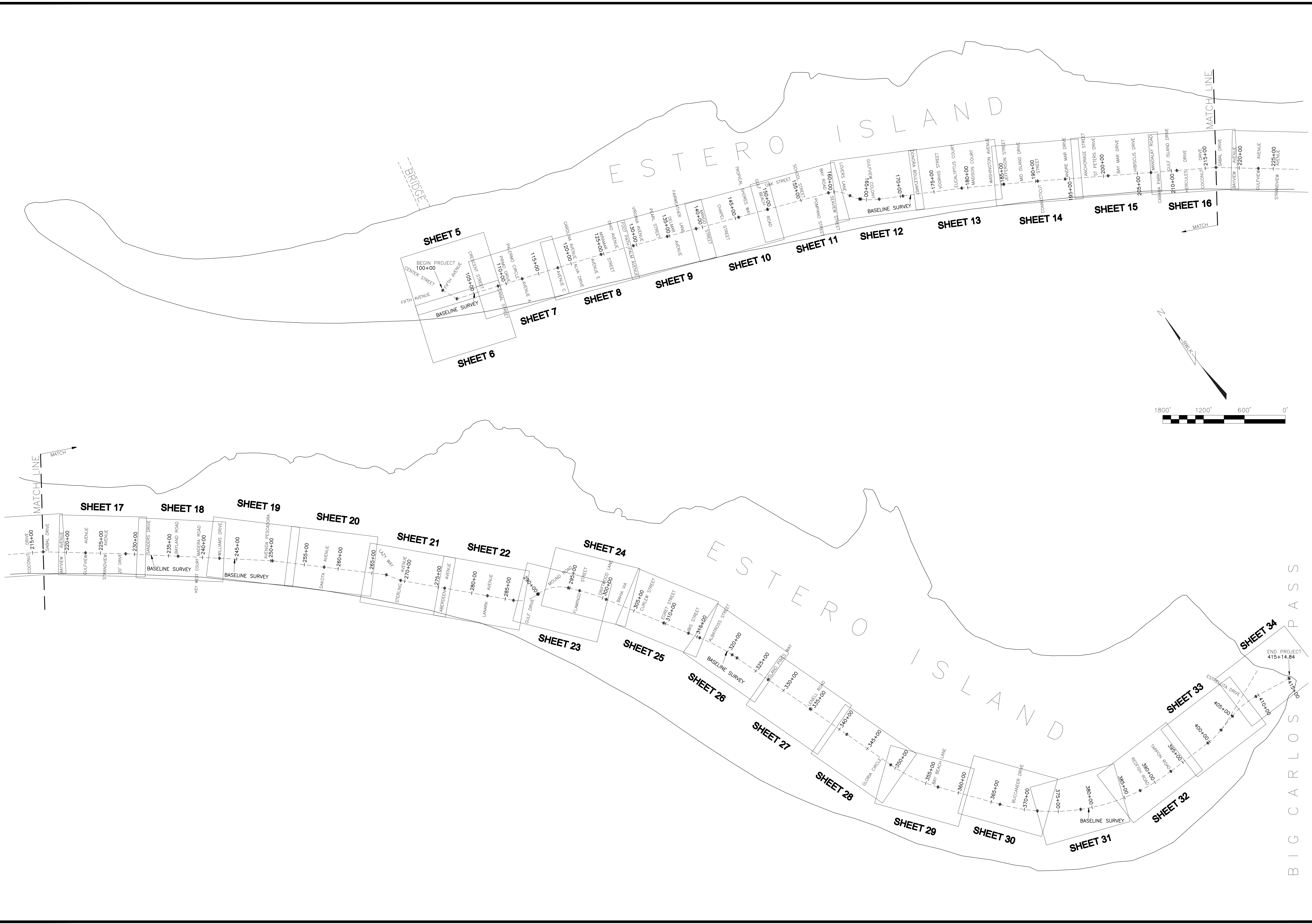
CURVE TABLE						
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C1	412.00'	45°38'18"	328.18'	173.35'	319.57'	S45°47'00"E
C2	375.00'	22°38'20"	148.17'	75.08'	147.21'	S34°17'01"E
C3	1000.00'	15°27'59"	269.93'	135.79'	269.12'	S53°20'10"E
C4	450.35'	47°41'54"	374.91'	199.09'	364.18'	S67°13'54"E
C5	530.72'	49°53'45"	462.18'	246.89'	447.71'	S64°21'53"E
C6	2864.79'	08°13'19"	411.10'	205.90'	410.75'	S35°12'35"E
C7	2864.79'	10°47'44"	539.78'	270.69'	536.98'	S25°40'32"E
C8	2291.83'	19°14'48"	769.86'	388.59'	766.25'	S28°11'38"E
C9	2864.79'	52°58'41"	2648.91'	1427.65'	2555.55'	S64°19'30"E
C10	1145.92'	13°38'58"	272.99'	137.14'	272.34'	N82°21'41"E
C11	1145.92'	22°37'13"	452.41'	229.19'	449.47'	N86°50'48"E

• DENOTES SET N/D "ESTERO BLVD R/W BWLK LB4919"

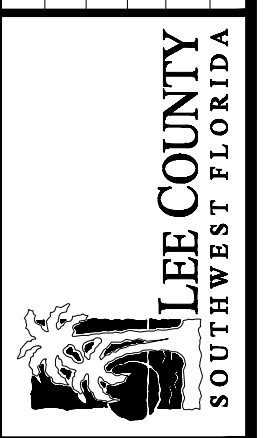
COORDINATES SHOWN ARE STATE PLANE GRID FOR THE FLORIDA WEST ZONE 83/90. (SEE NOTES ON SHEET 1)

<p>LEE COUNTY SOUTHWEST FLORIDA</p>	<p>ESTERO BOULEVARD COUNTY ROAD 865</p>						
<p>The Town Of Fort Myers Beach</p>	<p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C.ALPENUS-PIERCE CHECKED BY S.WHITAKER SCALE 1"=600'</p>						
<p>Bean, Whitaker, Lutz & Kareh, Inc. (IB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5810 (239) 487-1331</p>							
<p>SURVEY BASELINE</p>							
<p>SHEET 3</p>							
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REV.#	REVISION DESCRIPTION	DATE					

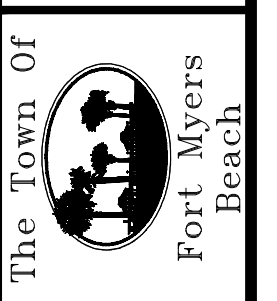
2-DIAL SURVEYING AND ENGINEERING FILE:PROJECTS\3000-3888\1918 ESTERO BLVD\SURVEY\TWO\FINAL\1918_1919_JM_COVER.dwg SHEET 4



REV.#	REVISION DESCRIPTION	DATE



**ESTERO BOULEVARD
COUNTY ROAD 865**

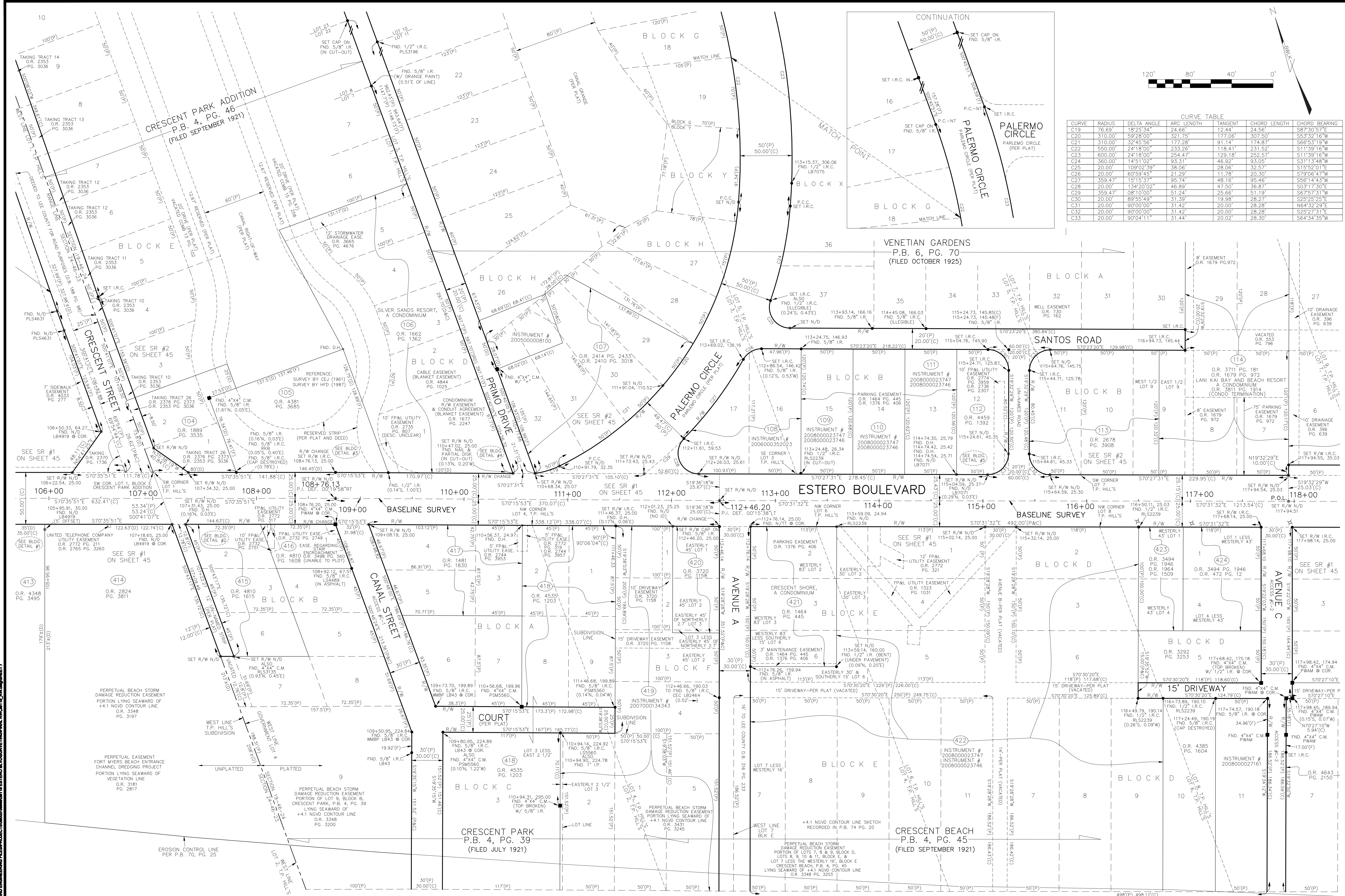


PROJECT No.	38119
DATE	4-16-2010
DRAWN BY	C. ALPHEUS PIERCE
CHECKED BY	S. WHITAKER
SCALE	1"=600'

Bean, Whitaker, Lutz & Kareh, Inc. (IB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5810
(239) 487-1331

KEY SHEET

SHEET 4



CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C19	76.69'	18°25'34"	24.66'	12.44'	24.56'	S87°30'57"E
C20	310.00'	59°28'00"	321.75'	177.06'	307.50'	S53°32'16"W
C21	310.00'	32°45'56"	177.28'	91.14'	174.87'	S66°53'19"W
C22	550.00'	24°18'00"	233.26'	118.41'	231.52'	S11°39'16"W
C23	600.00'	24°18'00"	254.47'	129.18'	252.57'	S11°39'16"W
C24	360.00'	14°51'02"	93.31'	46.92'	93.05'	S31°13'48"W
C25	20.00'	109°02'39"	38.06'	28.06'	32.57'	S15°52'01"E
C26	20.00'	60°59'45"	21.29'	11.78'	20.30'	S79°06'47"W
C27	359.47'	15°15'37"	95.74'	48.16'	95.46'	S56°14'43"W
C28	20.00'	134°20'02"	46.89'	47.50'	36.87'	S03°17'30"E
C29	359.47'	08°10'00"	51.24'	25.66'	51.19'	S67°57'31"W
C30	20.00'	89°55'49"	31.39'	19.98'	28.27'	S25°25'25"E
C31	20.00'	90°00'00"	31.42'	20.00'	28.28'	N64°32'29"E
C32	20.00'	90°00'00"	31.42'	20.00'	28.28'	S25°25'25"E
C33	20.00'	90°04'11"	31.44'	20.02'	28.30'	S64°34'35"W

SECTION 24-46-23

GULF OF MEXICO

SECTION 19-46-24

ESTERO BOULEVARD
COUNTY ROAD 865

The Town of Fort Myers Beach

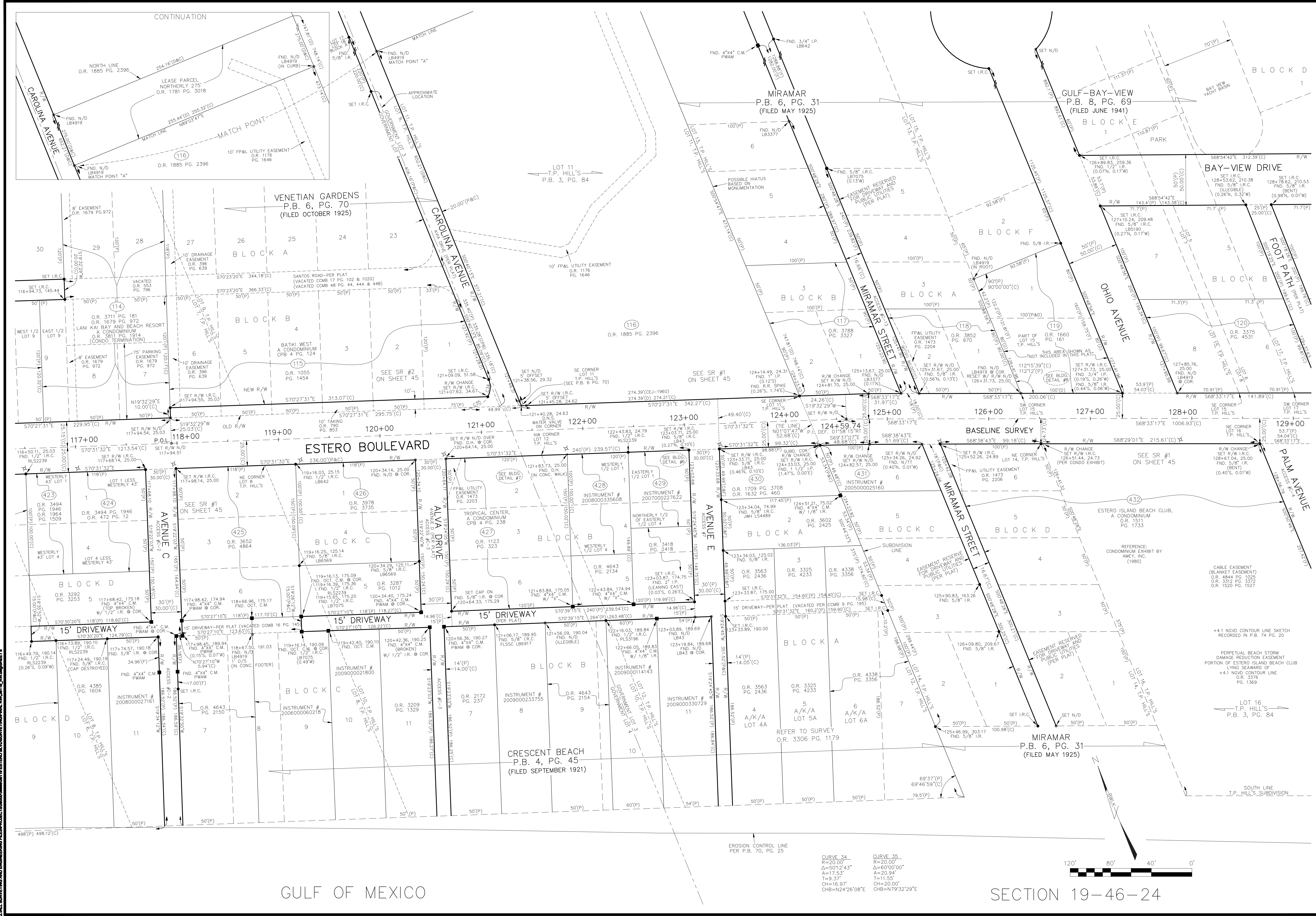
PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C. ALPENS PIERCE
CHECKED BY S. WHITAKER
SCALE 1"=40'

Bean, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION
106+00
TO
118+00

SHEET
7

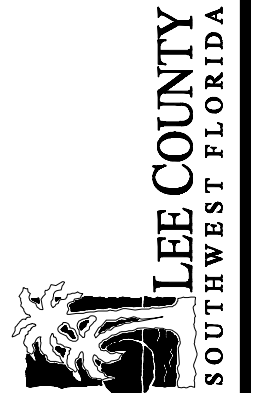
REV.#	REVISION DESCRIPTION	DATE



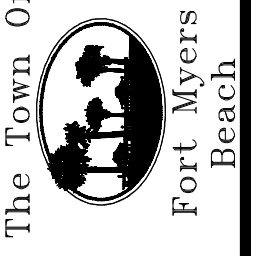
GULF OF MEXICO

SECTION 19-46-24

REV.#	REVISION DESCRIPTION	DATE



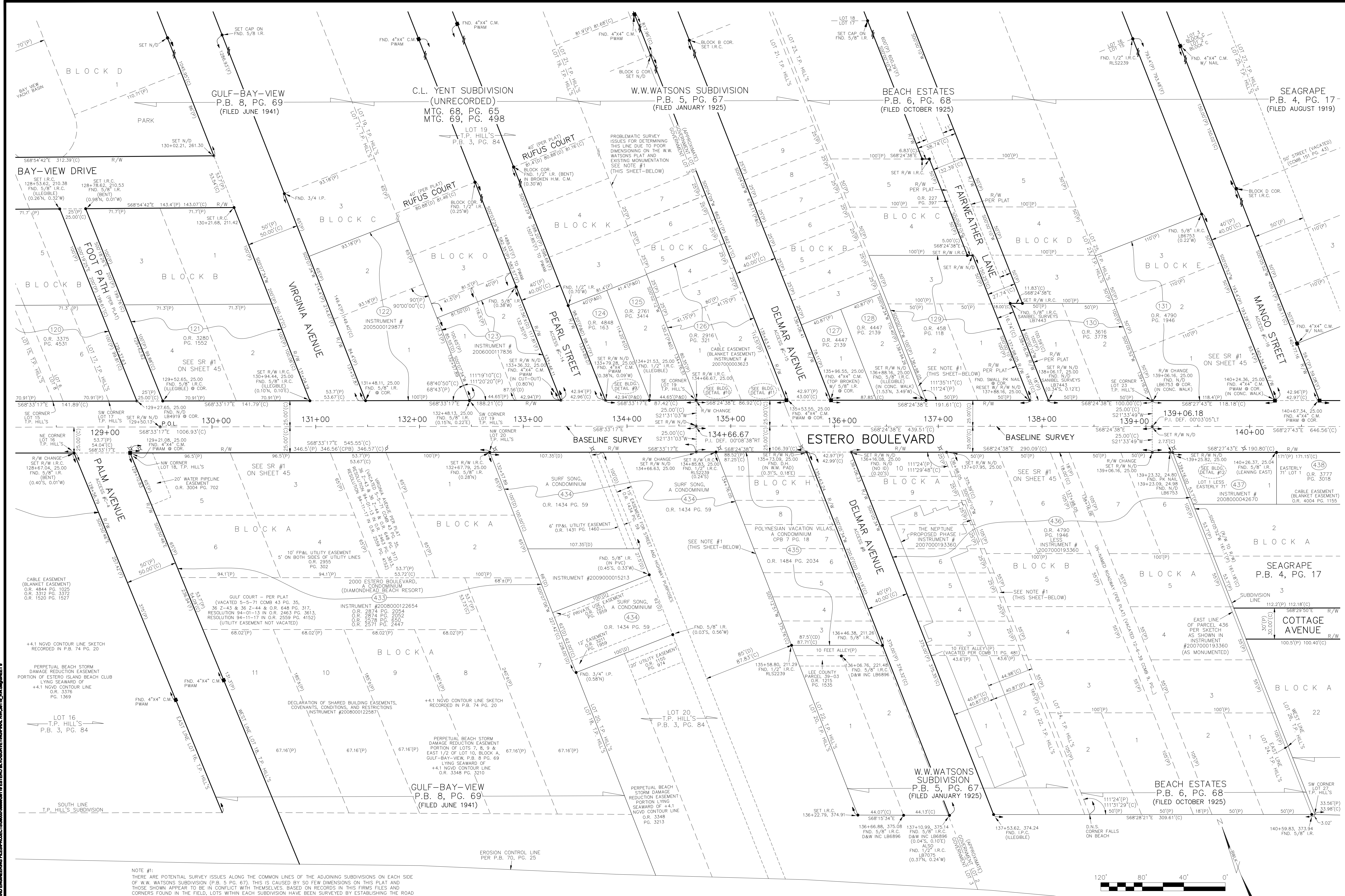
ESTERO BOULEVARD
COUNTY ROAD 865



PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C-ALPINS/PIERCE
CHECKED BY S-WHITAKER
SCALE 1"=40'

Beau, Whitaker, Lutz & Karih, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5970
(239) 481-1331

STATION
117+00
TO
129+00
SHEET
8



NOTE #1:
 THERE ARE POTENTIAL SURVEY ISSUES ALONG THE COMMON LINES OF THE ADJOINING SUBDIVISIONS ON EACH SIDE OF W.W. WATSONS SUBDIVISION (P.B. 5 PG. 67). THIS IS CAUSED BY SO FEW DIMENSIONS ON THIS PLAT AND THOSE SHOWN APPEAR TO BE IN CONFLICT WITH THEMSELVES. BASED ON RECORDS IN THIS FIRMS FILES AND CORNERS FOUND IN THE FIELD, LOTS WITHIN EACH SUBDIVISION HAVE BEEN SURVEYED BY ESTABLISHING THE ROAD RIGHT OF WAY LINES OF PEARL STREET, DEL MAR AVENUE AND FAIRWEATHER LANE AND HOLDING PLAT DIMENSIONS TO SET THE REAR CORNERS. THIS IS THE SOURCE OF THE OVERLAP OR HIATUS ERROR. THERE SHOULD NOT BE AN ACTUAL DEFECT IN THE TITLE AS THE SUBDIVISIONS IN THIS AREA ARE REPLATED FROM THE T.P. HILLS SUBDIVISION (P.B.3 PG. 84) WHICH HAD A COMMON LINE AS INDICATED IN THE LEGAL DESCRIPTION OF THIS SUBDIVISION. THE OVERLAP OR HIATUS IS DUE TO DIFFERENCES IN THE LOCATION OF FIELD MONUMENTATION ONLY.

PROJECT No.	38119
DATE	4-16-2010
DRAWN BY	C-ALPENS/PIERCE
CHECKED BY	S-WHITAKER
SCALE	1"=40'

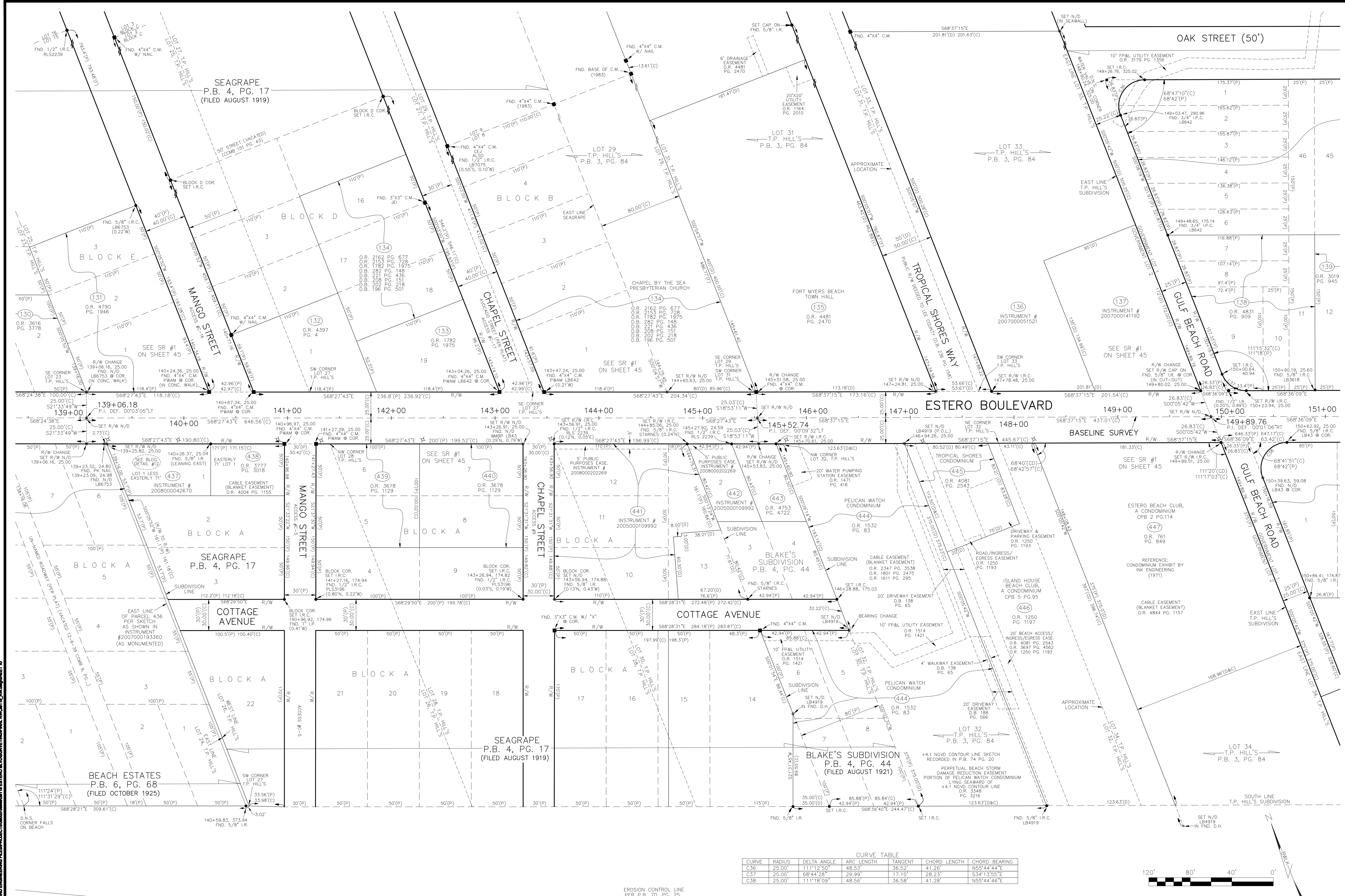
The Town of Fort Myers Beach

ESTERO BOULEVARD
 COUNTY ROAD 865

Lee County
 SOUTH WEST FLORIDA

STATION
 129+00
 TO
 140+00

SHEET
 9



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C36	25.00'	111°12'50"	48.53'	36.52'	41.26'	N55°44'44"E
C37	25.00'	68°44'28"	29.99'	17.10'	28.23'	S34°13'55"E
C38	25.00'	111°18'09"	48.56'	36.58'	41.28'	N55°44'46"E



ESTERO BOULEVARD
COUNTY ROAD 865

Lee County
SOUTHWEST FLORIDA

The Town of
Fort Myers
Beach

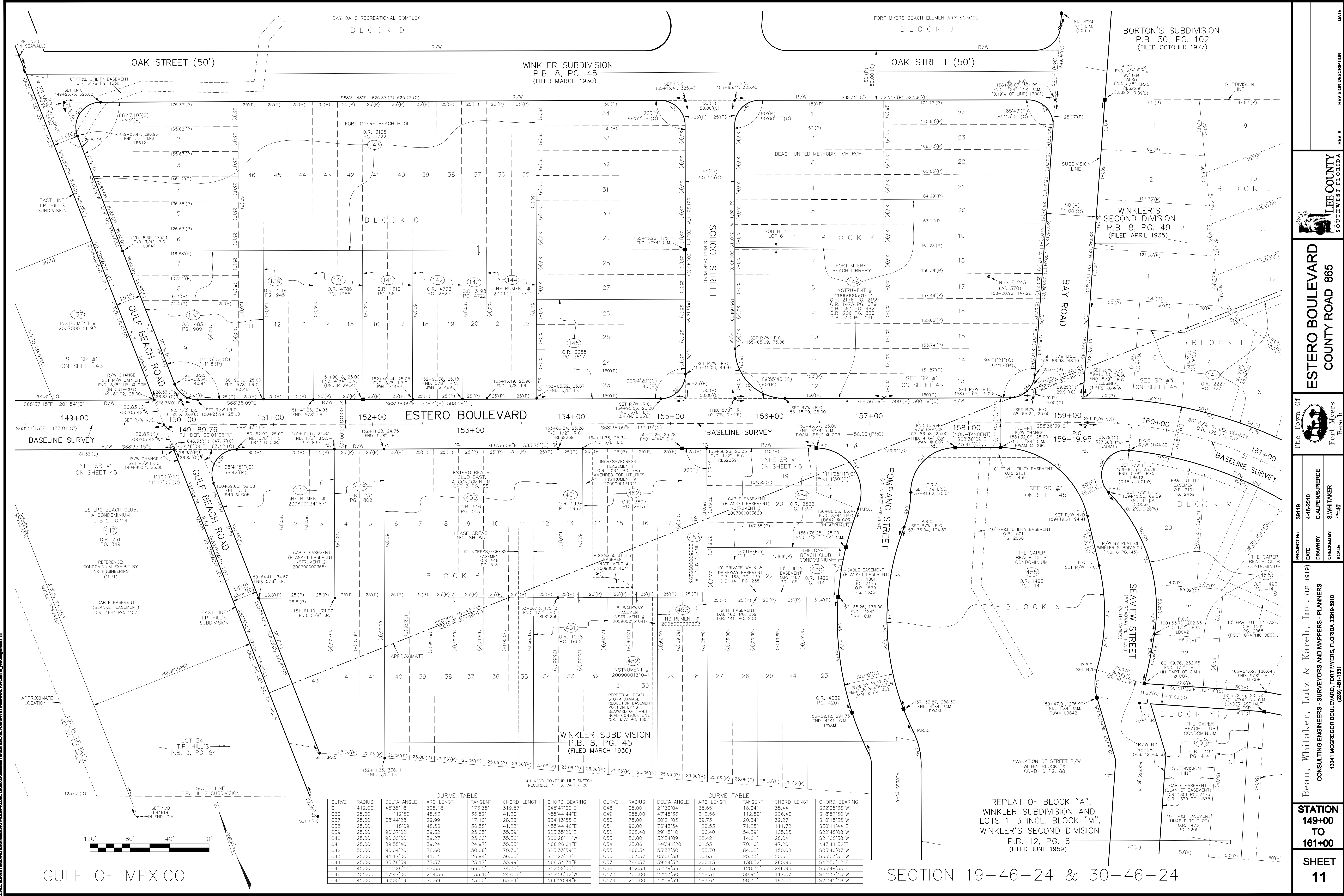
PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C-ALPENS PIERCE
CHECKED BY S-WHITAKER
SCALE 1"=40'

Bean, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION
139+00
TO
151+00

SHEET
10

SECTION 19-46-24



+41 NVD CONTOUR LINE SKETCH
RECORDED IN P.B. 74 PG. 20

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C1	412.00'	45°38'18"	328.18'	173.35'	319.57'	S45°47'00"W
C36	25.00'	111°12'50"	48.53'	36.52'	41.26'	N55°44'44"E
C37	25.00'	68°44'28"	29.99'	17.10'	28.23'	S34°13'55"E
C38	25.00'	111°18'09"	48.56'	36.58'	41.28'	N55°44'46"E
C39	25.00'	90°07'02"	39.32'	25.05'	35.39'	S23°35'20"E
C40	25.00'	90°00'00"	39.27'	25.00'	35.36'	S66°28'11"W
C41	25.00'	89°55'40"	39.24'	24.97'	35.33'	N66°28'01"E
C42	50.00'	90°04'20"	78.60'	50.06'	70.78'	S23°33'59"E
C43	25.00'	94°17'00"	41.14'	26.94'	36.65'	S21°23'18"E
C44	25.00'	85°38'39"	37.37'	23.17'	33.99'	N68°34'31"E
C45	45.00'	111°28'11"	87.55'	66.05'	74.38'	S12°50'03"E
C46	305.00'	47°47'00"	254.36'	135.10'	247.06'	S18°58'32"W
C47	45.00'	90°00'19"	70.69'	45.00'	63.64'	N66°20'44"E

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C48	95.00'	21°30'04"	35.65'	18.04'	35.44'	S32°05'36"W
C49	295.00'	47°45'36"	212.56'	112.89'	206.46'	S18°57'50"W
C50	75.00'	30°21'05"	39.73'	20.34'	33.27'	S10°15'35"W
C51	90.00'	76°43'54"	120.53'	71.25'	111.72'	S30°11'44"E
C52	208.40'	29°15'10"	106.40'	54.39'	105.25'	S22°48'08"W
C53	50.00'	32°34'09"	28.42'	14.61'	28.04'	S21°08'38"W
C54	25.06'	140°41'20"	61.55'	70.16'	47.20'	N47°11'52"E
C55	166.34'	53°37'50"	155.70'	84.08'	150.08'	S03°40'07"W
C56	563.37'	05°08'58"	50.63'	25.33'	50.62'	S33°03'31"W
C57	388.57'	39°14'32"	266.13'	138.52'	260.96'	S42°50'12"E
C62	452.58'	31°39'56"	260.13'	128.35'	246.96'	S53°49'53"E
C173	305.00'	22°13'30"	118.31'	59.91'	117.57'	S14°37'45"W
C174	255.00'	42°09'39"	187.64'	98.30'	183.44'	S21°45'48"W

REPLAT OF BLOCK "A",
WINKLER SUBDIVISION AND
LOTS 1-3 INCL. BLOCK "M",
WINKLER'S SECOND DIVISION
P.B. 12, PG. 6
(FILED JUNE 1959)

SECTION 19-46-24 & 30-46-24

PROJECT NO.	38119
DATE	4-16-2010
DRAWN BY	C. ALPINE PIERCE
CHECKED BY	S. WHITAKER
SCALE	1"=40'

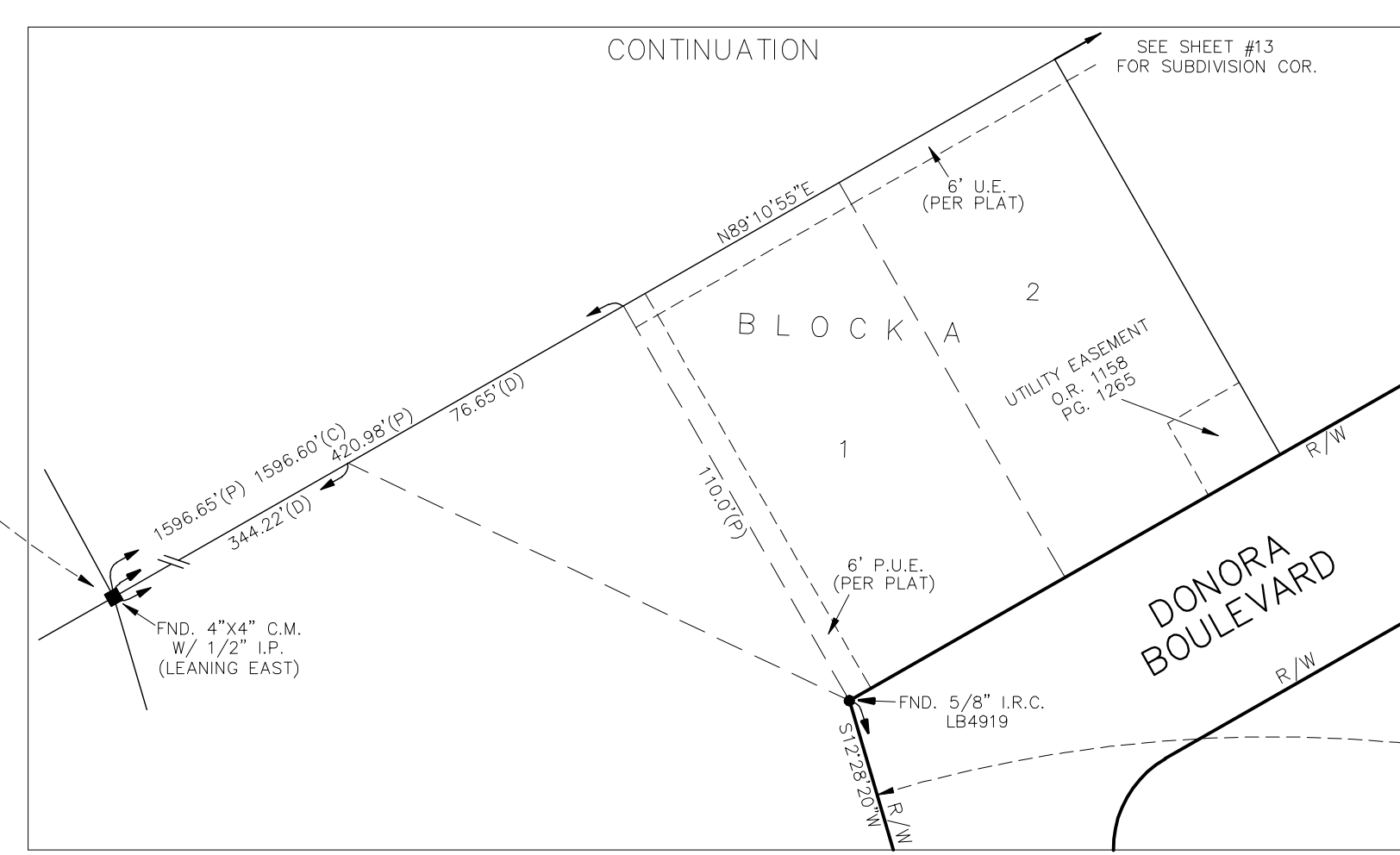
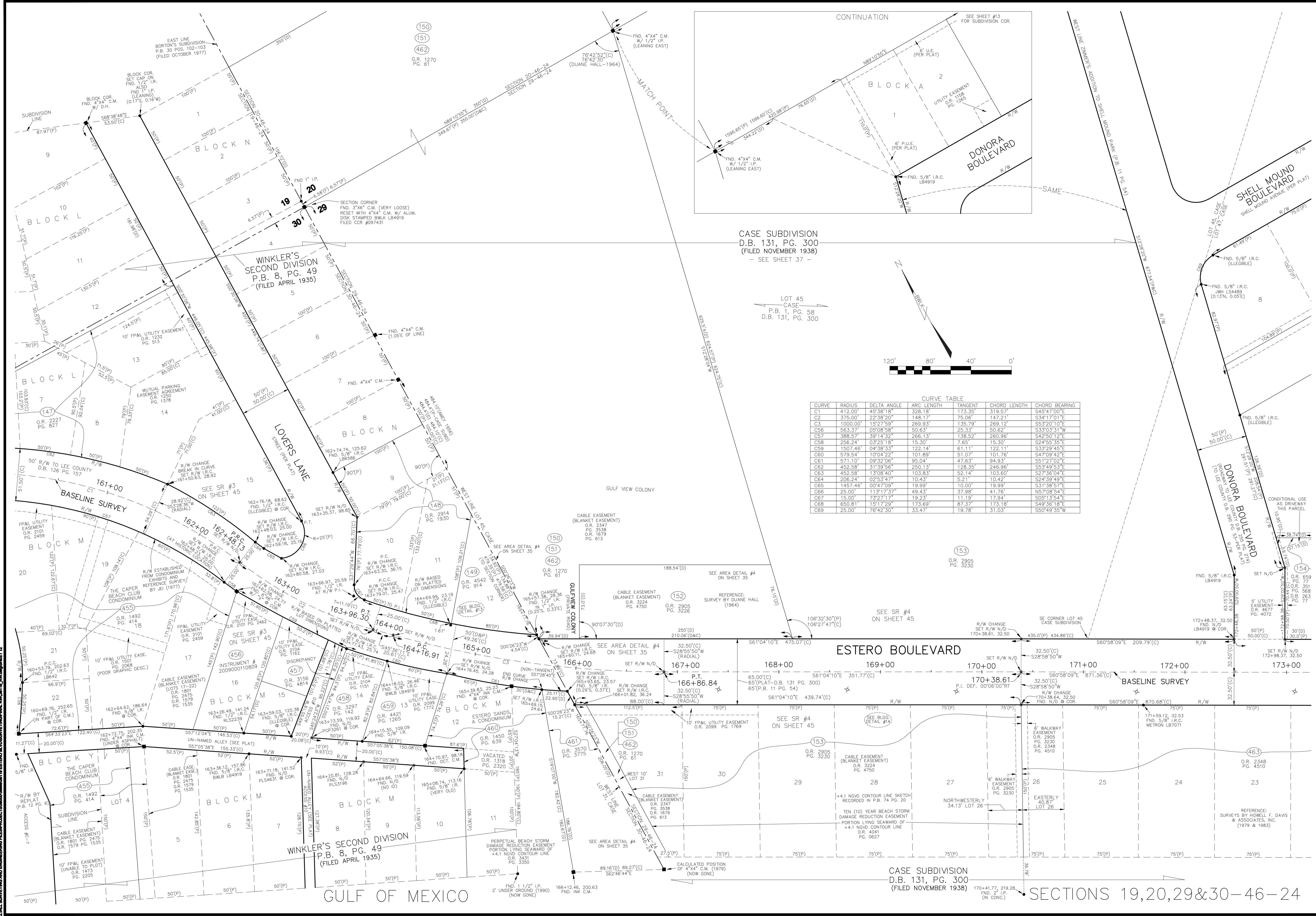
The Town of
Fort Myers
Beach

ESTERO BOULEVARD
COUNTY ROAD 865

LEE COUNTY
SOUTHWEST FLORIDA

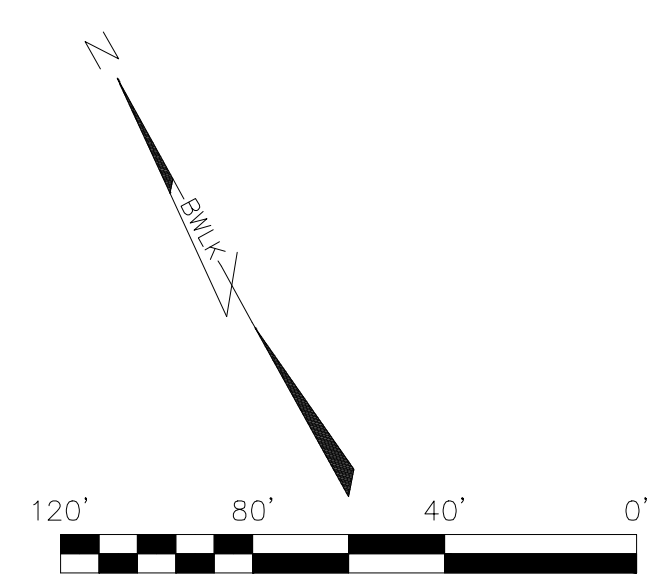
STATION
149+00
TO
161+00

SHEET
11



CASE SUBDIVISION
D.B. 131, PG. 300
(FILED NOVEMBER 1938)
- SEE SHEET 37 -

LOT 45
CASE
P.B. 1, PG. 58
D.B. 131, PG. 300



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C1	412.00'	45°38'18"	328.18'	173.35'	319.57'	S45°47'00"E
C2	375.00'	22°38'20"	148.17'	75.06'	147.21'	S34°17'01"E
C3	1000.00'	15°27'59"	269.93'	135.79'	269.12'	S53°20'10"E
C56	563.37'	05°08'58"	50.63'	25.33'	50.62'	S33°03'31"W
C57	568.57'	39°14'32"	266.13'	138.52'	260.96'	S42°50'12"E
C58	256.24'	03°25'18"	15.30'	7.65'	15.30'	S24°55'35"E
C59	1507.46'	04°38'33"	122.14'	61.11'	122.11'	S33°29'45"E
C60	579.54'	10°04'22"	101.89'	51.07'	101.76'	S47°09'42"E
C61	571.10'	09°32'06"	95.04'	47.63'	94.93'	S51°27'02"E
C62	452.58'	31°39'56"	250.13'	128.35'	246.96'	S53°49'53"E
C63	452.58'	13°08'40"	103.83'	52.14'	103.60'	S27°38'04"E
C64	206.24'	02°53'47"	10.43'	5.21'	10.42'	S24°39'49"E
C65	1457.46'	00°47'09"	19.99'	10.00'	19.99'	S31°38'57"E
C66	25.00'	113°17'37"	49.43'	37.98'	41.76'	N57°08'54"E
C67	15.00'	73°27'17"	19.23'	11.19'	17.94'	S05°13'54"E
C68	650.81'	15°17'29"	173.69'	87.37'	173.18'	S49°38'18"E
C69	25.00'	76°42'50"	33.47'	19.78'	31.03'	S50°49'35"W

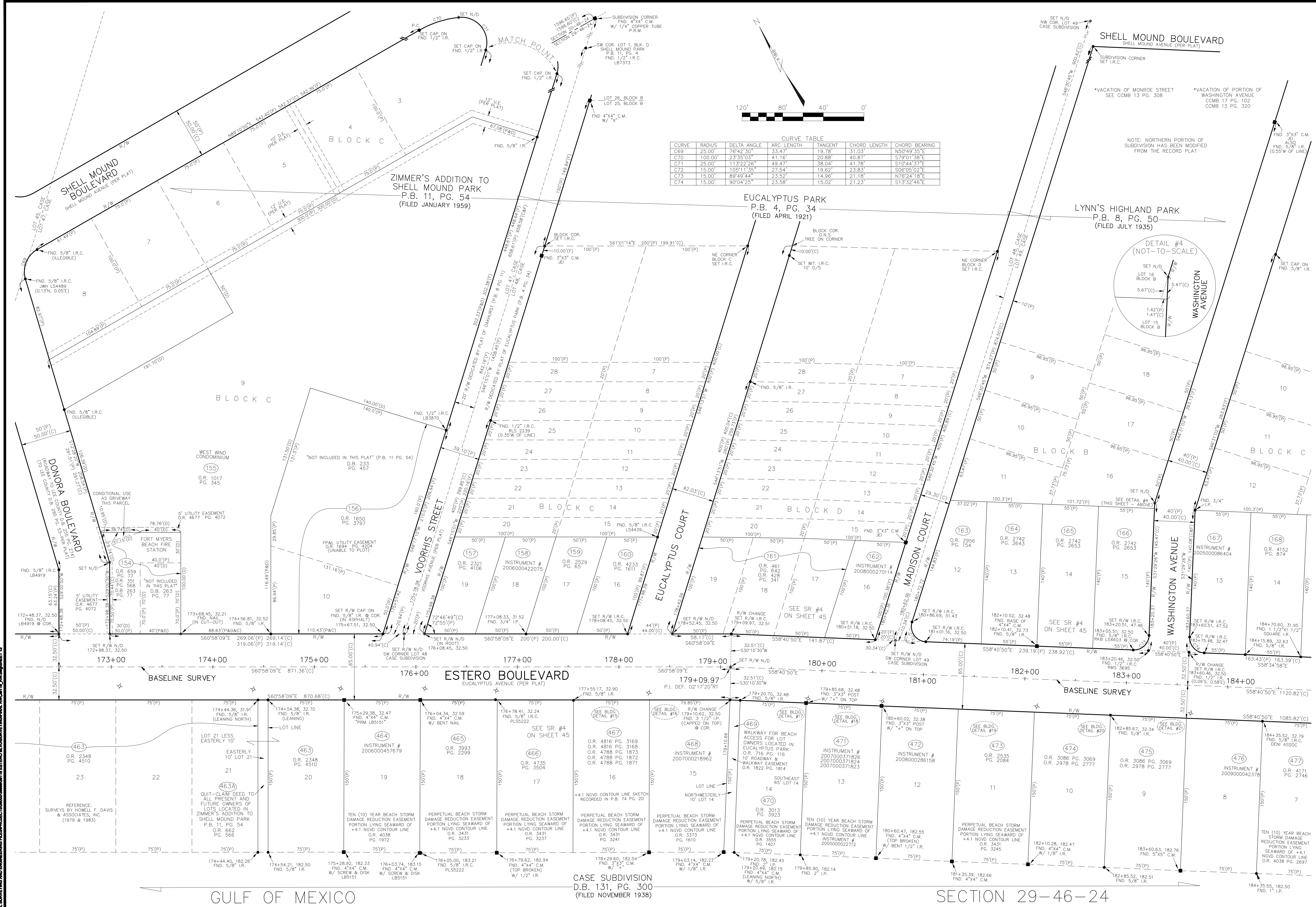
PROJECT No.	38119
DATE	4-16-2010
DRAWN BY	C-ALPENS PIERCE
CHECKED BY	S-WHITAKER
SCALE	1"=40'

The Town of
ESTERO BOULEVARD
COUNTY ROAD 865
LEE COUNTY
SOUTH FLORIDA

Fort Myers Beach

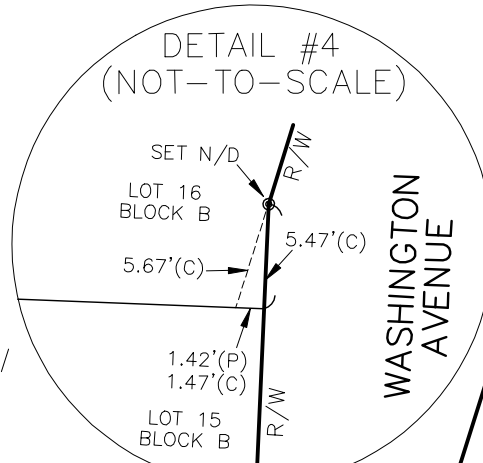
Bean, Whitaker, Lutz & Karih, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5970
(239) 481-1331

STATION	161+00 TO 173+00
SHEET	12



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C69	25.00'	76°42'30"	33.47'	19.78'	31.03'	N50°49'35"E
C70	100.00'	2°35'03"	41.16'	20.88'	40.87'	S79°01'38"E
C71	25.00'	113°22'26"	49.47'	38.04'	41.78'	S10°44'37"E
C72	15.00'	105°11'35"	27.54'	19.62'	23.83'	S08°05'02"E
C73	15.00'	89°49'44"	23.52'	14.36'	21.18'	N76°24'18"E
C74	15.00'	90°04'25"	23.58'	15.02'	21.23'	S13°32'46"E



ESTERO BOULEVARD
COUNTY ROAD 865

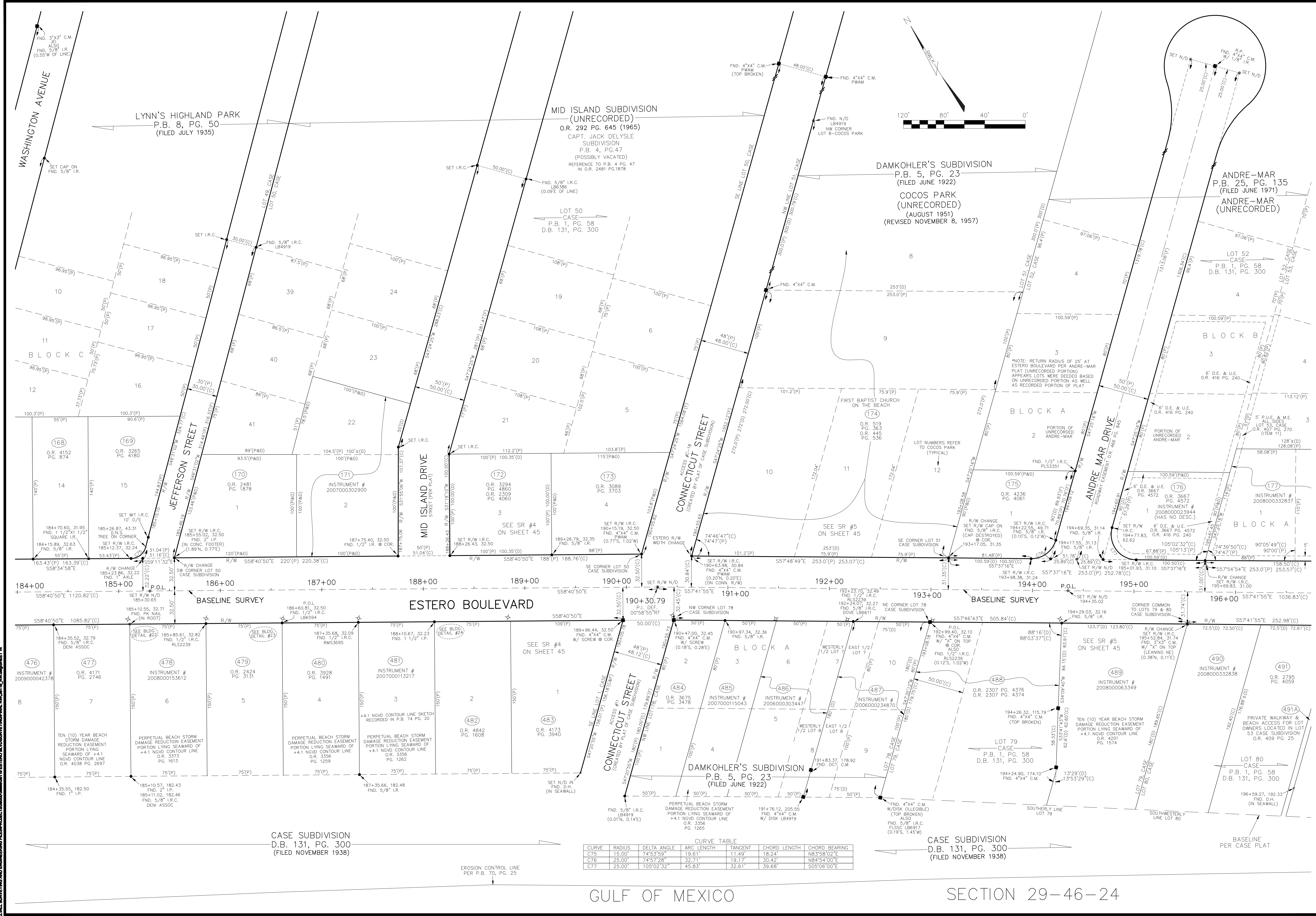
PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C-ALPENS PIERCE
CHECKED BY S-WHITAKER
SCALE 1"=40'

The Town of Fort Myers Beach
LEE COUNTY
SOUTH FLORIDA

Bean, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION 173+00 TO 184+00
SHEET 13

REV.#	REVISION DESCRIPTION	DATE



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C75	15.00'	74°53'59"	19.61'	11.49'	18.24'	N83°58'02"E
C76	25.00'	74°57'28"	32.71'	19.17'	30.42'	N84°54'00"E
C77	25.00'	105°02'32"	45.83'	32.61'	39.68'	S05°06'00"E

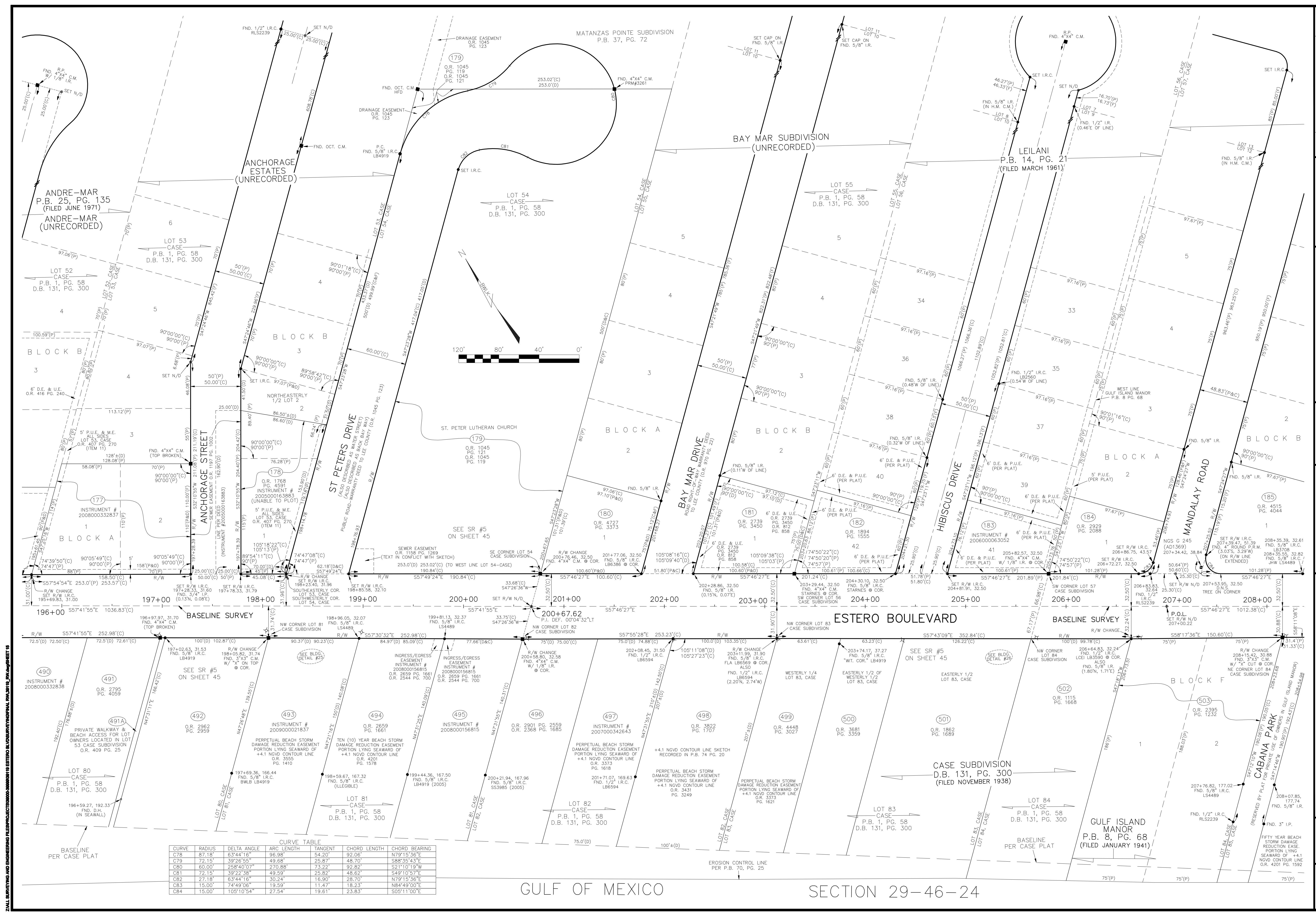
PROJECT No. 38119
 DATE 4-16-2010
 DRAWN BY C-ALPENS PIERCE
 CHECKED BY S-WHITAKER
 SCALE 1"=40'

The Town of
ESTERO BOULEVARD
 COUNTY ROAD 865
 LEE COUNTY
 SOUTH WEST FLORIDA

Beau, Whitaker, Lutz & Karch, Inc. (LB 4919)
 CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
 (239) 481-1331

STATION
184+00
 TO
196+00
 SHEET
14

REVISION DESCRIPTION
 REV.# DATE



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C78	87.18'	63°44'16"	96.98'	54.20'	92.06'	N79°15'36"E
C79	72.15'	39°26'55"	49.68'	25.87'	48.70'	S88°35'43"E
C80	60.00'	238°40'07"	270.88'	73.22'	92.82'	S21°10'19"W
C81	72.15'	39°26'55"	49.59'	25.82'	48.62'	S49°10'57"E
C82	27.18'	63°44'16"	30.24'	16.90'	28.70'	N79°15'36"E
C83	15.00'	74°49'06"	19.59'	11.47'	18.23'	N84°49'00"E
C84	15.00'	105°10'54"	27.54'	19.61'	23.83'	S05°11'00"E

GULF OF MEXICO SECTION 29-46-24

ESTERO BOULEVARD COUNTY ROAD 865

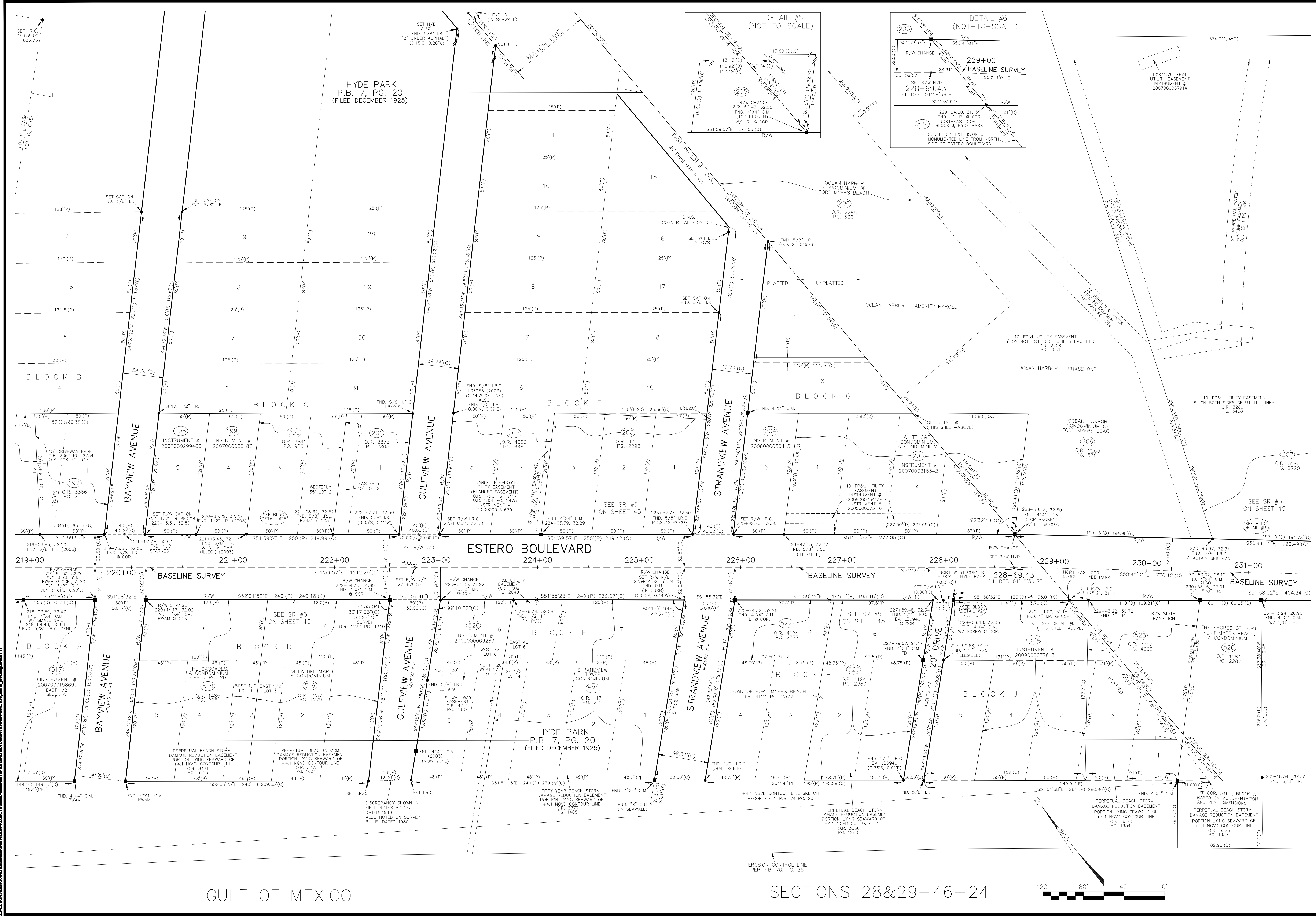
PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C-ALPINS PIERCE CHECKED BY S-WHITAKER SCALE 1"=40'

The Town of Fort Myers Beach

Lee County South West Florida

Beau, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

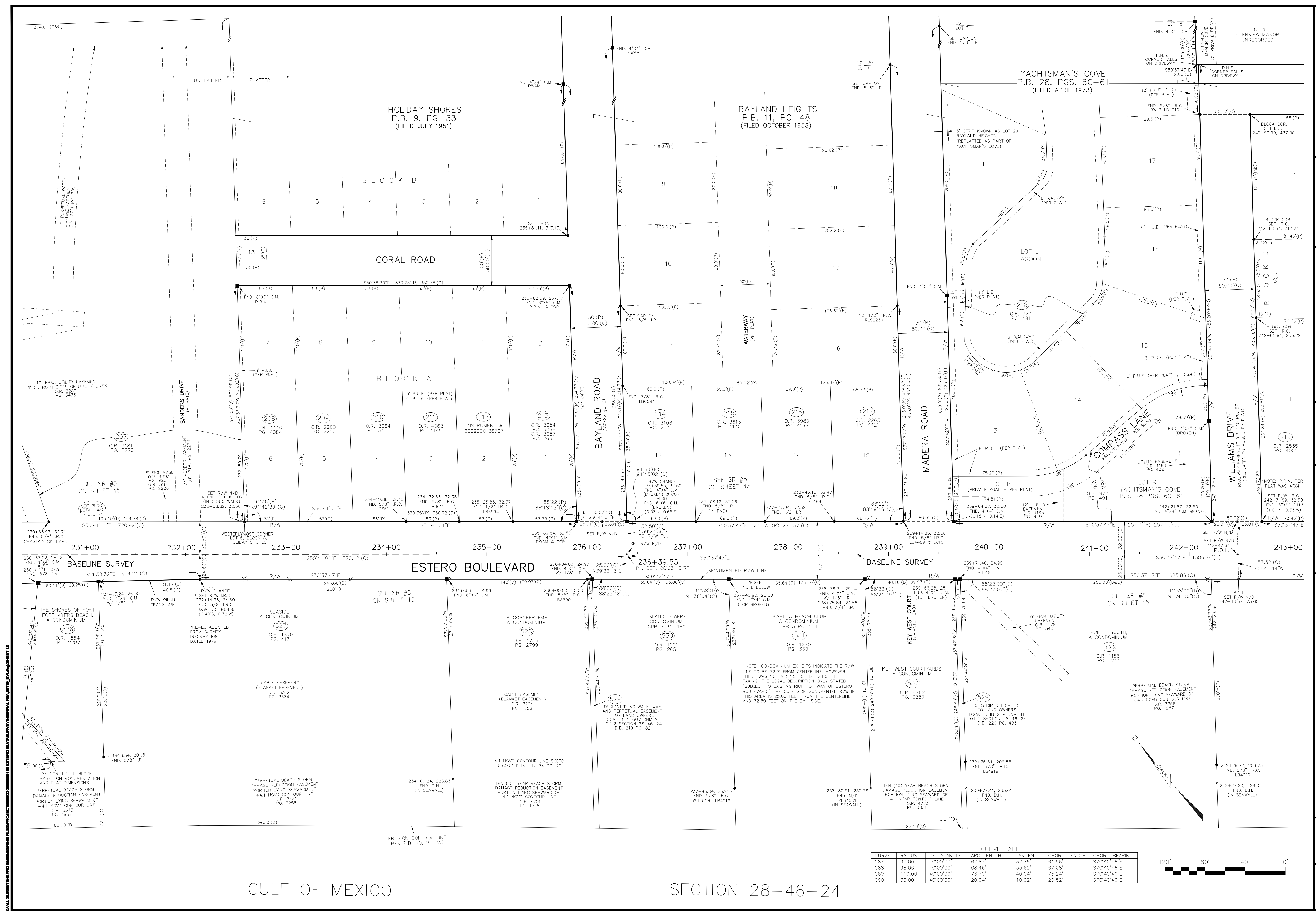
STATION 196+00 TO 208+00 SHEET 15



GULF OF MEXICO

SECTIONS 28&29-46-24

PROJECT NO.	38119
DATE	4-16-2010
DRAWN BY	C-ALPINSPIERCE
CHECKED BY	S-WHITAKER
SCALE	1"=40'
The Town of Fort Myers Beach	
ESTERO BOULEVARD COUNTY ROAD 865	
LEE COUNTY SOUTHWEST FLORIDA	
PROJECT NO.	38119
DATE	4-16-2010
DRAWN BY	C-ALPINSPIERCE
CHECKED BY	S-WHITAKER
SCALE	1"=40'
Beau, Whitaker, Lutz & Karch, Inc. (LB 4919)	
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS	
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5970	
(239) 481-1331	
STATION	219+00 TO 231+00
SHEET	17



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C87	90.00'	40°00'00"	62.83'	32.76'	61.56'	S70°40'46"E
C88	98.06'	40°00'00"	68.46'	35.69'	67.08'	S70°40'46"E
C89	110.00'	40°00'00"	76.79'	40.04'	75.24'	S70°40'46"E
C90	30.00'	40°00'00"	20.94'	10.92'	20.52'	S70°40'46"E



ESTERO BOULEVARD
COUNTY ROAD 865

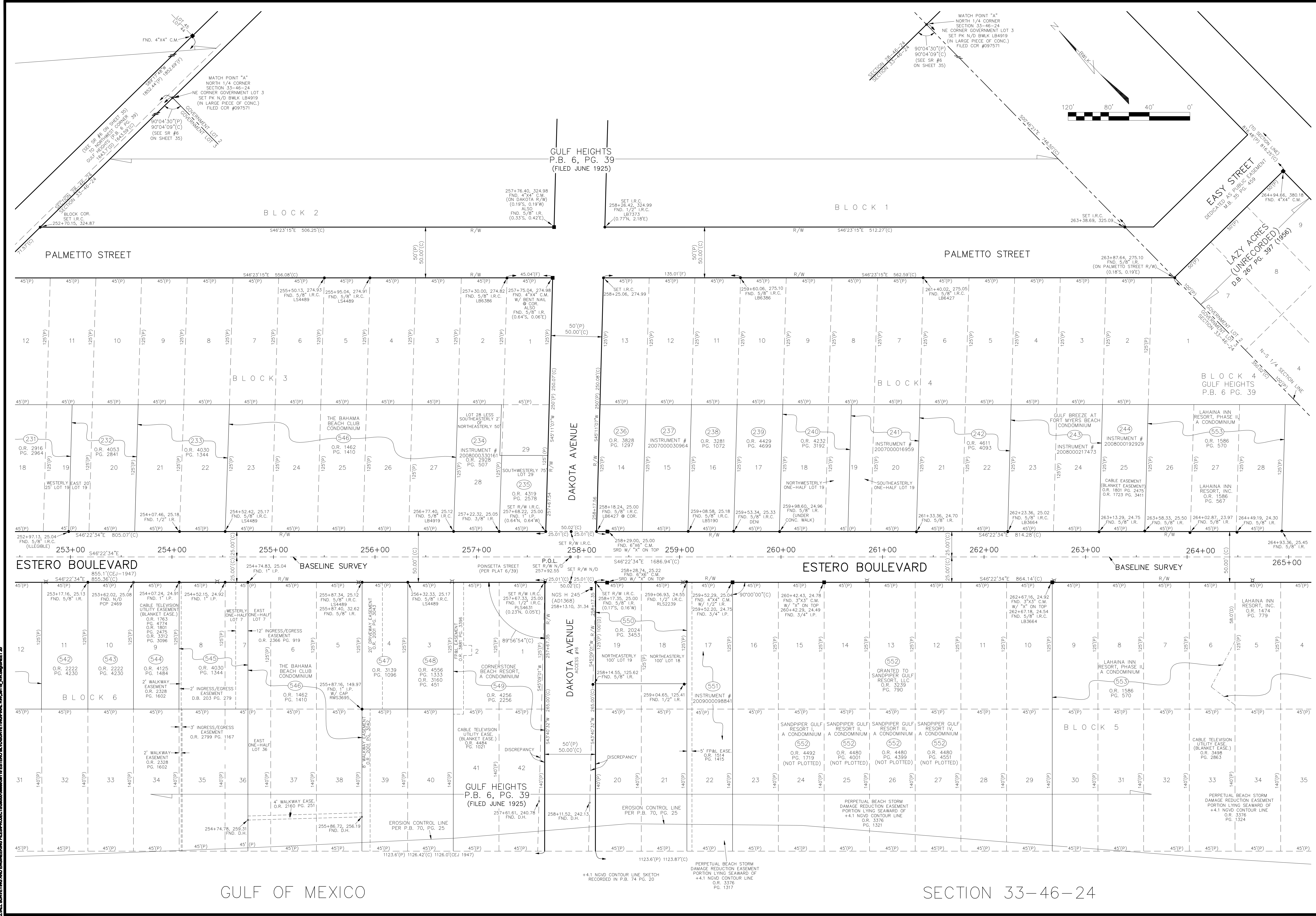
The Town of Fort Myers Beach

PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C-ALPENS PIERCE
CHECKED BY S-WHITAKER
SCALE 1"=40'

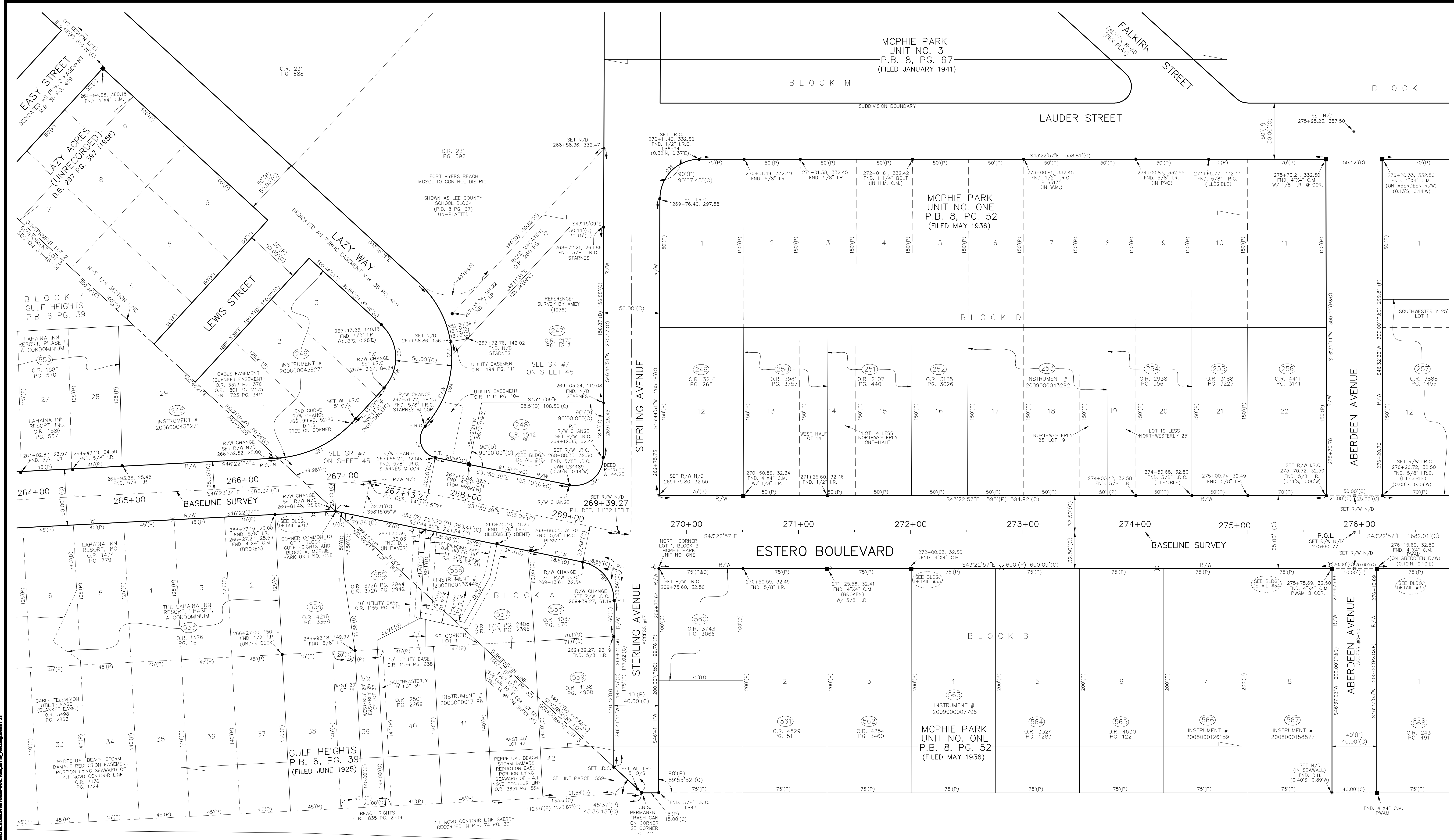
Bea, Whitaker, Lutz & Karih, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION 231+00 TO 243+00
SHEET 18

REV.#	REVISION DESCRIPTION	DATE



PROJECT NO.	38119
DATE	4-16-2010
DRAWN BY	C. ALPENS PIERCE
CHECKED BY	S. WHITAKER
SCALE	1"=40'
PROJECT NAME	ESTERO BOULEVARD, FORT MYERS, FLORIDA 33919-5910
CLIENT	BEAN, WHITAKER, LUTZ & KAREH, INC. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS	
ADDRESS	13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
PHONE	(239) 481-1331
STATION	253+00 TO 265+00
SHEET	20
TOWN OF	Fort Myers Beach
COUNTY	LEE COUNTY
STATE	SOUTH FLORIDA
REVISION #	
REVISION DESCRIPTION	
DATE	



MCPHIE PARK
UNIT NO. 3
P.B. 8, PG. 67
(FILED JANUARY 1941)

BLOCK M

BLOCK L

LAUDER STREET

BLOCK 4
GULF HEIGHTS
P.B. 6 PG. 39

MCPHIE PARK
UNIT NO. ONE
P.B. 8, PG. 52
(FILED MAY 1936)

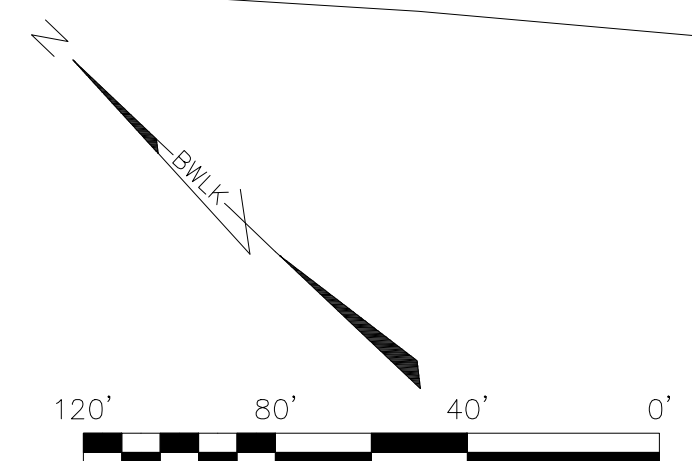
ESTERO BOULEVARD

MCPHIE PARK
UNIT NO. ONE
P.B. 8, PG. 52
(FILED MAY 1936)

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C91	100.00'	42°47'30"	74.69'	39.18'	72.96'	S68°49'36"E
C92	40.00'	89°57'52"	62.81'	39.98'	56.55'	S44°12'35"W
C93	90.00'	90°03'07"	141.46'	90.08'	127.34'	S44°15'16"W
C94	90.00'	51°50'12"	81.43'	43.74'	78.68'	S63°21'44"W
C95	16.96'	121°07'30"	35.85'	30.05'	29.54'	S28°43'06"W
C96	25.00'	101°24'30"	44.25'	30.55'	38.69'	S82°32'54"E
C97	35.00'	78°26'06"	47.91'	28.56'	44.26'	S07°28'08"W
C98	35.00'	89°52'12"	54.90'	34.92'	49.44'	N88°19'03"W

GULF OF MEXICO

SECTION 33-46-24



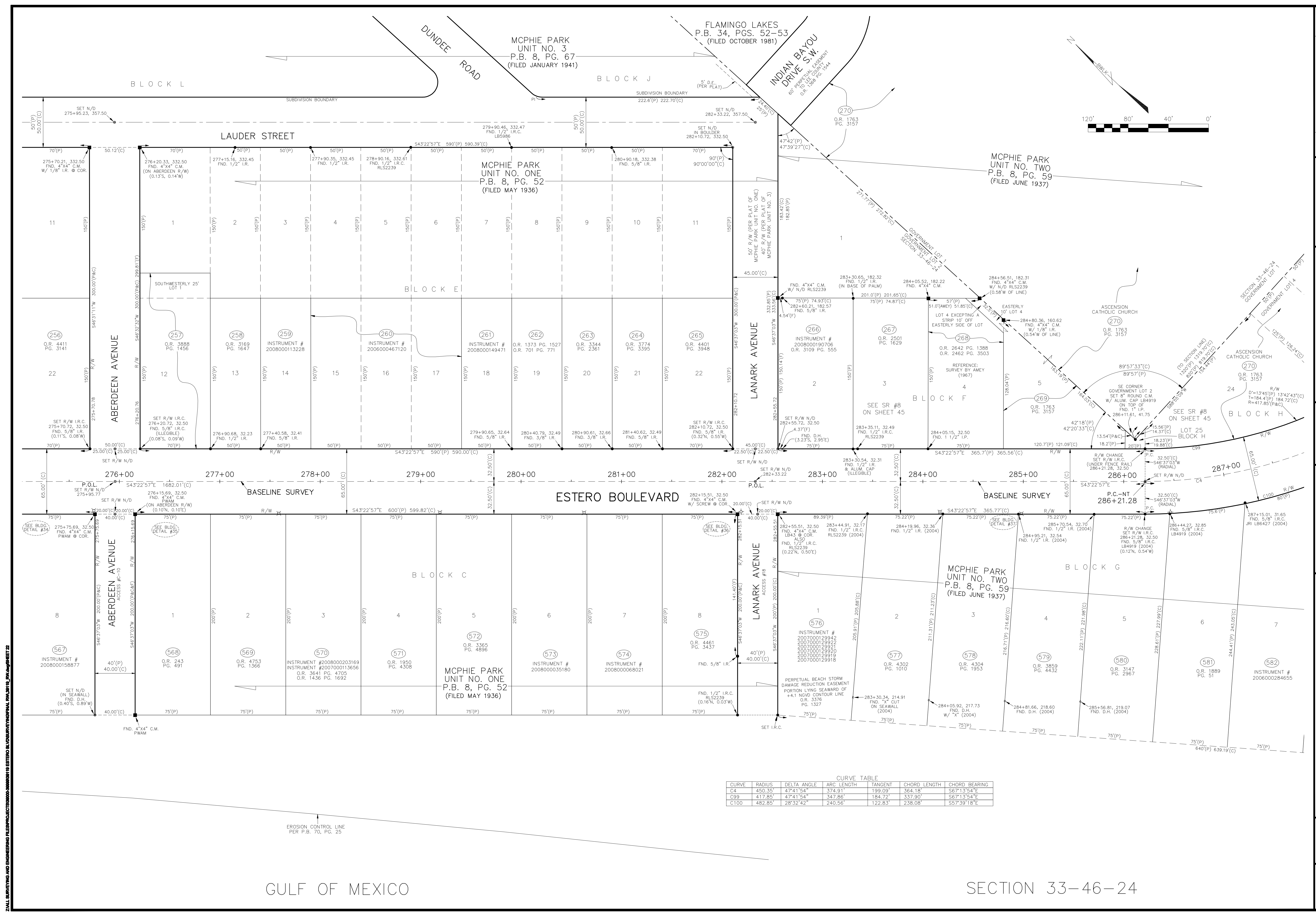
PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C-ALPENS PIERCE
CHECKED BY S-WHITAKER
SCALE 1"=40'

The Town of Fort Myers Beach
ESTERO BOULEVARD
COUNTY ROAD 865
LEE COUNTY
SOUTH WEST FLORIDA

Bean, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION 264+00 TO 276+00
SHEET 21

REV.#	REVISION DESCRIPTION	DATE

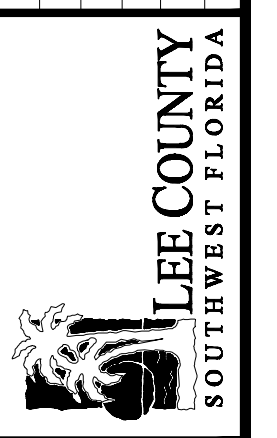


CURVE TABLE

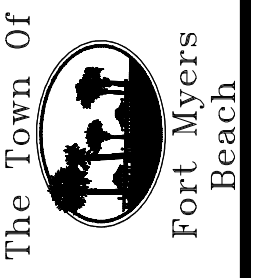
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
CA	450.35'	47°41'54"	374.51'	199.09'	364.18'	S67°13'54"E
C99	417.85'	47°41'54"	347.86'	184.72'	337.90'	S67°13'54"E
C100	482.85'	28°32'42"	240.56'	122.83'	238.08'	S57°39'18"E

Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\2000-2009\2019 ESTERO BOULEVARD\DWG\2019_04_16_01.DWG

REV.#	REVISION DESCRIPTION	DATE



ESTERO BOULEVARD
COUNTY ROAD 865

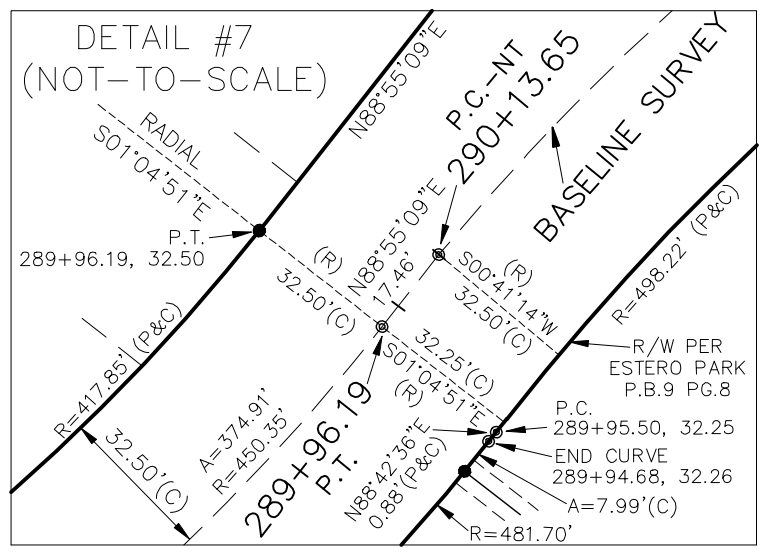
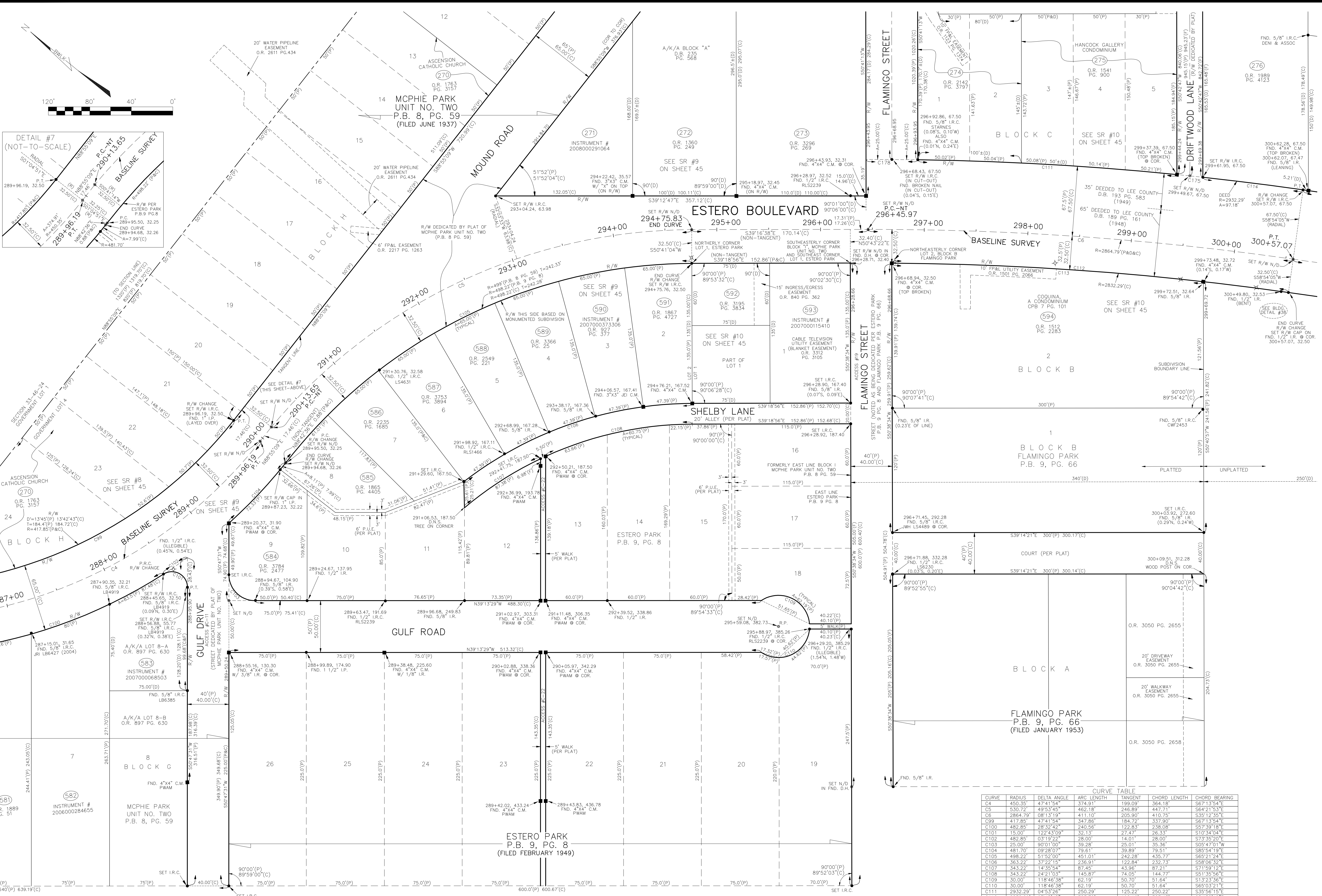


PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C. ALPINS/PIERCE
CHECKED BY S. WHITAKER
SCALE 1"=40'

Beau, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION
276+00
TO
287+00

SHEET
22

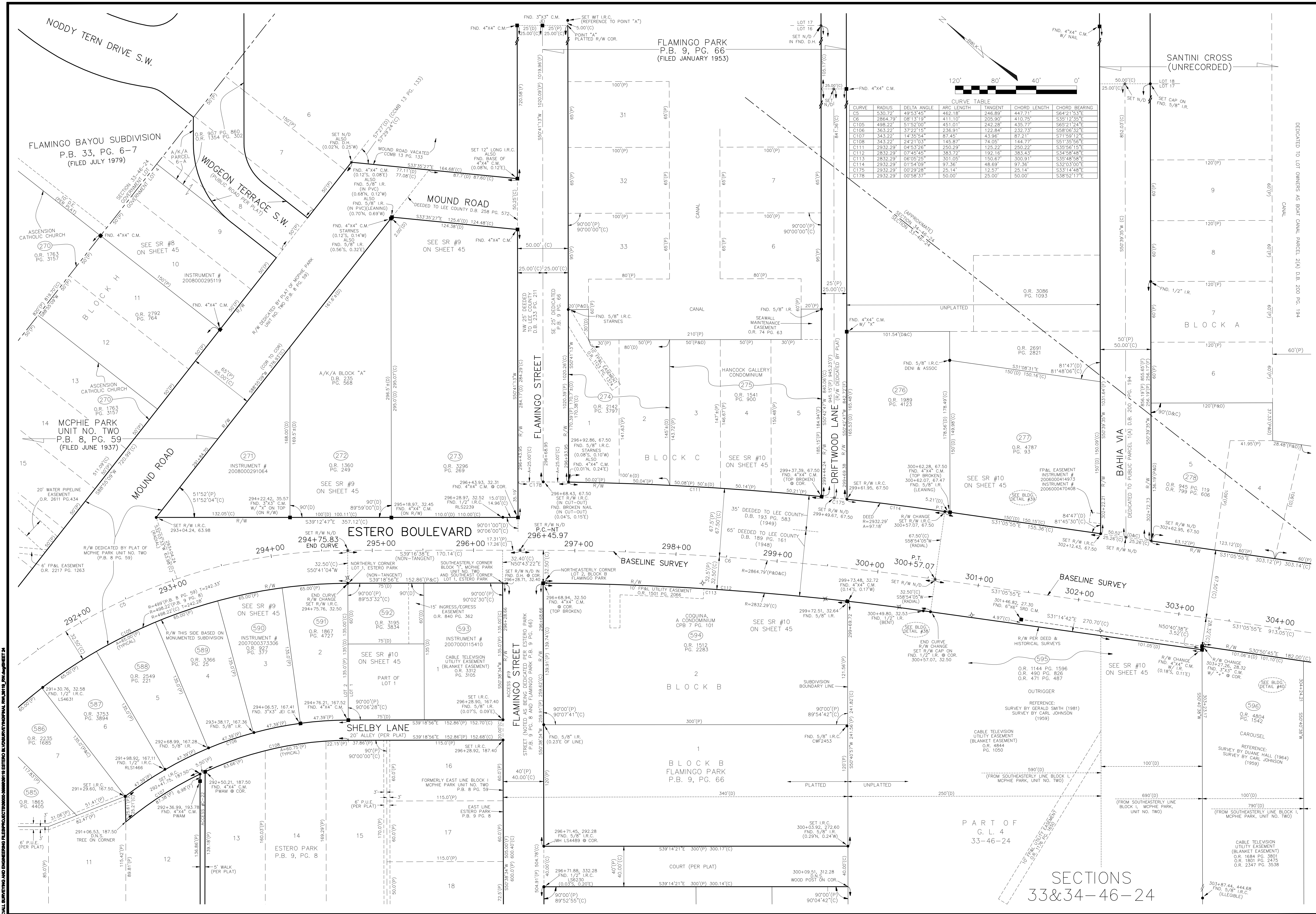


CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C4	450.35'	47°41'54"	374.91'	199.00'	364.18'	S67°13'54"E
C5	530.72'	49°53'45"	462.18'	248.89'	443.71'	S64°21'53"E
C6	2864.79'	08°13'19"	411.10'	205.90'	410.75'	S35°12'35"E
C9	417.85'	47°41'54"	347.86'	184.72'	337.90'	S67°13'54"E
C100	482.85'	28°32'42"	240.56'	122.83'	238.08'	S77°39'18"E
C101	15.00'	122°43'09"	32.13'	27.47'	26.33'	S10°34'04"E
C102	482.85'	03°19'22"	28.00'	14.01'	28.00'	S73°35'20"E
C103	25.00'	90°01'00"	39.28'	25.01'	35.36'	S05°47'01"W
C104	481.70'	09°28'07"	79.61'	39.89'	79.51'	S85°54'19"E
C105	498.22'	5°15'00"	451.01'	242.28'	435.72'	S85°21'24"E
C106	563.22'	37°22'15"	236.91'	122.84'	232.73'	S58°06'32"E
C107	343.22'	14°35'54"	87.45'	43.96'	87.21'	S71°59'12"E
C108	343.22'	24°21'03"	145.87'	74.05'	144.77'	S51°55'56"E
C109	30.00'	118°46'38"	62.19'	50.70'	51.64'	S13°23'36"E
C110	30.00'	118°46'38"	62.19'	50.70'	51.64'	S65°03'21"E
C111	2932.29'	04°53'26"	250.29'	125.22'	250.22'	S35°56'15"E
C112	2832.29'	07°45'45"	383.72'	192.16'	383.43'	S34°58'48"E
C113	2832.29'	06°05'25"	301.05'	150.67'	300.91'	S35°48'58"E
C114	2932.29'	01°54'09"	97.36'	48.69'	97.36'	S32°03'00"E
C175	2932.29'	00°29'28"	25.14'	12.57'	25.14'	S33°14'48"E
C178	2932.29'	00°58'37"	50.00'	25.00'	50.00'	S38°52'17"E

GULF OF MEXICO

SECTION 33-46-24

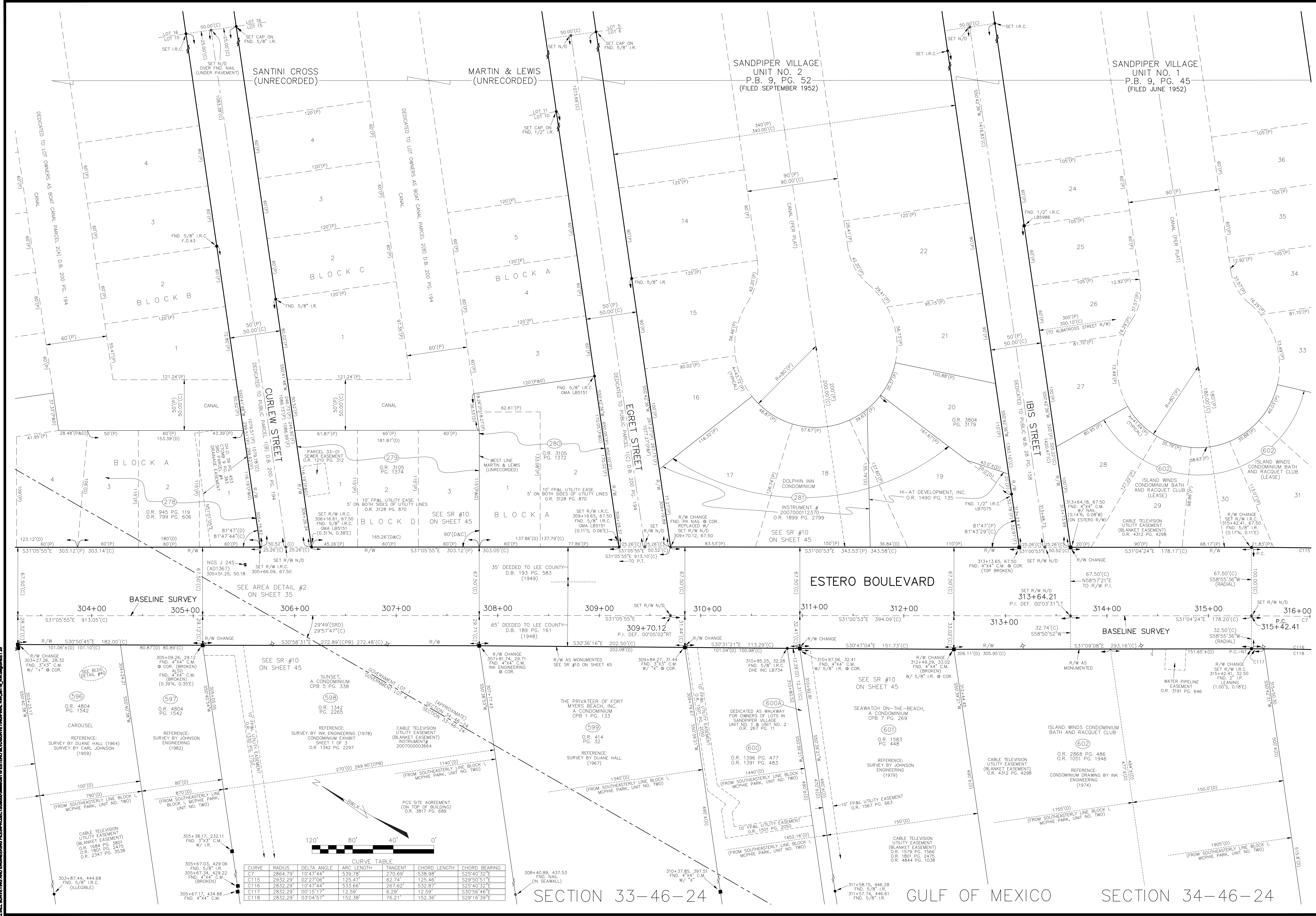
PROJECT No. 38119
 DATE 4-16-2010
 DRAWN BY C-ALPINE/PIERCE
 CHECKED BY S-WHITAKER
 SCALE 1"=40'
 The Town of Fort Myers Beach
 LEE COUNTY SOUTHWEST FLORIDA
ESTERO BOULEVARD COUNTY ROAD 865
 Bean, Whitaker, Lutz & Karih, Inc. (LB 4919)
 CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
 (239) 481-1331
STATION 287+00 TO 300+00
SHEET 23



CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C5	530.72'	49°53'45"	462.18'	246.89'	447.71'	S64°21'53"E
C6	2864.79'	08°13'19"	411.10'	205.90'	410.75'	S35°12'35"E
C7	498.22'	51°52'01"	451.01'	242.38'	435.77'	S65°21'24"E
C106	363.22'	37°22'15"	236.91'	122.84'	232.73'	S58°06'32"E
C107	343.22'	14°35'54"	87.45'	43.96'	87.21'	S71°59'12"E
C108	343.22'	24°21'03"	145.87'	74.05'	144.77'	S51°35'56"E
C111	293.29'	04°53'26"	250.29'	125.22'	250.22'	S35°56'15"E
C112	2832.29'	07°45'45"	383.72'	192.16'	383.43'	S34°58'48"E
C113	2832.29'	06°05'25"	301.05'	150.67'	300.91'	S35°48'58"E
C114	2932.29'	01°54'09"	97.36'	48.69'	97.36'	S32°03'00"E
C175	2932.29'	00°29'38"	25.14'	12.57'	25.14'	S33°14'48"E
C178	2932.29'	00°58'37"	50.00'	25.00'	50.00'	S38°52'17"E

PROJECT No. 38119
 DATE 4-16-2010
 DRAWN BY C. ALPINE PIERCE
 CHECKED BY S. WHITAKER
 SCALE 1"=40'
 The Town of Fort Myers Beach
 Lee County South West Florida
 ESTERO BOULEVARD COUNTY ROAD 865
 SECTION 33&34-46-24
 STATION 292+00 TO 304+00
 SHEET 24

SMALL SURVEYING AND ENGINEERING P.L.L.C. 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
 WWW.SMALLSURVEYING.COM



CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C7	2864.79'	10°47'44"	539.78'	270.69'	538.98'	S25°40'32"E
C115	2932.29'	02°27'06"	125.47'	62.74'	125.46'	S29°50'51"E
C116	2832.29'	10°47'44"	533.66'	267.62'	532.87'	S25°40'32"E
C117	2832.29'	00°13'17"	12.59'	6.23'	12.59'	S30°56'48"E
C118	2832.29'	03°04'57"	152.38'	76.21'	152.36'	S29°16'39"E

ESTERO BOULEVARD
COUNTY ROAD 865

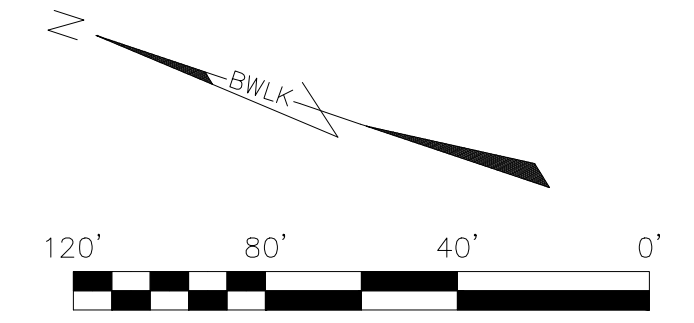
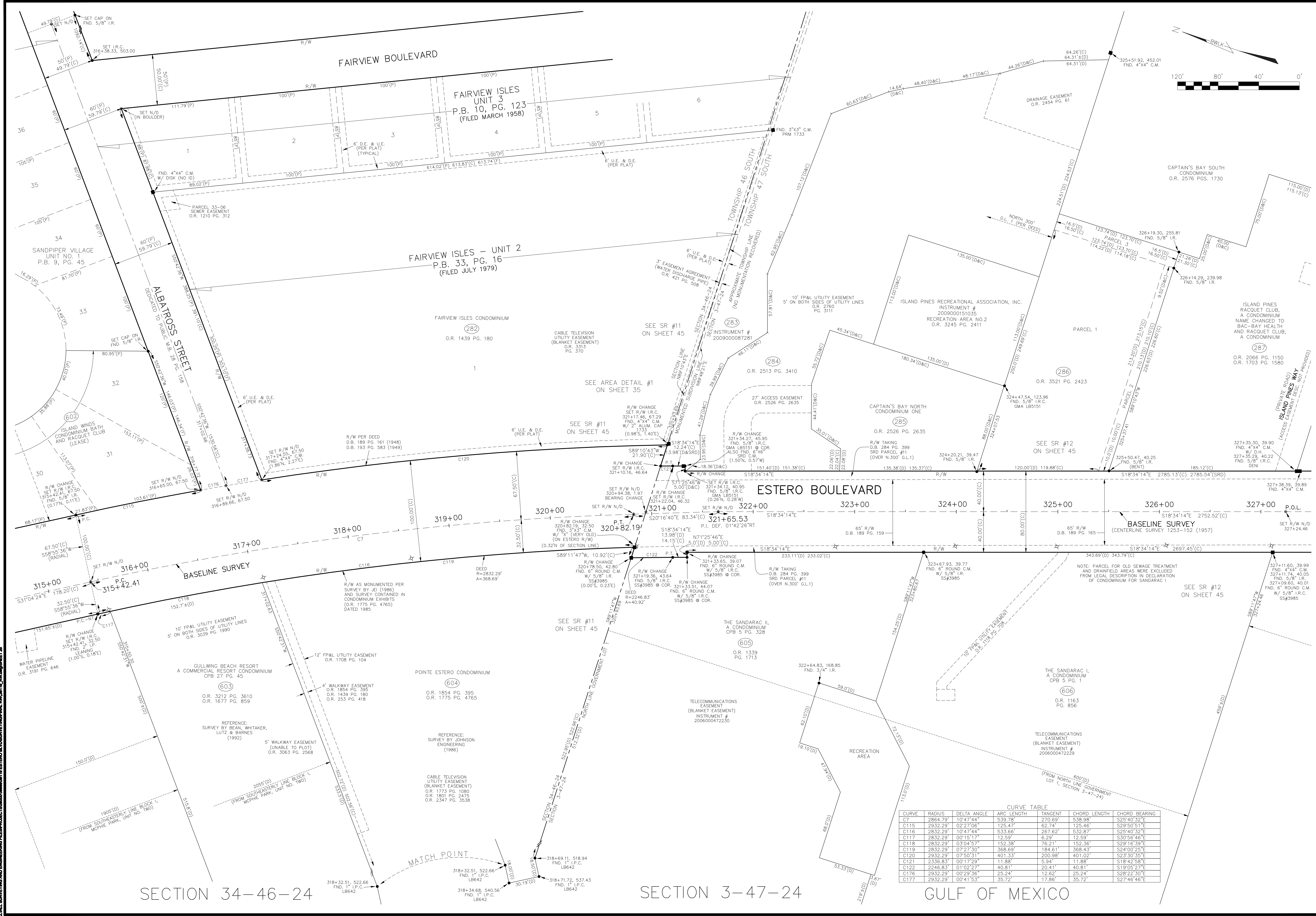
Lee County
SOUTHWEST FLORIDA

The Town of
Fort Myers
Beach

PROJECT NO. 38119
DATE 4-16-2010
DRAWN BY C-ALPENS PIERCE
CHECKED BY S-WHITAKER
SCALE 1"=40'

Be an, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

STATION
304+00
TO
316+00
SHEET
25



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C7	2864.79'	10°47'44"	539.78'	270.69'	538.98'	S25°40'32"E
C115	2932.29'	02°27'06"	125.47'	62.74'	125.46'	S29°50'51"E
C116	2832.29'	10°47'44"	533.66'	267.62'	532.87'	S25°40'32"E
C117	2832.29'	00°15'17"	12.59'	6.29'	12.59'	S30°56'46"E
C118	2832.29'	03°04'57"	152.38'	76.21'	152.36'	S29°16'39"E
C119	2832.29'	07°27'30"	368.69'	184.61'	368.43'	S24°00'25"E
C120	2932.29'	07°50'51"	401.33'	200.98'	401.02'	S23°30'35"E
C121	2336.83'	00°17'29"	11.88'	5.94'	11.88'	S18°42'58"E
C122	2246.83'	01°02'27"	40.81'	20.41'	40.81'	S19°05'27"E
C176	2932.29'	00°29'36"	25.24'	12.62'	25.24'	S28°22'30"E
C177	2932.29'	00°41'53"	35.72'	17.86'	35.72'	S27°46'46"E

SECTION 34-46-24

SECTION 3-47-24

GULF OF MEXICO

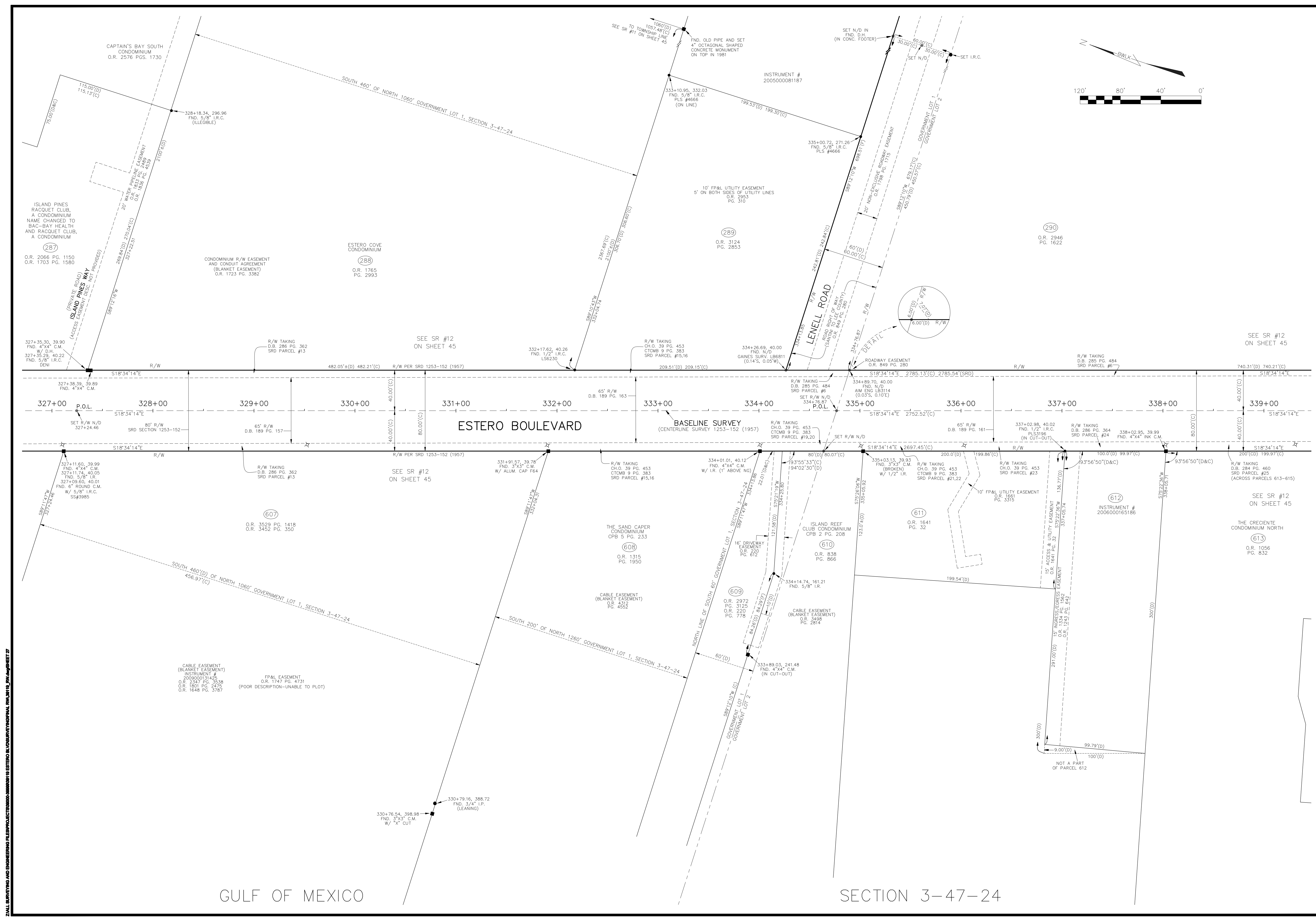
PROJECT NO.	38119
DATE	4-16-2010
DRAWN BY	C. ALPINS/PIERCE
CHECKED BY	S. WHITAKER
SCALE	1"=40'

The Town of
ESTERO BOULEVARD
 COUNTY ROAD 865
 Fort Myers Beach

Lee County
 SOUTH WEST FLORIDA

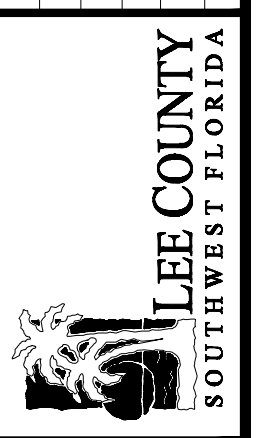
Be an, Whitaker, Lutz & Karch, Inc. (LB 4919)
 CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
 (239) 481-1331

STATION	TO
315+00	327+00
SHEET	
26	

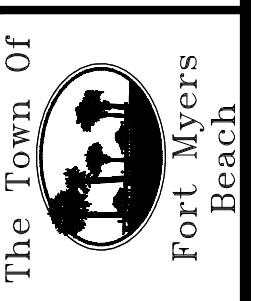


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REV.#	REVISION DESCRIPTION	DATE



ESTERO BOULEVARD
COUNTY ROAD 865



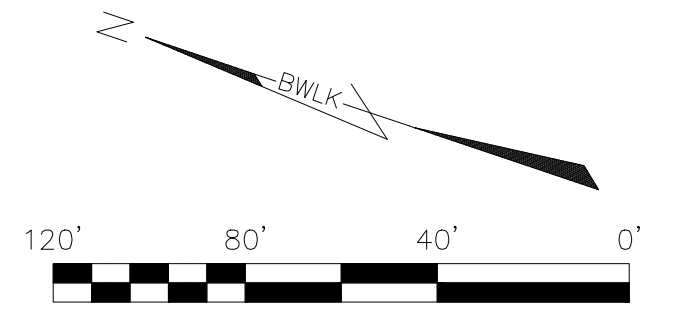
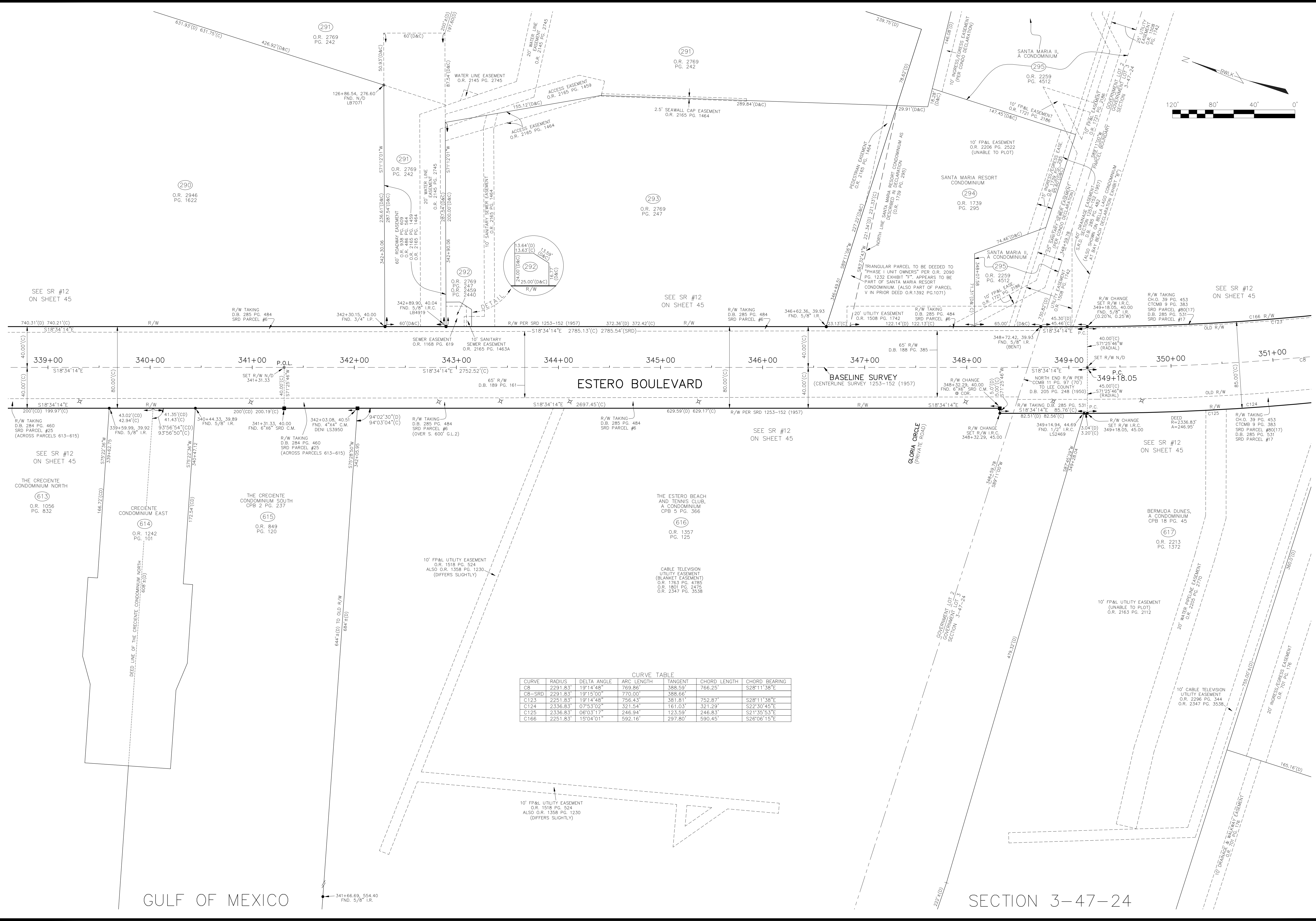
PROJECT No.	38119
DATE	4-16-2010
DRAWN BY	C-ALPINS/PIERCE
CHECKED BY	S-WHITAKER
SCALE	1"=40'

Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5970
(239) 481-1331

STATION
327+00
TO
339+00

SHEET
27

Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\2000-2009\2019 ESTERO BOULEVARD\DWG\ESTERO BOULEVARD 33919.DWG

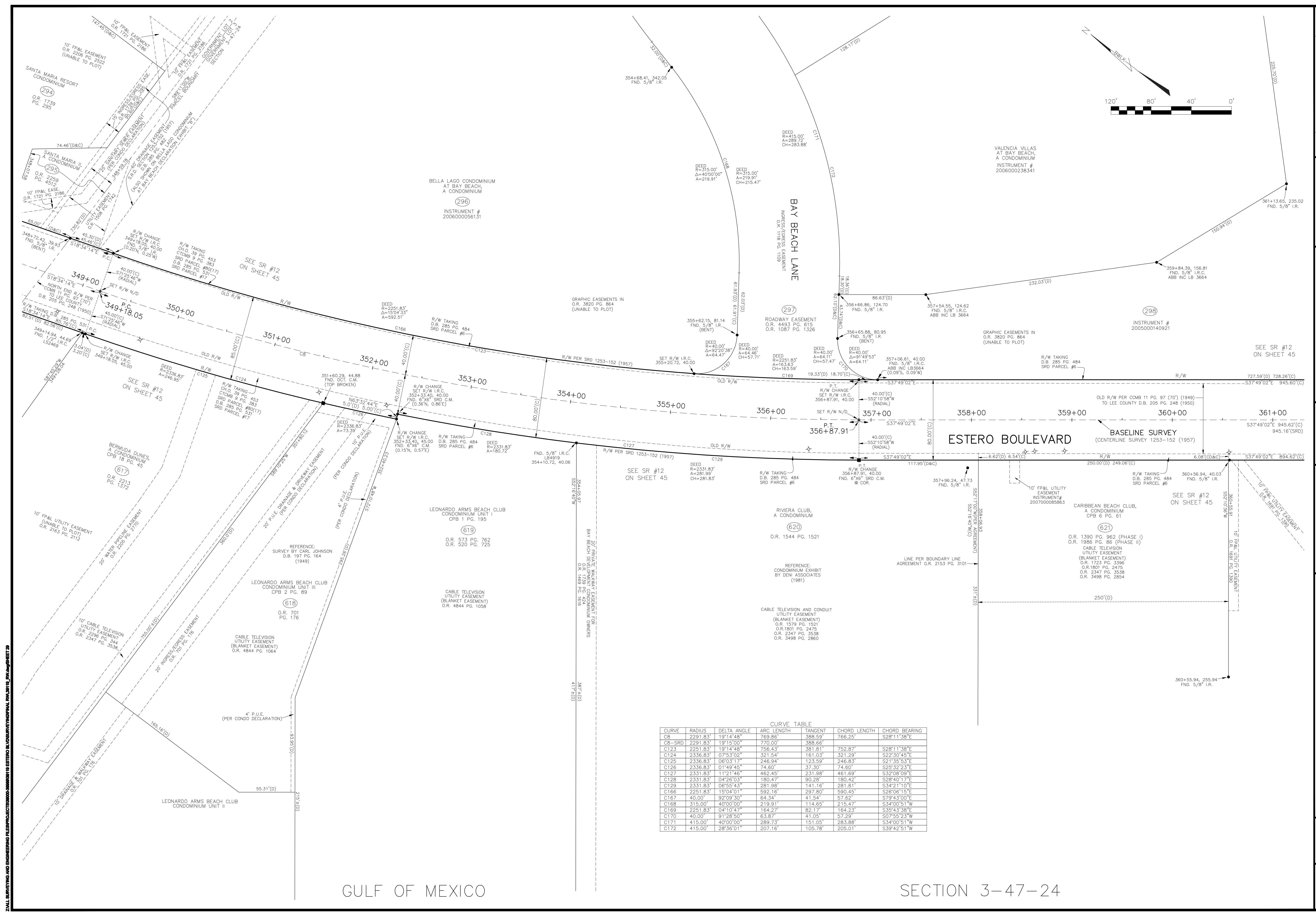


CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
CB	2291.83'	19°14'48"	769.86'	388.59'	766.25'	S28°11'38"E
CB-SRD	2291.83'	19°15'00"	770.00'	388.66'		
C123	2251.83'	19°14'48"	756.43'	381.81'	752.87'	S28°11'38"E
C124	2336.83'	0°53'02"	321.54'	161.03'	321.29'	S22°30'45"E
C125	2336.83'	06°03'17"	246.94'	123.59'	246.83'	S21°35'53"E
C166	2251.83'	15°04'01"	592.16'	297.80'	590.45'	S26°06'15"E

<p>ESTERO BOULEVARD COUNTY ROAD 865</p> <p>The Town of Fort Myers Beach</p> <p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C-ALPENS PIERCE CHECKED BY S-WHITAKER SCALE 1"=40'</p> <p>Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910 (239) 481-1331</p>	<p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C-ALPENS PIERCE CHECKED BY S-WHITAKER SCALE 1"=40'</p> <p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C-ALPENS PIERCE CHECKED BY S-WHITAKER SCALE 1"=40'</p> <p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C-ALPENS PIERCE CHECKED BY S-WHITAKER SCALE 1"=40'</p>
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STATION
339+00
TO
351+00
SHEET
28



CURVE TABLE

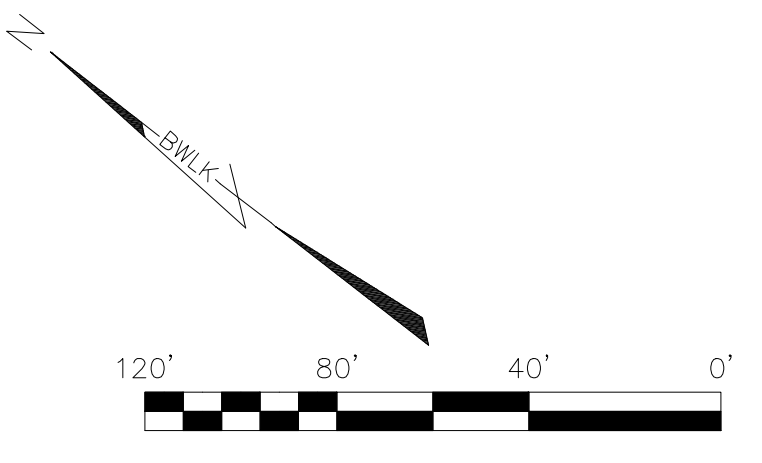
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C8	2291.83'	19°14'48"	769.86'	388.50'	766.25'	S28°11'38"E
C8-SRD	2291.83'	19°15'00"	770.00'	388.66'		
C123	2291.83'	19°14'48"	756.43'	381.81'	752.87'	S28°11'38"E
C124	2336.83'	07°53'02"	321.54'	161.03'	321.29'	S22°30'45"E
C125	2336.83'	06°03'17"	246.94'	123.59'	246.83'	S21°35'53"E
C126	2336.83'	01°49'45"	74.60'	37.30'	74.60'	S25°32'23"E
C127	2331.83'	11°21'46"	462.45'	231.98'	461.69'	S32°08'09"E
C128	2331.83'	04°26'03"	180.47'	90.28'	180.42'	S28°40'17"E
C129	2331.83'	06°55'43"	281.98'	141.16'	281.81'	S34°21'10"E
C166	2251.83'	15°04'01"	592.16'	297.80'	590.45'	S26°06'15"E
C167	40.00'	92°09'30"	64.34'	41.54'	57.82'	S79°43'00"E
C168	315.00'	40°00'00"	219.91'	114.65'	215.47'	S34°00'51"W
C169	2251.83'	04°10'47"	164.27'	82.17'	164.23'	S35°43'38"E
C170	40.00'	91°28'50"	63.87'	41.05'	57.29'	S07°55'23"W
C171	415.00'	40°00'00"	289.73'	151.05'	283.88'	S34°00'51"W
C172	415.00'	28°36'01"	207.16'	105.78'	205.01'	S39°42'51"W

2024 SURVEYING AND ENGINEERING P.L.L.C. PROJECT NO. 202400119 ESTERO BLVD SURVEY INSTRUMENT NO. 202400119

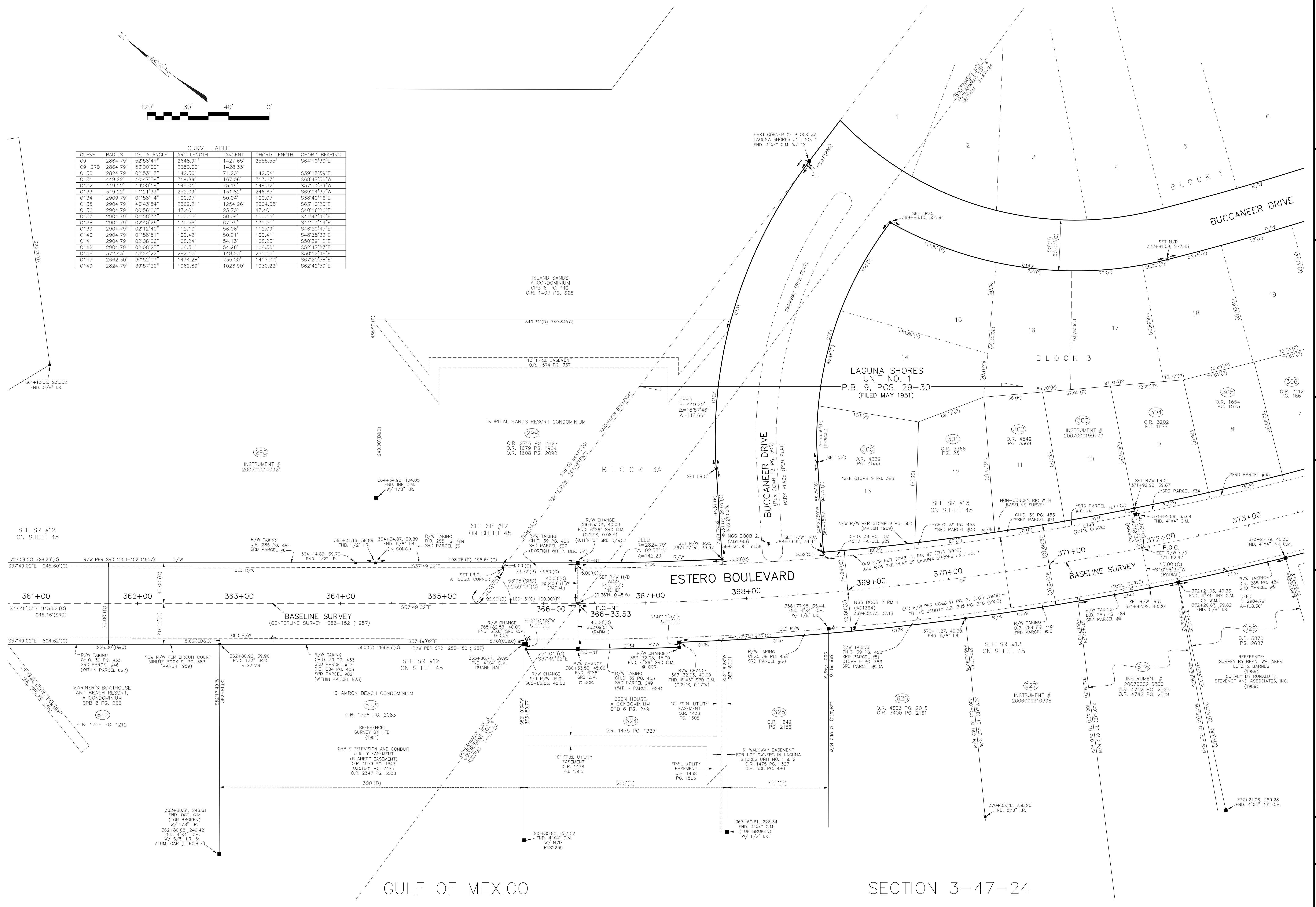
GULF OF MEXICO

SECTION 3-47-24

ESTERO BOULEVARD COUNTY ROAD 865	LEE COUNTY SOUTHWEST FLORIDA
The Town of Fort Myers Beach	REV.# REVISION DESCRIPTION DATE
PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C. ALPENS PIERCE CHECKED BY S. WHITAKER SCALE 1"=40'	STATION 349+00 TO 361+00 SHEET 29
Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5970 (239) 481-1331	



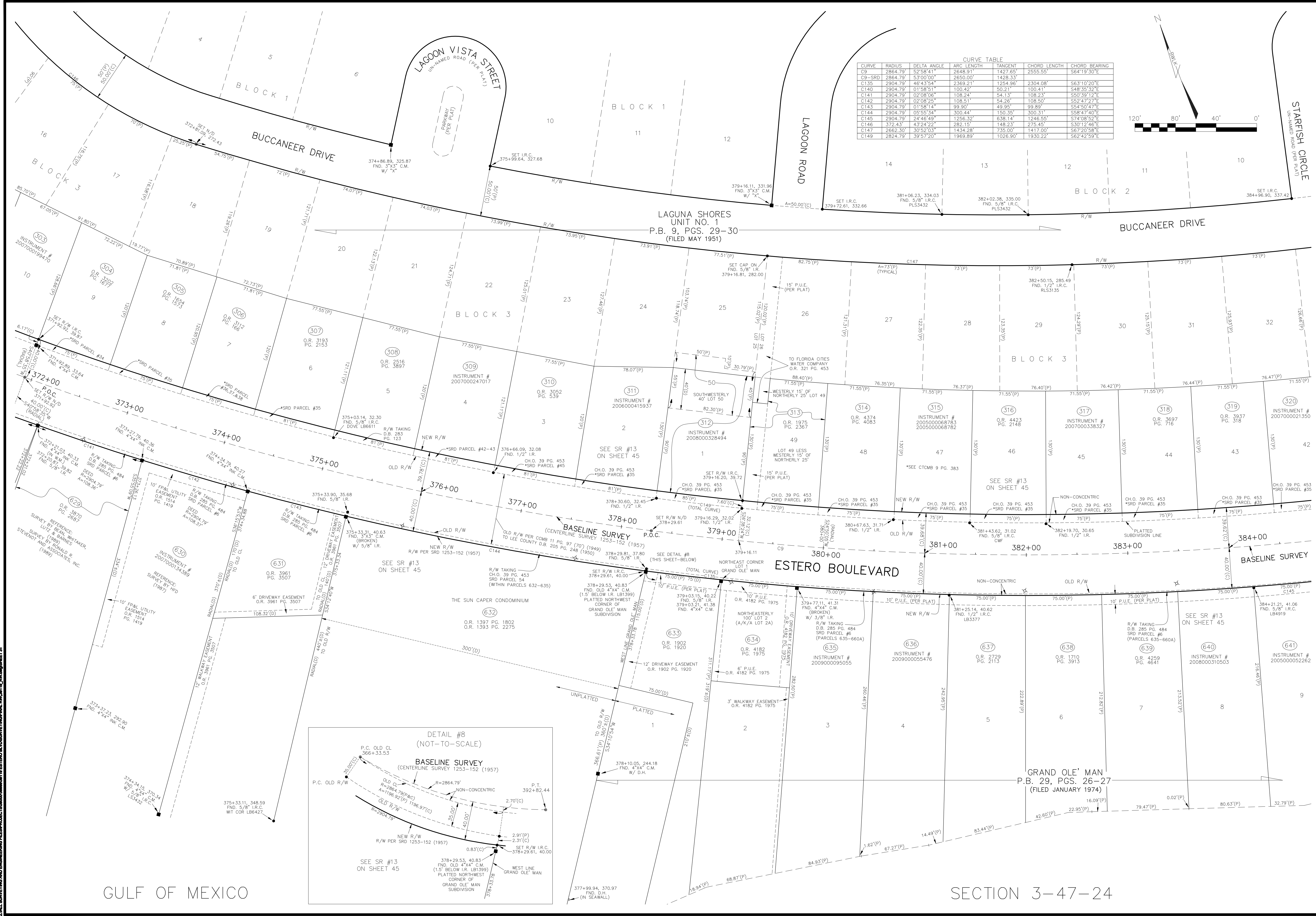
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C9	2864.79'	52°58'41"	2648.91'	1427.65'	2555.55'	S64°19'30"E
C9-SRD	2864.79'	53°00'00"	2650.00'	1428.33'		
C130	2824.79'	02°53'15"	142.36'	71.20'	142.34'	S39°15'59"E
C131	449.22'	40°47'59"	319.89'	167.06'	313.17'	S68°47'50"W
C132	449.22'	19°00'18"	149.01'	75.19'	148.32'	S57°53'59"W
C133	349.22'	41°21'33"	252.09'	131.82'	246.65'	S69°04'37"W
C134	2904.79'	01°58'14"	100.07'	50.04'	100.07'	S38°49'16"E
C135	2904.79'	46°43'54"	2369.21'	1254.96'	2304.08'	S63°10'20"E
C136	2904.79'	00°56'06"	47.40'	23.70'	47.40'	S40°16'26"E
C137	2904.79'	01°58'33"	100.16'	50.09'	100.16'	S41°43'45"E
C138	2904.79'	02°40'26"	135.56'	67.79'	135.54'	S44°03'14"E
C139	2904.79'	02°12'40"	112.10'	56.06'	112.09'	S46°29'47"E
C140	2904.79'	01°58'51"	100.42'	50.21'	100.41'	S48°35'32"E
C141	2904.79'	02°08'06"	108.24'	54.13'	108.23'	S50°39'12"E
C142	2904.79'	02°08'25"	108.51'	54.26'	108.50'	S52°47'27"E
C146	372.43'	43°24'22"	282.15'	148.23'	275.45'	S30°12'46"E
C147	2662.30'	30°52'03"	1434.28'	735.00'	1417.00'	S67°20'58"E
C149	2824.79'	39°57'20"	1969.89'	1026.90'	1930.22'	S62°42'59"E



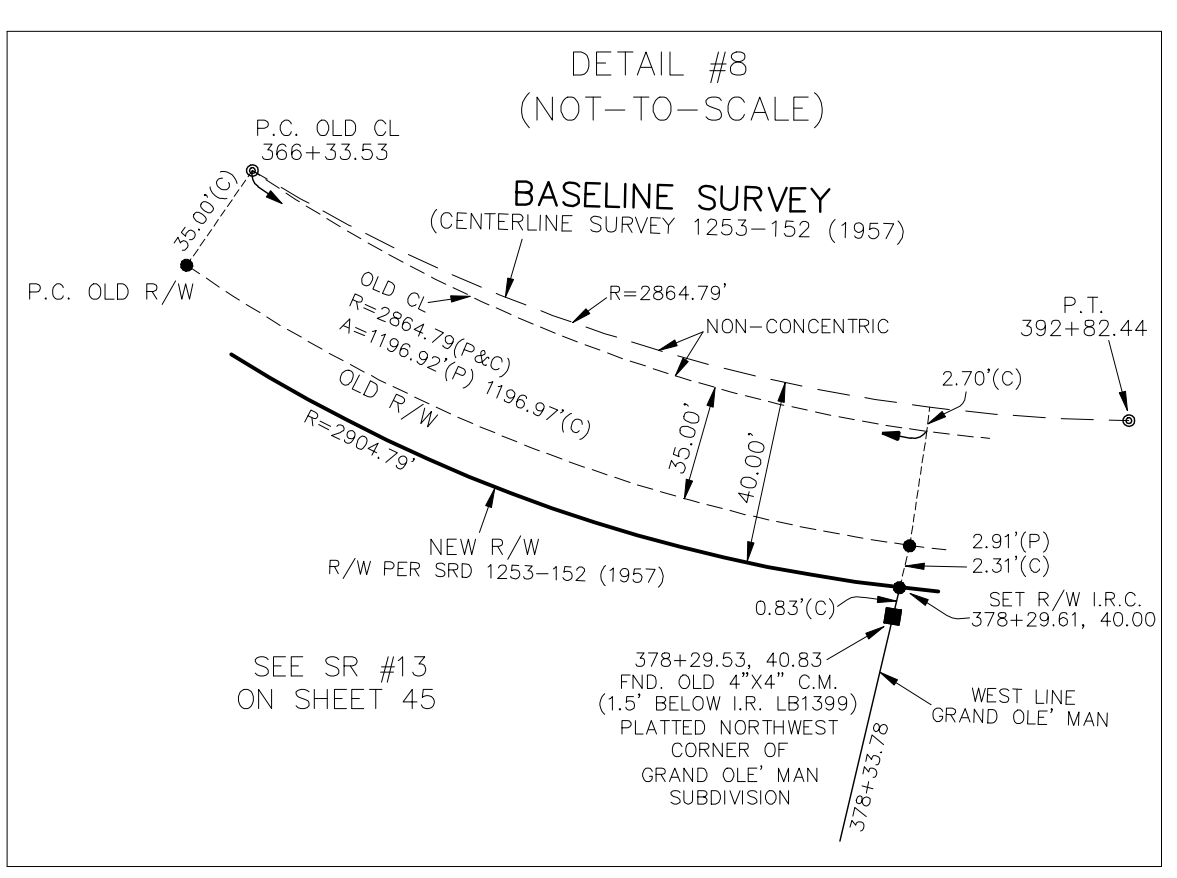
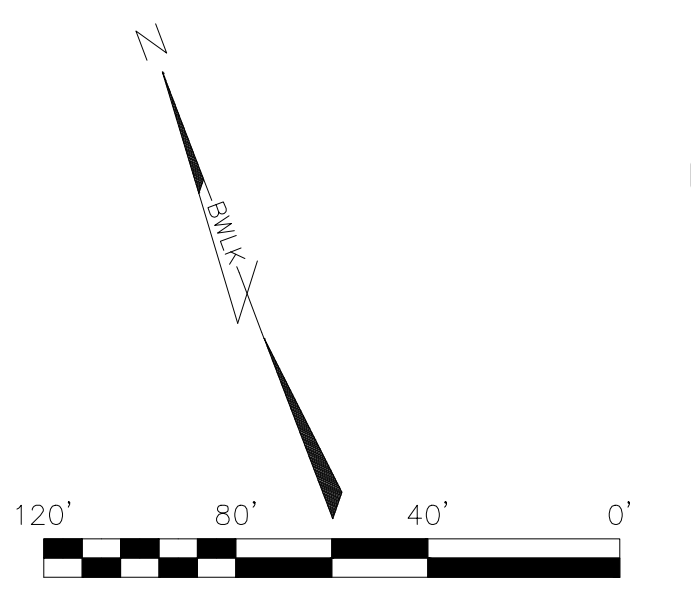
SMALL SURVEYING AND ENGINEERING P.L.L.C. PROJECT NO. 2005000140921 ESTERO BOULEVARD, FORT MYERS, FLORIDA 33919-5910

<p>ESTERO BOULEVARD COUNTY ROAD 865</p> <p>The Town of Fort Myers Beach</p> <p>PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C. ALPENS PIERCE CHECKED BY S. WHITAKER SCALE 1"=40'</p>	<p>REVISION DESCRIPTION</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th>REV.#</th> <th>DESCRIPTION</th> <th>DATE</th> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> </table>	REV.#	DESCRIPTION	DATE			
REV.#	DESCRIPTION	DATE					
<p>Bean, Whitaker, Lutz & Karch, Inc. (LB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910 (239) 481-1331</p>							
<p>STATION 361+00 TO 373+00</p> <p>SHEET 30</p>							

SECTION 3-47-24



CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C9	2864.79'	52°58'41"	2648.91'	1427.65'	2555.55'	S64°19'30"E
C9-SRD	2864.79'	53°00'00"	2650.00'	1428.33'	2556.00'	S64°19'30"E
C135	2904.79'	46°43'54"	2369.21'	1254.96'	2304.08'	S63°10'20"E
C140	2904.79'	01°58'51"	100.42'	50.21'	100.41'	S48°35'32"E
C141	2904.79'	02°08'06"	108.24'	54.13'	108.23'	S50°39'12"E
C142	2904.79'	02°08'25"	108.51'	54.26'	108.50'	S52°47'27"E
C143	2904.79'	01°58'14"	99.90'	49.95'	99.89'	S54°50'47"E
C144	2904.79'	05°55'34"	300.44'	150.35'	300.31'	S58°47'40"E
C145	2904.79'	24°46'49"	1256.32'	638.14'	1246.55'	S74°08'52"E
C146	372.43'	43°24'22"	282.15'	148.23'	275.45'	S30°12'46"E
C147	2862.30'	30°52'03"	1434.28'	735.00'	1417.00'	S67°20'58"E
C149	2824.79'	39°57'20"	1969.89'	1026.90'	1930.22'	S62°42'59"E

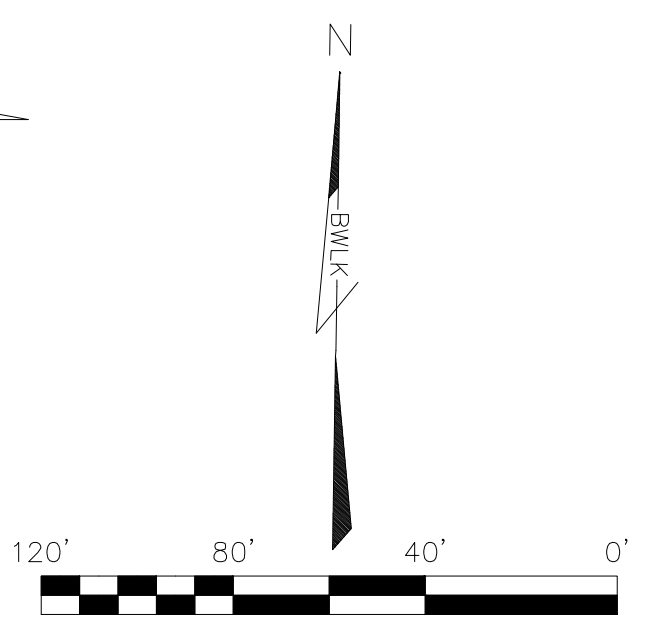


PROJECT No. 38119
 DATE 4-16-2010
 DRAWN BY C-ALPINS PIERCE
 CHECKED BY S-WHITAKER
 SCALE 1"=40'
 The Town of Fort Myers Beach
 ESTERO BOULEVARD COUNTY ROAD 865
 LEE COUNTY SOUTH WEST FLORIDA
 Be an, Whitaker, Lutz & Karch, Inc. (LB 4919)
 CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
 (239) 481-1331
 STATION 372+00 TO 384+00
 SHEET 31



LAGUNA SHORES
UNIT NO. 1
P.B. 9, PGS. 29-30
(FILED MAY 1951)

LAGUNA SHORES
UNIT NO. 2
P.B. 9, PG. 84
(FILED AUGUST 1953)



CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C9	2864.79'	52°58'41"	2648.91'	1427.65'	2555.55'	S64°19'30"E
C135	2904.79'	46°43'54"	2369.21'	1254.96'	2304.08'	S65°10'20"E
C145	2904.79'	24°46'49"	1256.32'	638.14'	1246.95'	S74°00'52"E
C147	2662.30'	30°52'03"	1434.28'	735.00'	1417.00'	S67°20'58"E
C148	2662.30'	06°50'46"	318.11'	159.24'	317.92'	S87°18'13"E
C149	2824.79'	39°57'20"	1969.89'	1026.90'	1930.22'	S62°42'59"E
C150	2824.79'	07°04'46"	349.03'	174.74'	348.81'	S87°14'53"E
C151	2899.79'	04°15'48"	215.77'	107.94'	215.72'	S88°34'59"E

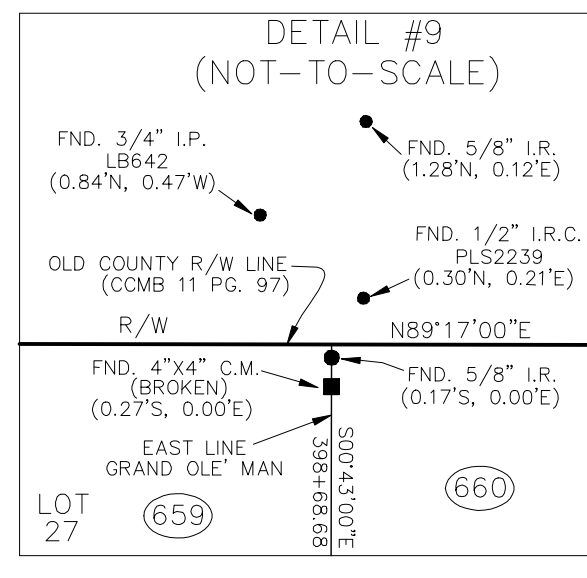
PROJECT No. 38119
DATE 4-16-2010
DRAWN BY C. ALPENS PIERCE
CHECKED BY S. WHITAKER
SCALE 1"=40'

The Town of Fort Myers Beach
LEE COUNTY
SOUTH WEST FLORIDA

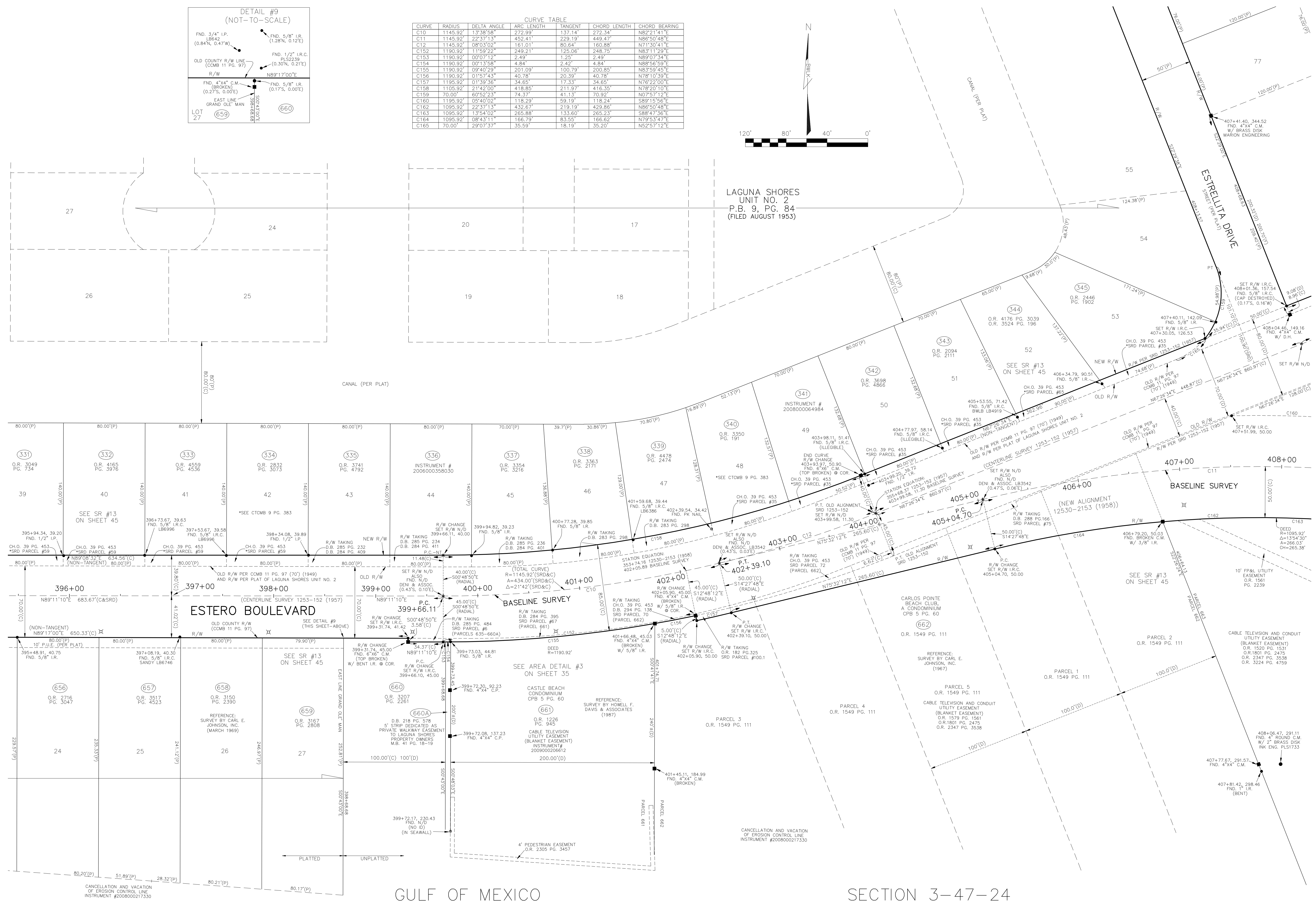
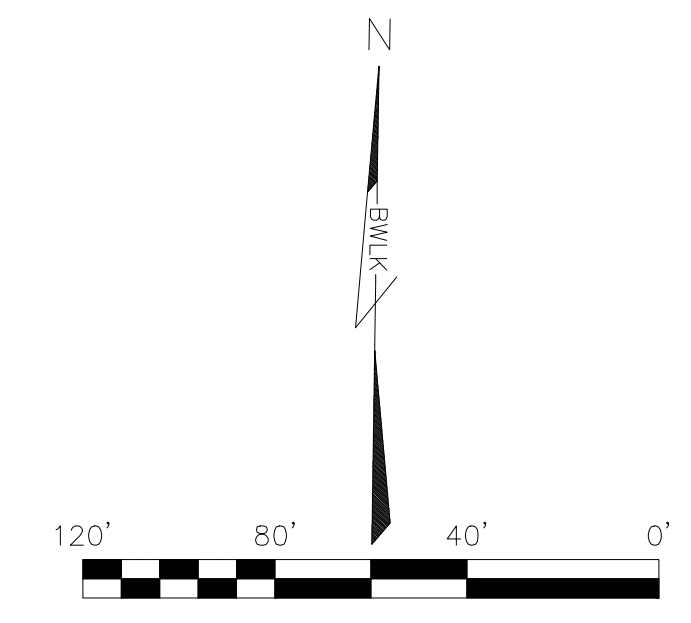
ESTERO BOULEVARD
COUNTY ROAD 865

STATION
384+00
TO
396+00

SHEET
32

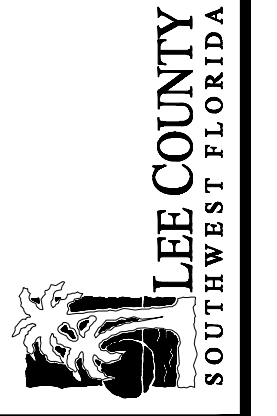


CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C10	1145.92'	13°38'58"	272.99'	137.14'	272.34'	N82°21'41"E
C11	1145.92'	22°37'13"	452.41'	229.19'	449.47'	N86°50'48"E
C12	1145.92'	08°03'02"	161.01'	80.64'	160.88'	N71°30'41"E
C152	1190.92'	11°59'22"	249.21'	125.06'	248.75'	N83°11'29"E
C153	1190.92'	00°07'12"	2.49'	1.25'	2.49'	N89°07'34"E
C154	1190.92'	00°13'58"	4.84'	2.42'	4.84'	N88°56'59"E
C155	1190.92'	09°40'29"	201.09'	100.79'	200.85'	N83°59'45"E
C156	1190.92'	01°57'43"	40.78'	20.39'	40.78'	N78°10'39"E
C157	1195.92'	01°39'56"	34.65'	17.33'	34.65'	N76°22'00"E
C158	1105.92'	21°42'00"	418.85'	211.93'	416.35'	N79°20'10"E
C159	70.00'	60°52'23"	74.37'	41.13'	70.92'	N07°57'12"E
C160	1195.92'	05°40'02"	118.29'	59.19'	118.24'	S89°15'56"E
C162	1095.92'	22°37'13"	432.67'	219.19'	429.86'	N86°50'48"E
C163	1095.92'	13°54'02"	265.88'	133.60'	265.23'	S88°47'36"E
C164	1095.92'	08°43'11"	166.79'	83.55'	166.62'	N79°53'47"E
C165	70.00'	29°07'37"	35.59'	18.19'	35.20'	N52°57'12"E

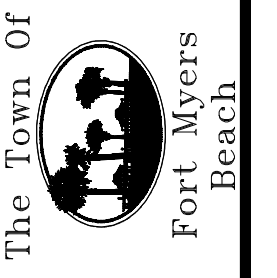


SMALL SURVEYING AND ENGINEERING P.L.L.C. PROJECT # 2008000217330-396+00 TO 408+00 ESTERO BOULEVARD, FORT MYERS, FLORIDA 33919-5910

REV.#	REVISION DESCRIPTION	DATE



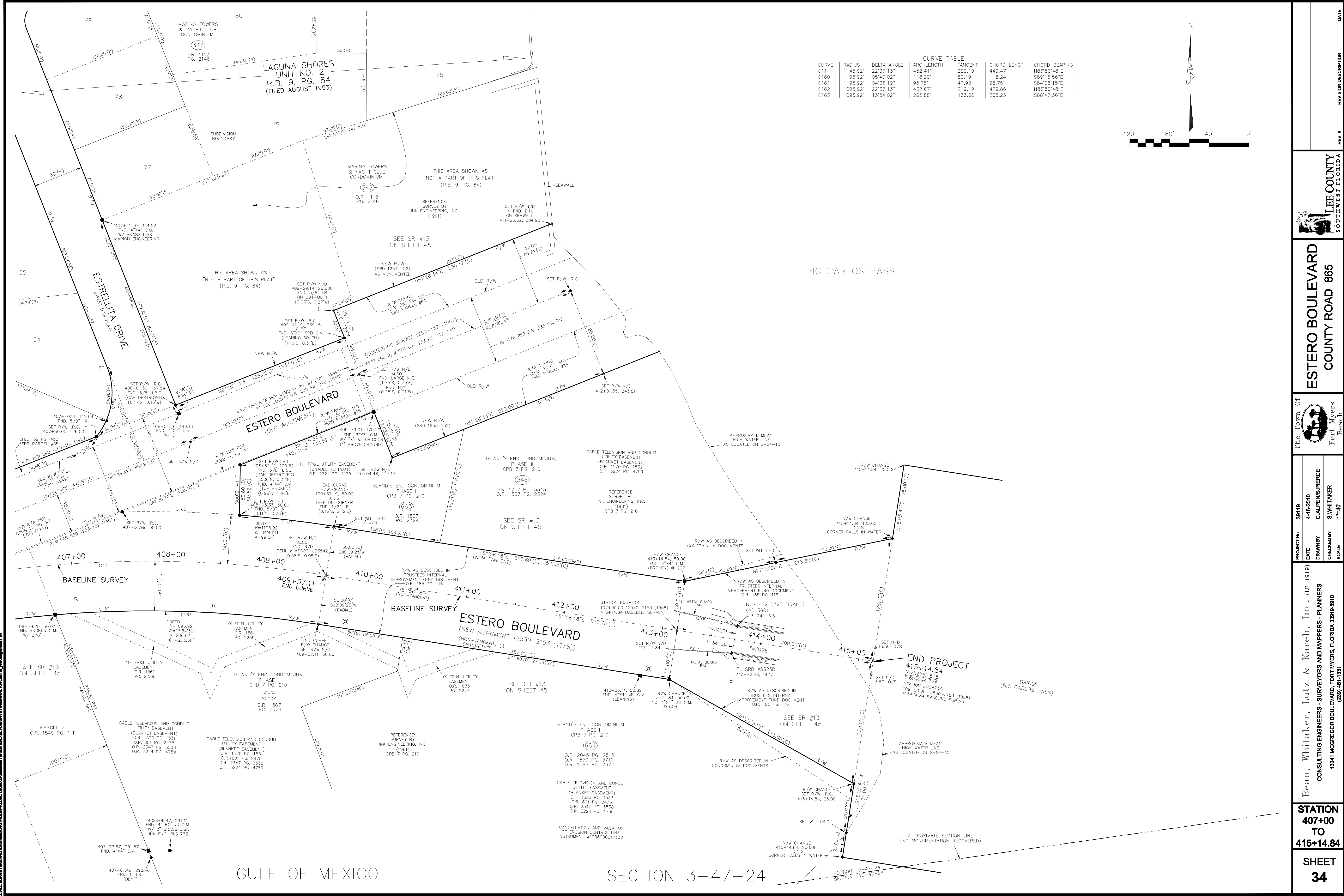
ESTERO BOULEVARD
COUNTY ROAD 865



PROJECT No. 39119
 DATE 4-16-2010
 DRAWN BY C. ALPENS PIERCE
 CHECKED BY S. WHITAKER
 SCALE 1"=40'

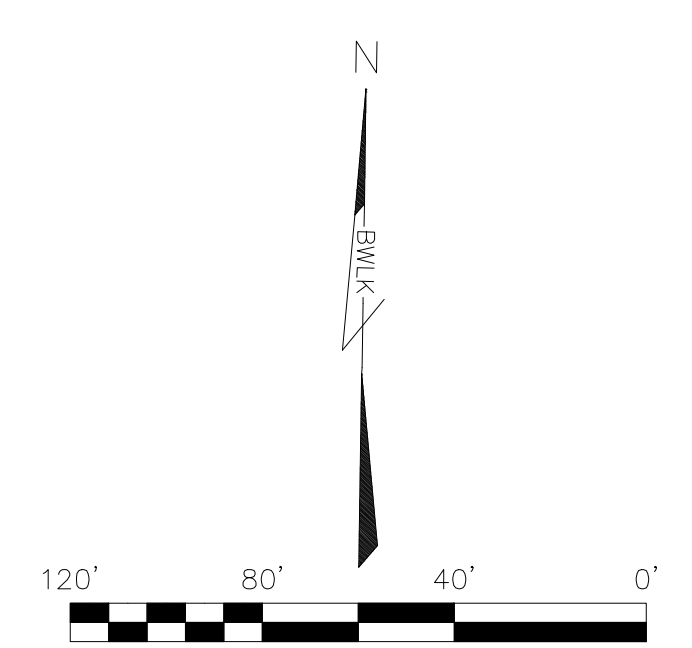
Bean, Whitaker, Lutz & Karch, Inc. (LB 4919)
 CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
 (239) 481-1331

STATION
396+00
TO
408+00
SHEET
33

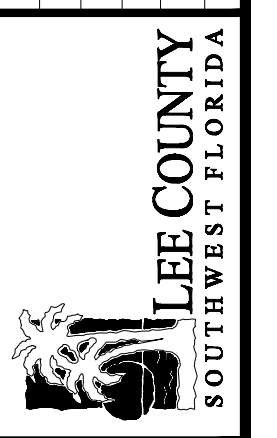


CURVE TABLE

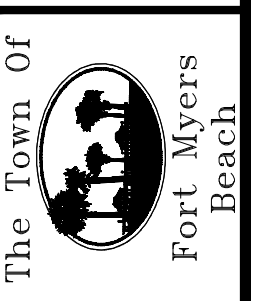
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C11	1145.92'	22°37'13"	452.41'	229.19'	449.47'	N86°50'48"E
C160	1195.92'	05°40'02"	118.29'	59.19'	118.24'	S89°15'56"E
C161	1195.92'	04°35'19"	95.78'	47.92'	95.75'	S84°08'15"E
C162	1095.92'	22°37'13"	432.67'	219.19'	429.86'	N86°50'48"E
C163	1095.92'	13°54'02"	265.88'	133.60'	265.23'	S88°47'36"E



REV.#	REVISION DESCRIPTION	DATE



ESTERO BOULEVARD
COUNTY ROAD 865



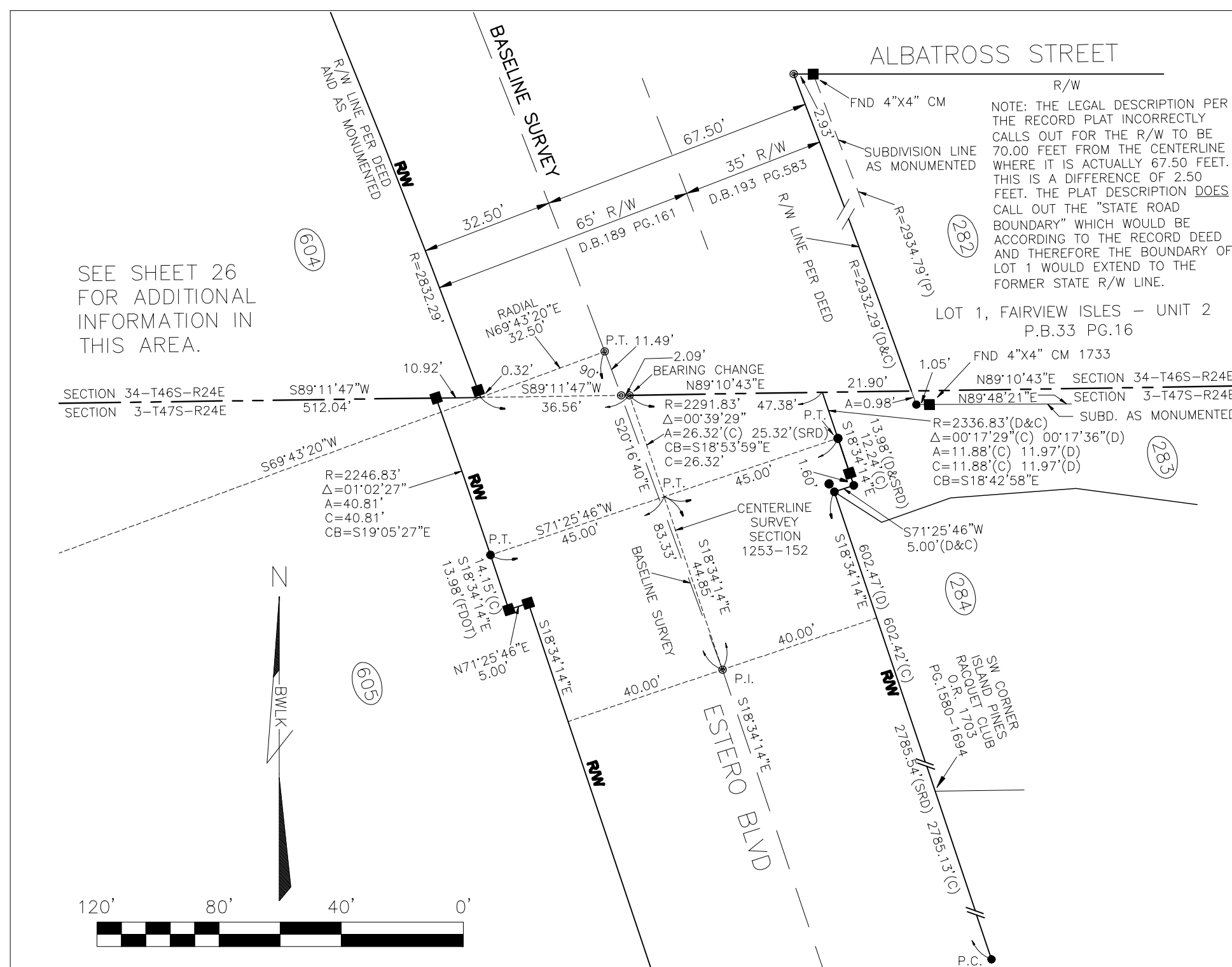
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DATE 4-16-2010
DRAWN BY C. ALPENS PIERCE
CHECKED BY S. WHITAKER
SCALE 1"=40'

Bean, Whitaker, Lutz & Karch, Inc. (LB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910
(239) 481-1331

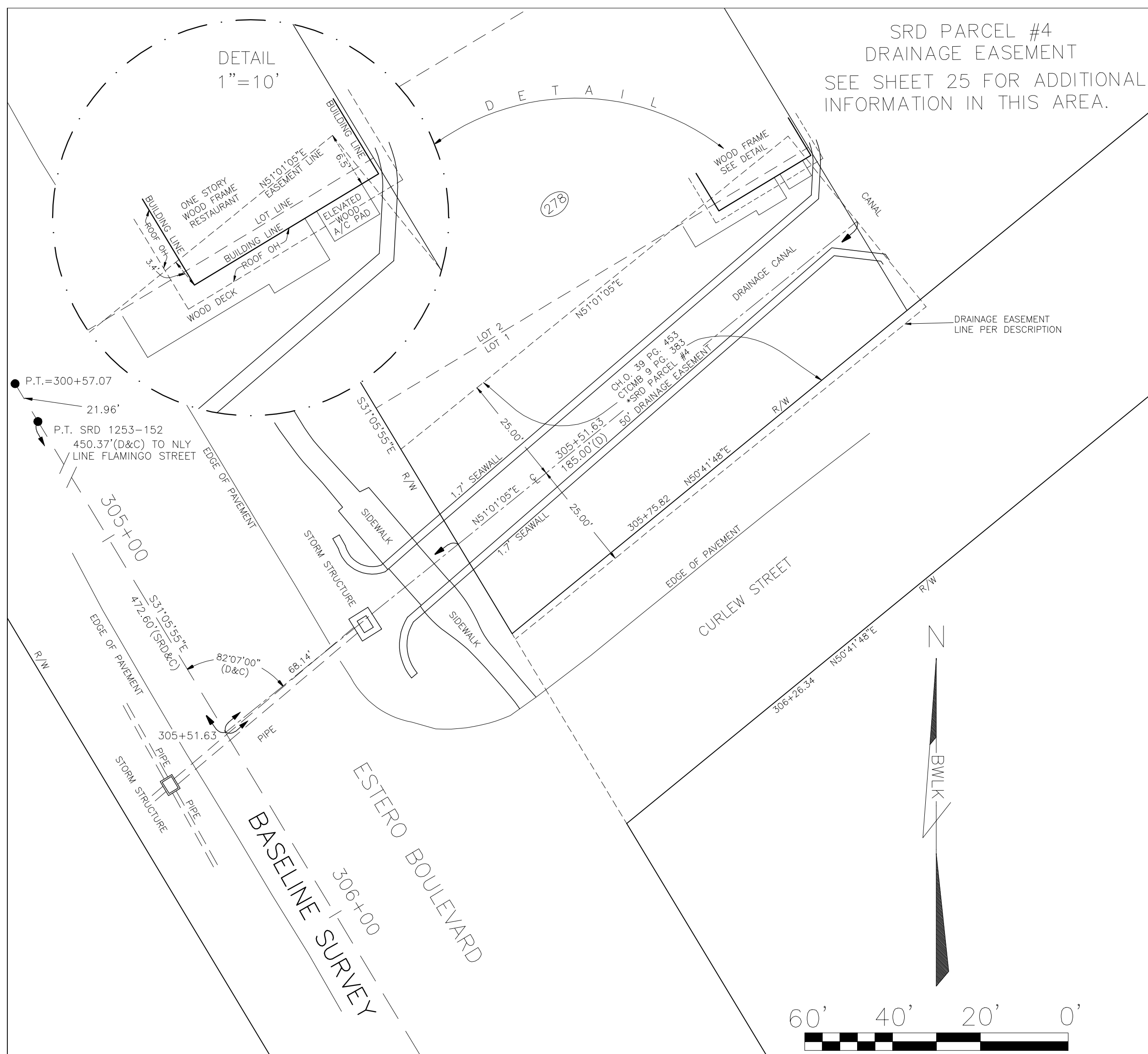
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TO
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SHEET
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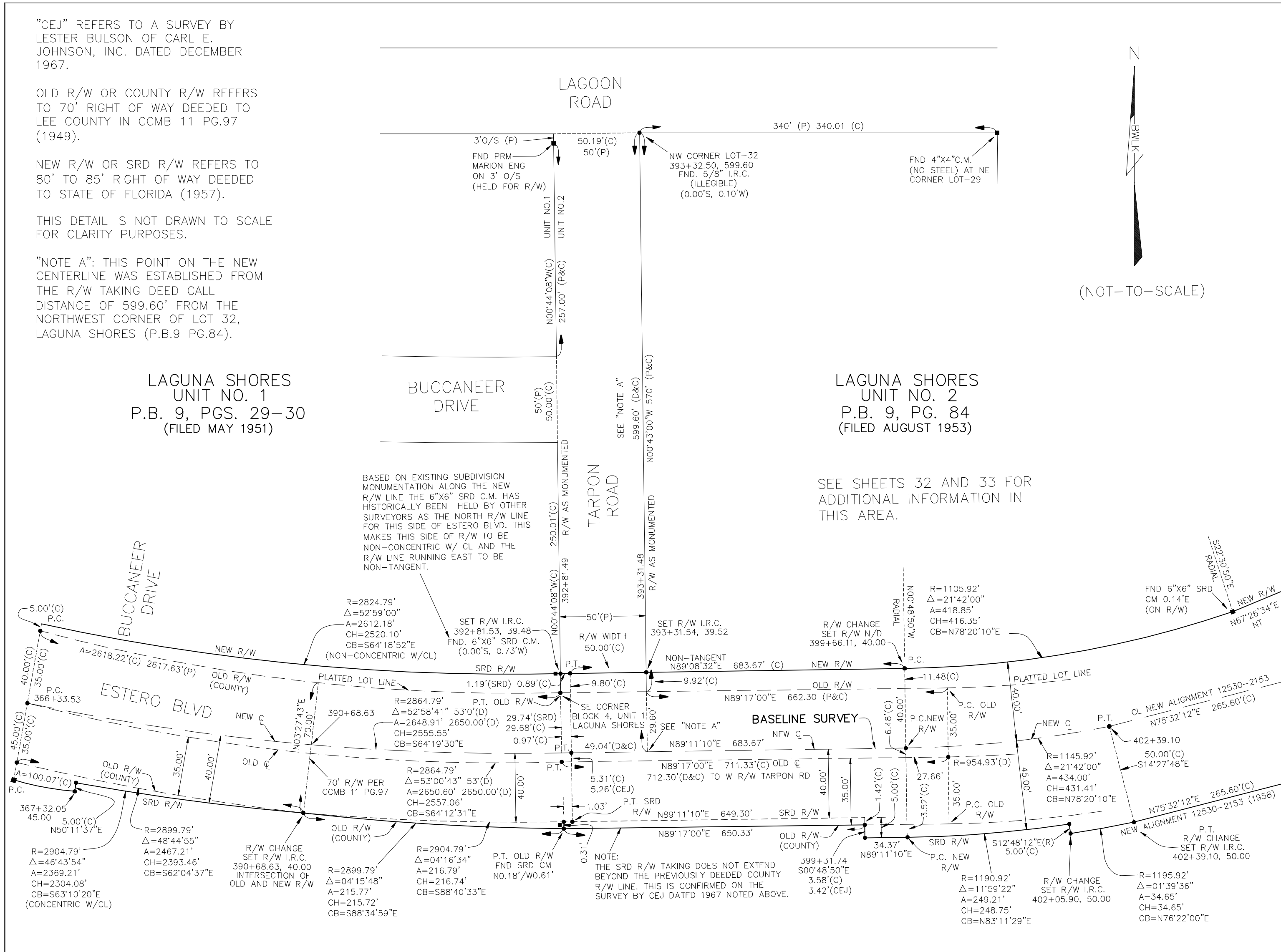
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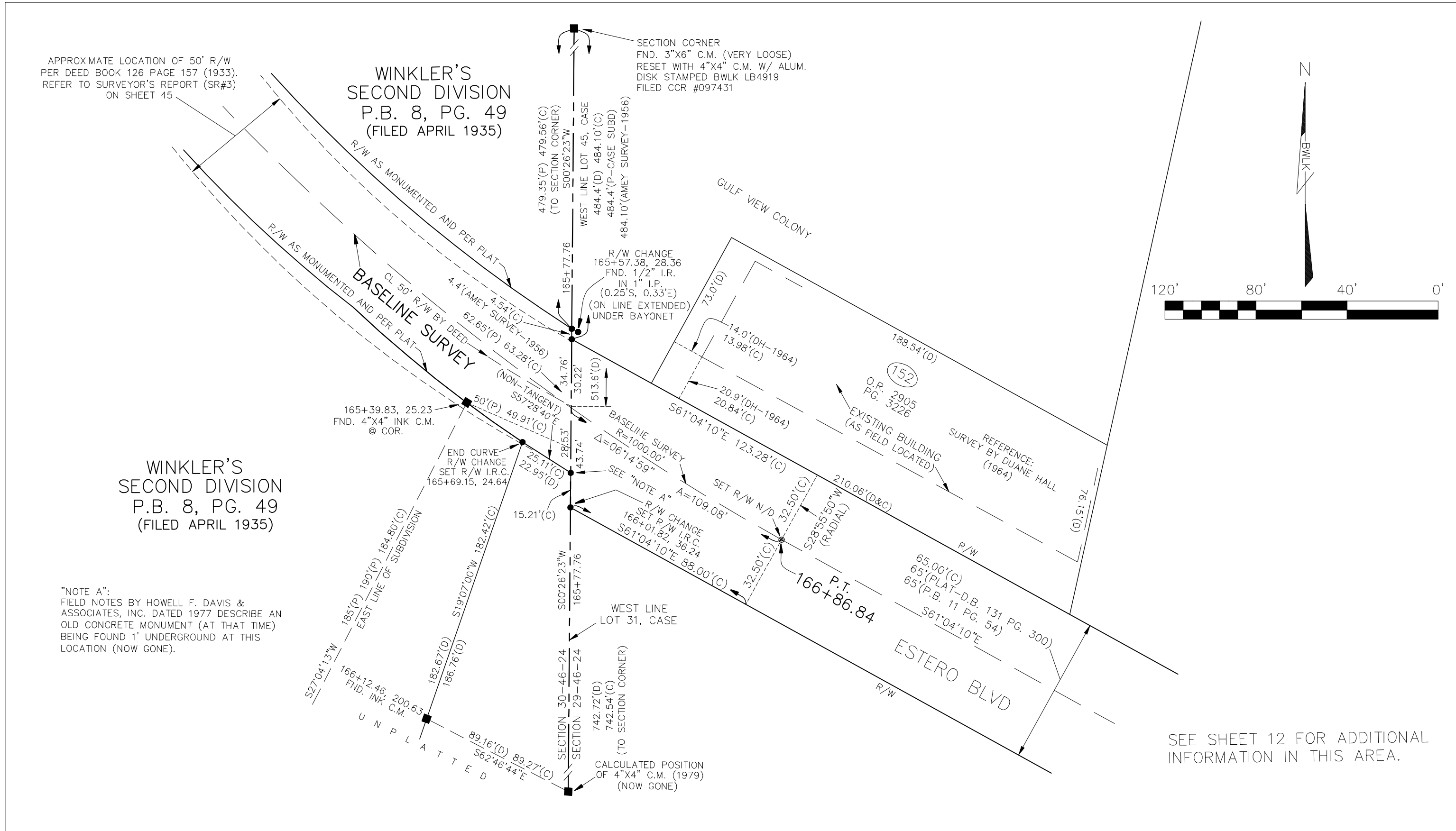
AREA DETAIL NO.2



AREA DETAIL NO.3



AREA DETAIL NO.4



Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-30000\3019 ESTERO BLVD\SURV\TWO\IN\FINAL\RW\3019_01_R/W_COVER.dwg SHEET 35

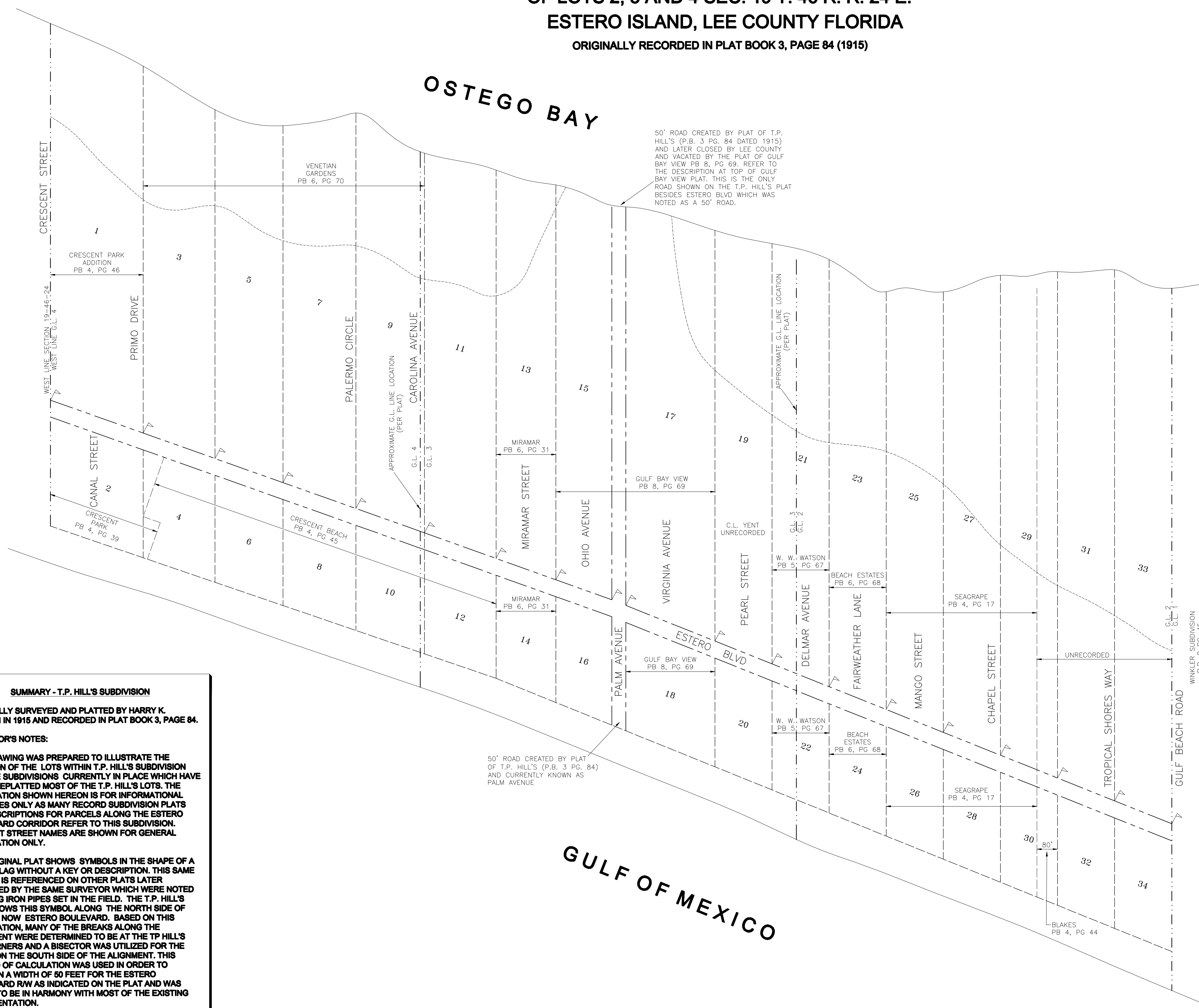
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DATE	4-16-2010
DRAWN BY	C-ALPINS PIERCE
CHECKED BY	S-WHITAKER
SCALE	VARIABLE
PROJECT	ESTERO BOULEVARD COUNTY ROAD 865
TOWN	Fort Myers Beach
COUNTY	LEE COUNTY
STATE	SOUTH WEST FLORIDA
REVISION DESCRIPTION	
REV.#	
DATE	

T.P. HILL'S SUBDIVISION

OF LOTS 2, 3 AND 4 SEC. 19 T. 46 R. R. 24 E.

ESTERO ISLAND, LEE COUNTY FLORIDA

ORIGINALLY RECORDED IN PLAT BOOK 3, PAGE 84 (1915)



SUMMARY - T.P. HILL'S SUBDIVISION

ORIGINALLY SURVEYED AND PLATTED BY HARRY K. DAVISON IN 1915 AND RECORDED IN PLAT BOOK 3, PAGE 84.

SURVEYOR'S NOTES:

THIS DRAWING WAS PREPARED TO ILLUSTRATE THE LOCATION OF THE LOTS WITHIN T.P. HILL'S SUBDIVISION AND THE SUBDIVISIONS CURRENTLY IN PLACE WHICH HAVE SINCE REPLATTED MOST OF THE T.P. HILL'S LOTS. THE INFORMATION SHOWN HEREON IS FOR INFORMATIONAL PURPOSES ONLY AS MANY RECORD SUBDIVISION PLATS AND DESCRIPTIONS FOR PARCELS ALONG THE ESTERO BOULEVARD CORRIDOR REFER TO THIS SUBDIVISION. CURRENT STREET NAMES ARE SHOWN FOR GENERAL ORIENTATION ONLY.

THE ORIGINAL PLAT SHOWS SYMBOLS IN THE SHAPE OF A SMALL FLAG WITHOUT A KEY OR DESCRIPTION. THIS SAME SYMBOL IS REFERENCED ON OTHER PLATS LATER PREPARED BY THE SAME SURVEYOR WHICH WERE NOTED AS BEING IRON PIPES SET IN THE FIELD. THE T.P. HILL'S PLAT SHOWS THIS SYMBOL ALONG THE NORTH SIDE OF WHAT IS NOW ESTERO BOULEVARD. BASED ON THIS INFORMATION, MANY OF THE BREAKS ALONG THE ALIGNMENT WERE DETERMINED TO BE AT THE TP HILL'S LOT CORNERS AND A BISECTOR WAS UTILIZED FOR THE BREAK ON THE SOUTH SIDE OF THE ALIGNMENT. THIS METHOD OF CALCULATION WAS USED IN ORDER TO MAINTAIN A WIDTH OF 80 FEET FOR THE ESTERO BOULEVARD R/W AS INDICATED ON THE PLAT AND WAS FOUND TO BE IN HARMONY WITH MOST OF THE EXISTING MONUMENTATION.

SKETCH OF T.P. HILLS SUBDIVISION
AS RECORDED IN PB 3 AT PAGE 84
(FILED 1915)

SECTION 19-46-24

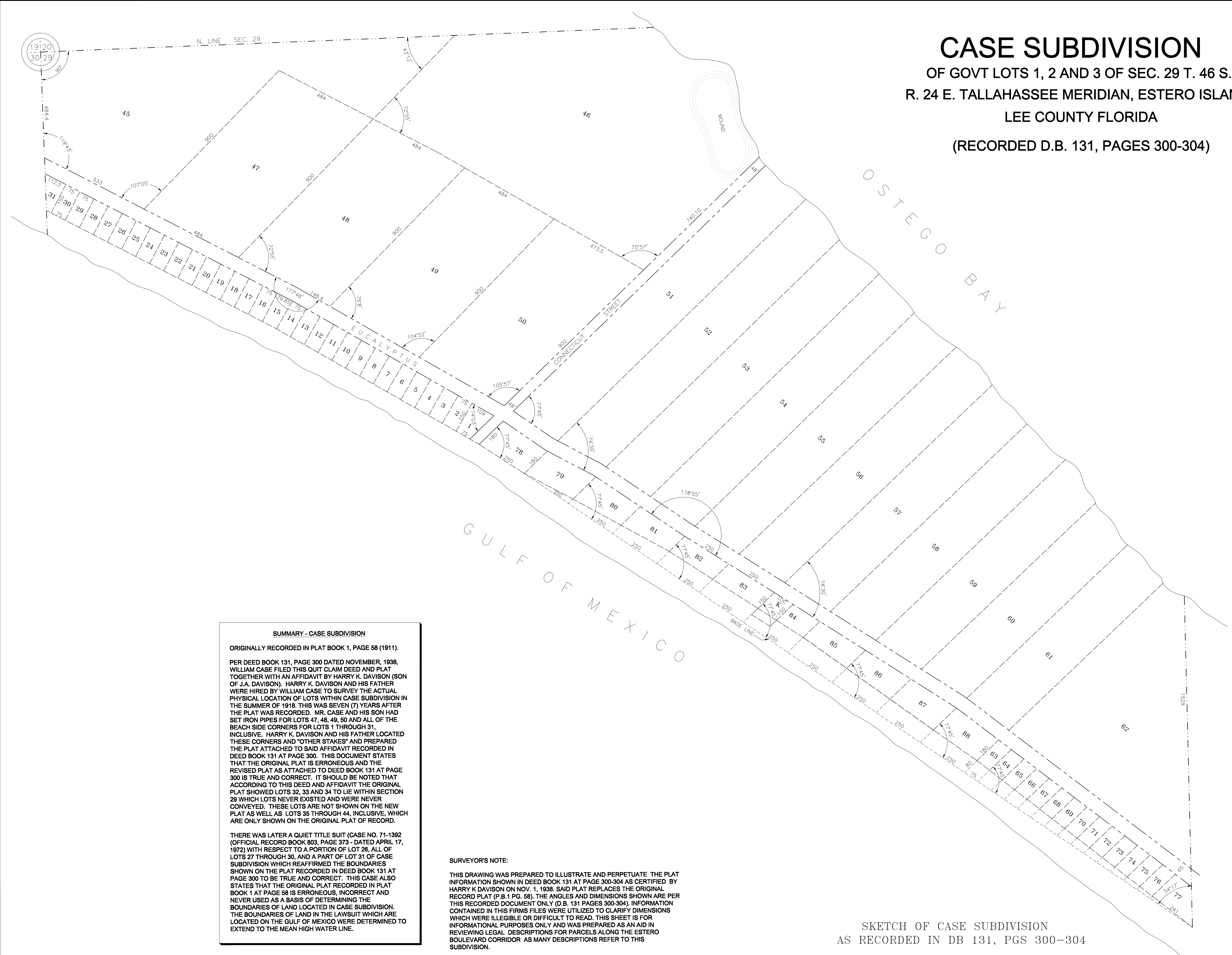
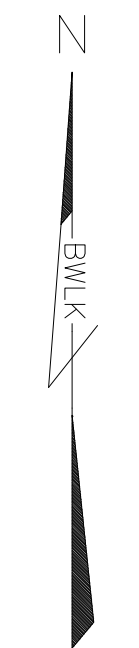


2-ALL SURVEYING AND ENGINEERING PLEASANTVILLE, FLORIDA 33409-1919 ESTERO BLVD SURVEY INFORMATION FOR THE TOWN OF FORT MYERS BEACH

ESTERO BOULEVARD COUNTY ROAD 865	
The Town Of 	
PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C. ALPENS PIERCE CHECKED BY S. WHITAKER SCALE 1"=200'	PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C. ALPENS PIERCE CHECKED BY S. WHITAKER SCALE 1"=200'
Bean, Whitaker, Lutz & Karch, Inc. (IB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5810 (239) 487-1331	
TP HILL'S SUBDIVISION	
SHEET 36	
REVISION DESCRIPTION REV.#	DATE

CASE SUBDIVISION

OF GOVT LOTS 1, 2 AND 3 OF SEC. 29 T. 46 S.
R. 24 E. TALLAHASSEE MERIDIAN, ESTERO ISLAND,
LEE COUNTY FLORIDA
(RECORDED D.B. 131, PAGES 300-304)



SUMMARY - CASE SUBDIVISION

ORIGINALLY RECORDED IN PLAT BOOK 1, PAGE 58 (1911).

PER DEED BOOK 131, PAGE 300 DATED NOVEMBER, 1938, WILLIAM CASE FILED THIS QUIT CLAIM DEED AND PLAT TOGETHER WITH AN AFFIDAVIT BY HARRY K. DAVISON (SON OF J.A. DAVISON). HARRY K. DAVISON AND HIS FATHER WERE HIRED BY WILLIAM CASE TO SURVEY THE ACTUAL PHYSICAL LOCATION OF LOTS WITHIN CASE SUBDIVISION IN THE SUMMER OF 1918. THIS WAS SEVEN (7) YEARS AFTER THE PLAT WAS RECORDED. MR. CASE AND HIS SON HAD SET IRON PIPES FOR LOTS 47, 48, 49, 50 AND ALL OF THE BEACH SIDE CORNERS FOR LOTS 1 THROUGH 31, INCLUSIVE. HARRY K. DAVISON AND HIS FATHER LOCATED THESE CORNERS AND "OTHER STAKES" AND PREPARED THE PLAT ATTACHED TO SAID AFFIDAVIT RECORDED IN DEED BOOK 131 AT PAGE 300. THIS DOCUMENT STATES THAT THE ORIGINAL PLAT IS ERRONEOUS AND THE REVISED PLAT AS ATTACHED TO DEED BOOK 131 AT PAGE 300 IS TRUE AND CORRECT. IT SHOULD BE NOTED THAT ACCORDING TO THIS DEED AND AFFIDAVIT THE ORIGINAL PLAT SHOWED LOTS 32, 33 AND 34 TO LIE WITHIN SECTION 29 WHICH LOTS NEVER EXISTED AND WERE NEVER CONVEYED. THESE LOTS ARE NOT SHOWN ON THE NEW PLAT AS WELL AS LOTS 35 THROUGH 44, INCLUSIVE, WHICH ARE ONLY SHOWN ON THE ORIGINAL PLAT OF RECORD.

THERE WAS LATER A QUIET TITLE SUIT (CASE NO. 71-1392 (OFFICIAL RECORD BOOK 803, PAGE 373 - DATED APRIL 17, 1972) WITH RESPECT TO A PORTION OF LOT 26, ALL OF LOTS 27 THROUGH 30, AND A PART OF LOT 31 OF CASE SUBDIVISION WHICH REAFFIRMED THE BOUNDARIES SHOWN ON THE PLAT RECORDED IN DEED BOOK 131 AT PAGE 300 TO BE TRUE AND CORRECT. THIS CASE ALSO STATES THAT THE ORIGINAL PLAT RECORDED IN PLAT BOOK 1 AT PAGE 58 IS ERRONEOUS, INCORRECT AND NEVER USED AS A BASIS OF DETERMINING THE BOUNDARIES OF LAND LOCATED IN CASE SUBDIVISION. THE BOUNDARIES OF LAND IN THE LAWSUIT WHICH ARE LOCATED ON THE GULF OF MEXICO WERE DETERMINED TO EXTEND TO THE MEAN HIGH WATER LINE.

SURVEYOR'S NOTE:

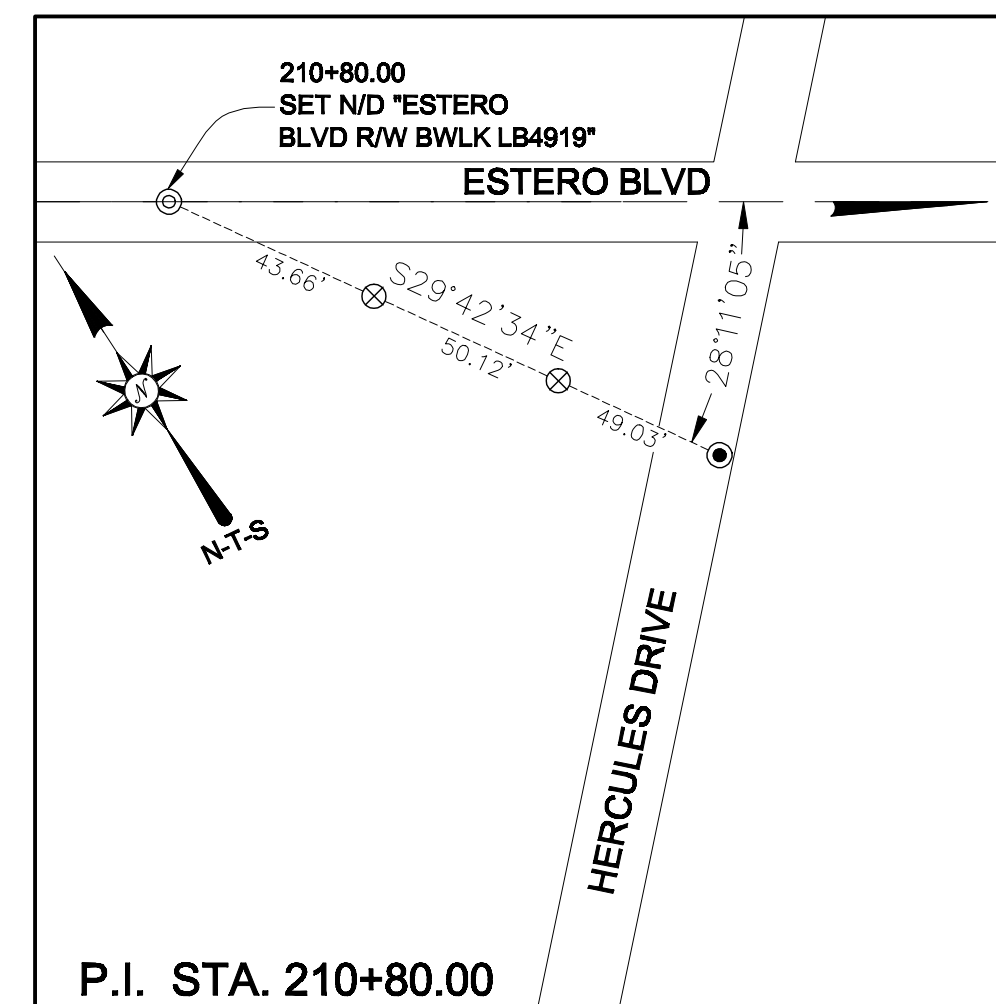
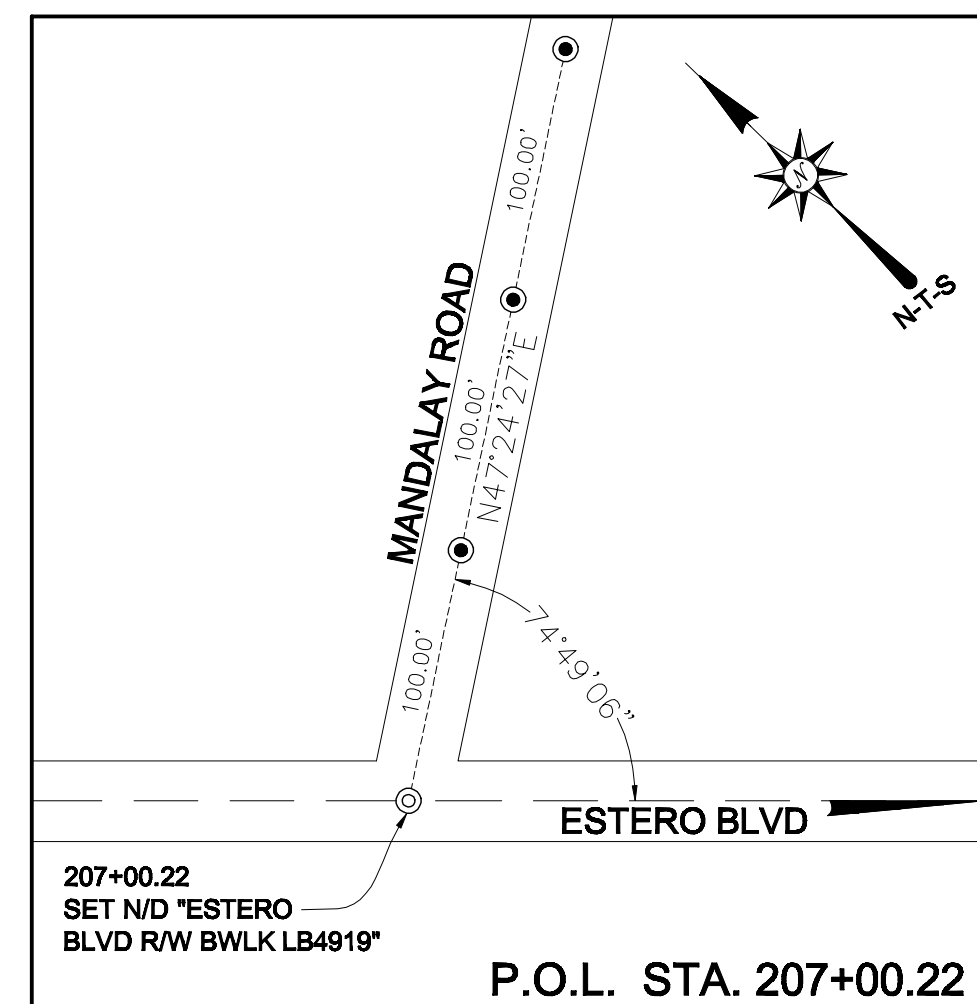
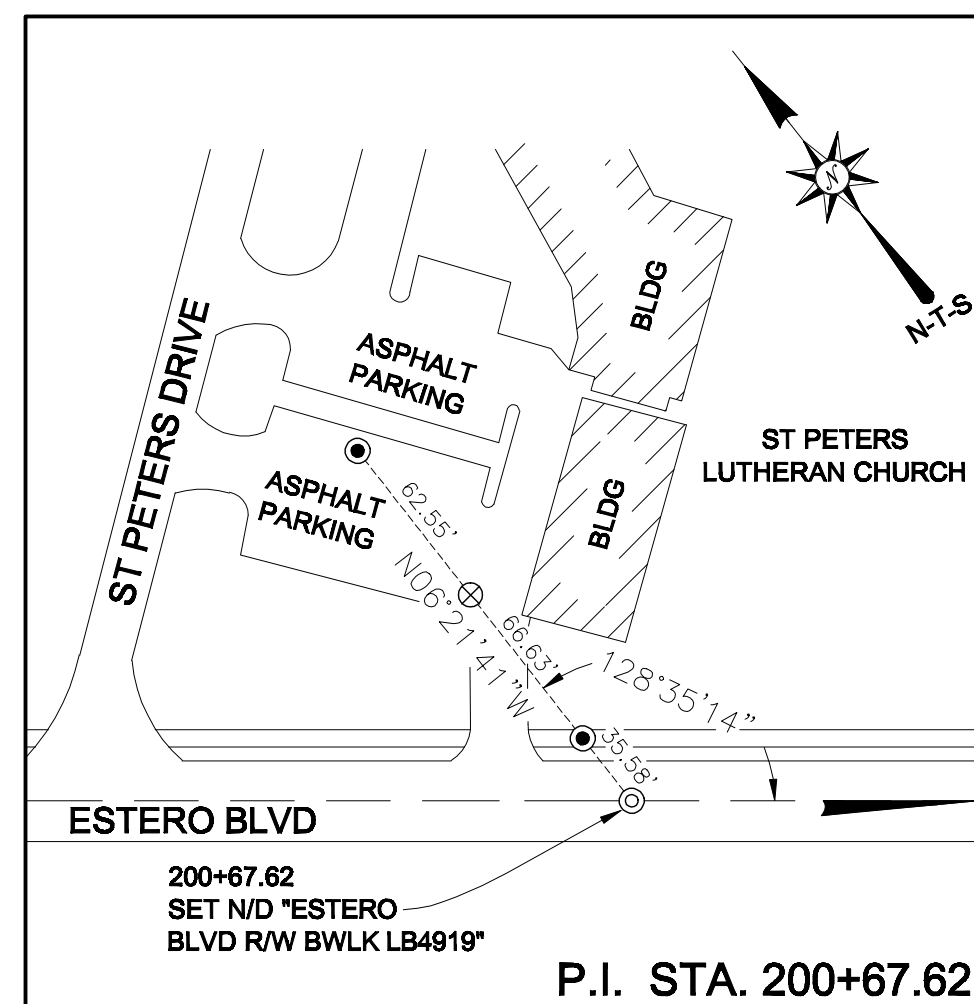
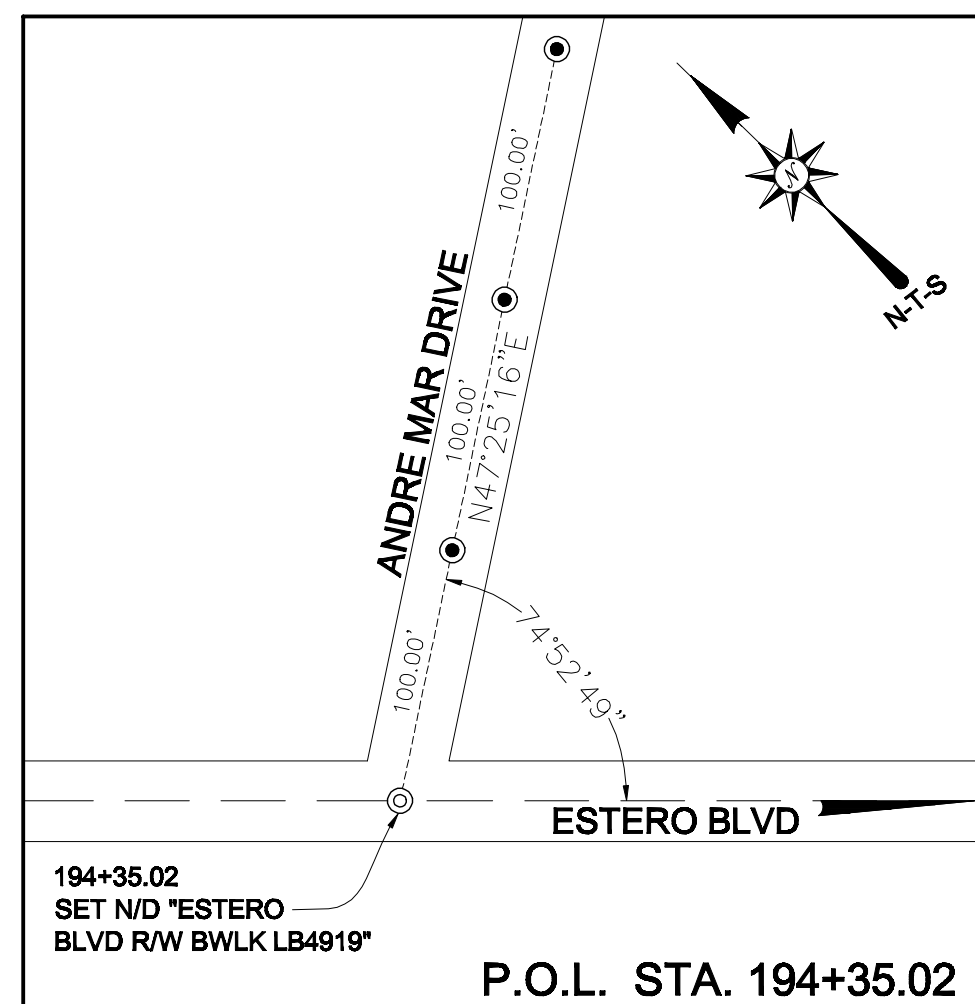
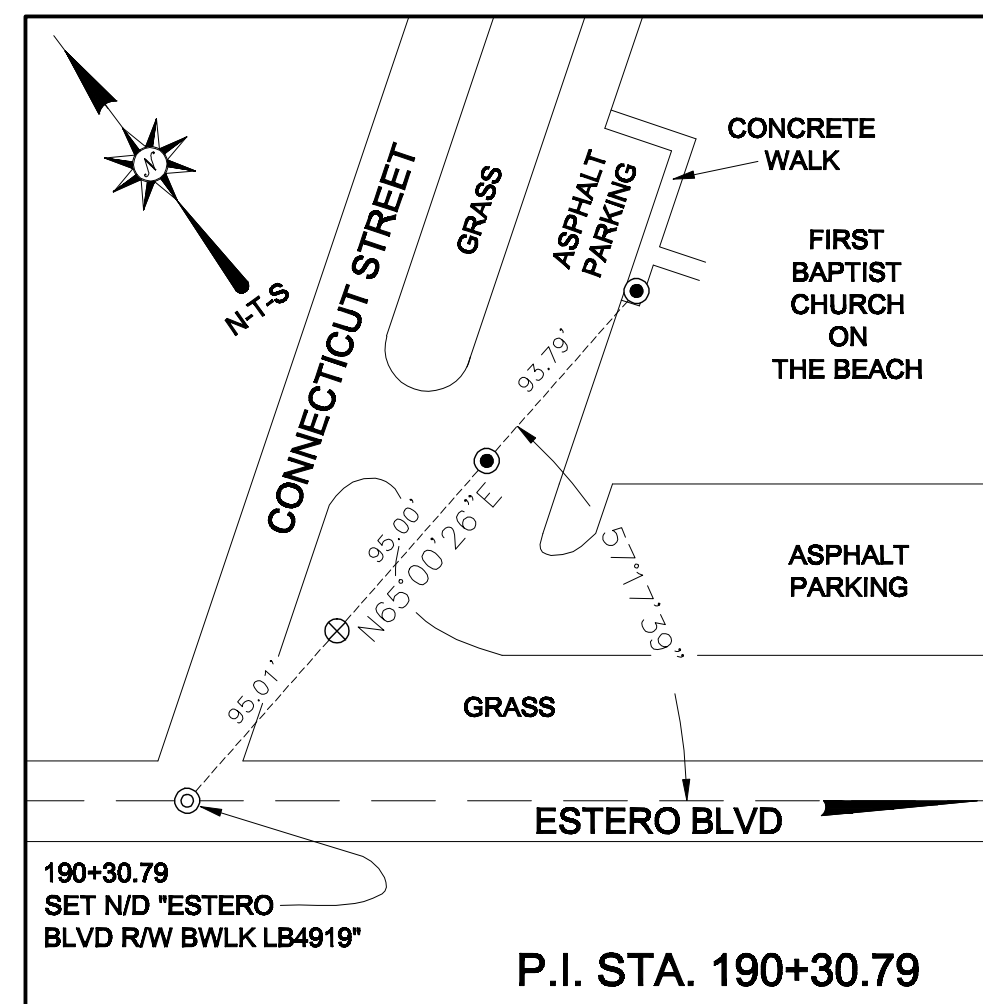
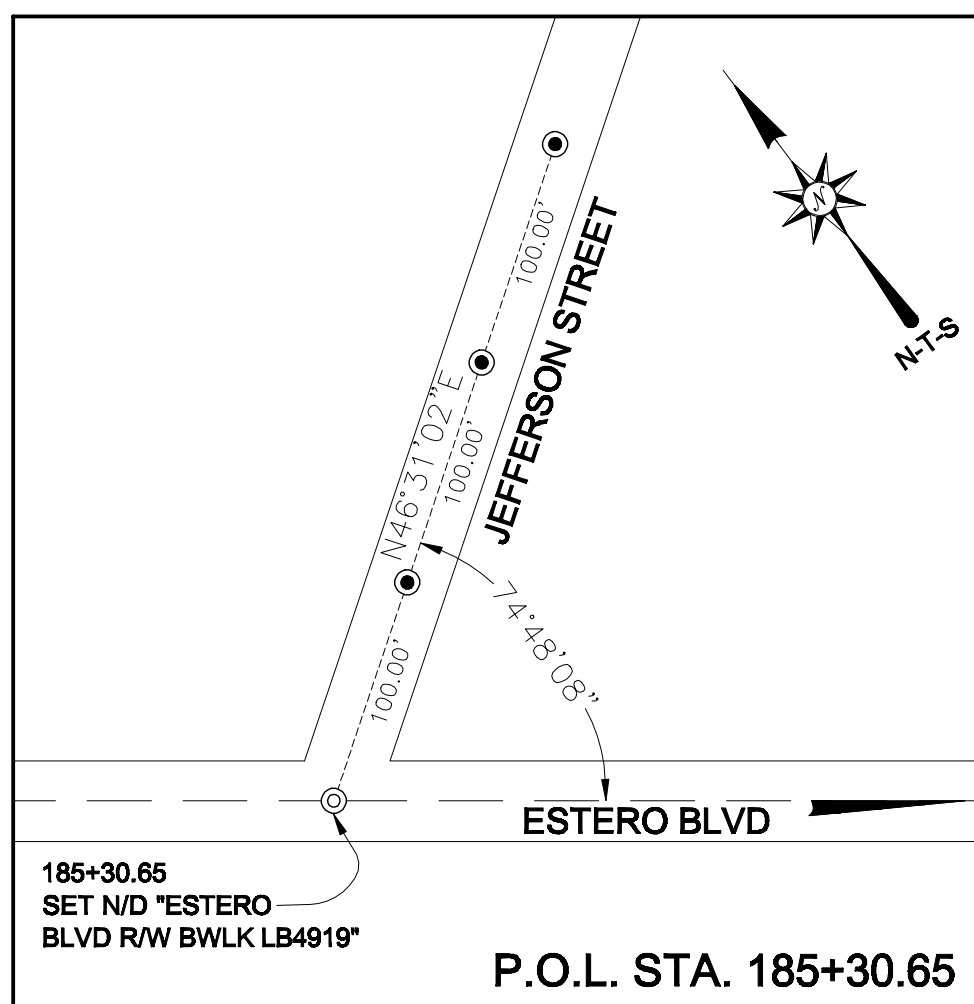
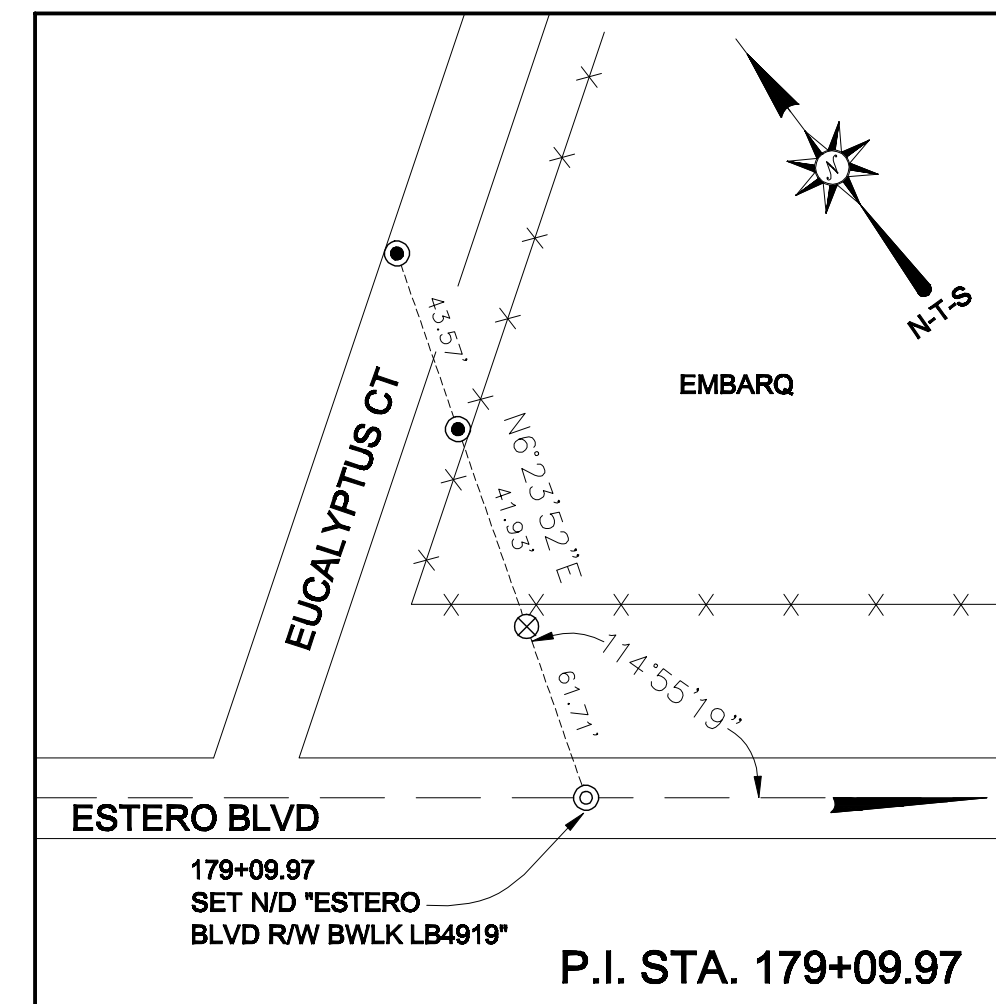
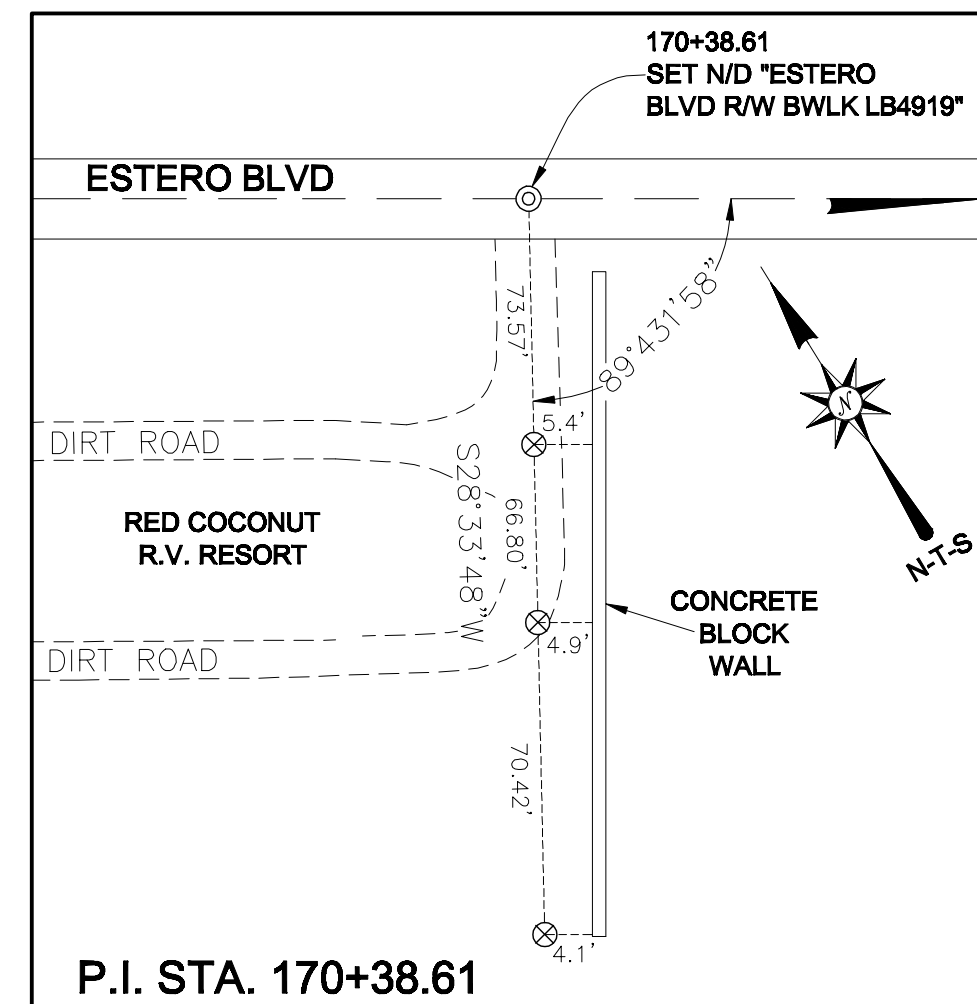
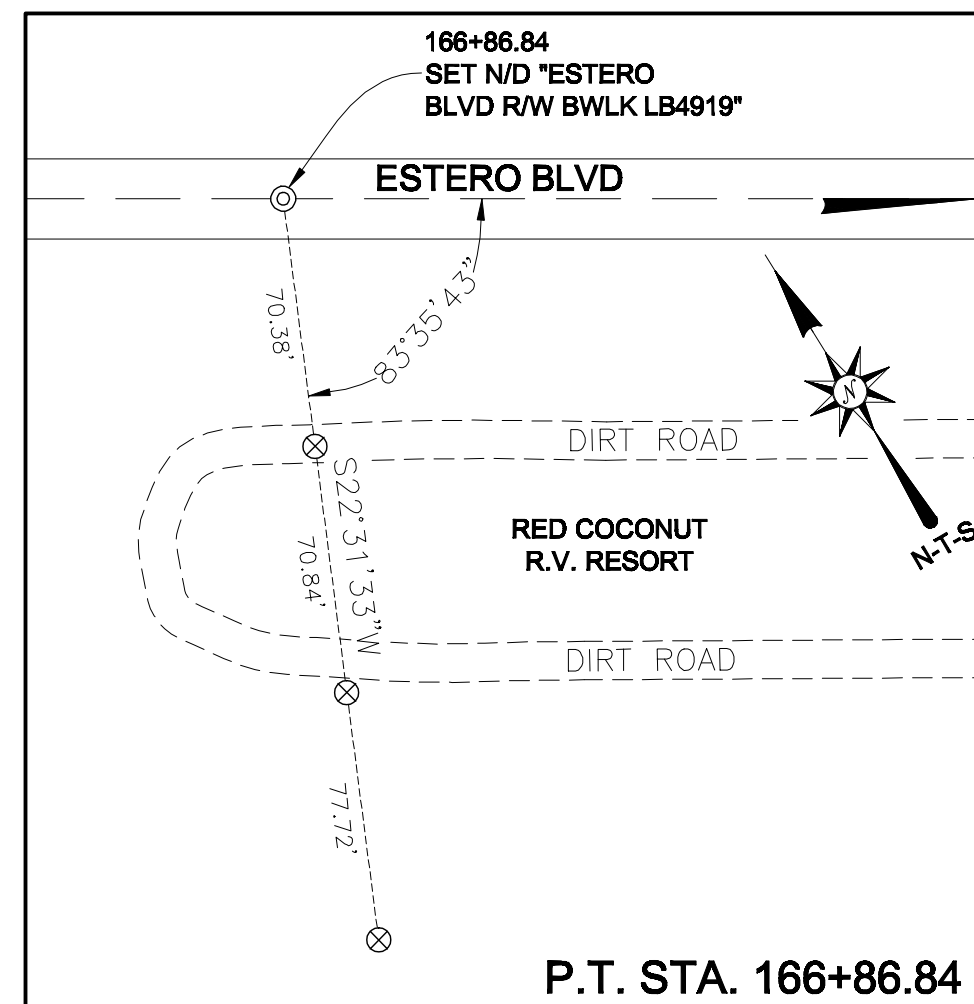
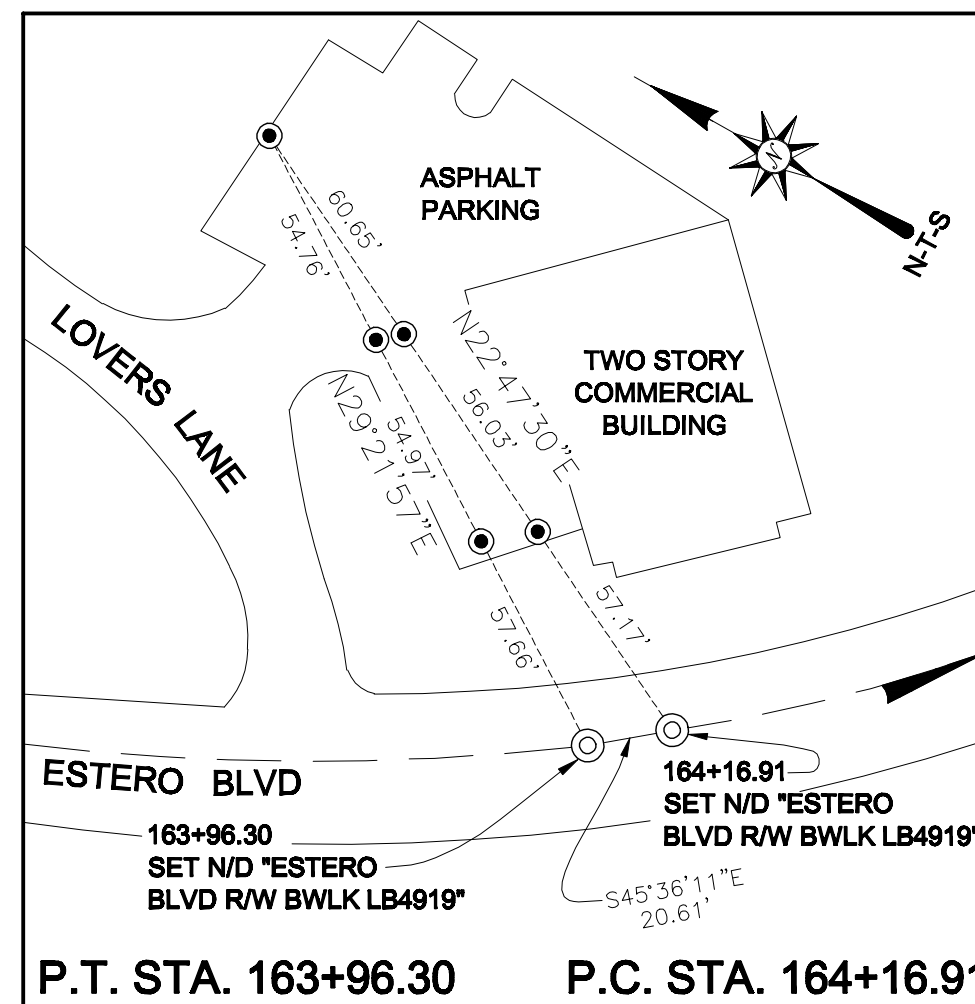
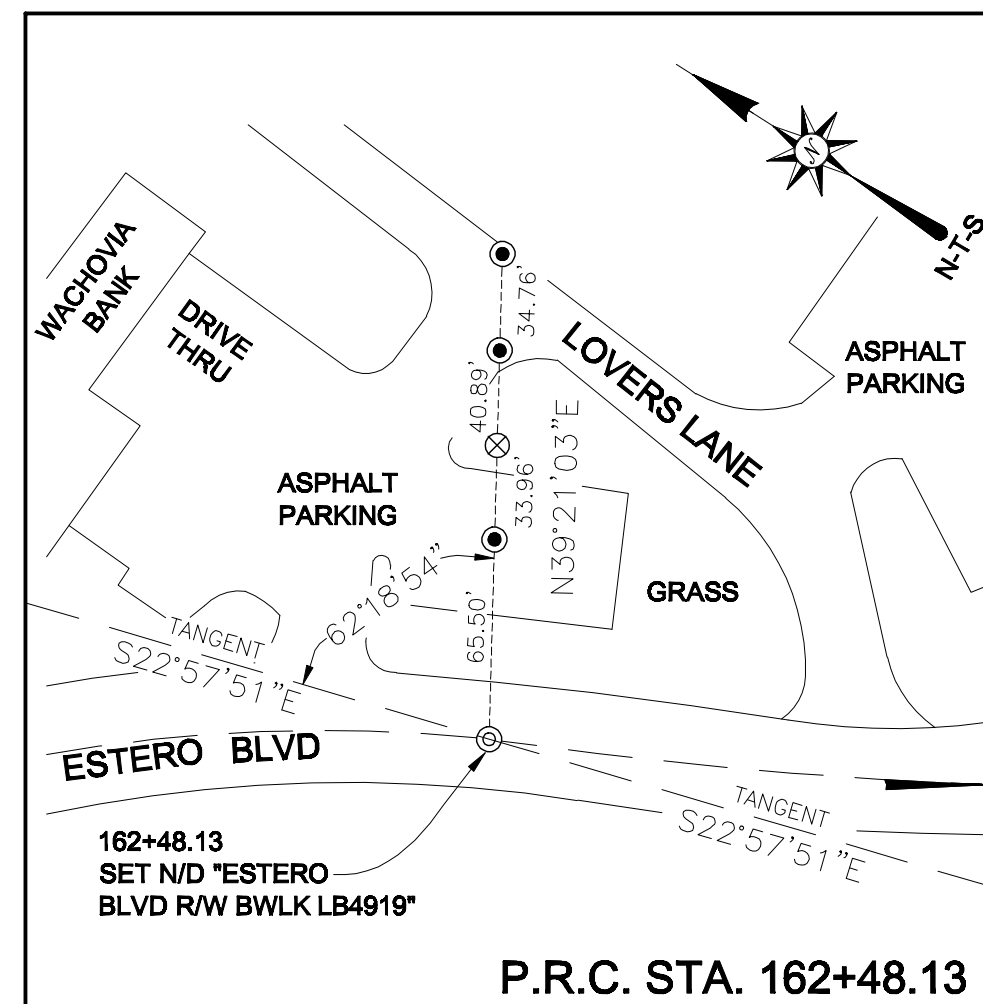
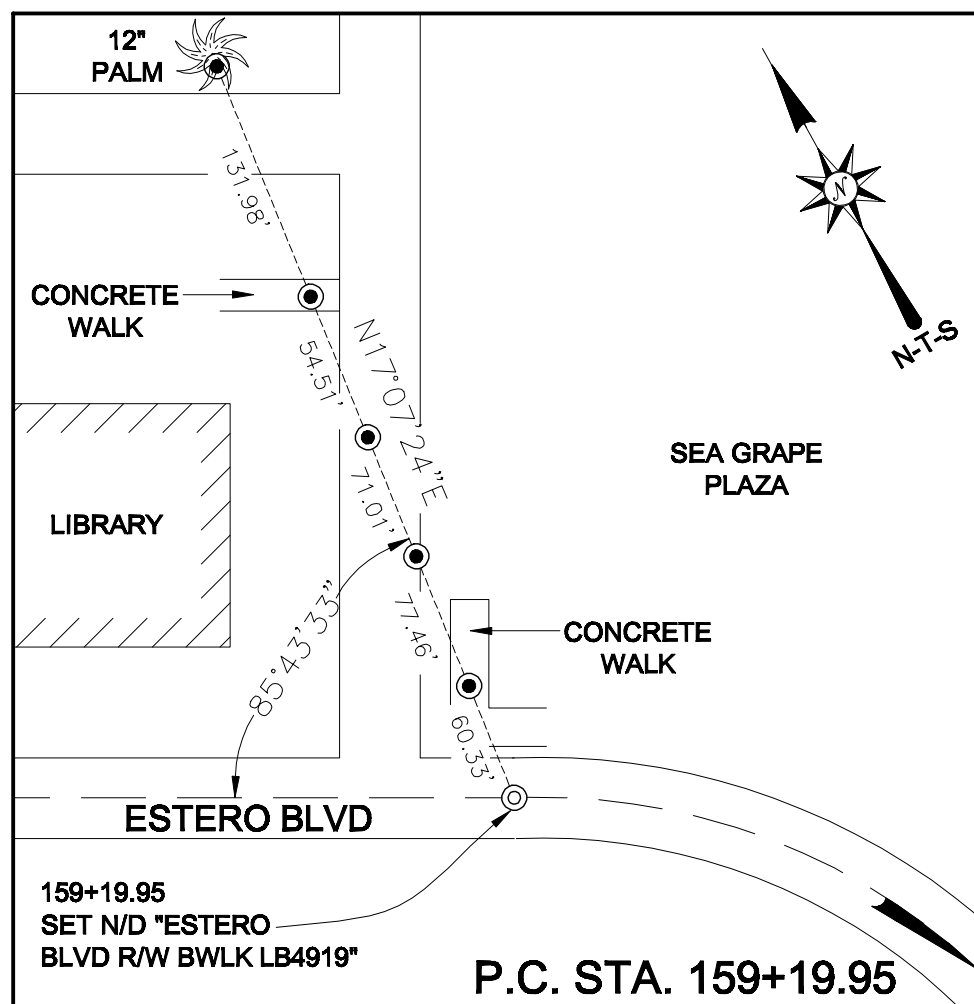
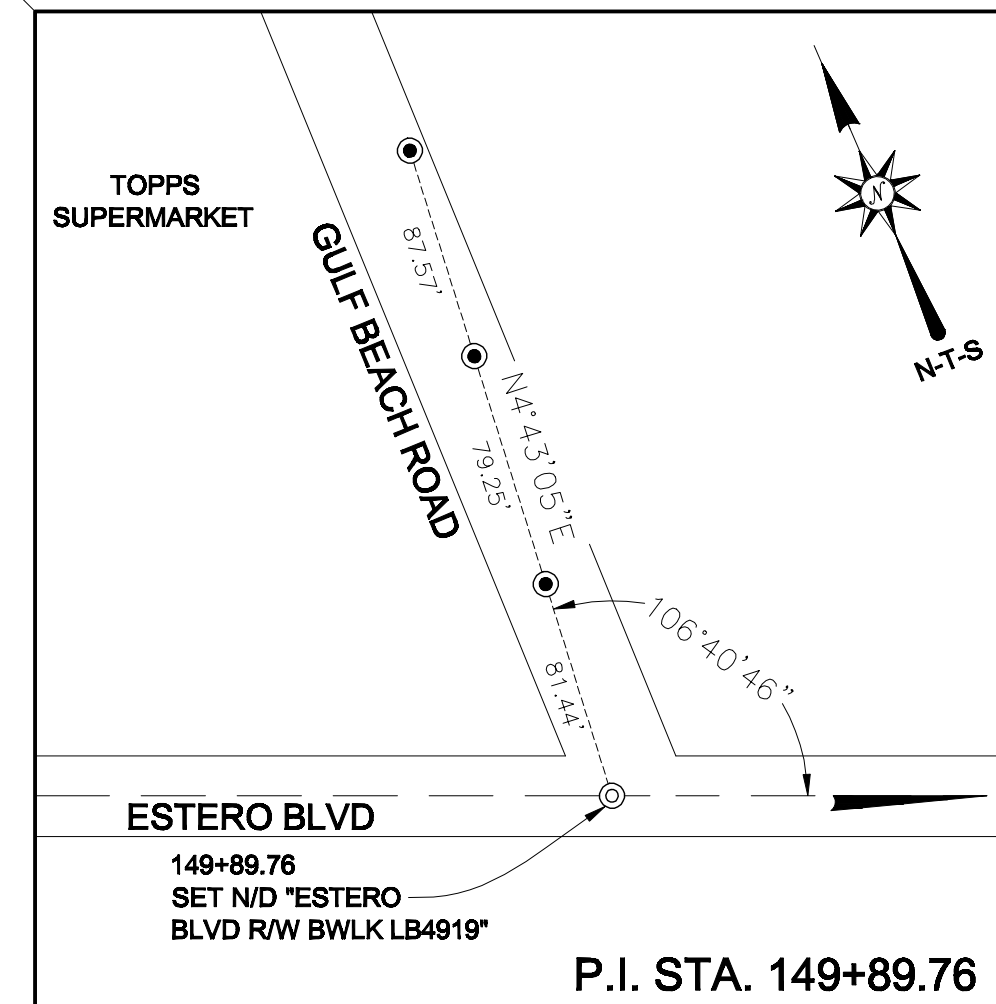
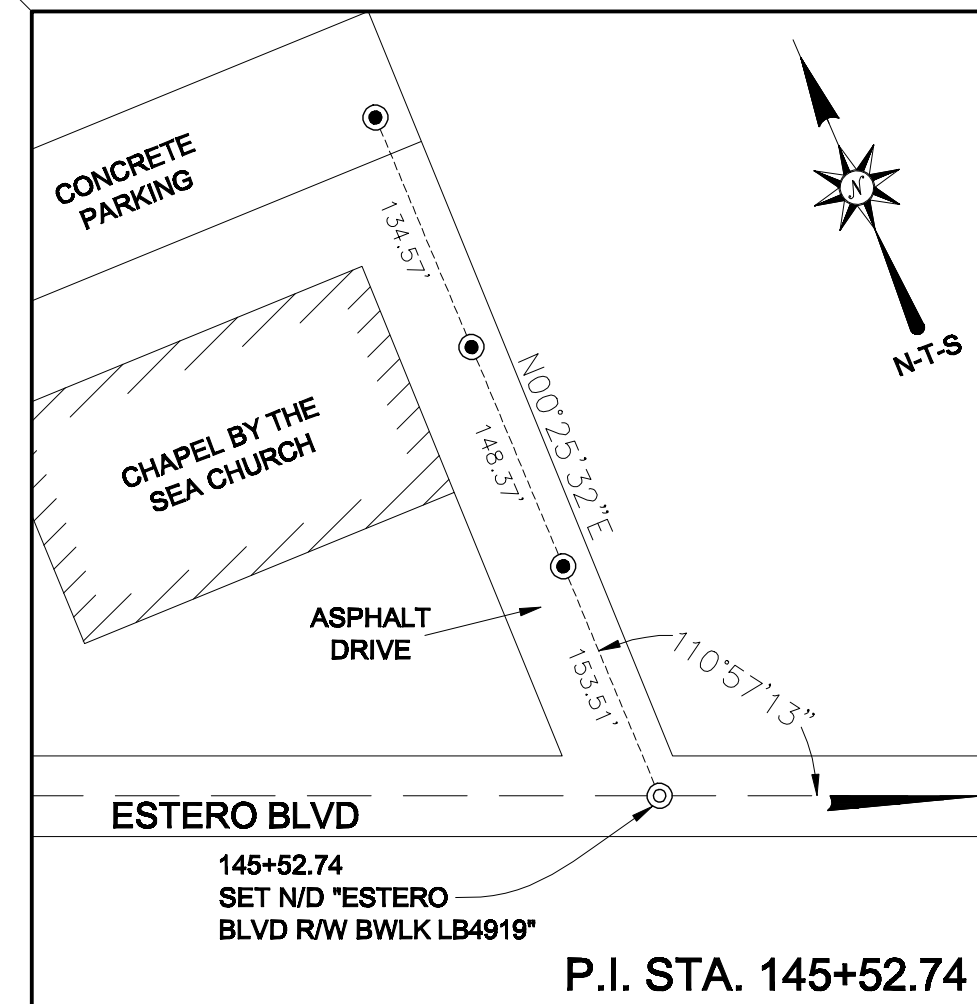
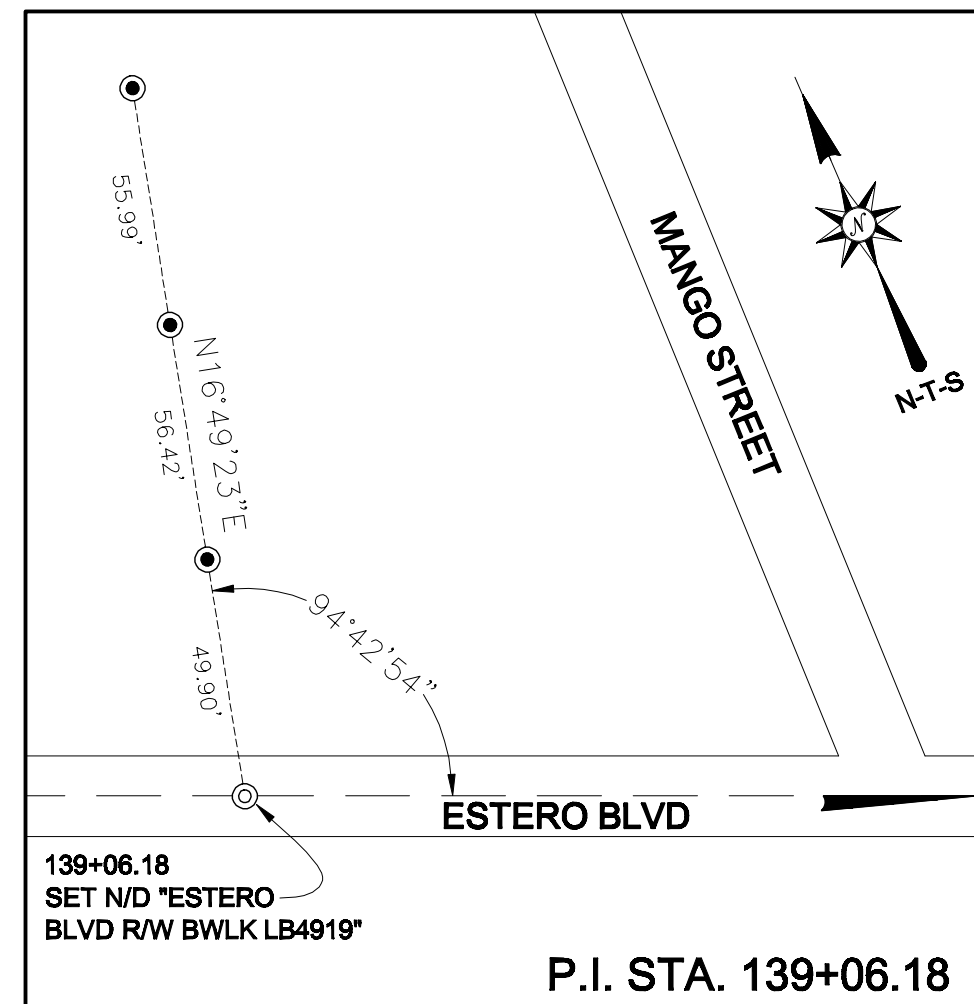
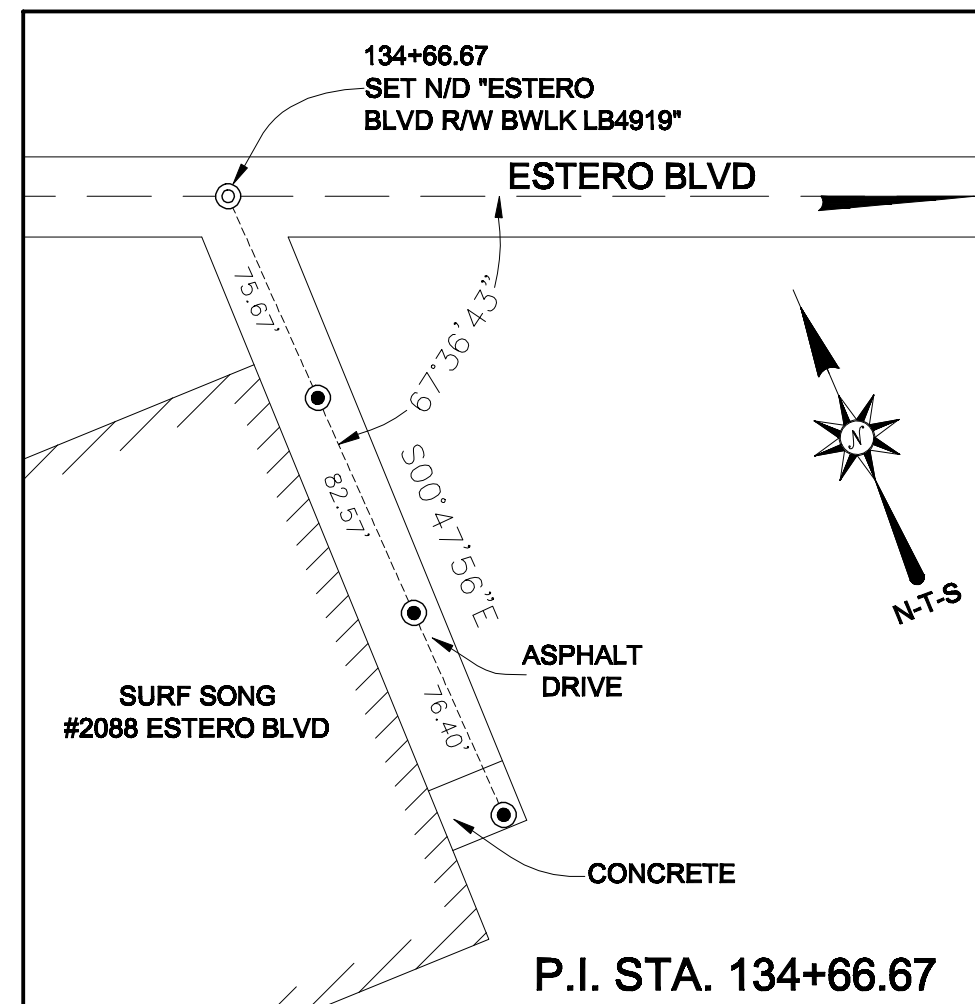
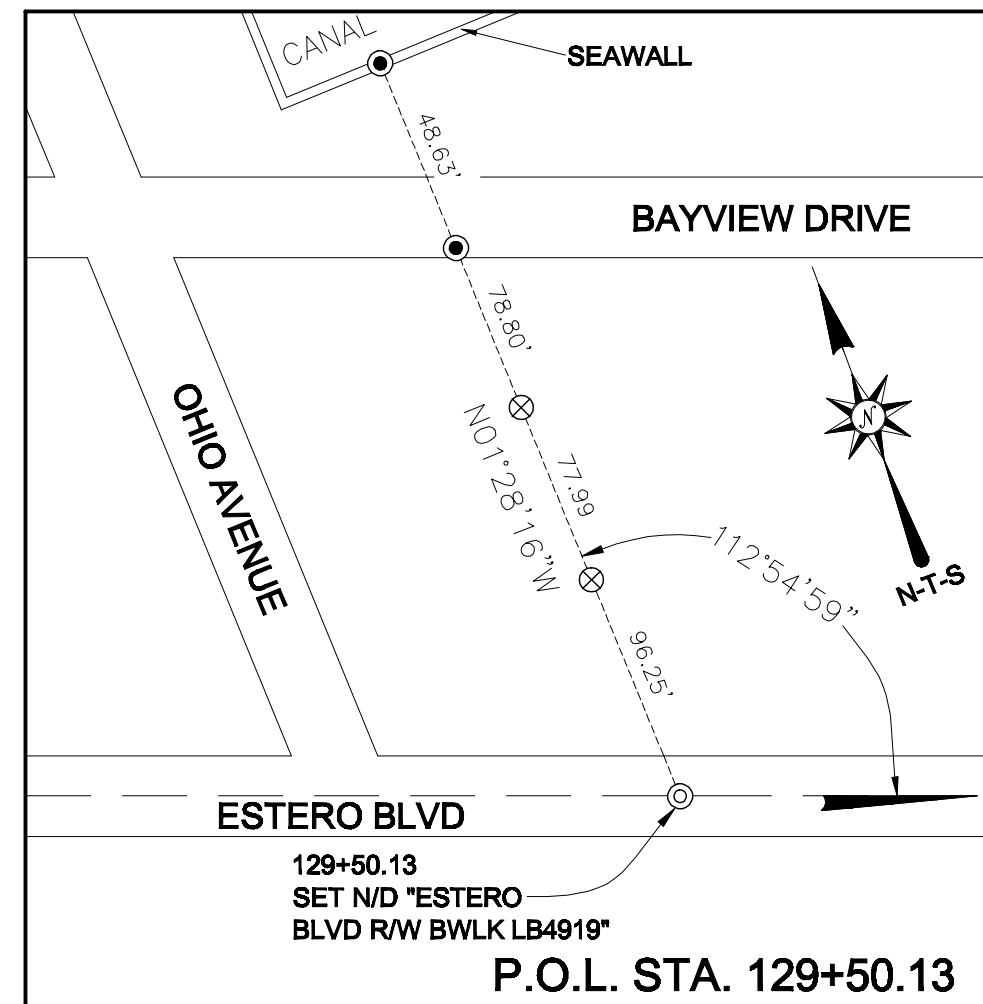
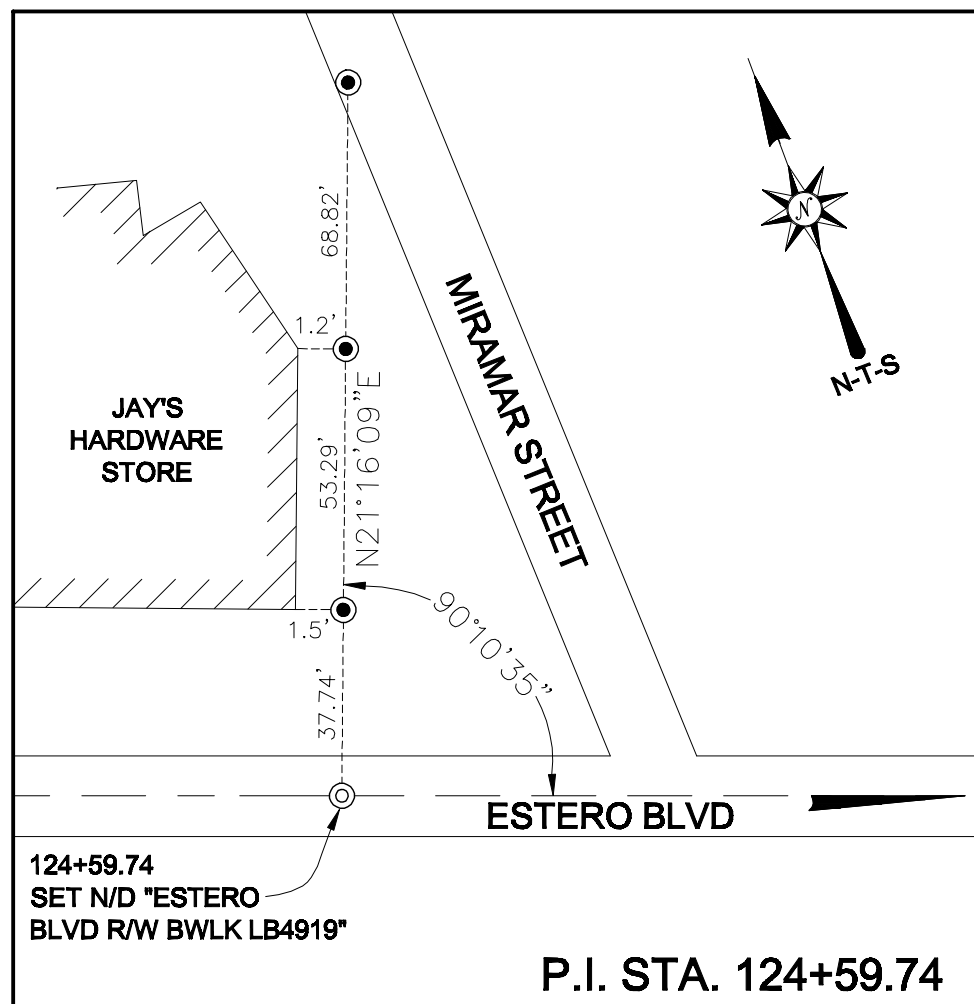
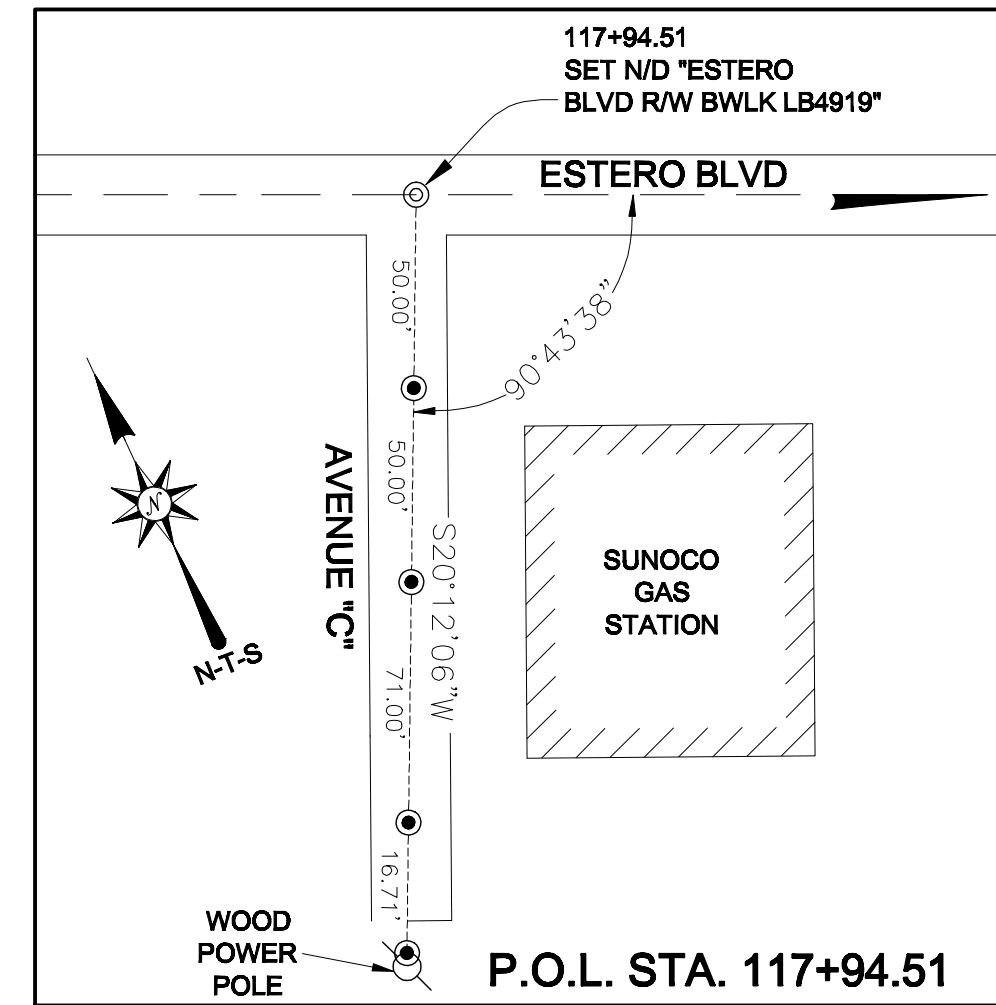
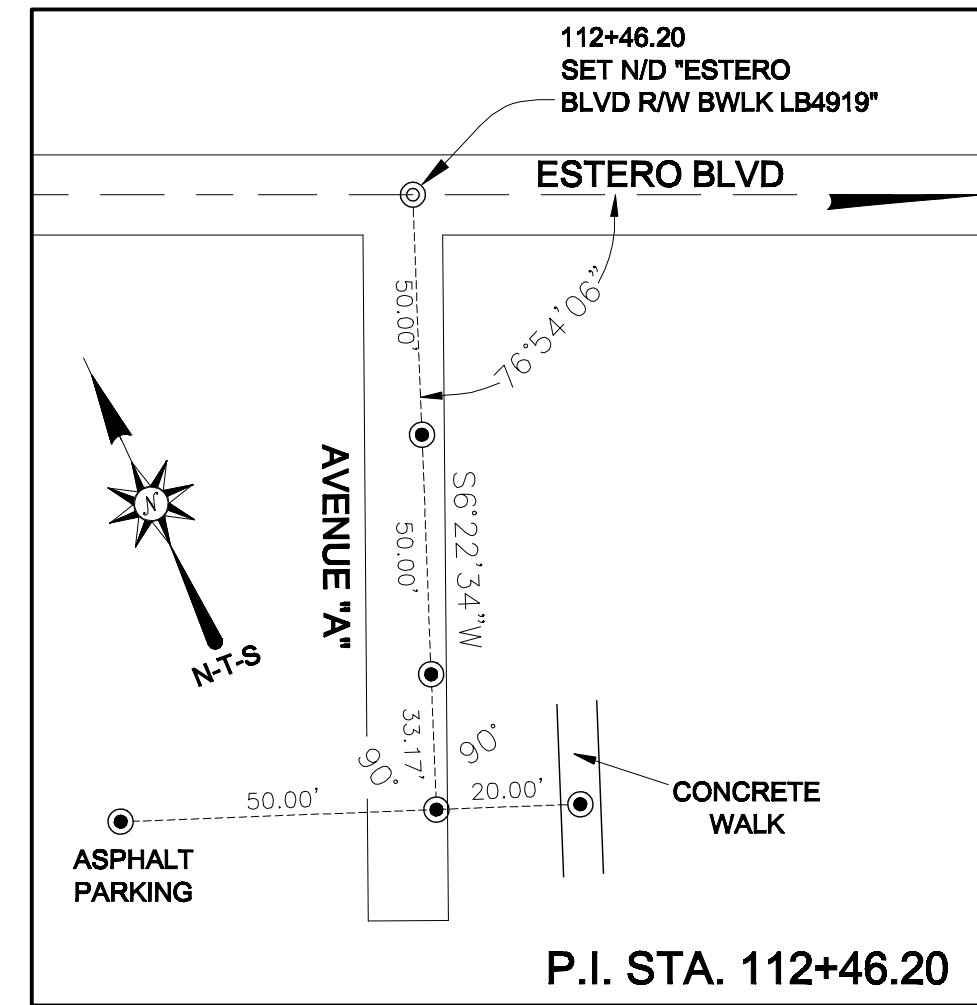
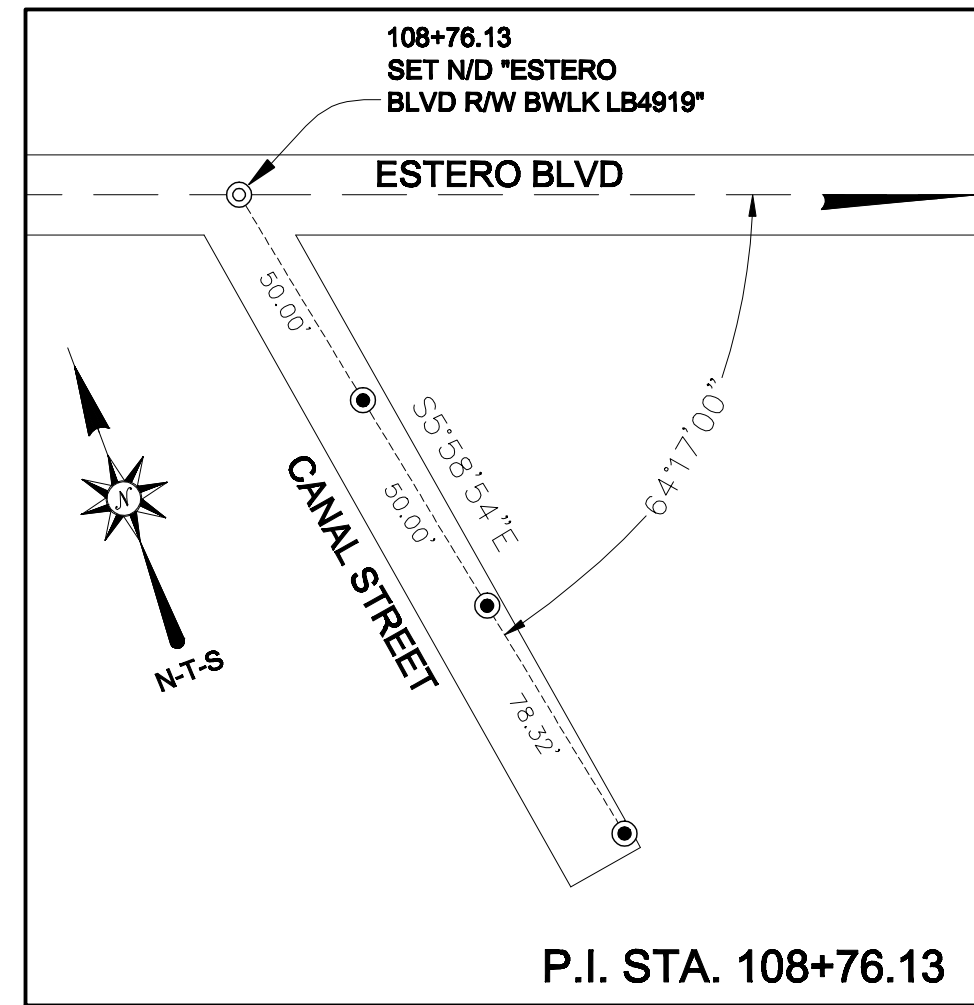
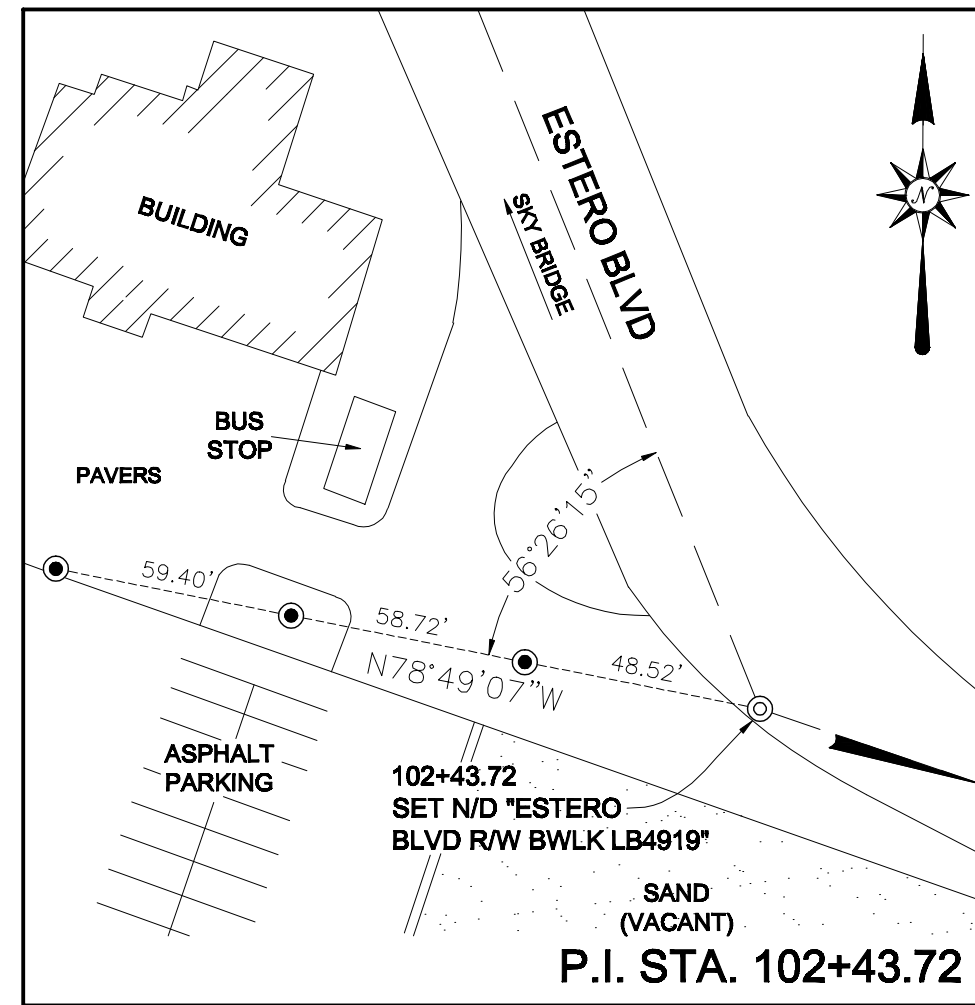
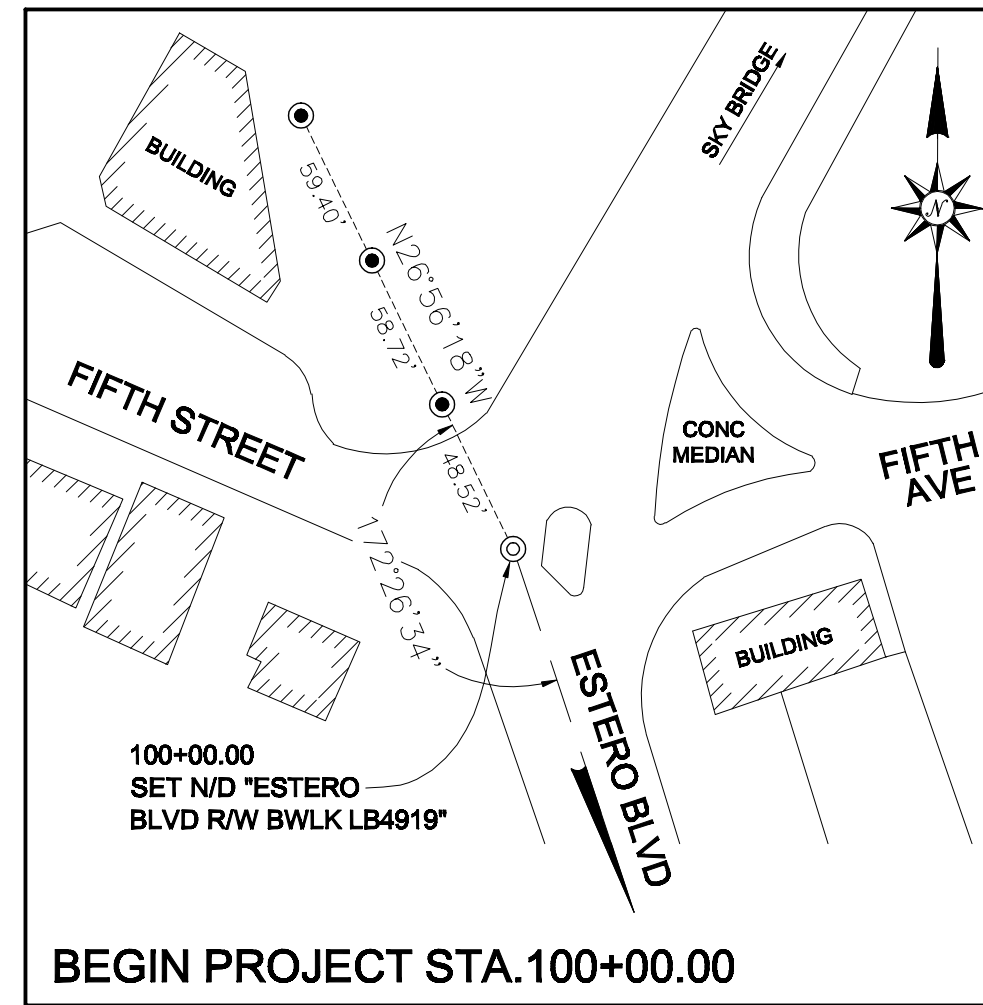
THIS DRAWING WAS PREPARED TO ILLUSTRATE AND PERPETUATE THE PLAT INFORMATION SHOWN IN DEED BOOK 131 AT PAGE 300-304 AS CERTIFIED BY HARRY K DAVISON ON NOV. 1, 1938. SAID PLAT REPLACES THE ORIGINAL RECORD PLAT (P.B.1 PG. 58). THE ANGLES AND DIMENSIONS SHOWN ARE PER THIS RECORDED DOCUMENT ONLY (D.B. 131 PAGES 300-304). INFORMATION CONTAINED IN THIS FIRM'S FILES WERE UTILIZED TO CLARIFY DIMENSIONS WHICH WERE ILLEGIBLE OR DIFFICULT TO READ. THIS SHEET IS FOR INFORMATIONAL PURPOSES ONLY AND WAS PREPARED AS AN AID IN REVIEWING LEGAL DESCRIPTIONS FOR PARCELS ALONG THE ESTERO BOULEVARD CORRIDOR AS MANY DESCRIPTIONS REFER TO THIS SUBDIVISION.

SKETCH OF CASE SUBDIVISION
AS RECORDED IN DB 131, PGS 300-304

ZALL SURVEYING AND ENGINEERING FLEET PROJECTS 3000 3666 36119 ESTERO BL VGSURVEYING\ORIGINAL\RM\36119_RVW_COVER.dwg SHEET 37

PROJECT No. 39119	DATE 4-16-2010	DRAWN BY C.ALPHENUS/PIERCE	CHECKED BY S.WHITAKER	SCALE 1"=200'	
ESTERO BOULEVARD COUNTY ROAD 865 LEE COUNTY SOUTHWEST FLORIDA					
Bean, Whitaker, Lutz & Kereh, Inc. (DB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910 (239) 491-1331					
CASE SUBDIVISION					
SHEET 37					

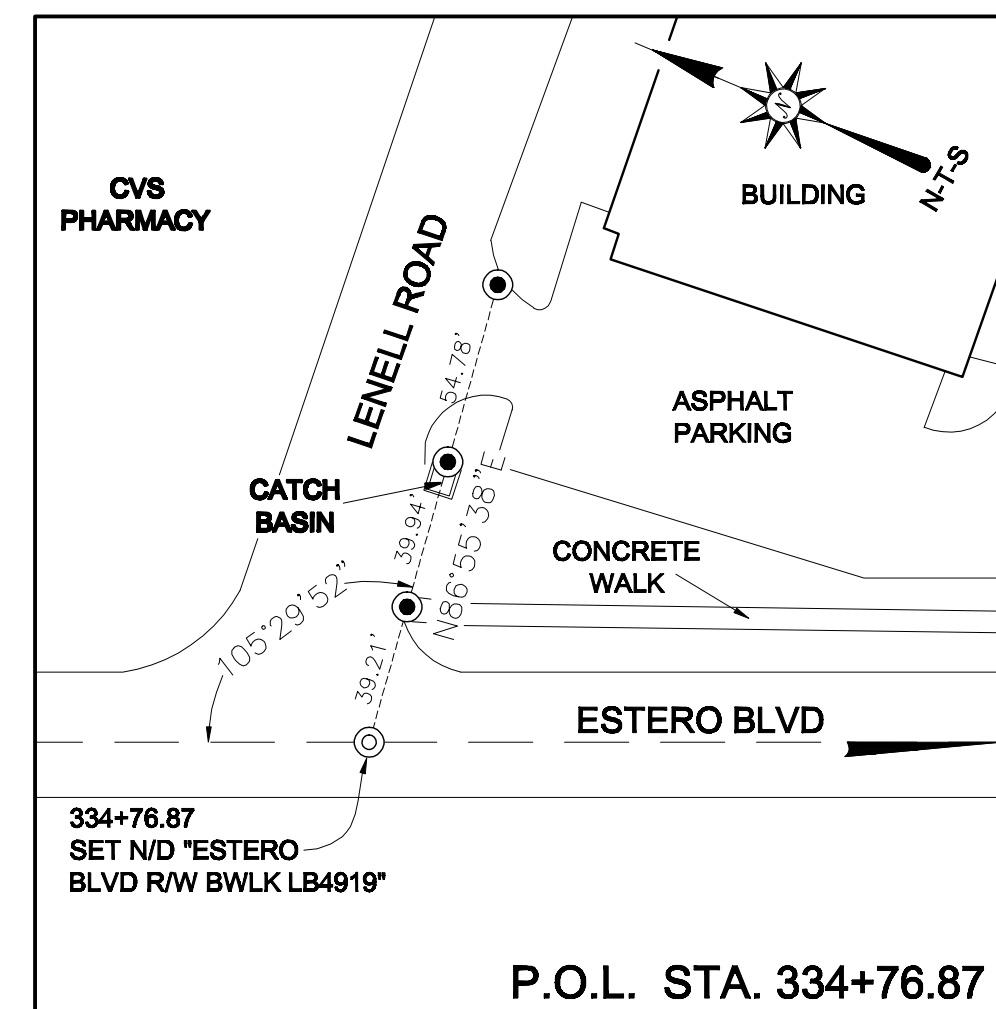
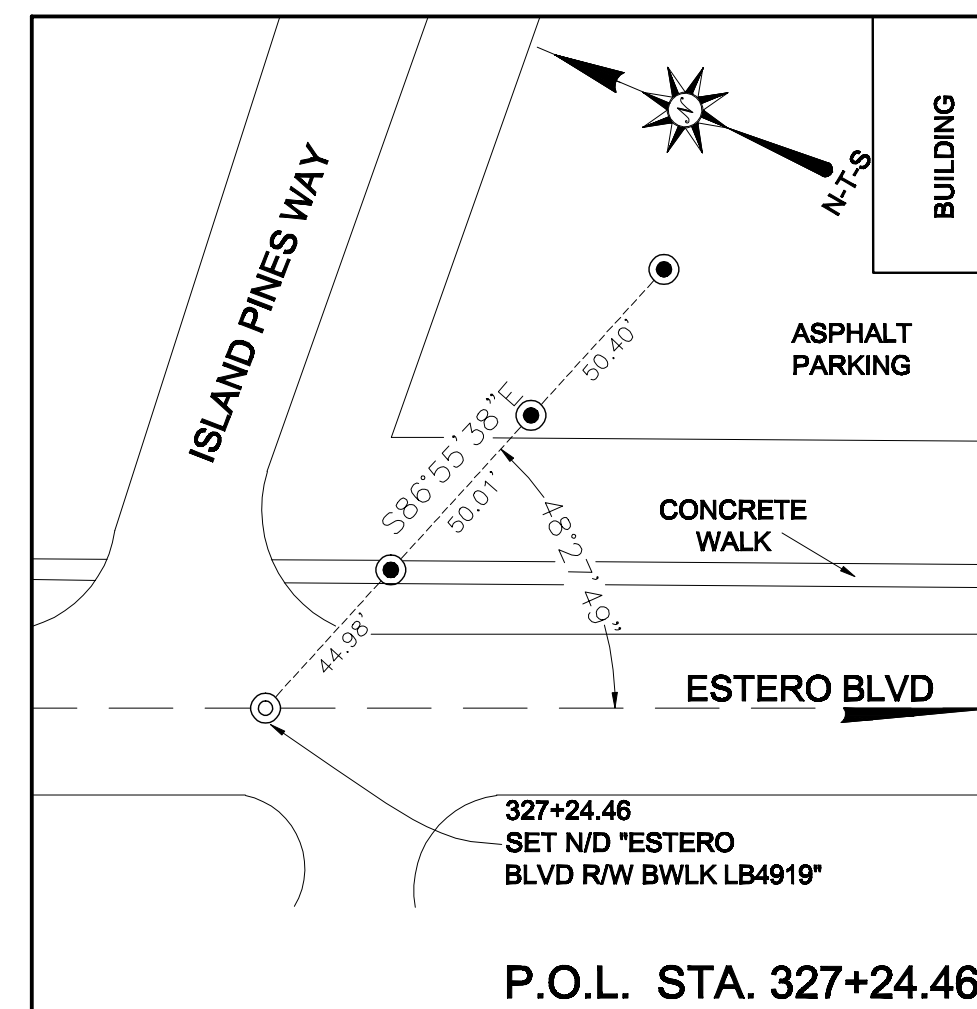
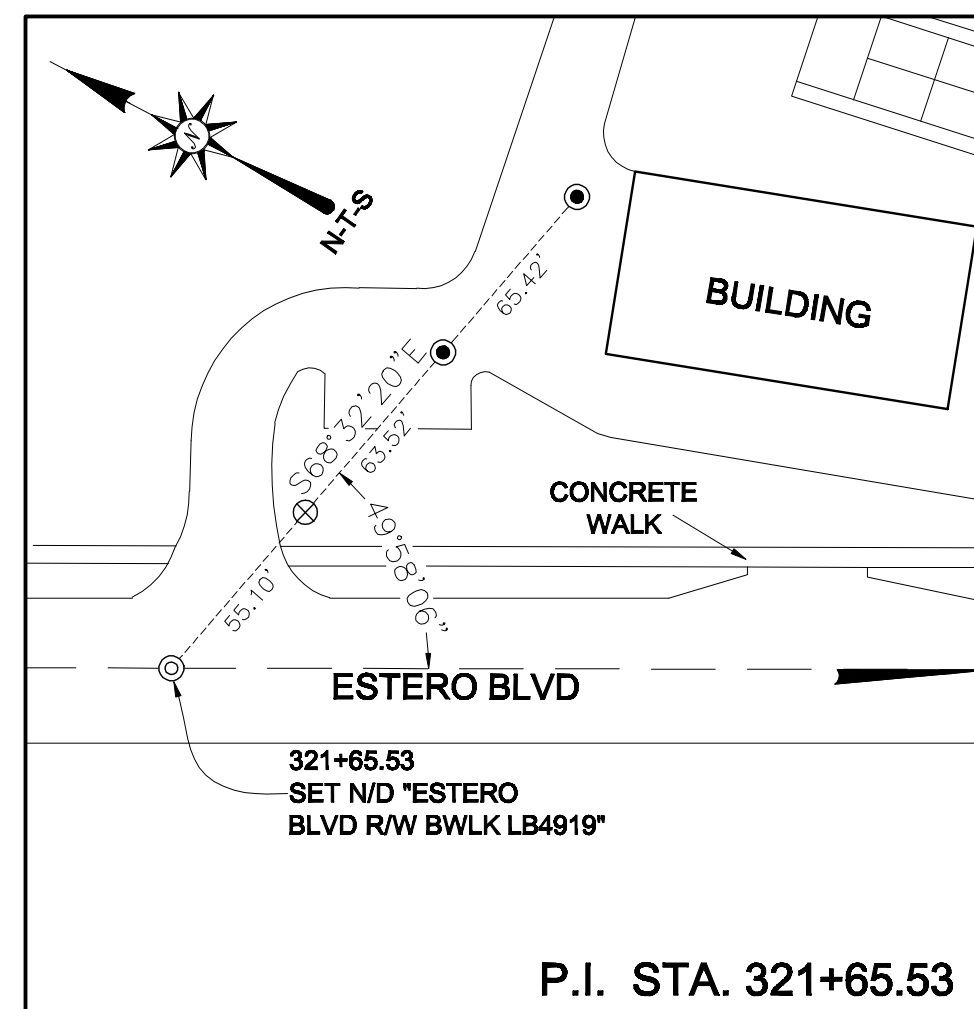
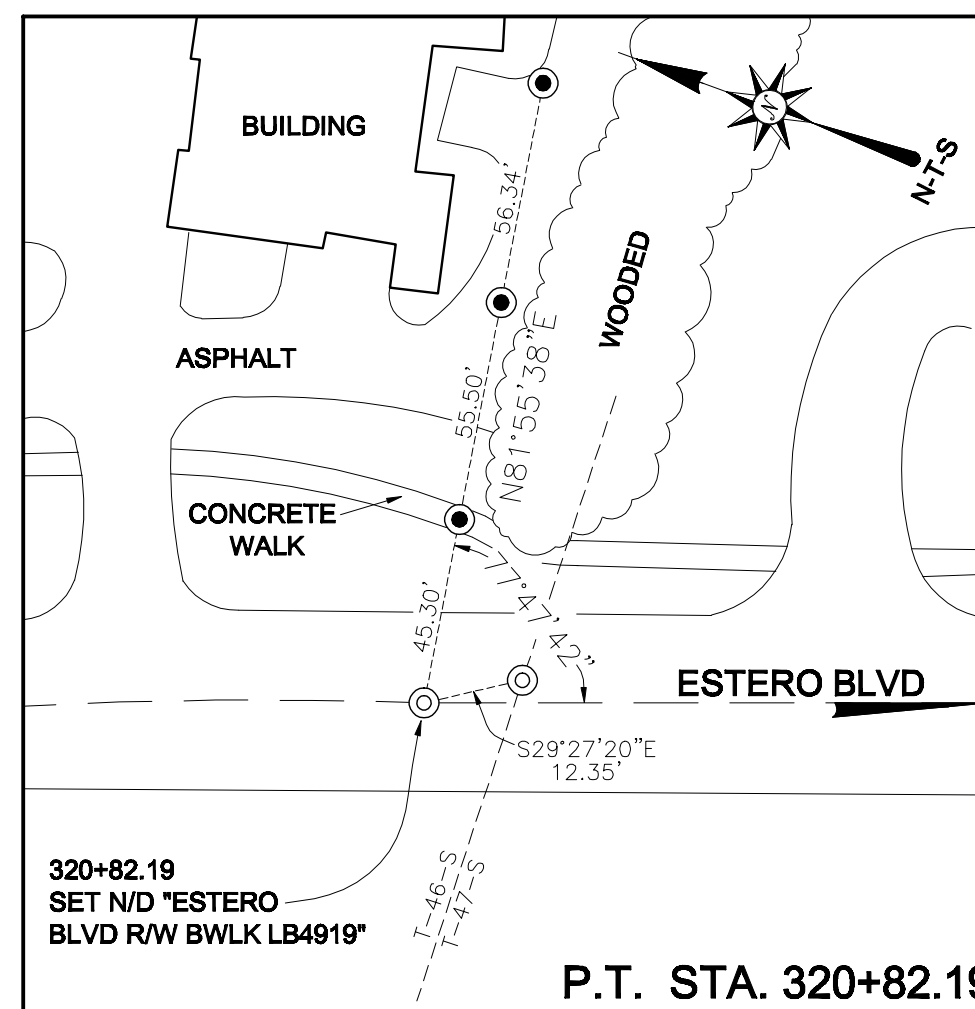
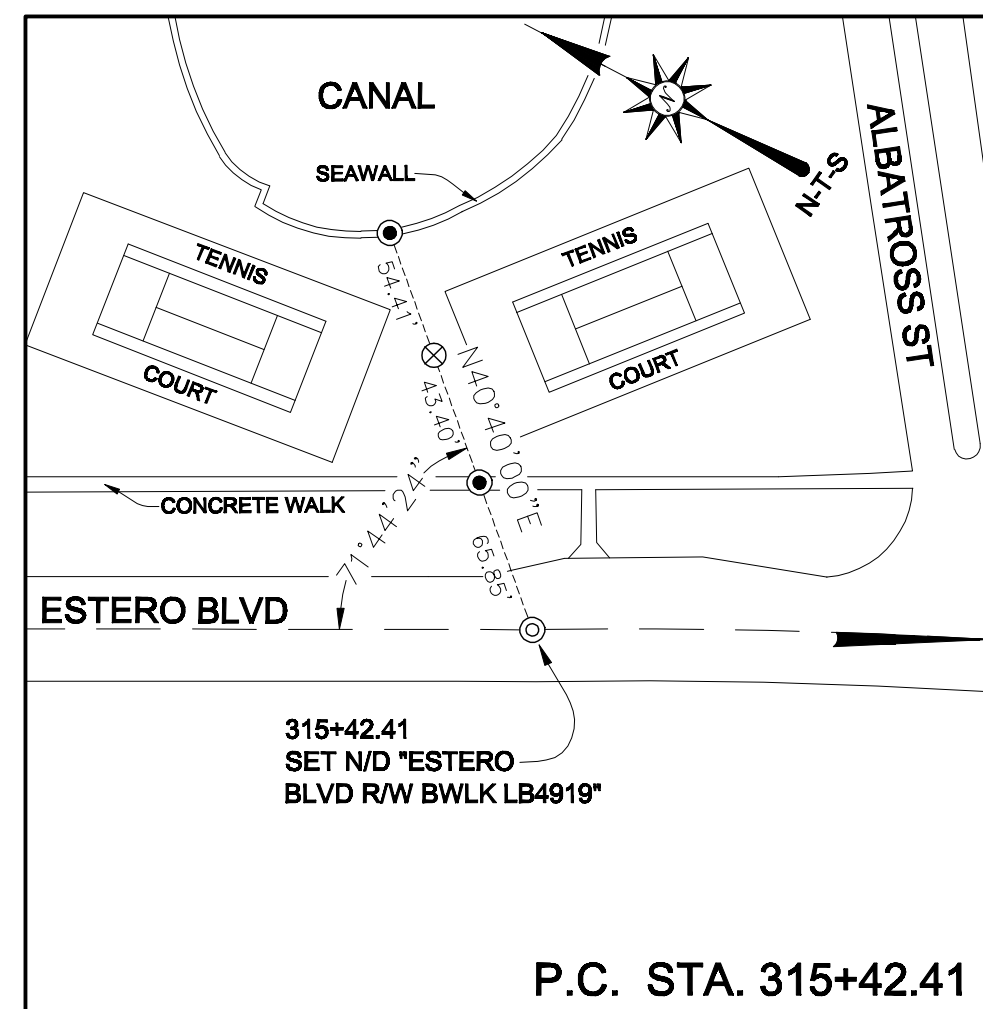
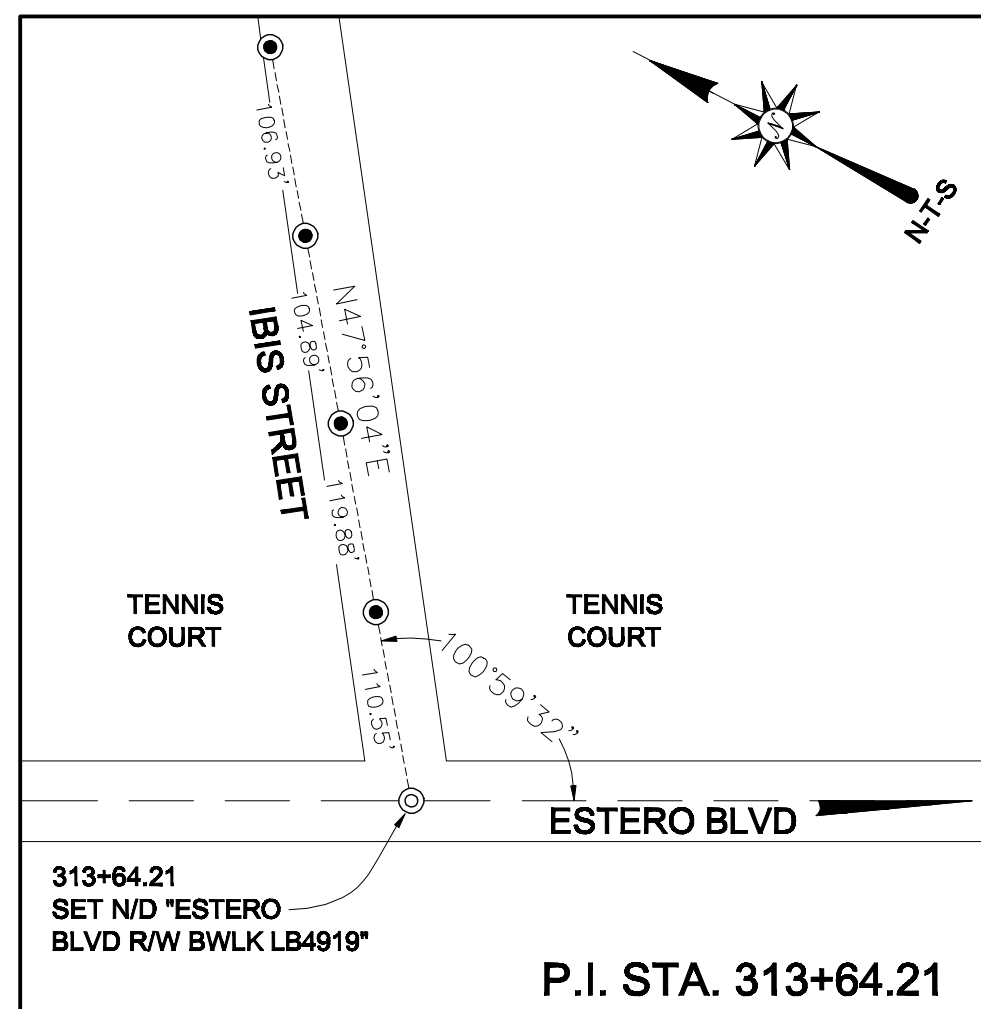
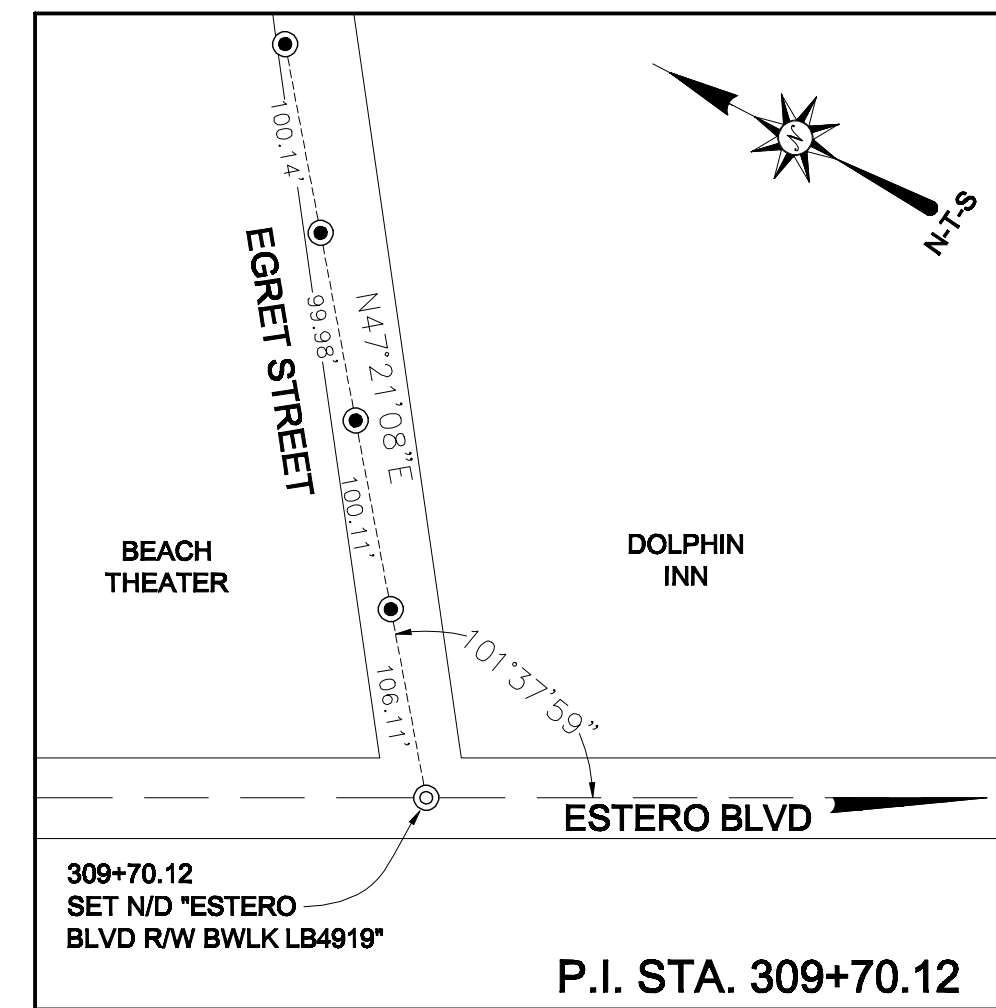
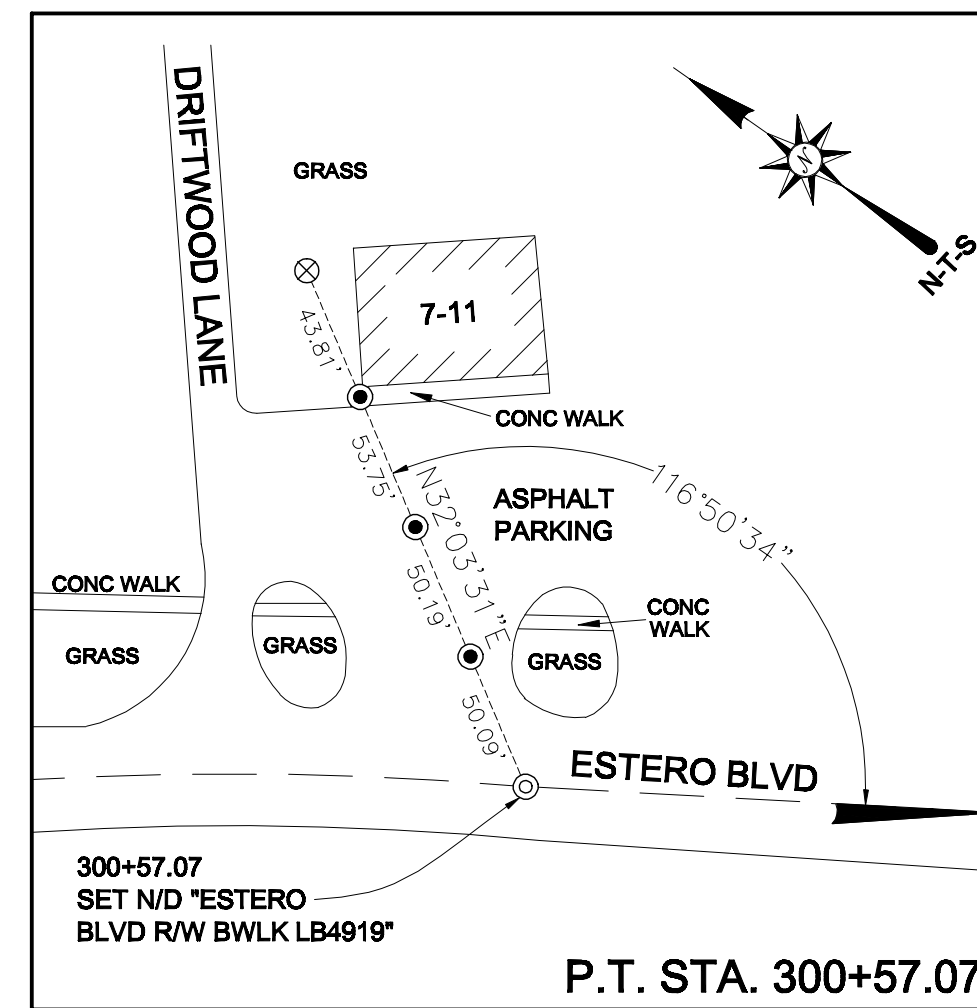
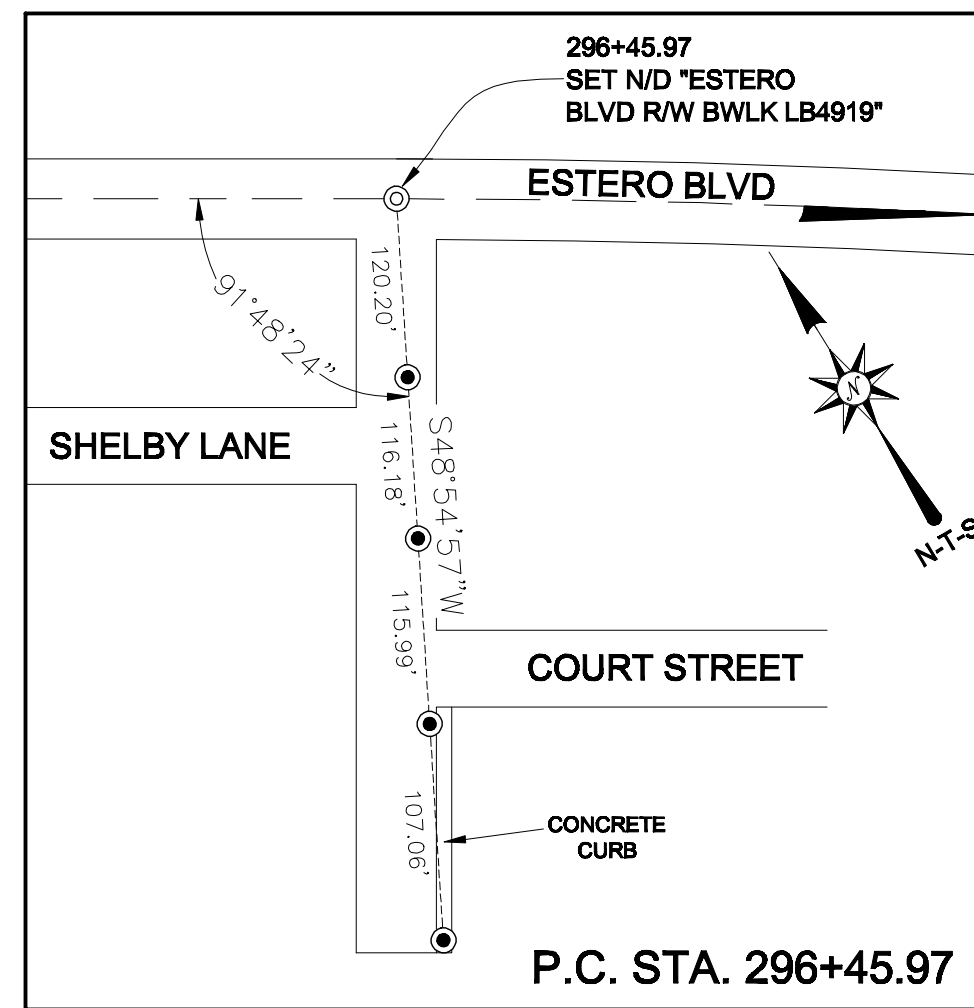
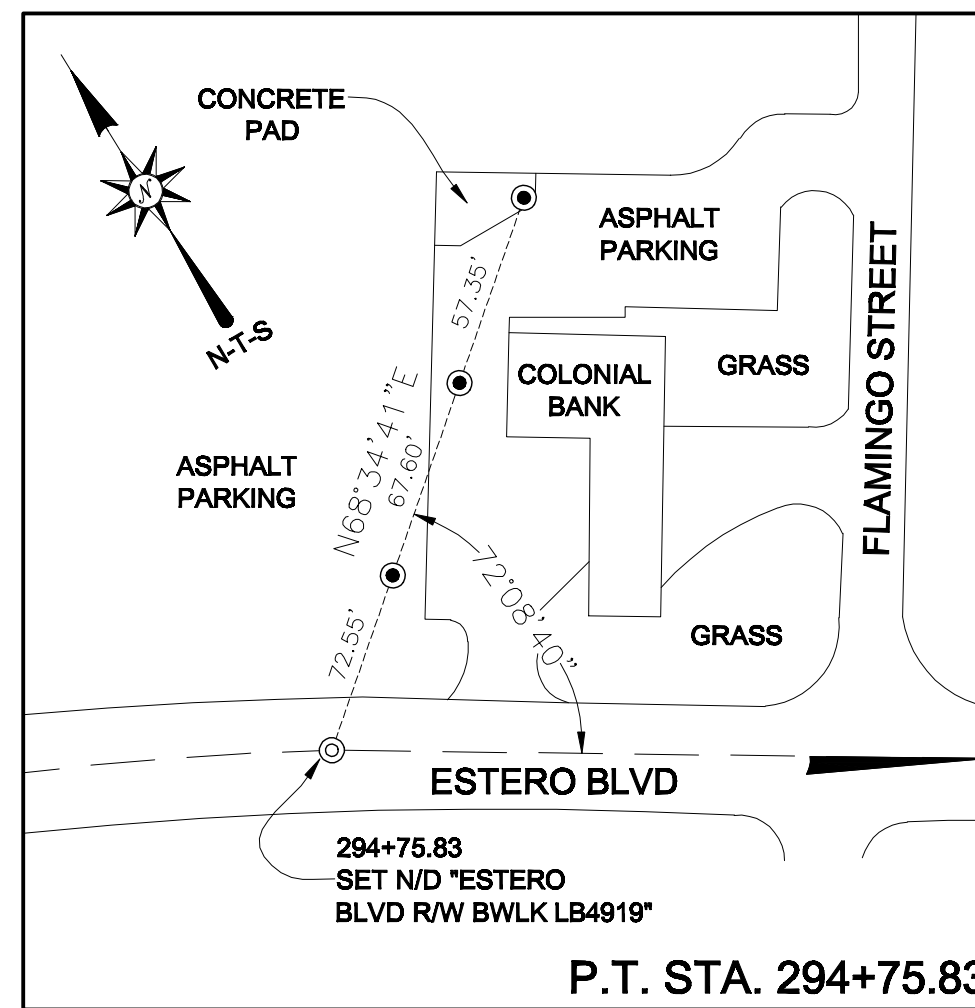
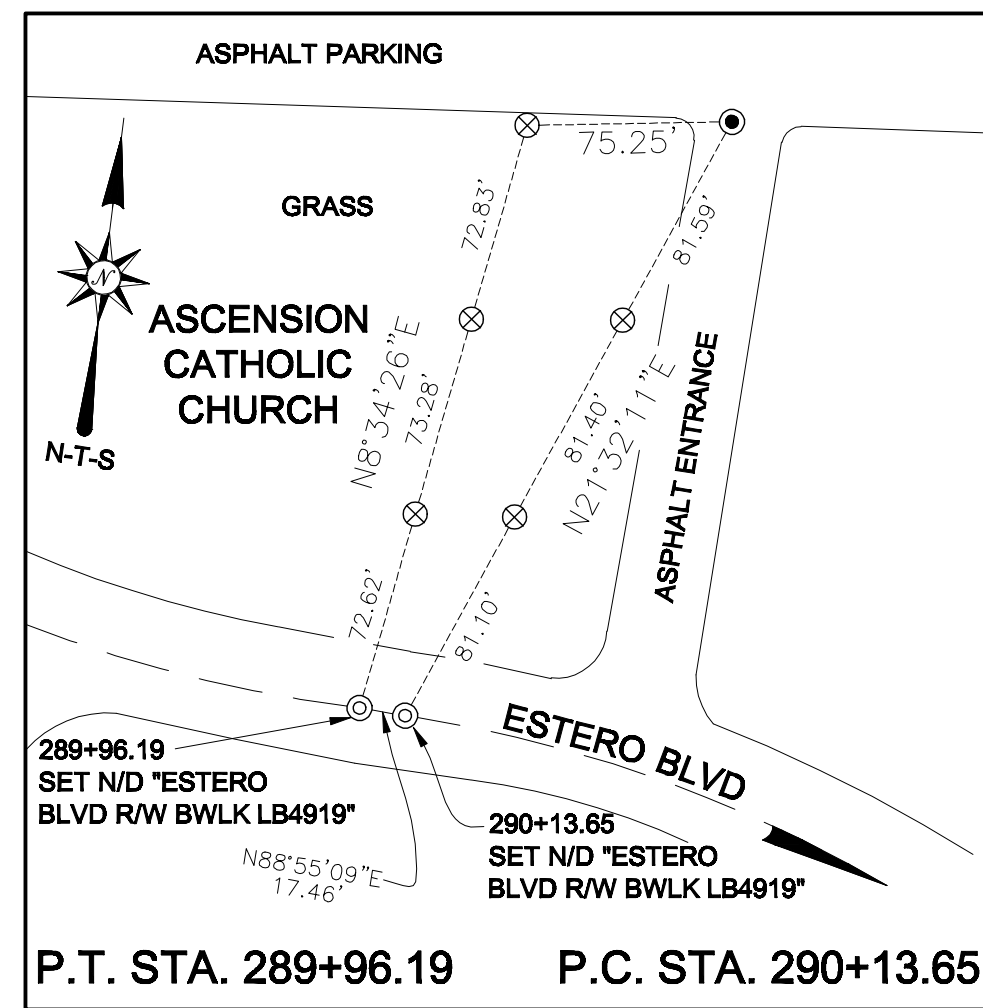
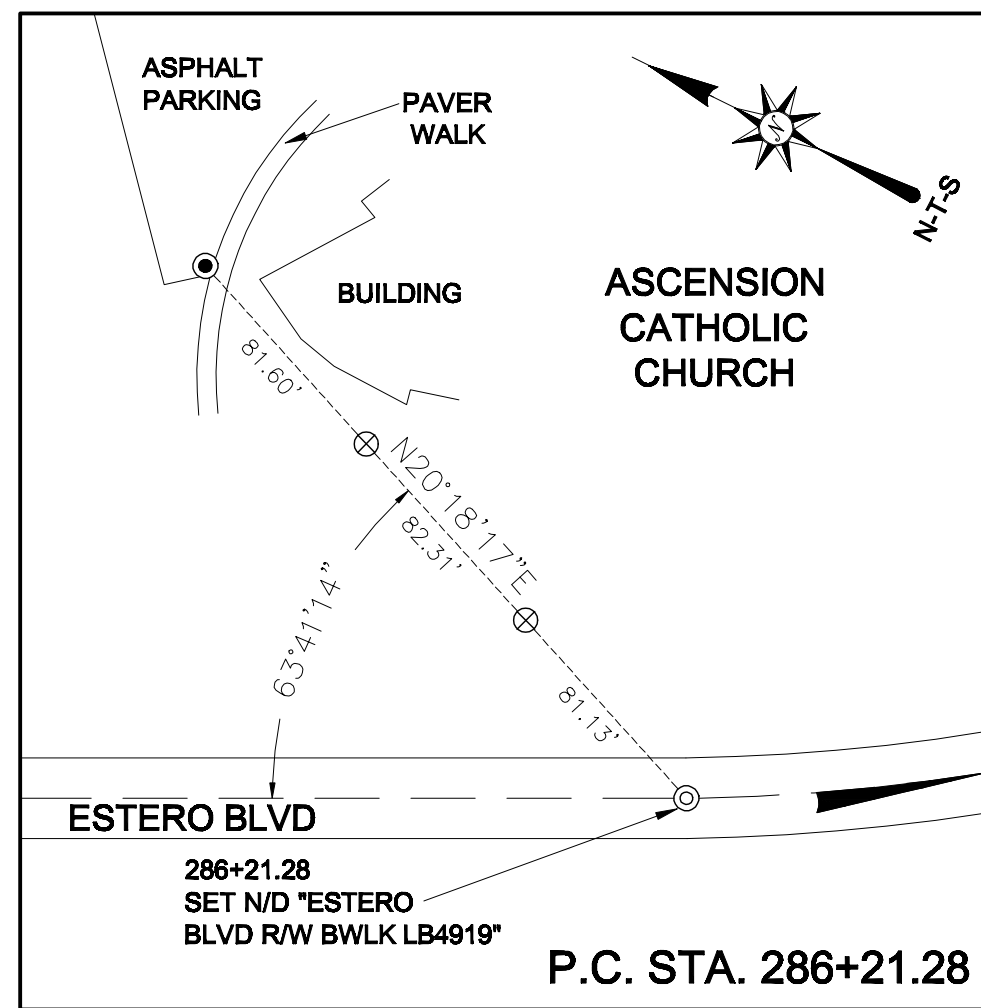
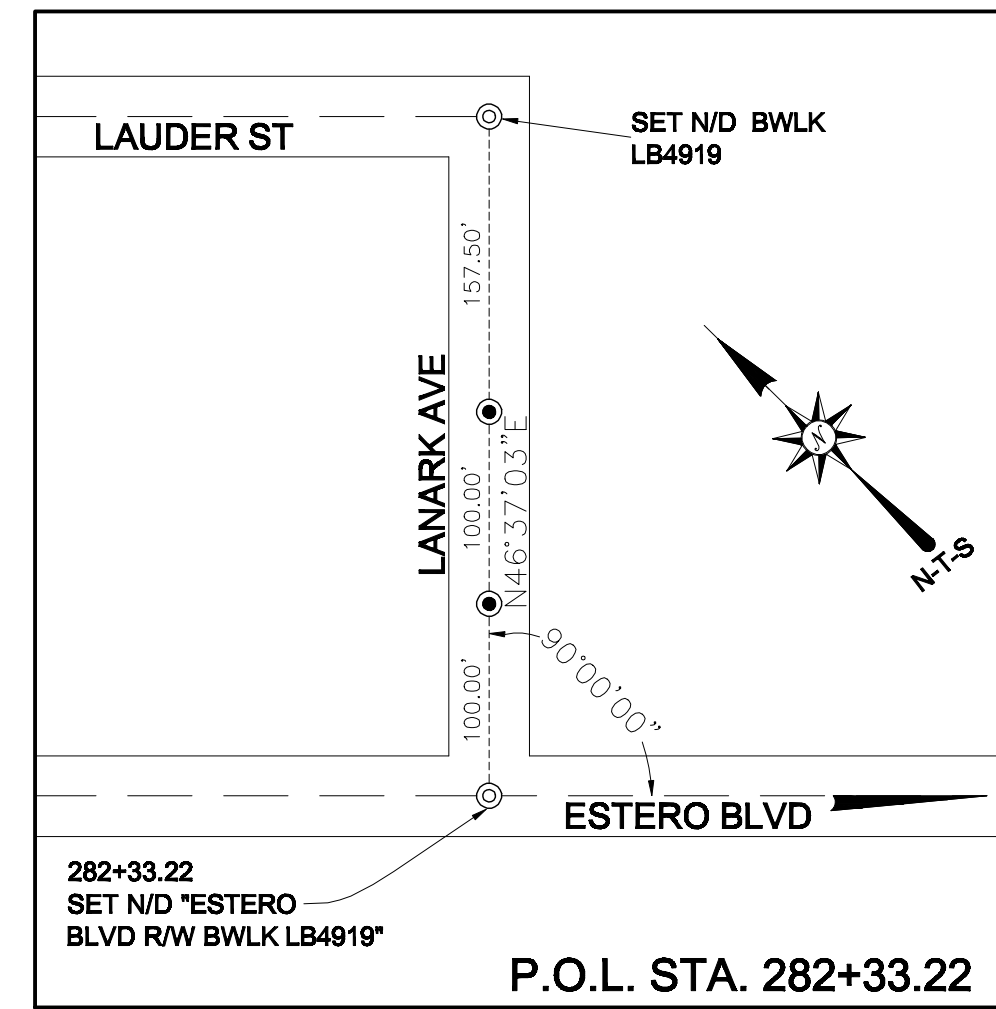
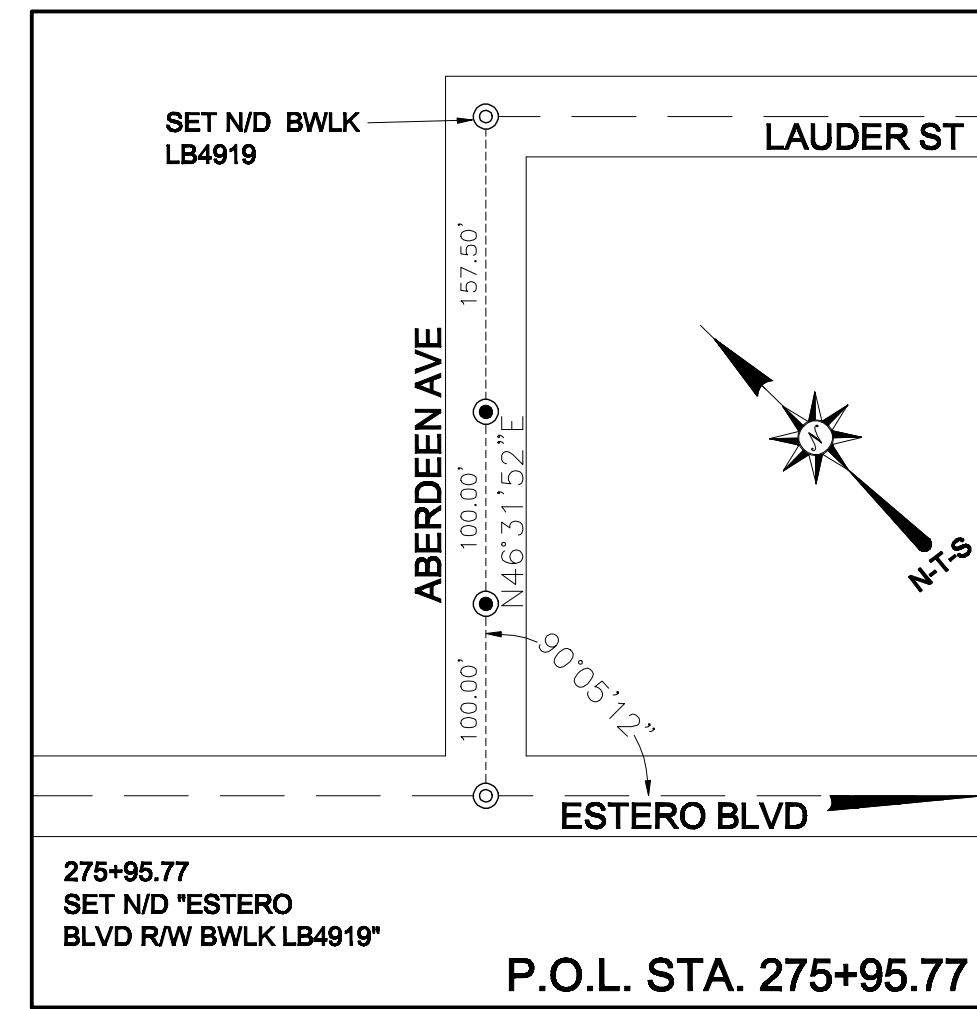
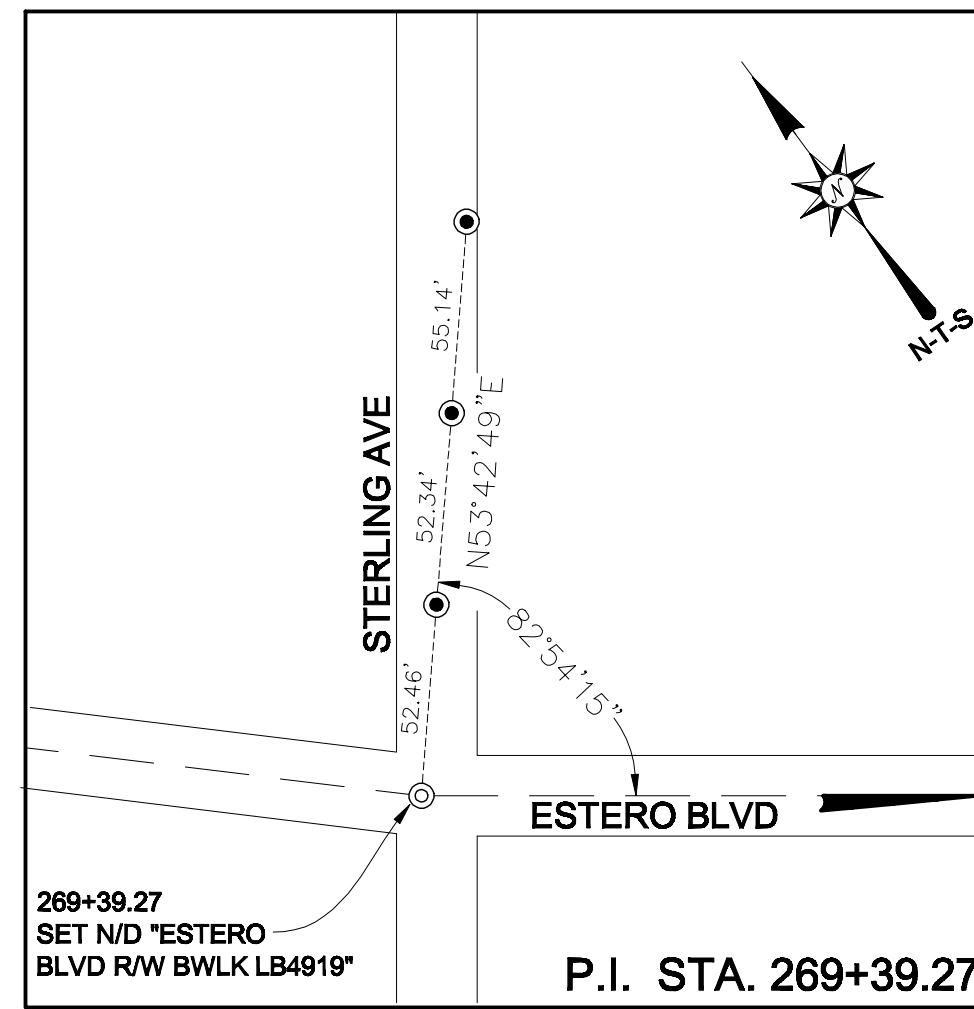
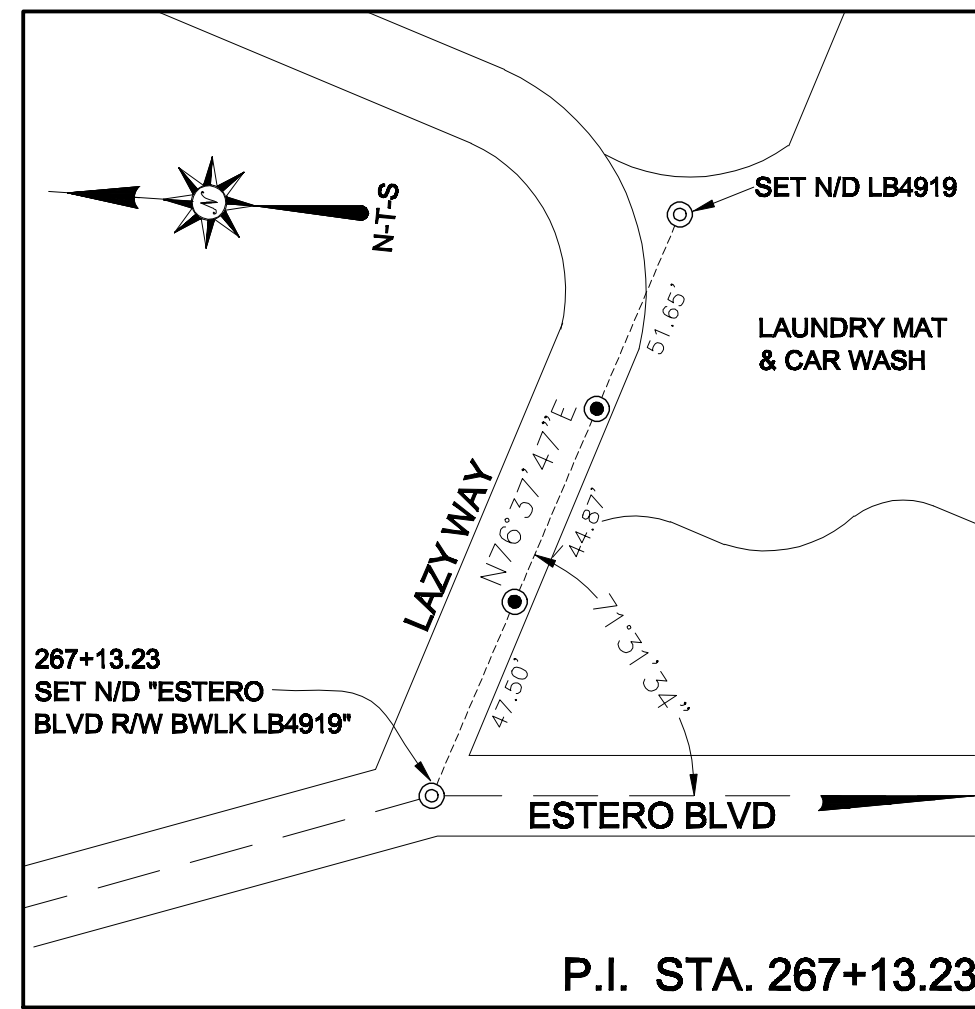
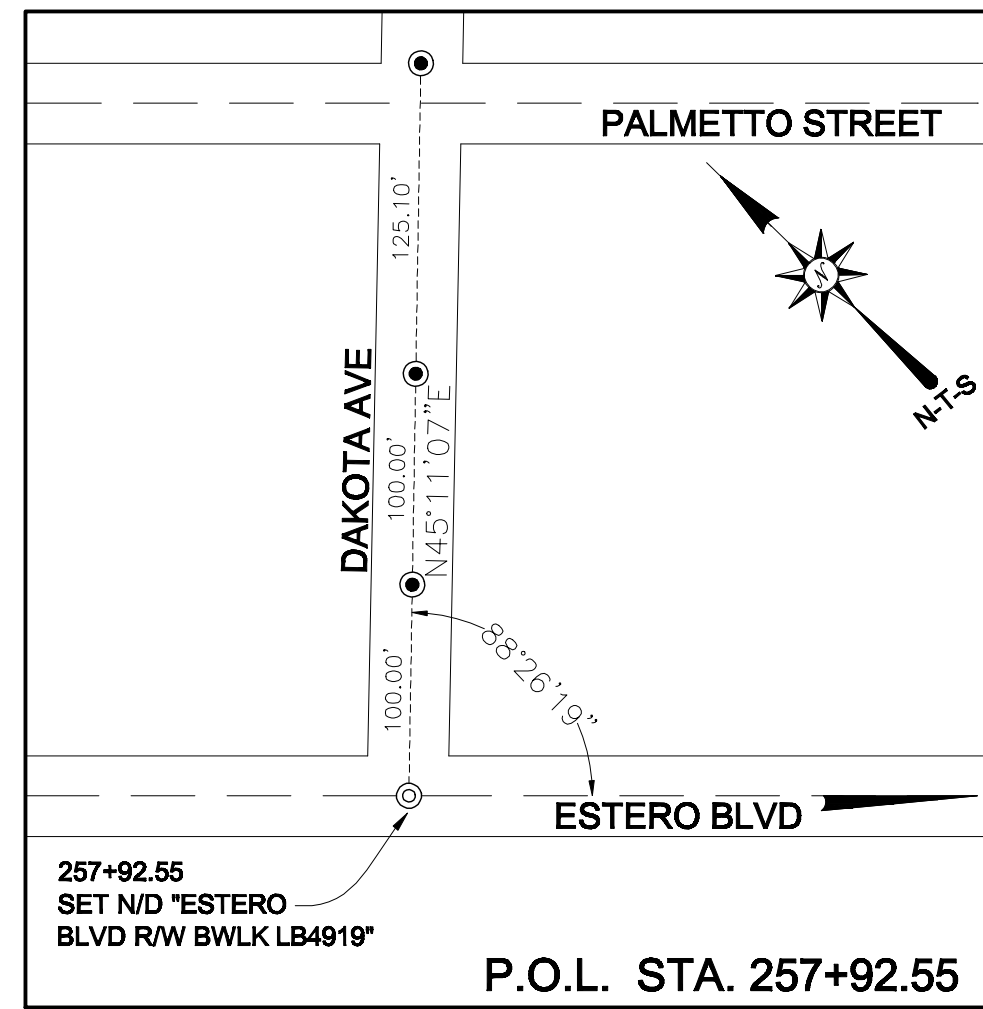
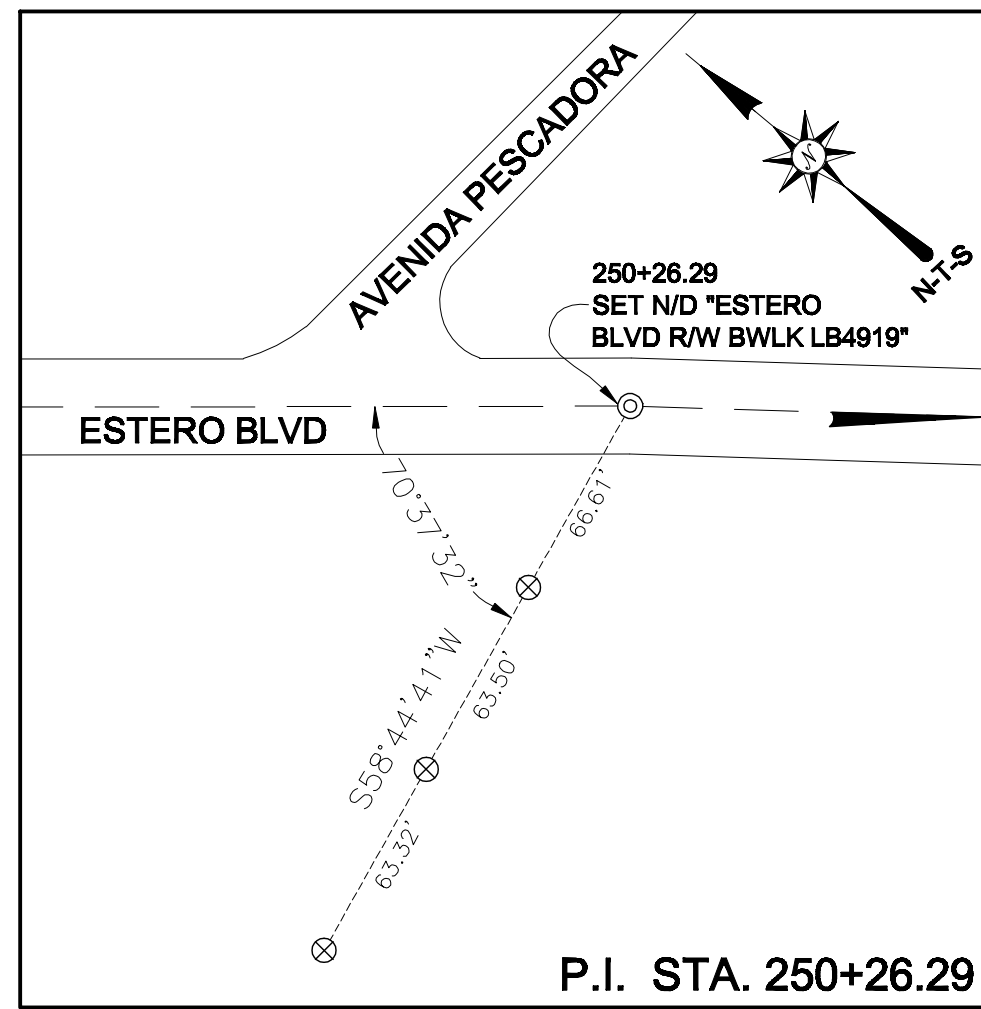
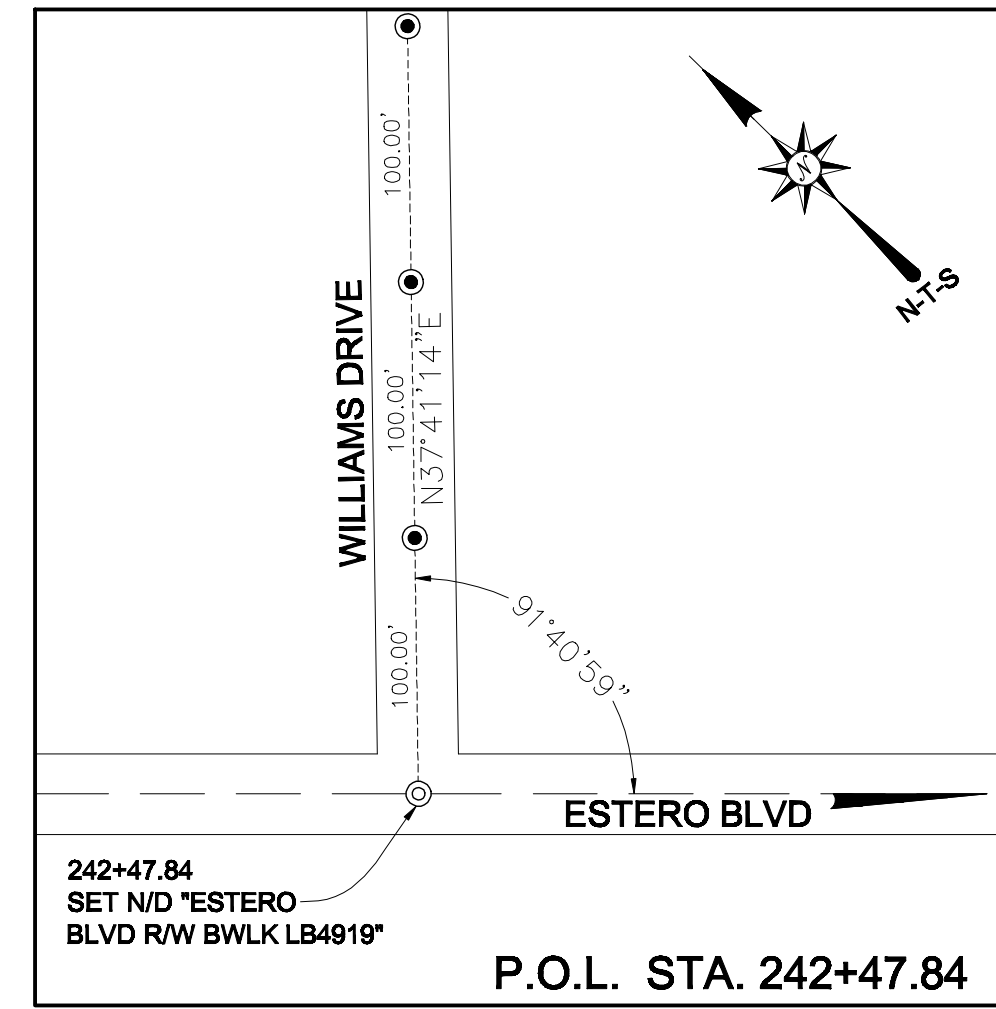
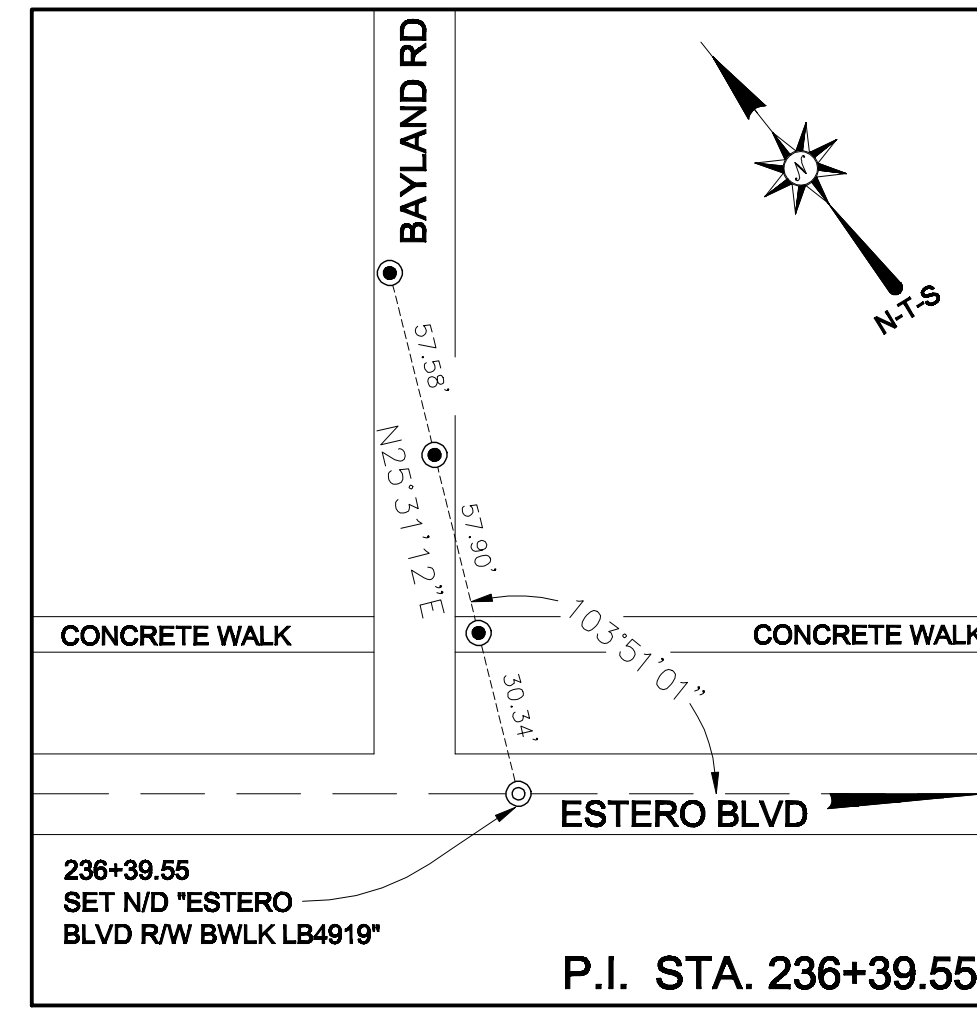
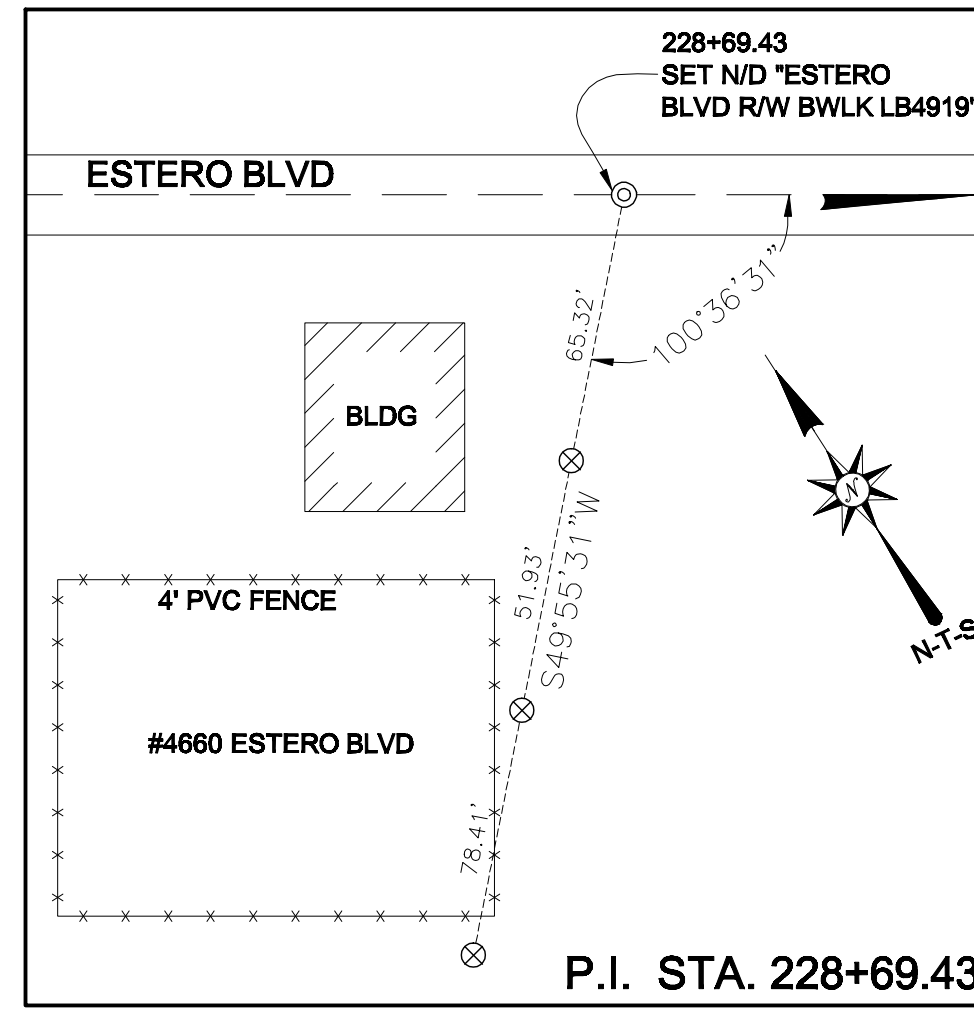
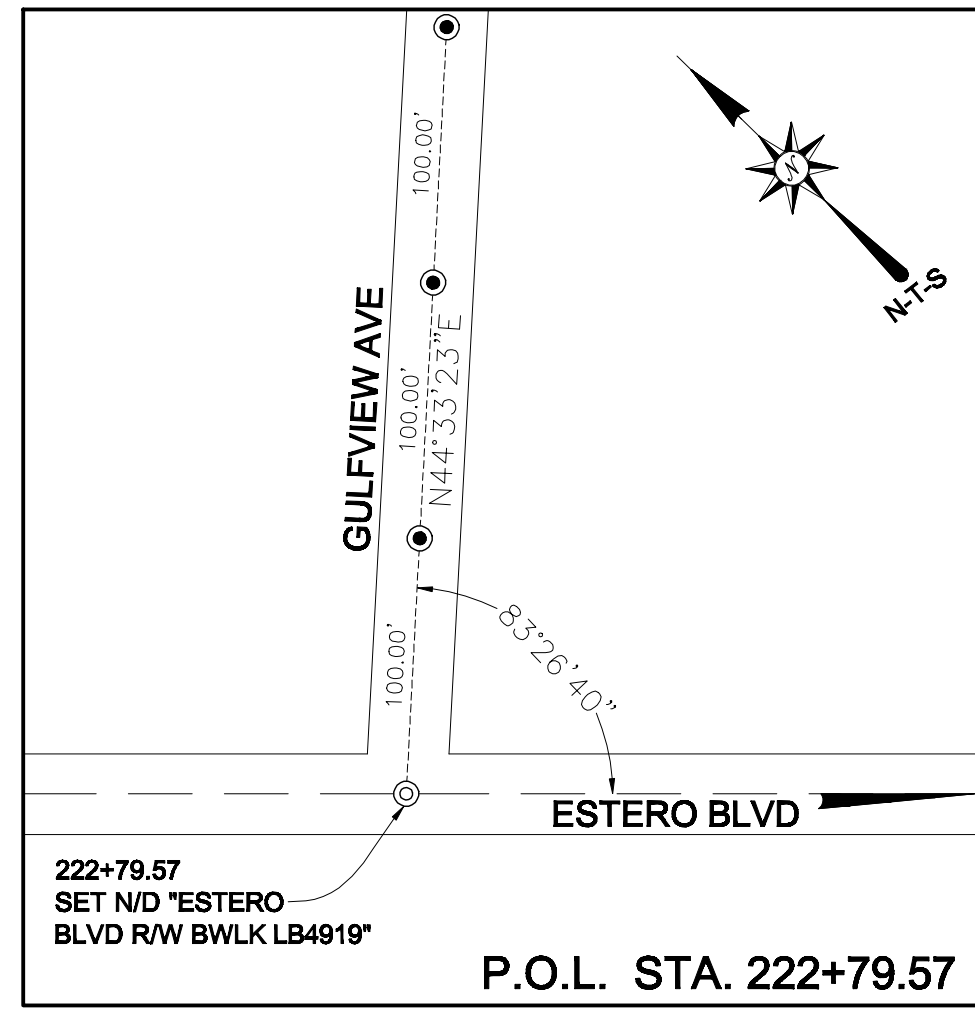
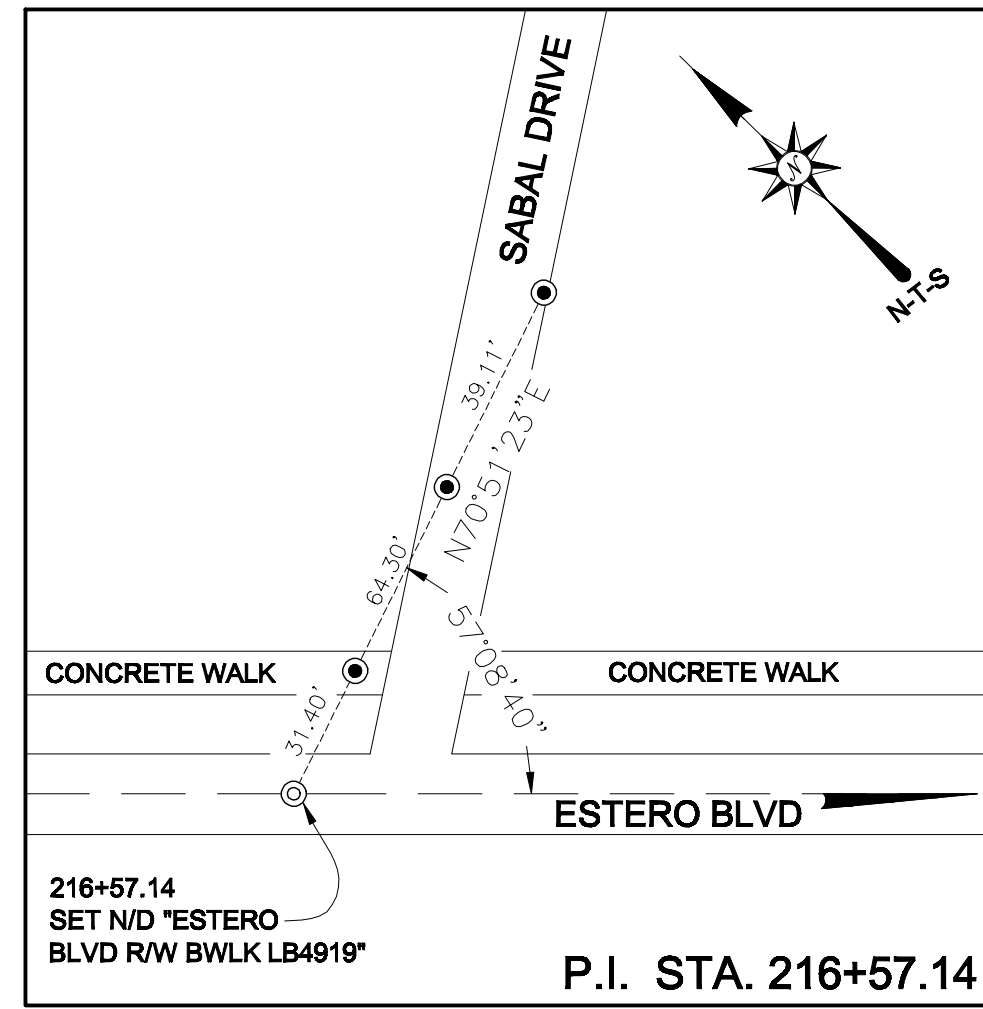
- DENOTES SET N/D REFERENCE POINT LB4919
- ⊗ DENOTES SET 5/8" IRON ROD AND CAP "WITNESS CORNER" LB4919
- ⊙ DENOTES SET N/D "ESTERO BLVD R/W BWLK LB4919"
- ➔ DENOTES SURVEY BASELINE OF ESTERO BOULEVARD



Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3366\3019 ESTERO BLVD SURVEY\IN\FINAL R/W\3119_R/W_COVER.dwg SHEET 38

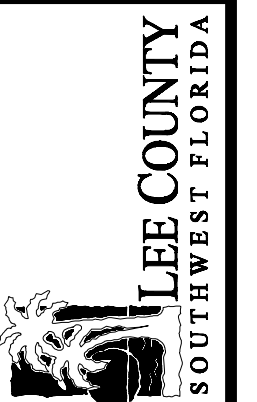
 LEE COUNTY SOUTHWEST FLORIDA	ESTERO BOULEVARD COUNTY ROAD 865	The Town of Fort Myers Beach	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 20%;">PROJECT No.</td> <td>38119</td> </tr> <tr> <td>DATE</td> <td>4-16-2010</td> </tr> <tr> <td>DRAWN BY</td> <td>C. ALPENS PIERCE</td> </tr> <tr> <td>CHECKED BY</td> <td>S. WHITAKER</td> </tr> <tr> <td>SCALE</td> <td>NTS</td> </tr> </table>	PROJECT No.	38119	DATE	4-16-2010	DRAWN BY	C. ALPENS PIERCE	CHECKED BY	S. WHITAKER	SCALE	NTS
PROJECT No.	38119												
DATE	4-16-2010												
DRAWN BY	C. ALPENS PIERCE												
CHECKED BY	S. WHITAKER												
SCALE	NTS												
Be an, Whitaker, Lutz & Kareh, Inc. (IB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5810 (239) 487-1331			REFERENCE SHEET STATION 100+00 TO 211+00 SHEET 38										

- DENOTES SET N/D REFERENCE POINT LB4919
- ⊗ DENOTES SET 5/8" IRON ROD AND CAP "WITNESS CORNER" LB4919
- ⊙ DENOTES SET N/D "ESTERO BLVD R/W BWLK LB4919"
- ➔ DENOTES SURVEY BASELINE OF ESTERO BOULEVARD



Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3366\3019 ESTERO BLVD SURVEY\IN\FINAL R/W\319_R/W_COVER.dwg SHEET 39

REV.#	REVISION DESCRIPTION	DATE



ESTERO BOULEVARD
COUNTY ROAD 865



PROJECT No.	38119
DATE	4-16-2010
DRAWN BY	CALPENS PIERCE
CHECKED BY	S.WHITAKER
SCALE	NTS

Beau, Whitaker, Lutz & Kareh, Inc. (IB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-8910
(239) 487-1331

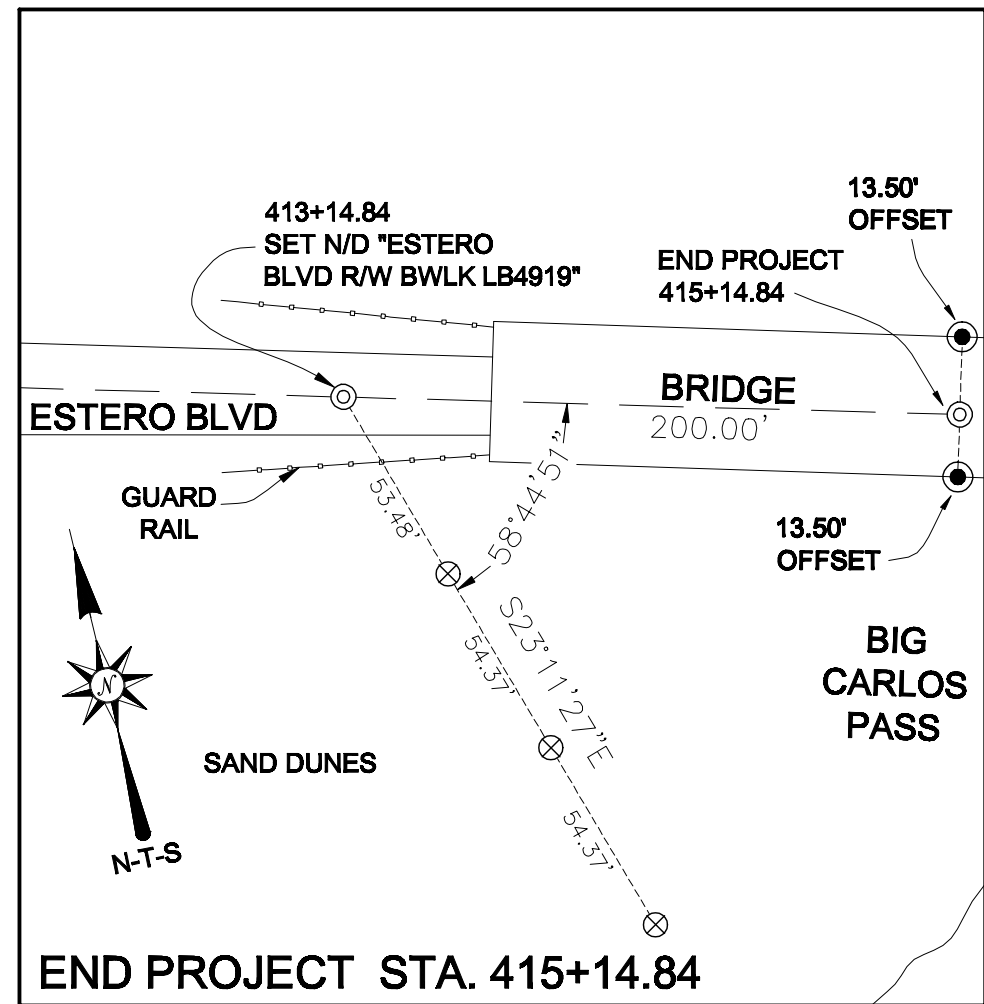
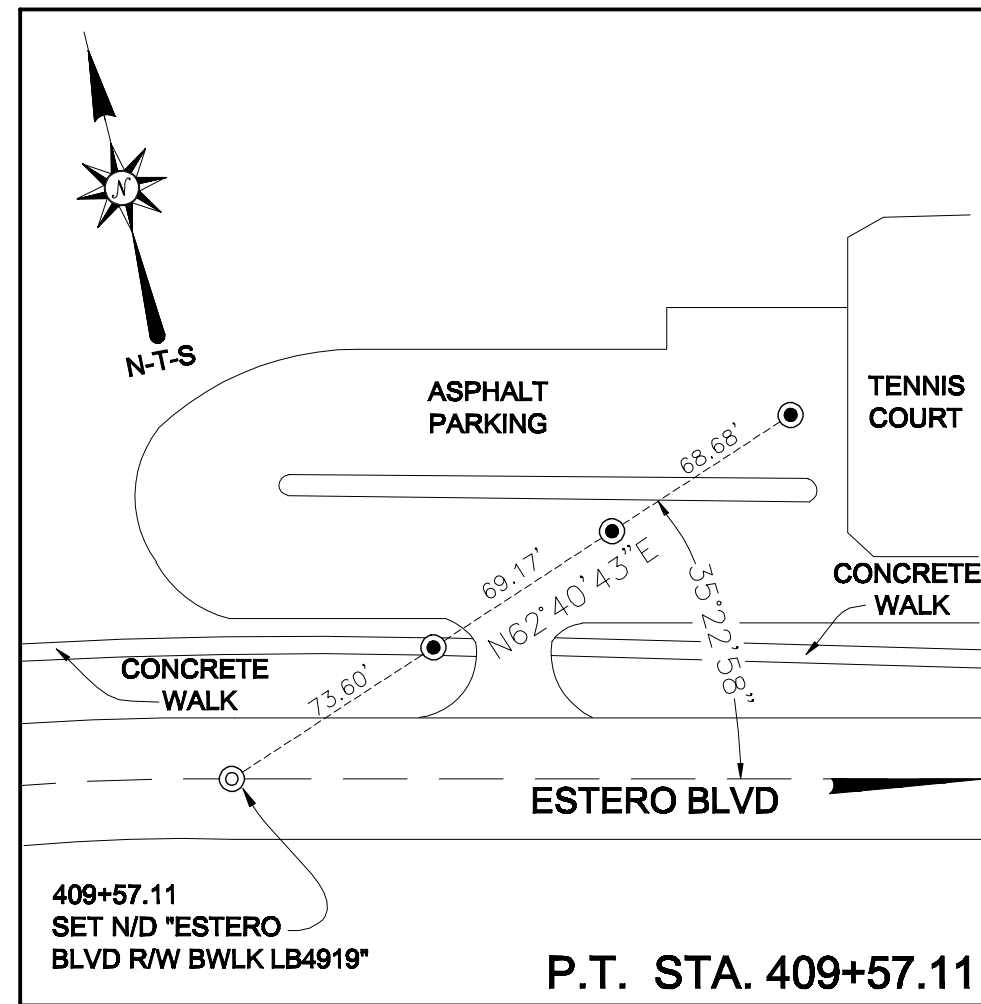
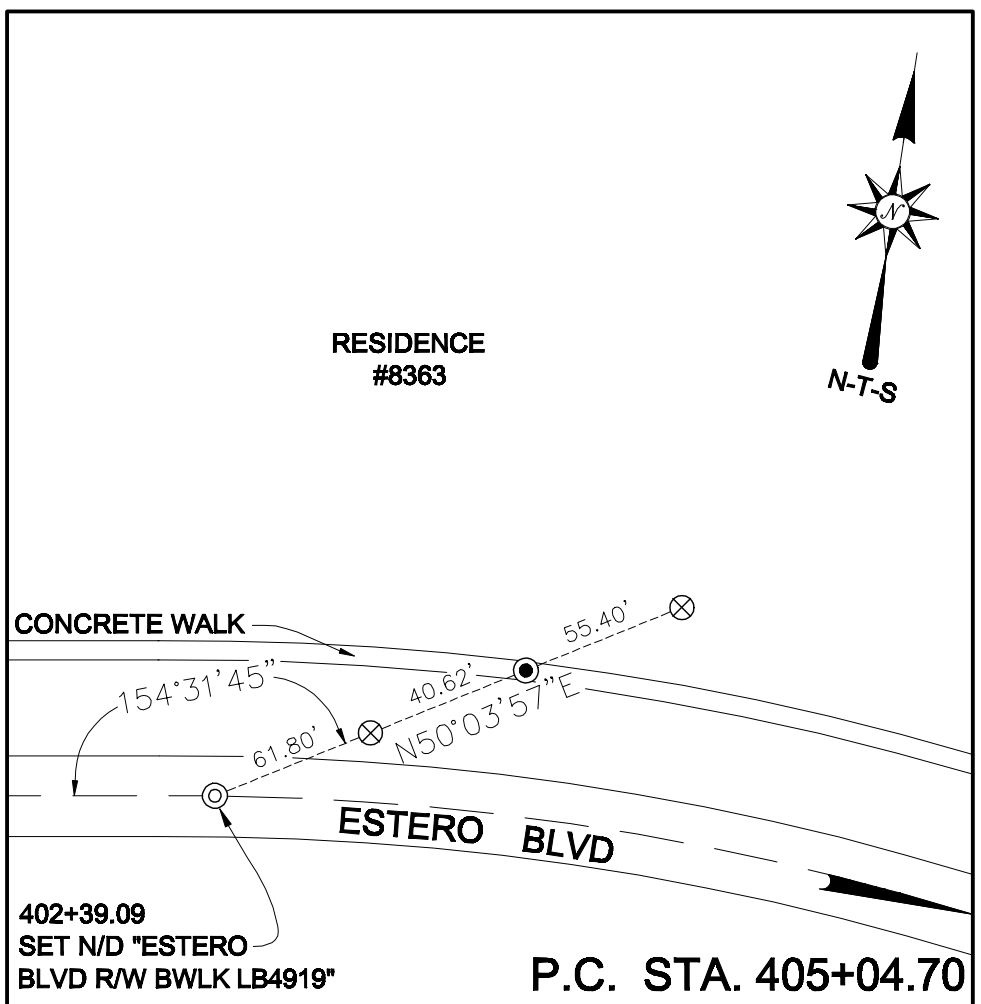
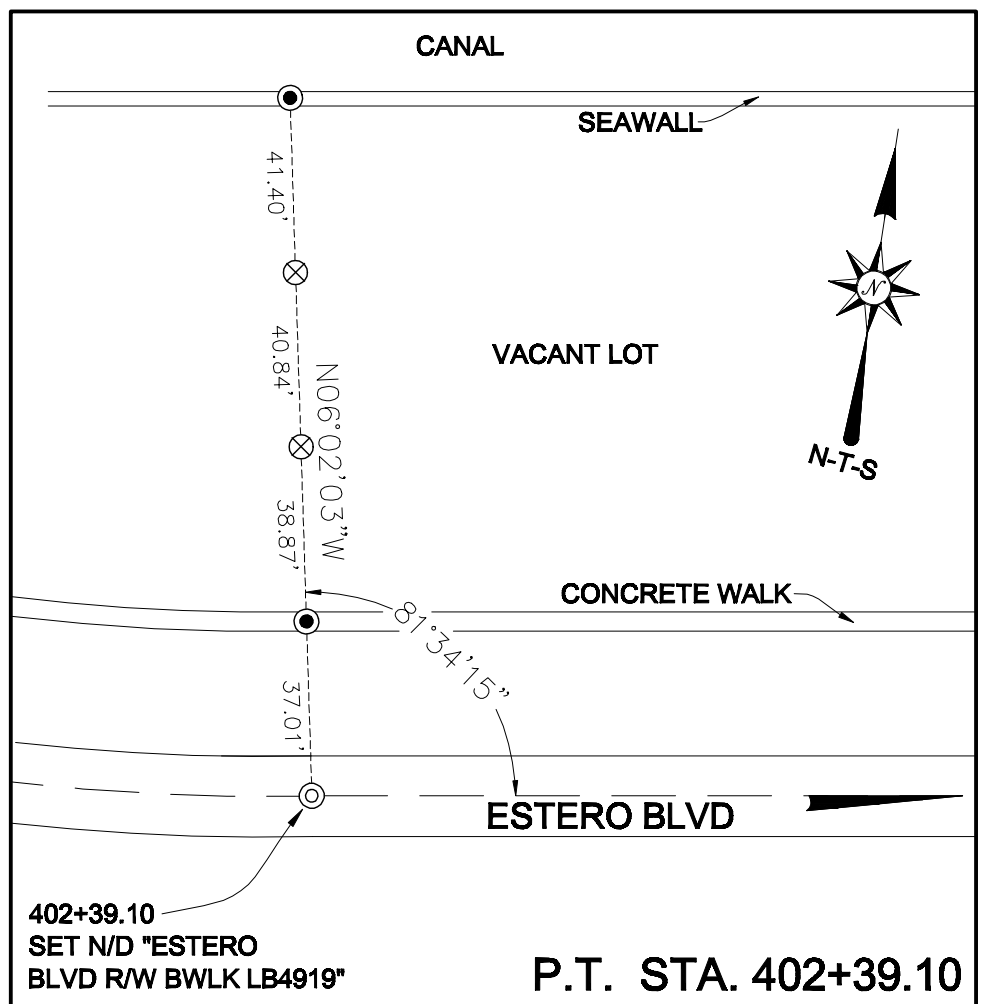
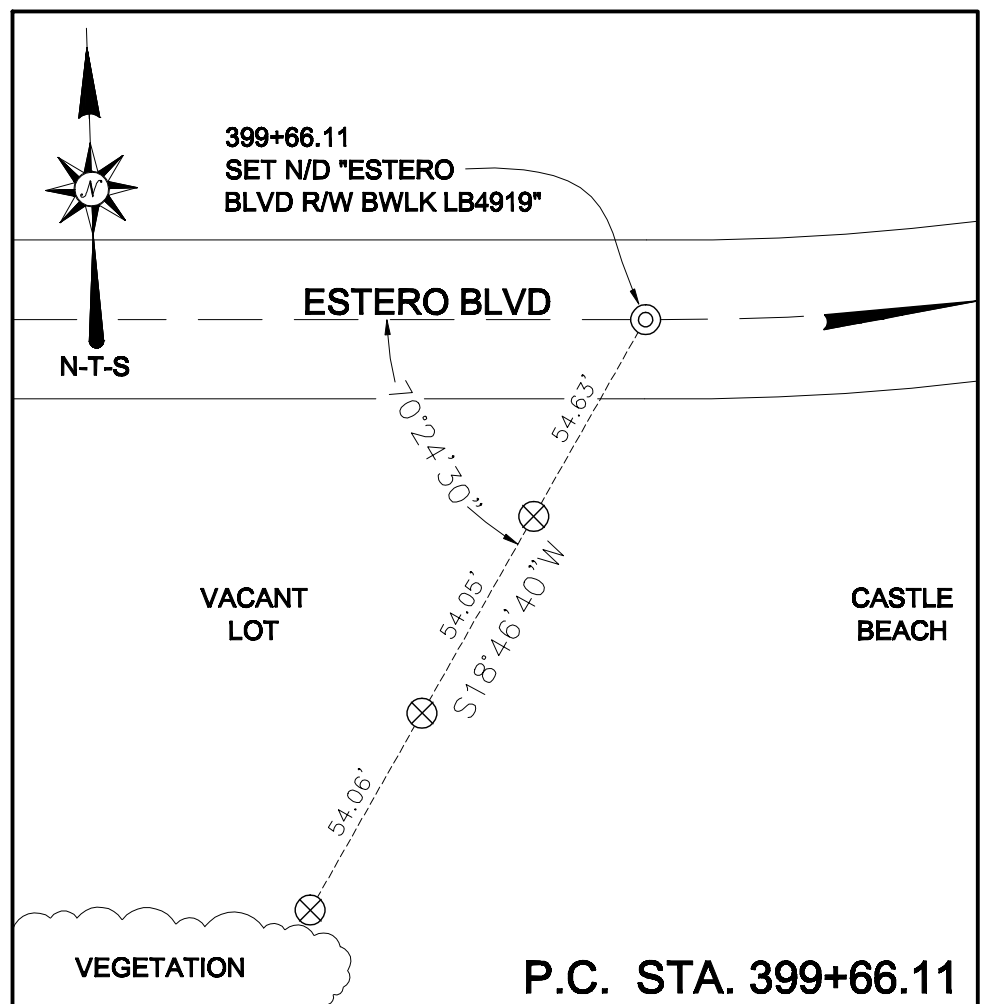
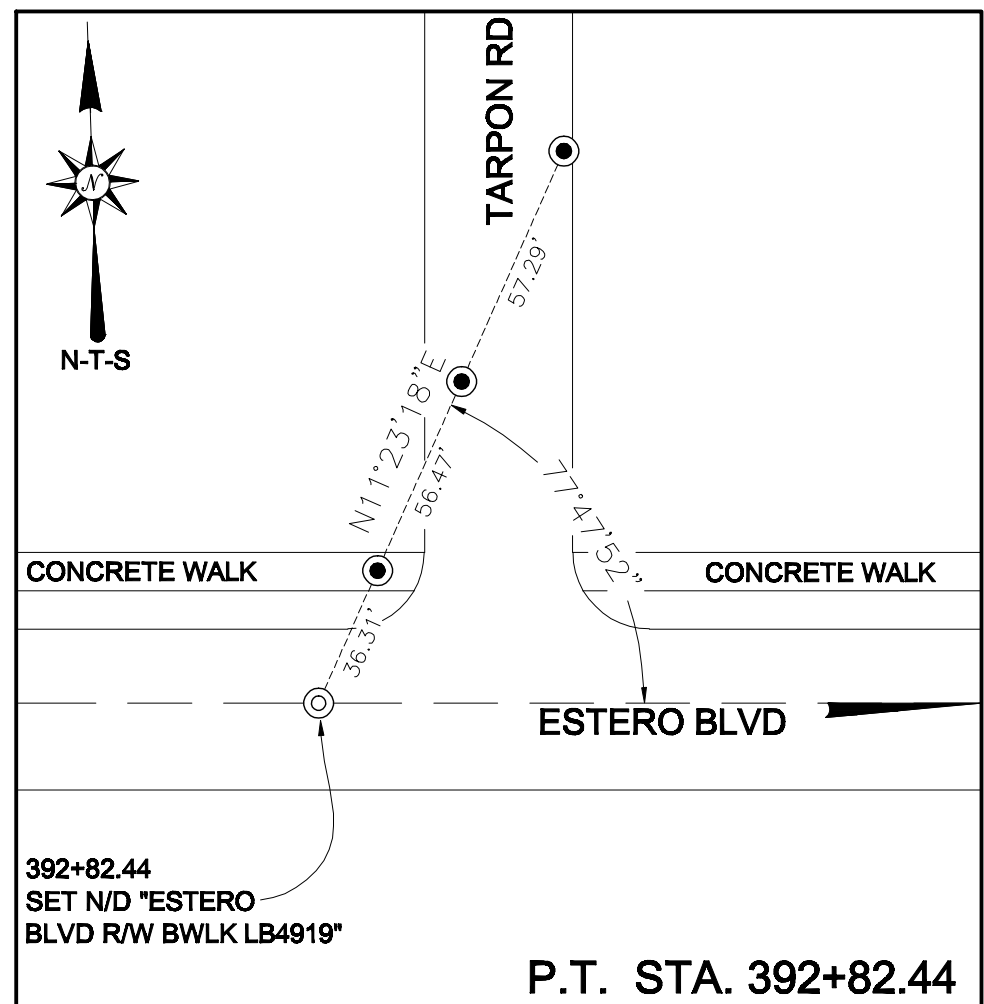
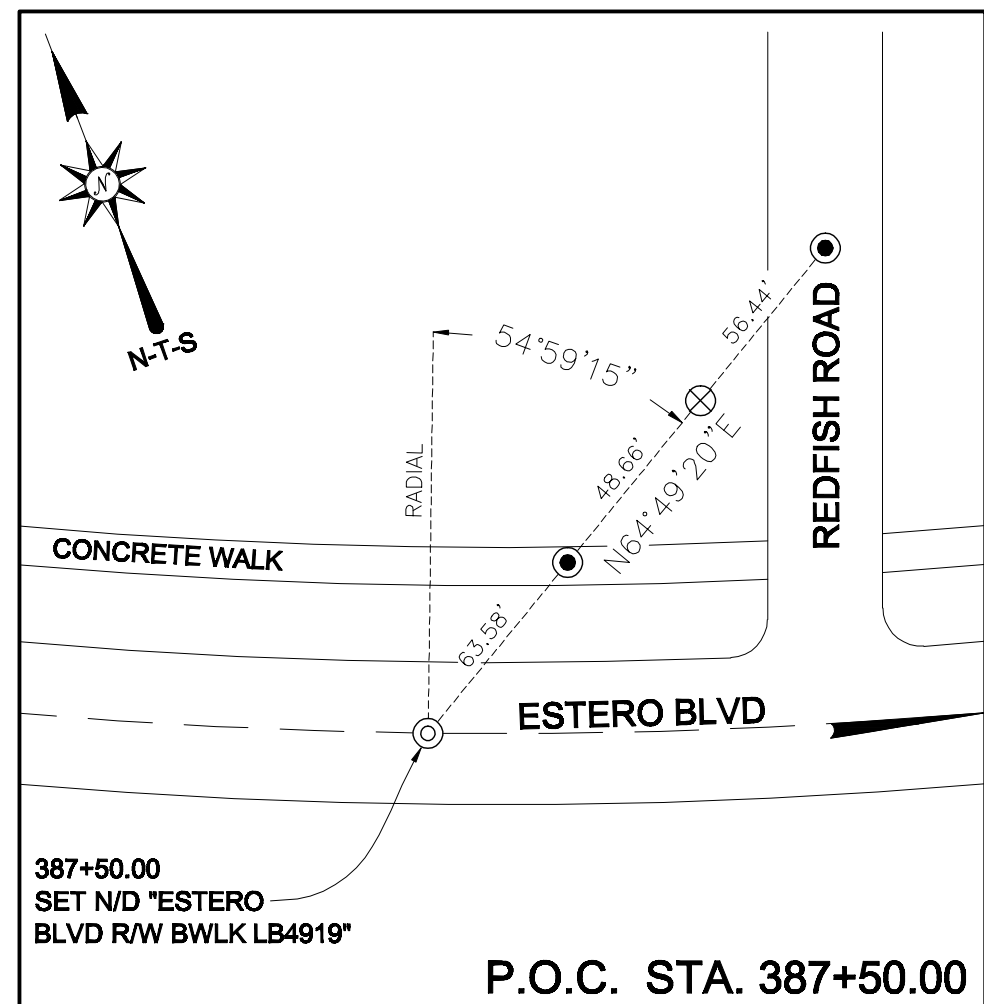
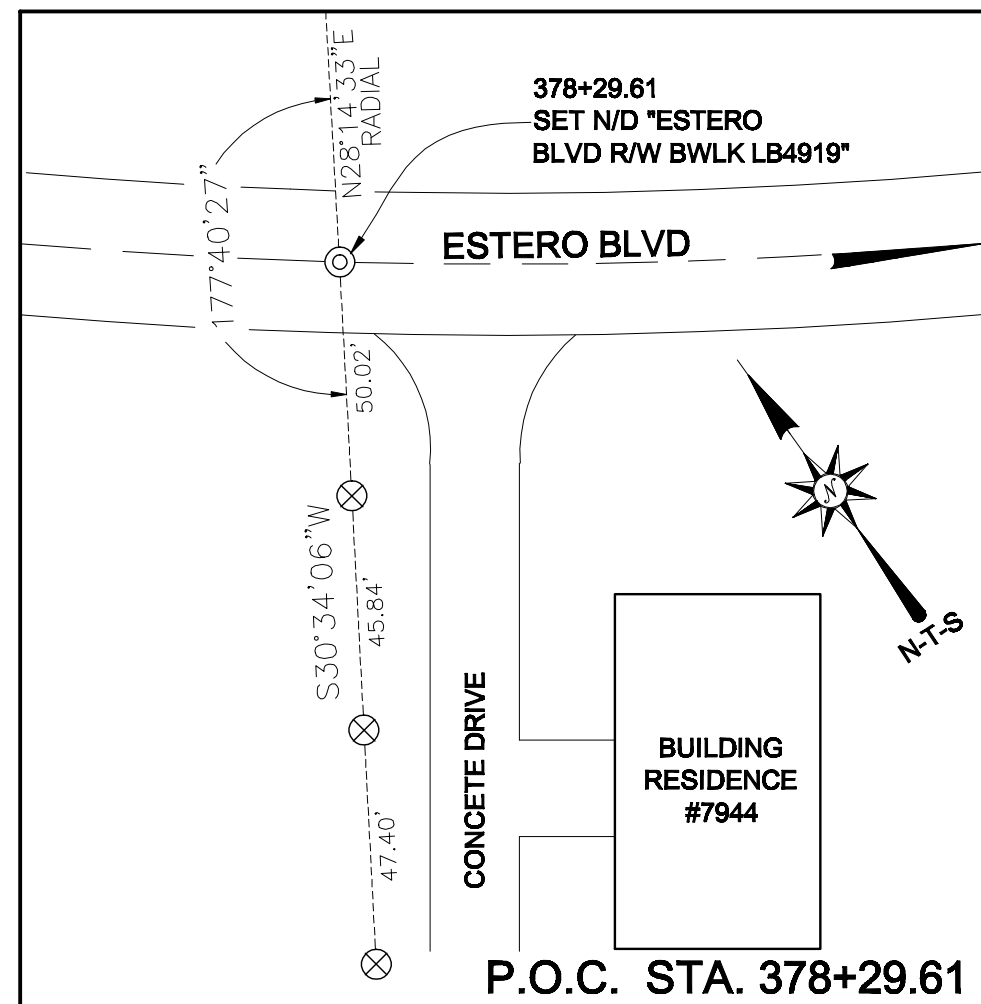
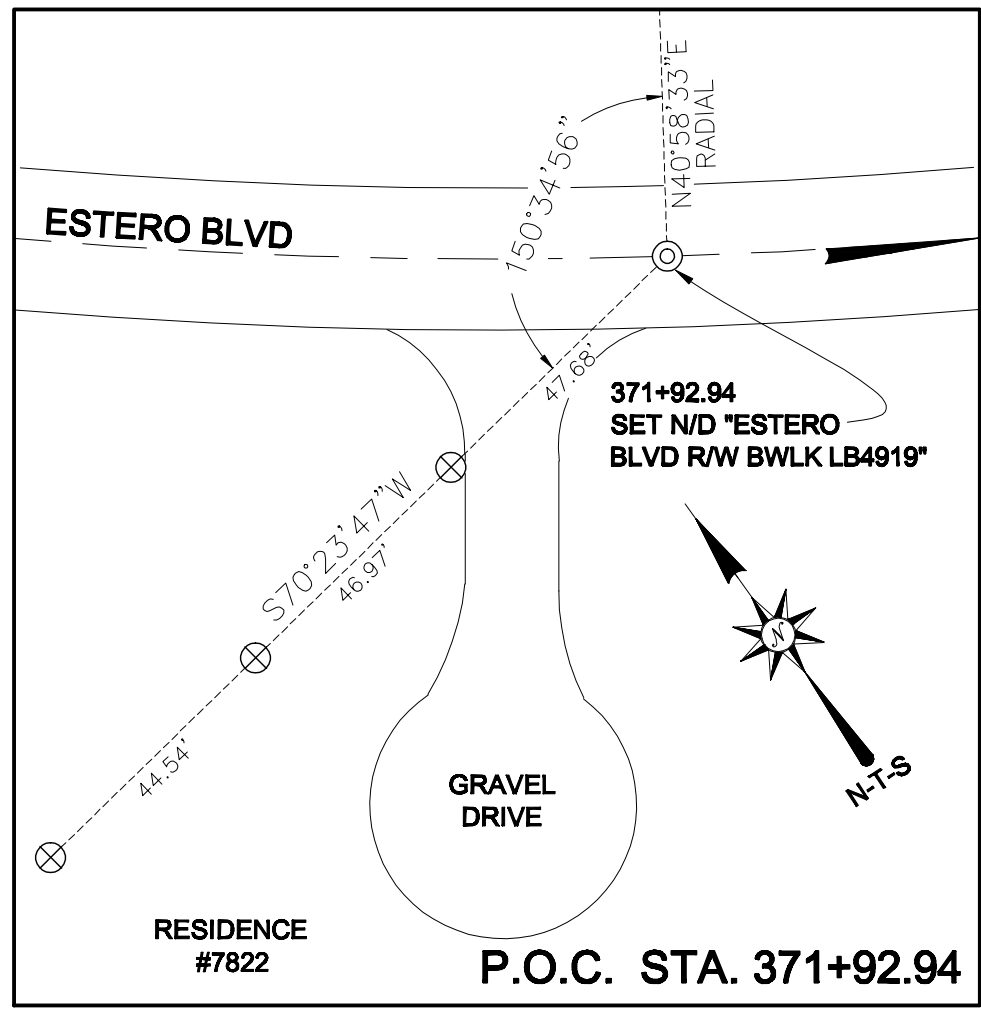
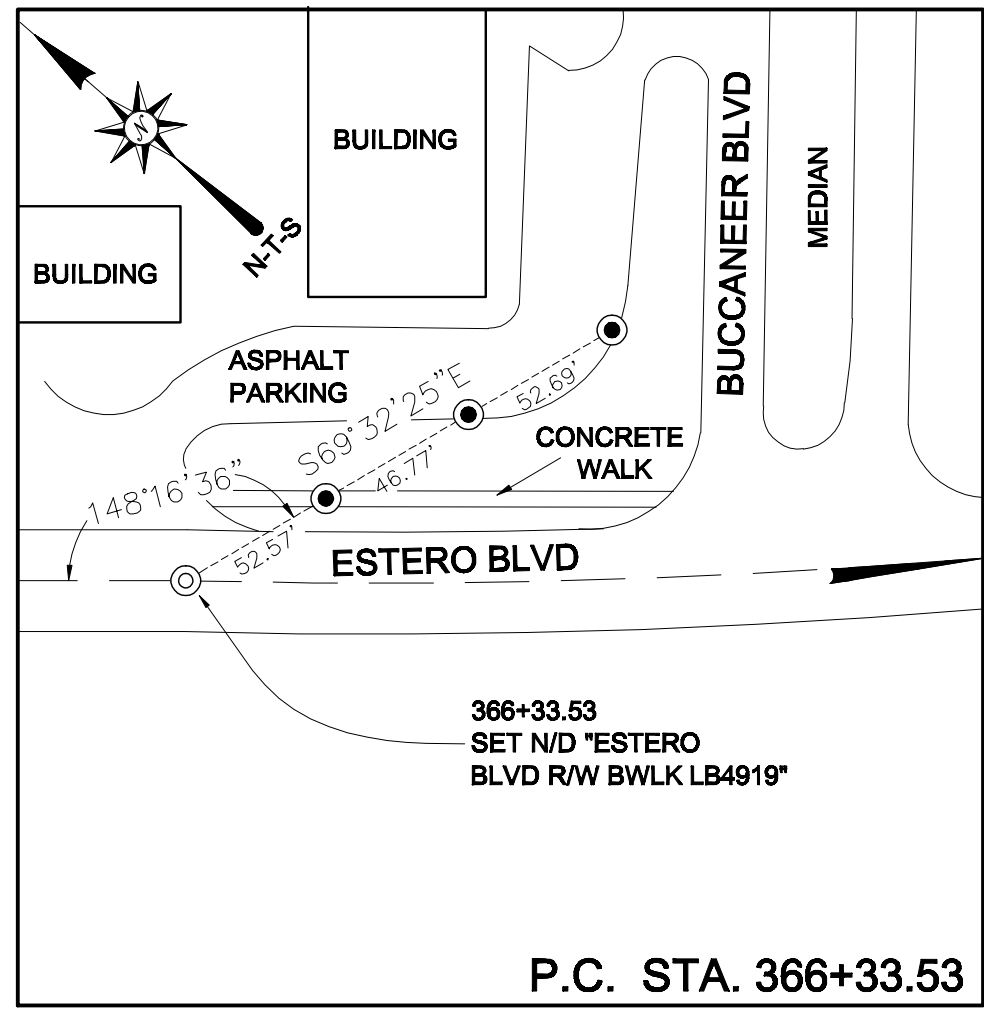
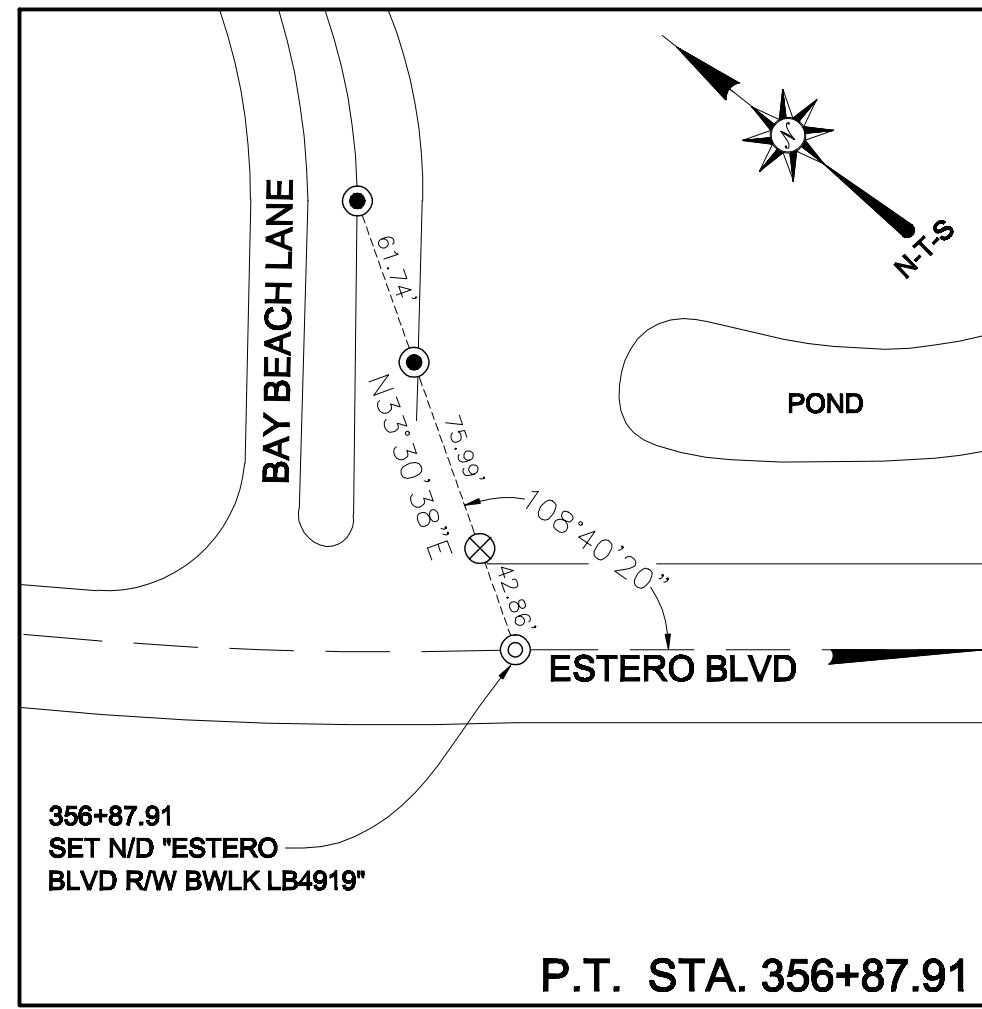
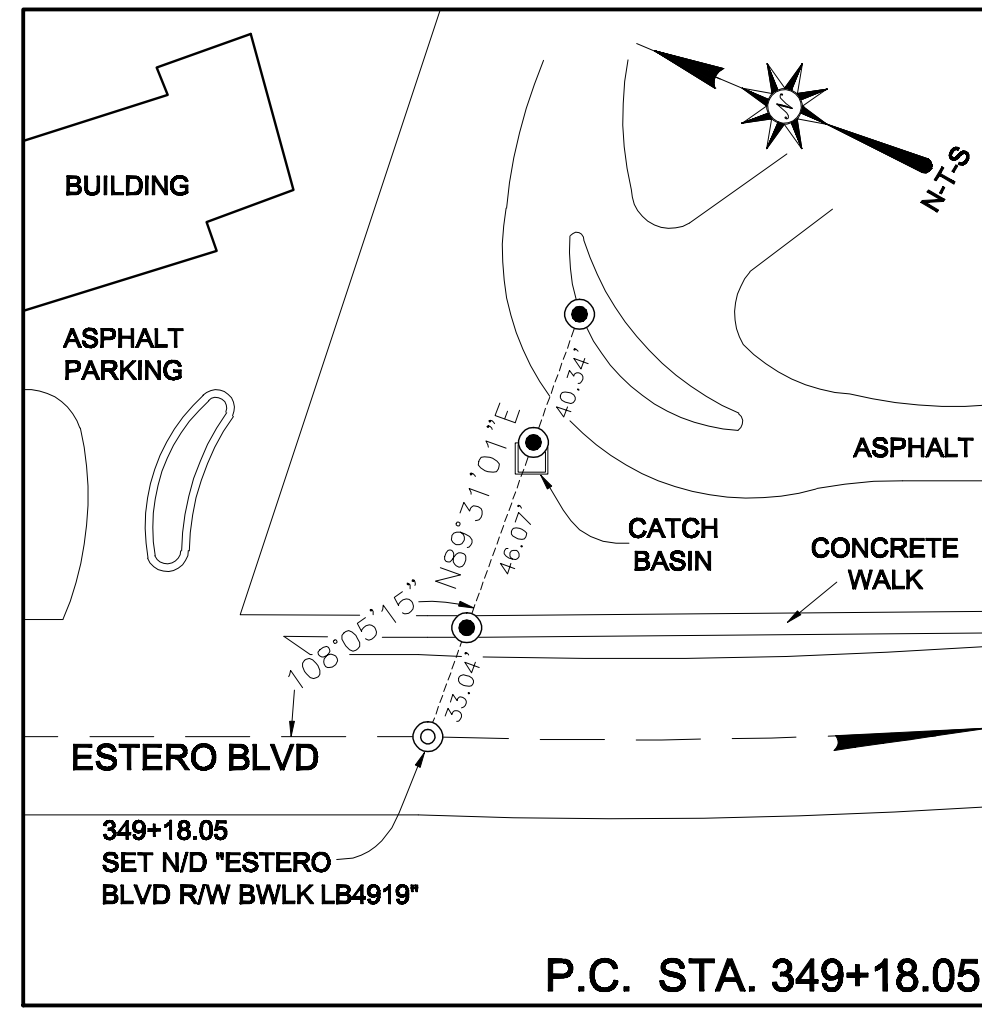
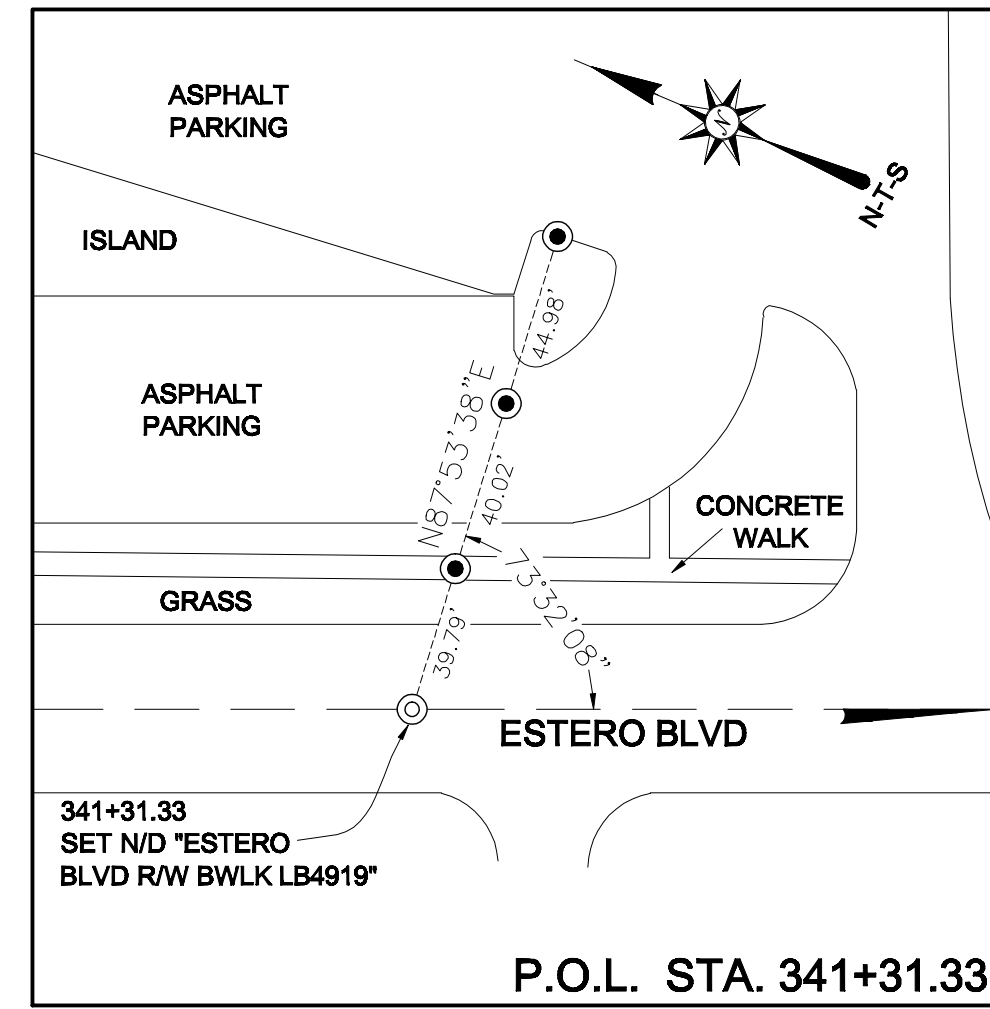
REFERENCE SHEET STATION 216+50 TO 335+00

● DENOTES SET N/D REFERENCE POINT LB4919

⊗ DENOTES SET 5/8" IRON ROD AND CAP "WITNESS CORNER" LB4919

⊙ DENOTES SET N/D "ESTERO BLVD R/W BWLK LB4919"

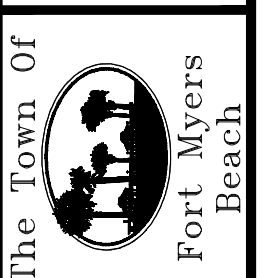
➔ DENOTES SURVEY BASELINE OF ESTERO BOULEVARD



Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3866\30119 ESTERO BLVD\SURVEY\IN\FINAL RW\30119_RW_COVER.dwg SHEET 40

REV.#	REVISION DESCRIPTION	DATE

ESTERO BOULEVARD
COUNTY ROAD 865



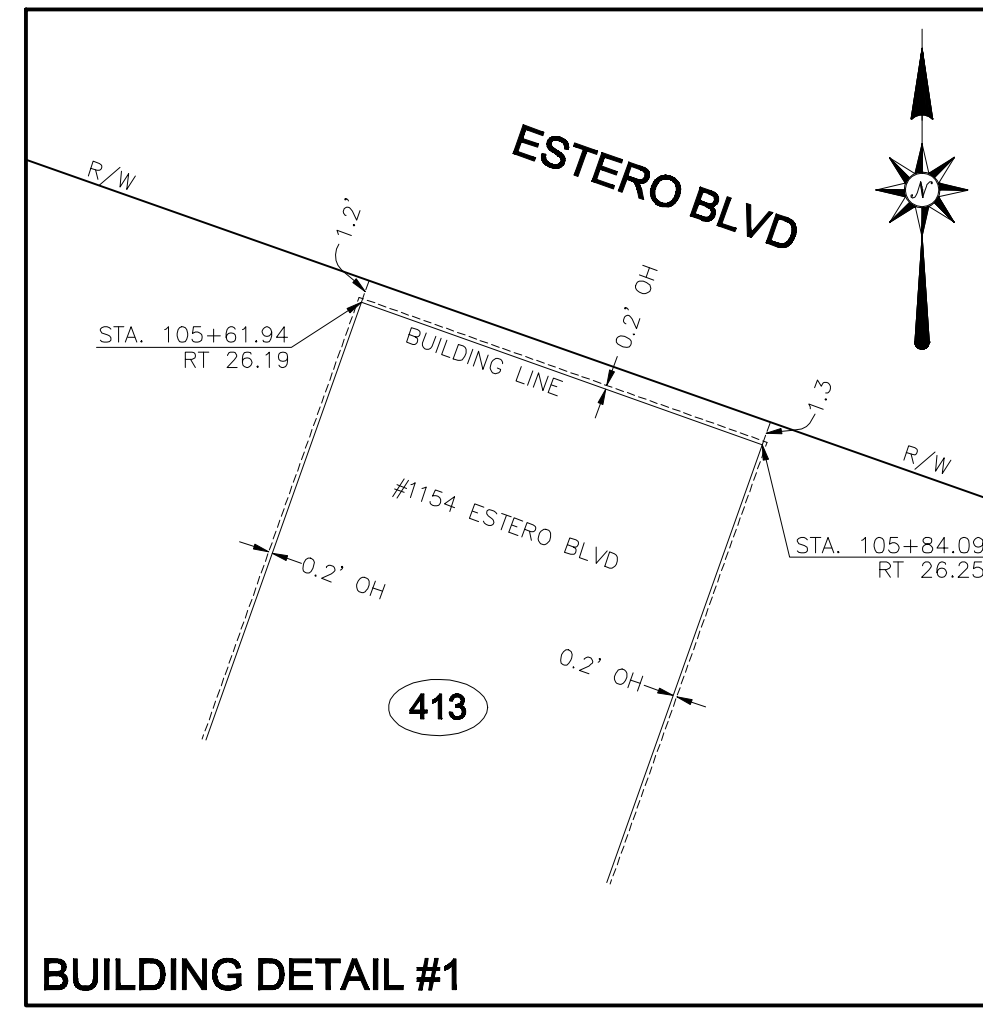
PROJECT No.	38119
DATE	4-16-2010
DRAWN BY	C. ALPENS PIERCE
CHECKED BY	S. WHITAKER
SCALE	NTS

Beau, Whitaker, Lutz & Karch, Inc. (IB 4919)
CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5810
(239) 487-1331

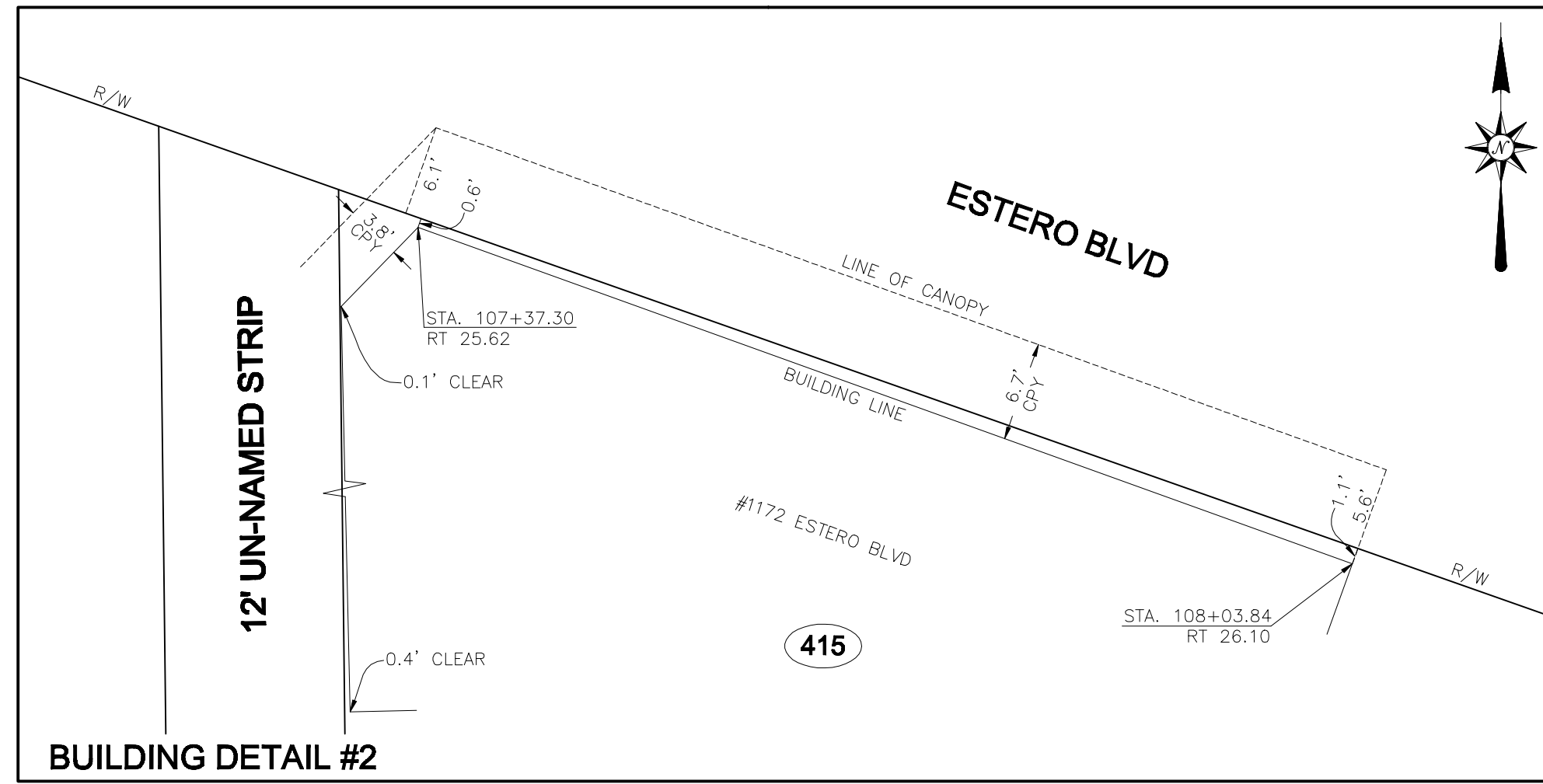
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STATION 341+00 TO 414+00

SHEET 40

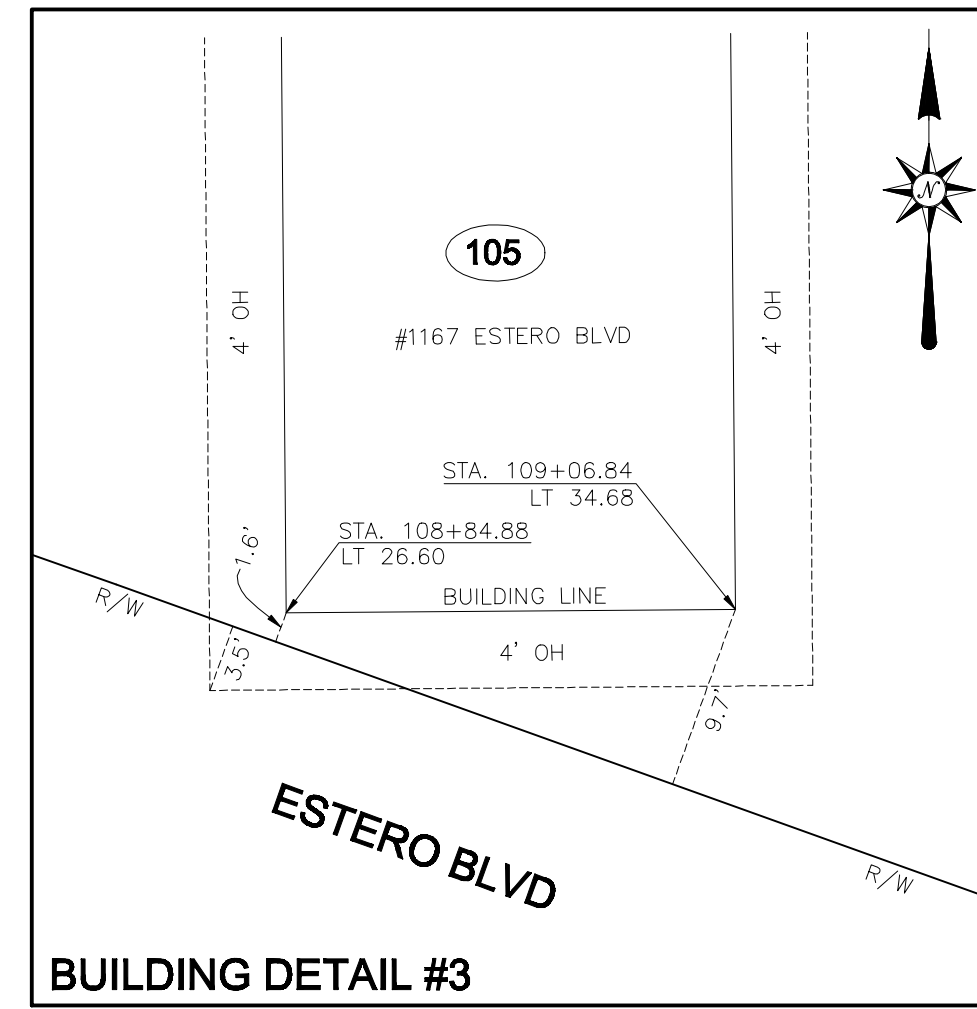
- 555 DENOTES PARCEL NUMBER
- OH = OVERHANG
- CPY = CANOPY
- R/W = RIGHT OF WAY
- STA. = STATION
- LT = LEFT
- RT = RIGHT
- Q = ONLINE



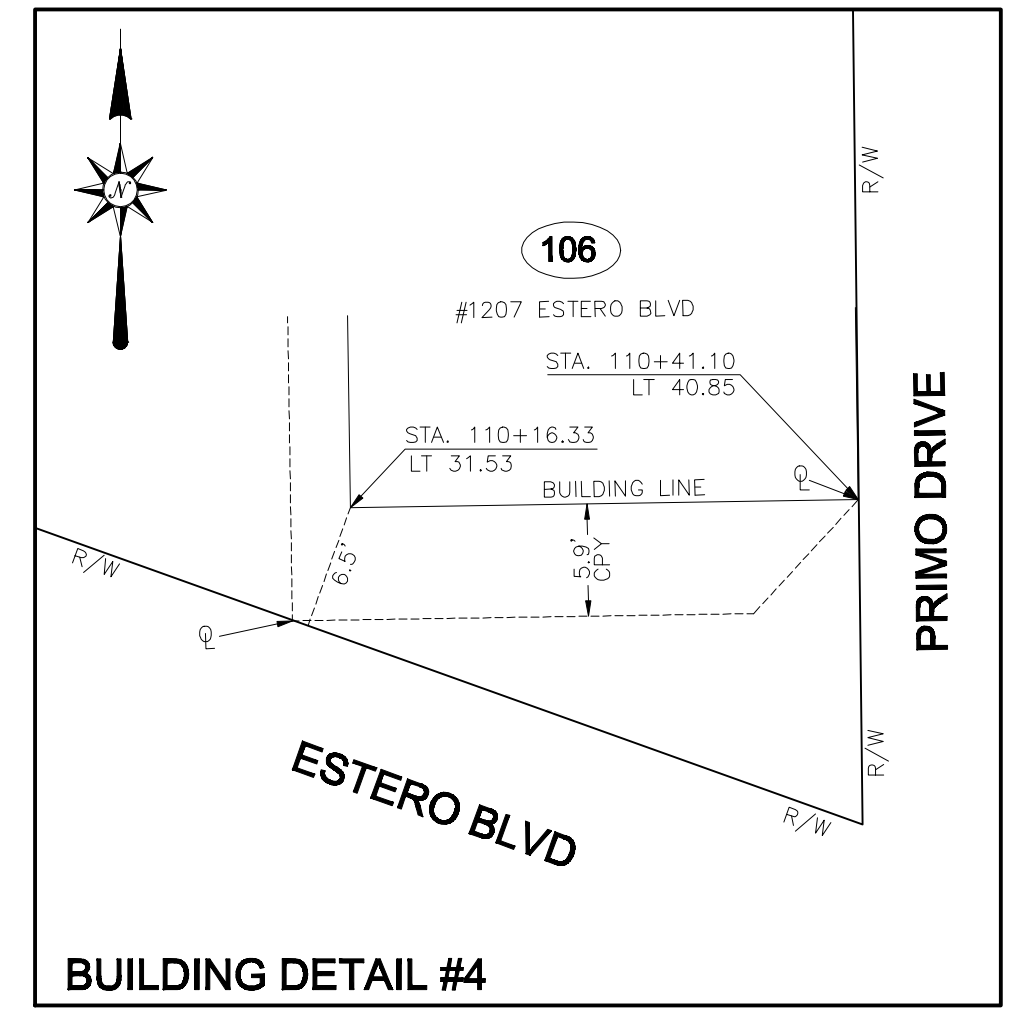
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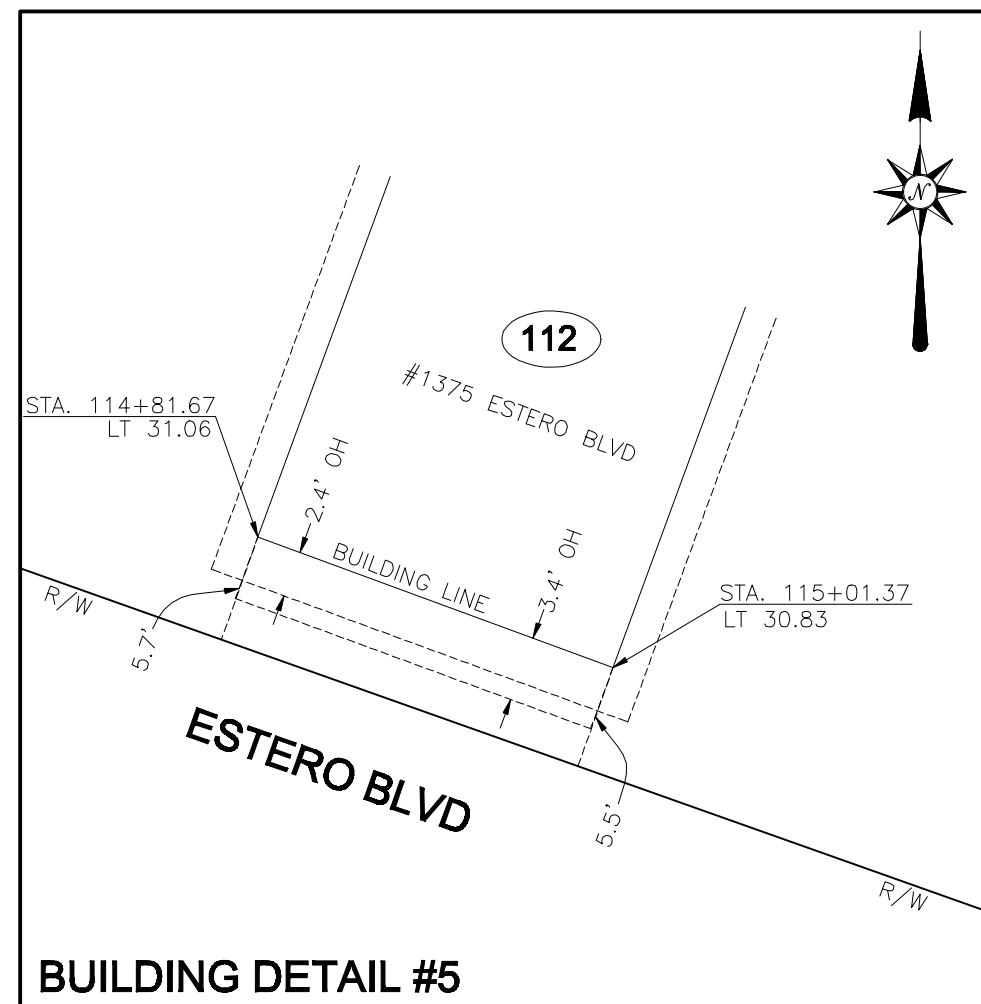
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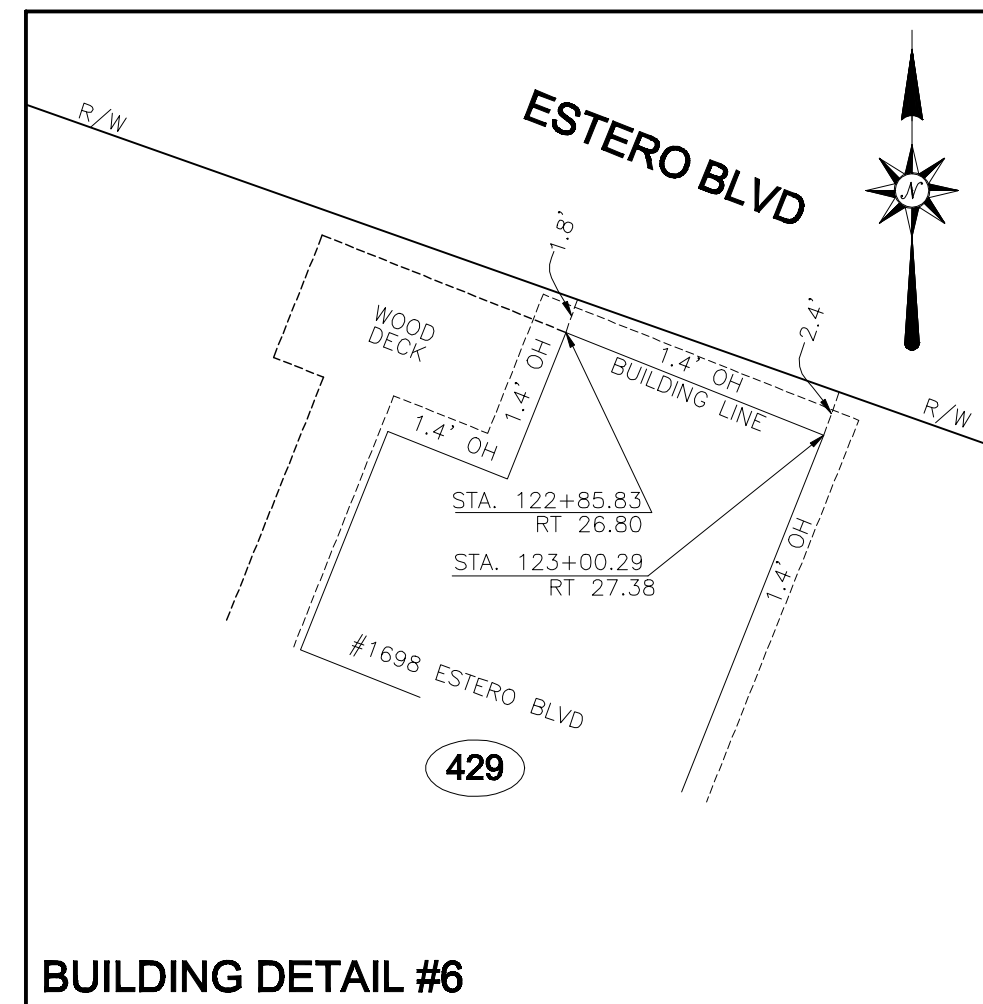
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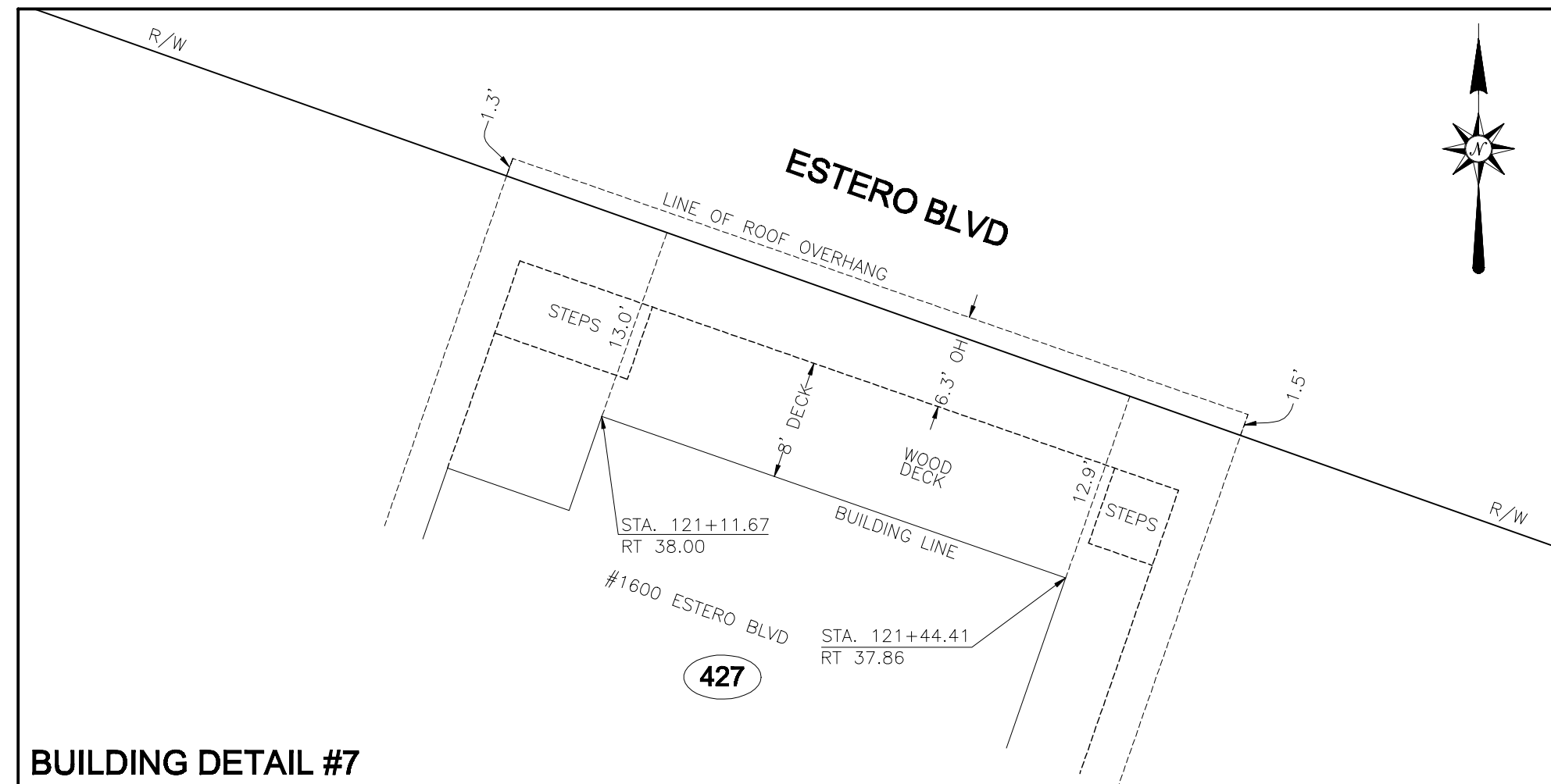
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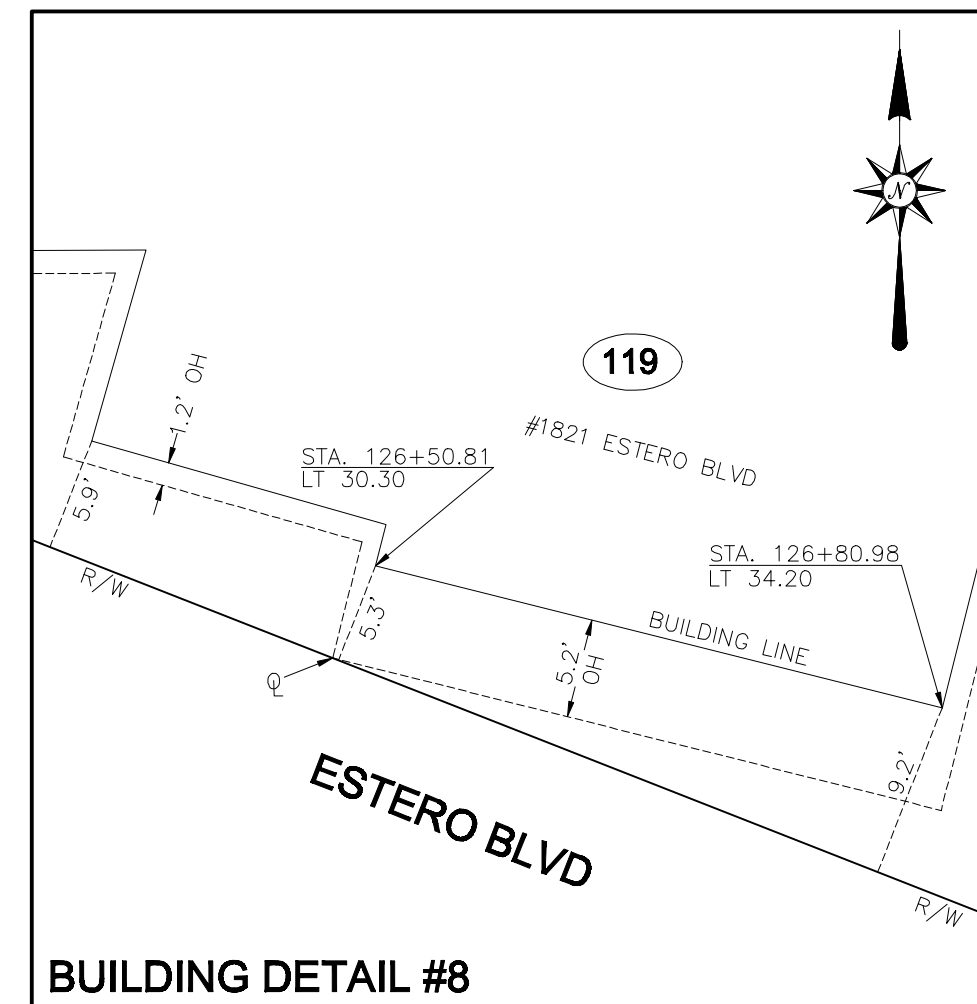
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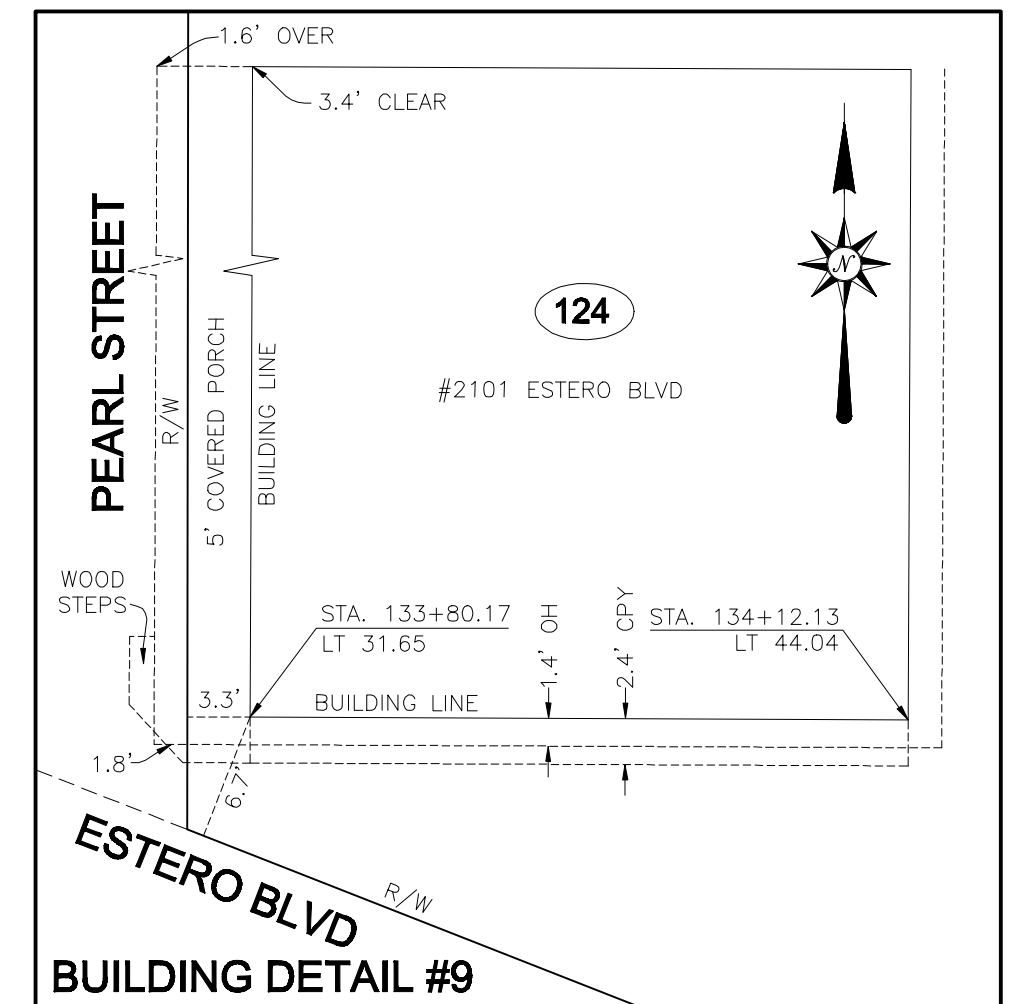
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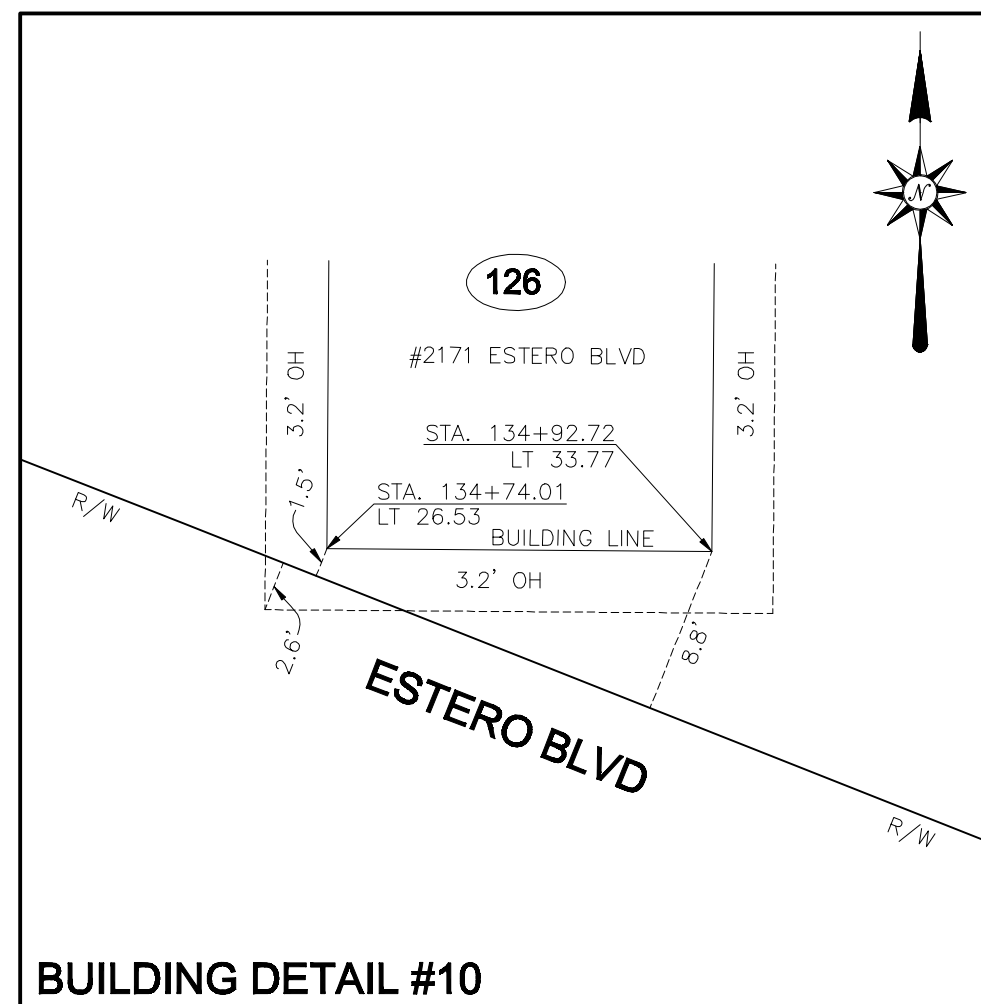
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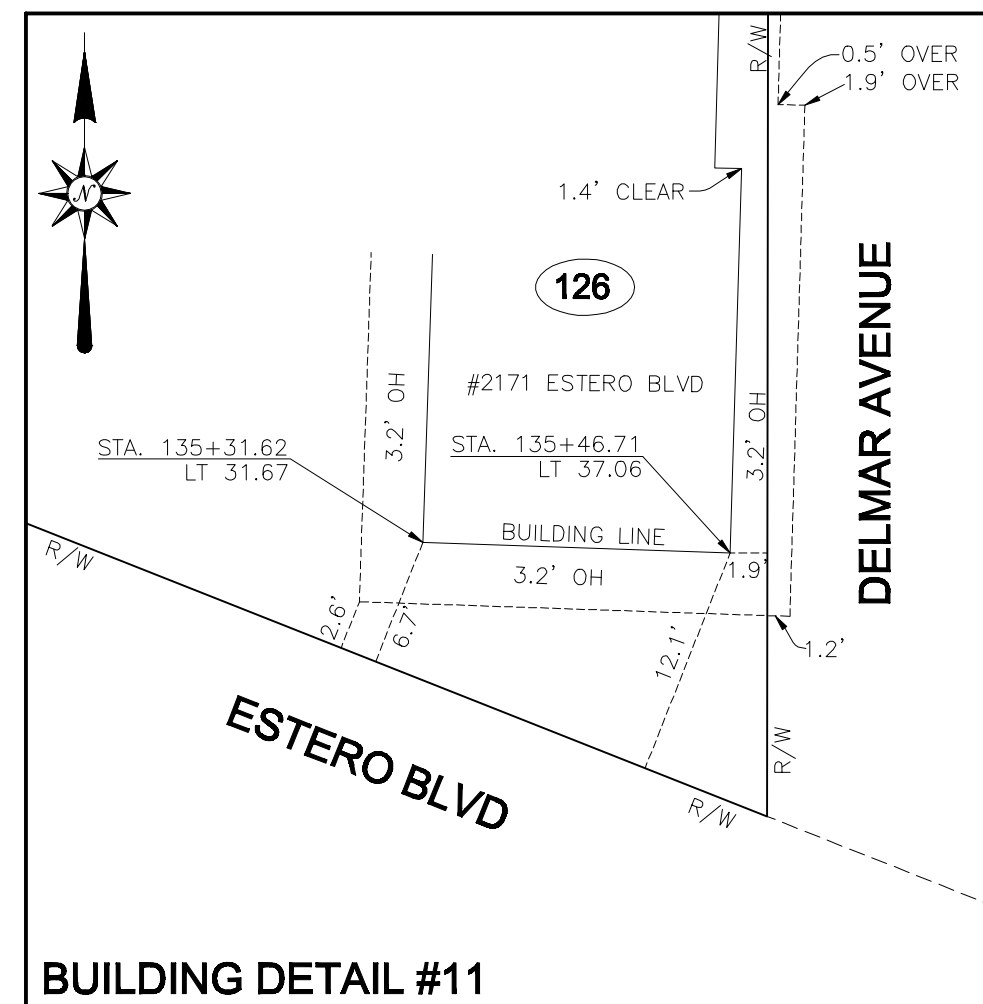
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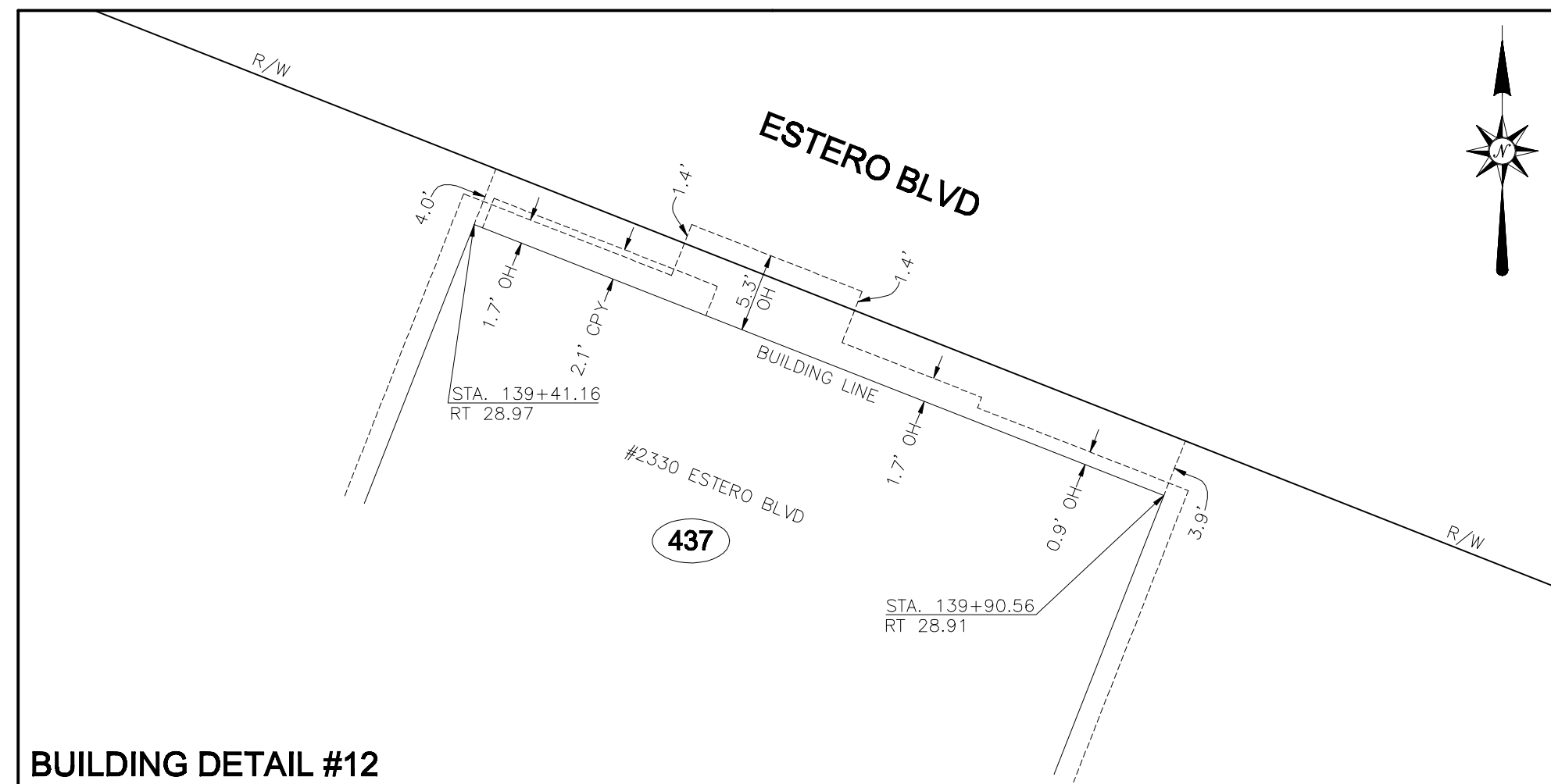
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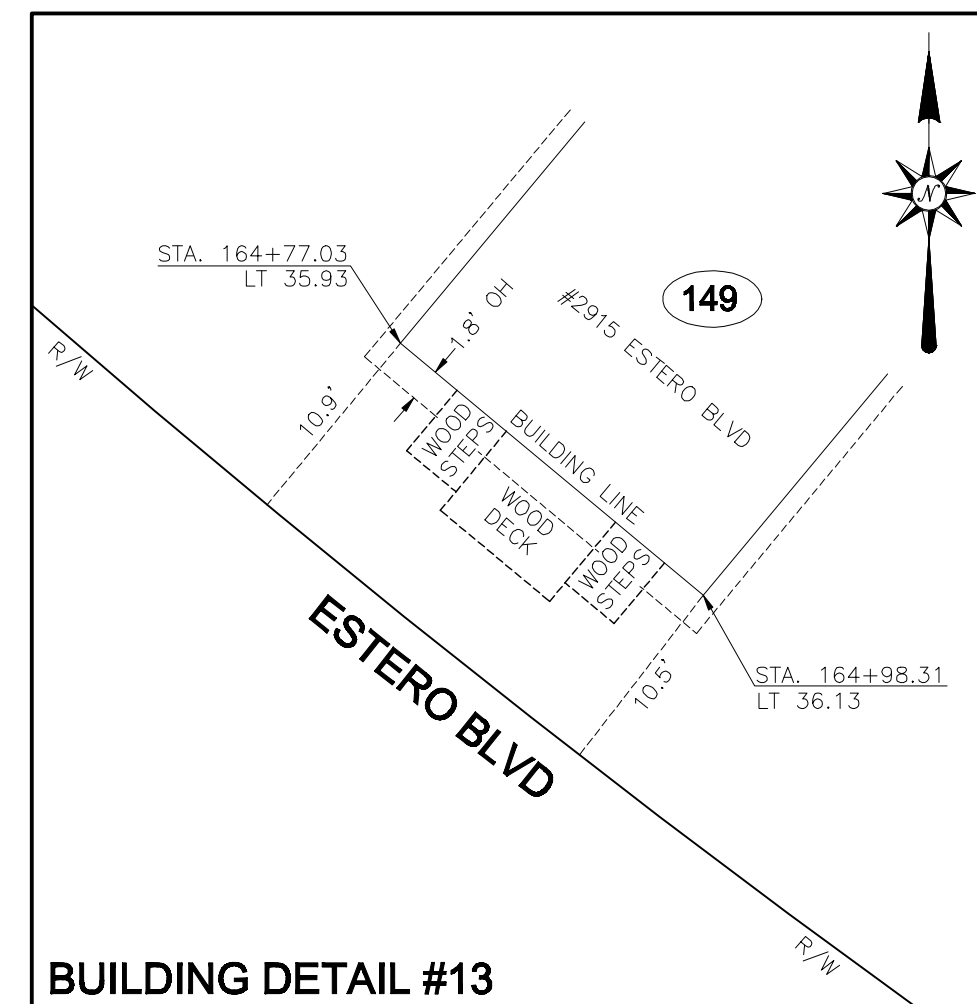
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BUILDING DETAIL #11



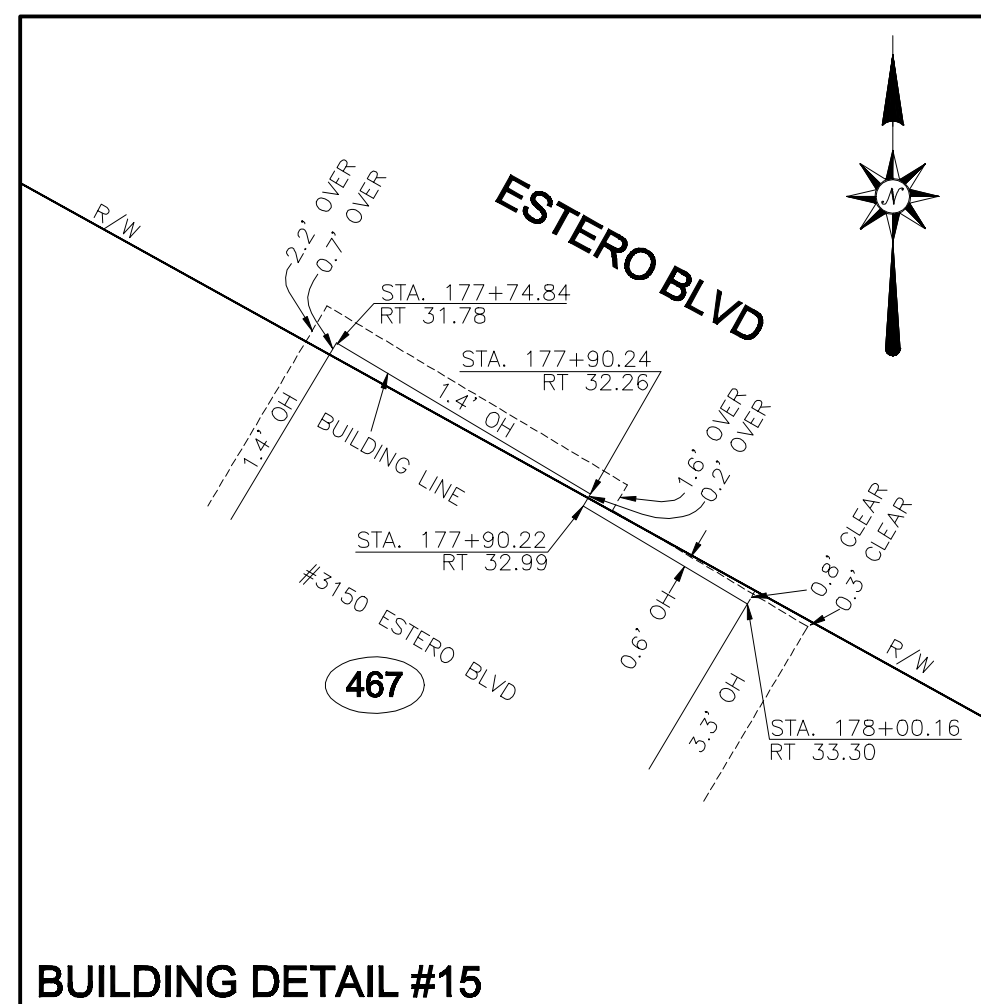
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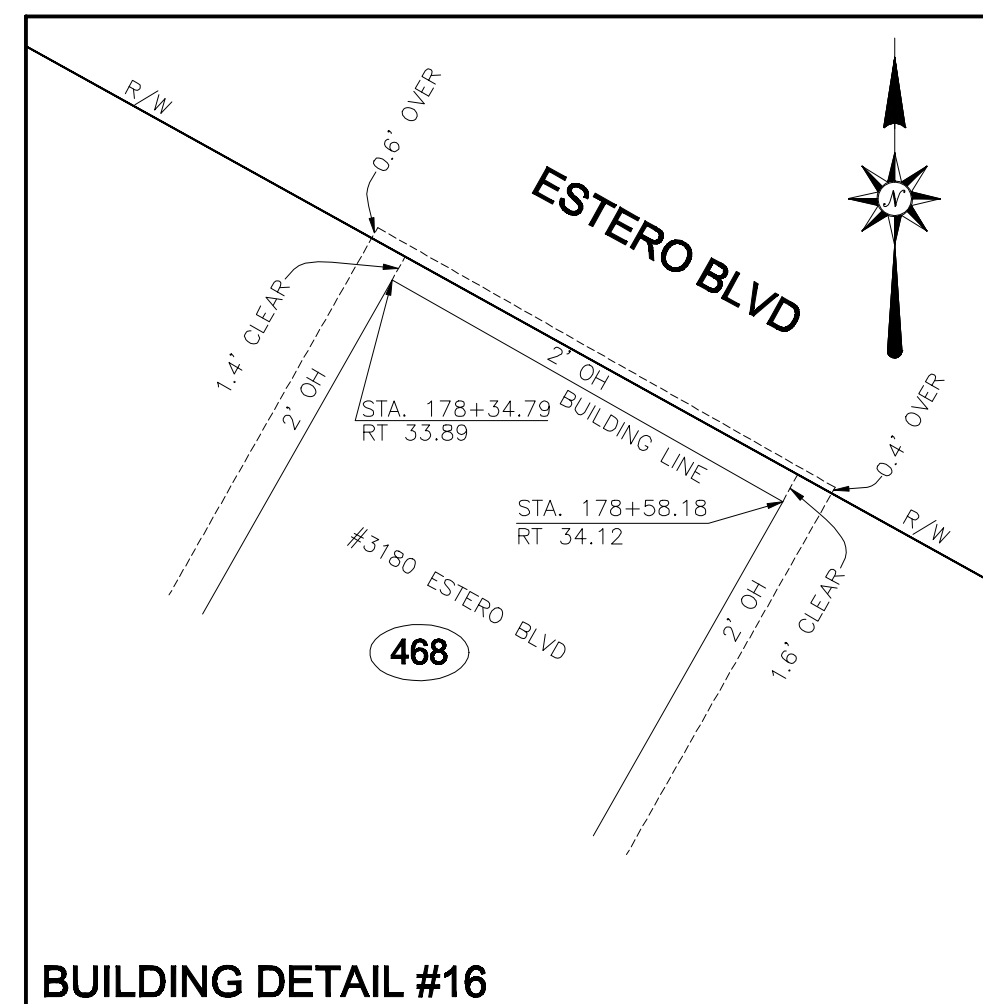
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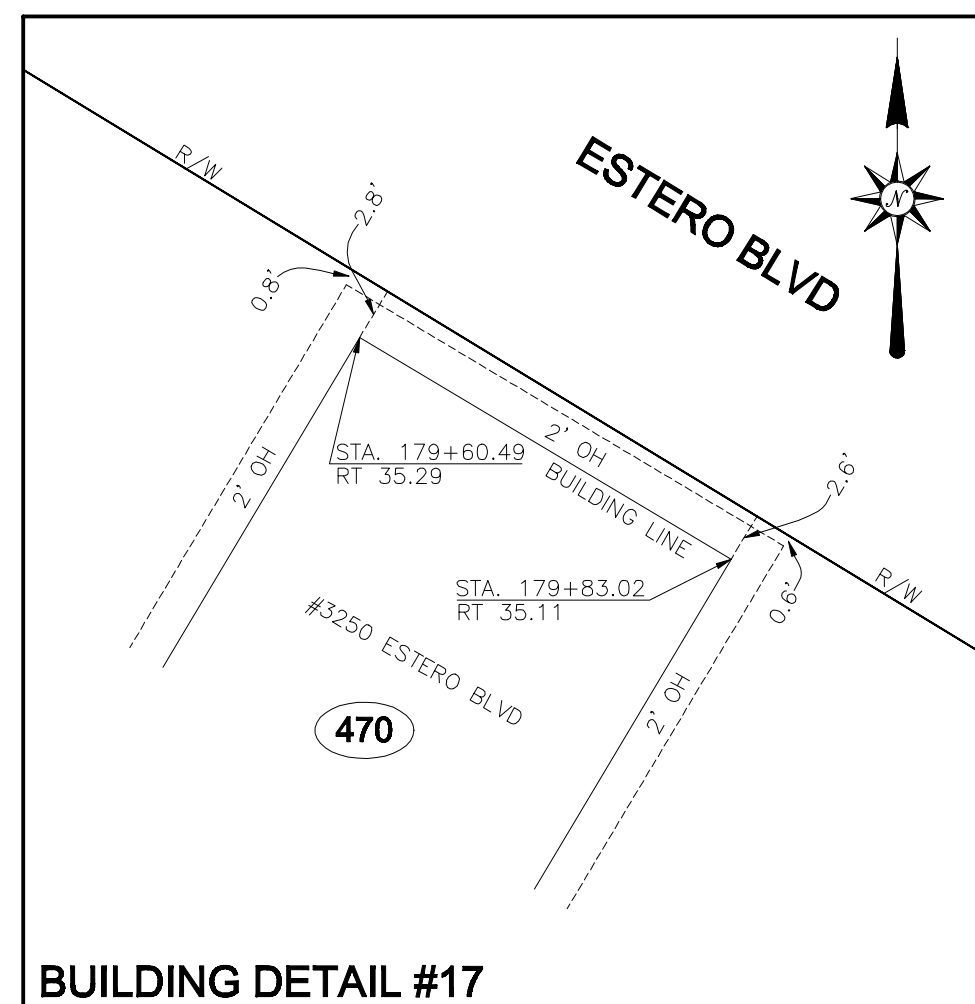
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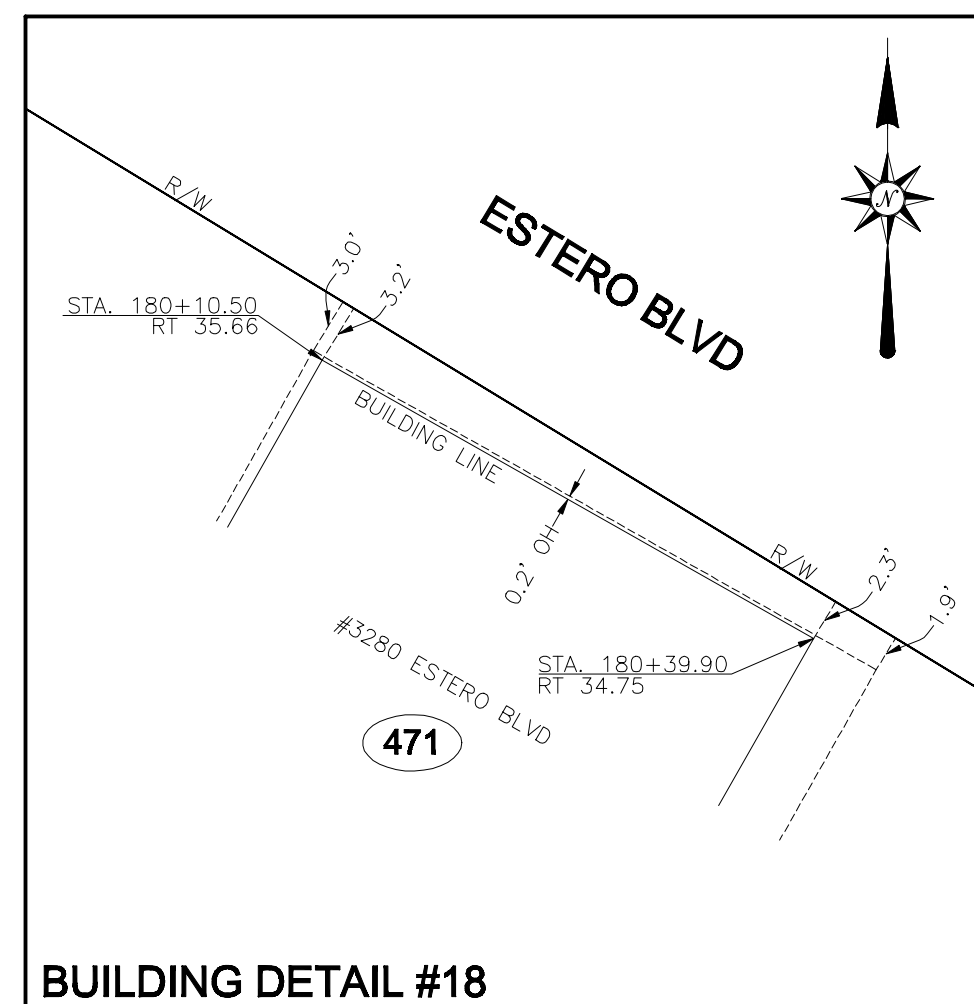
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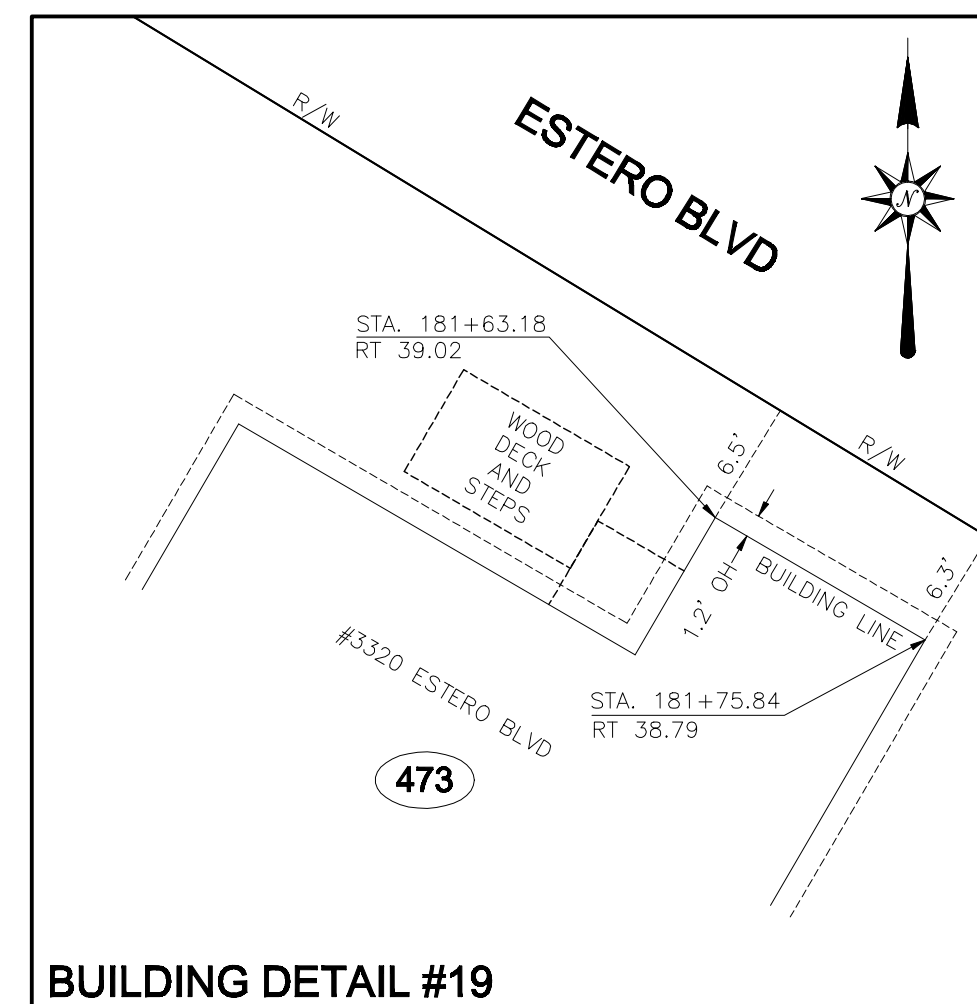
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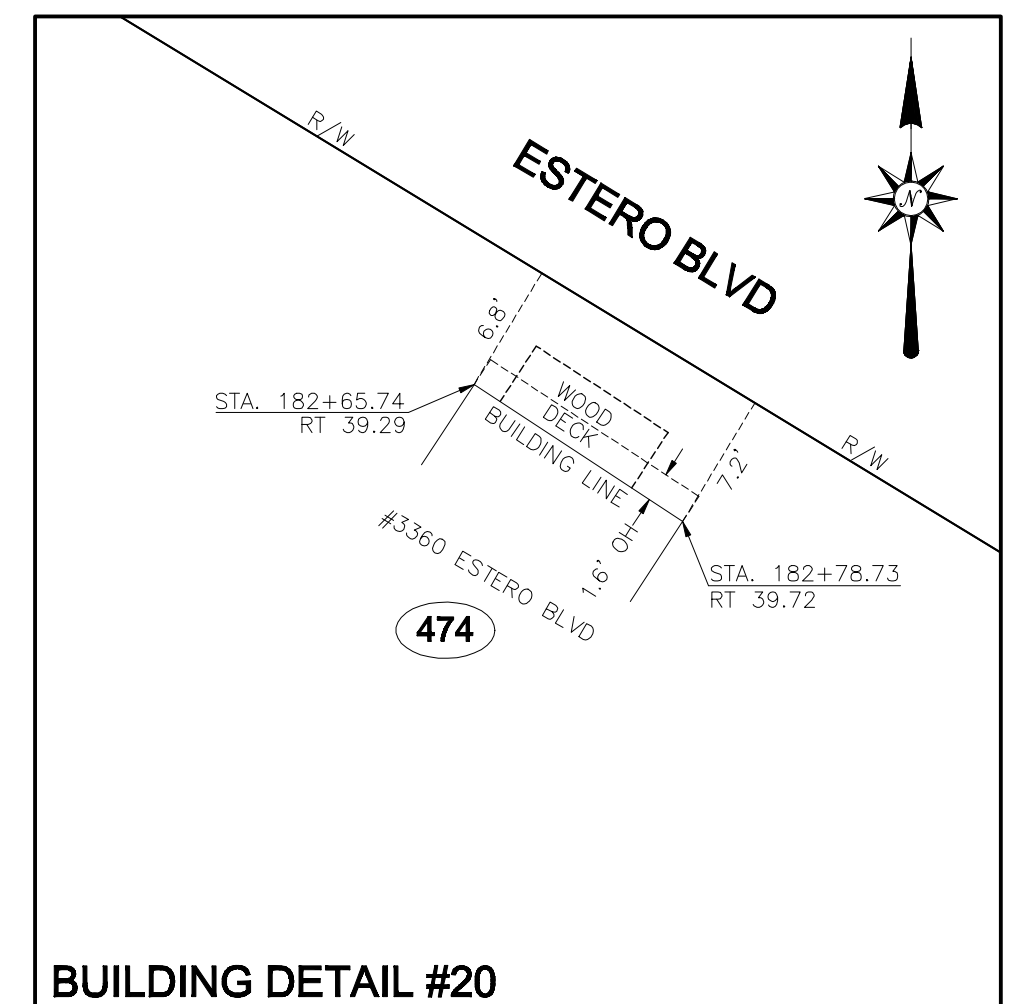
BUILDING DETAIL #17



BUILDING DETAIL #18



BUILDING DETAIL #19

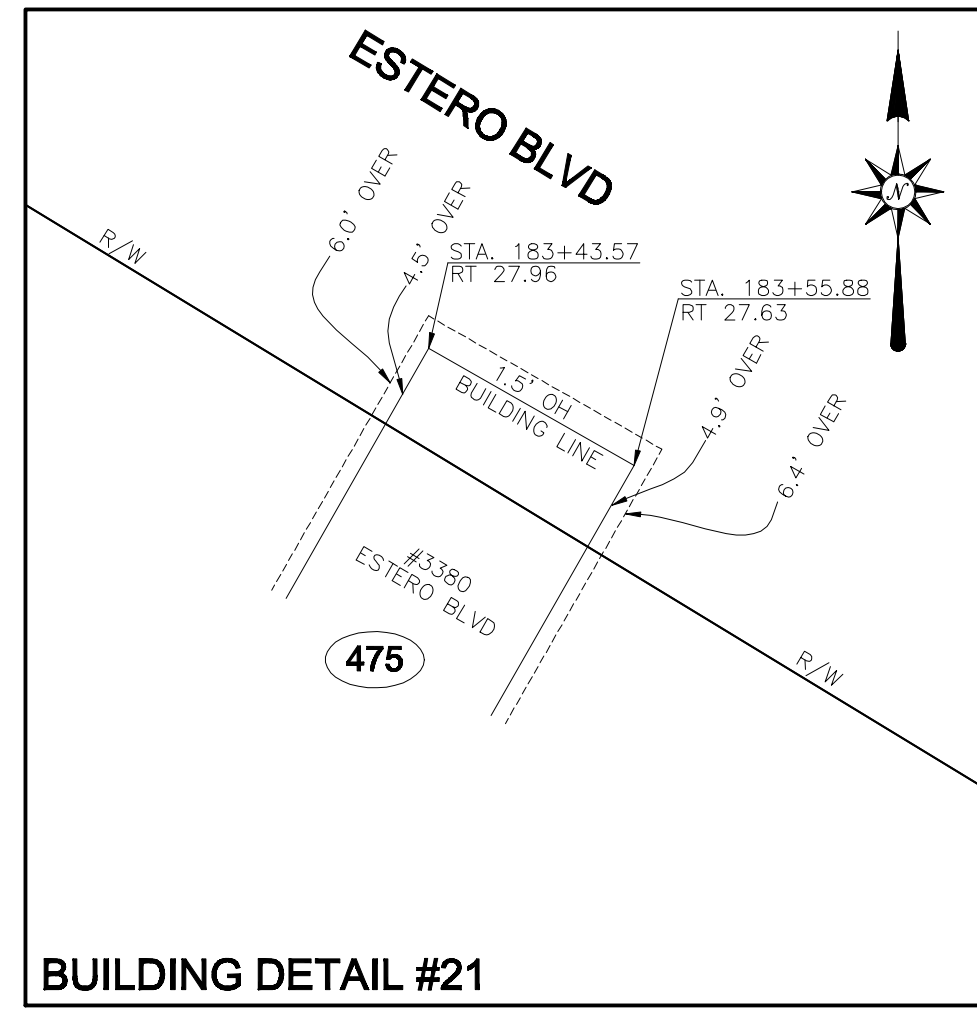


BUILDING DETAIL #20

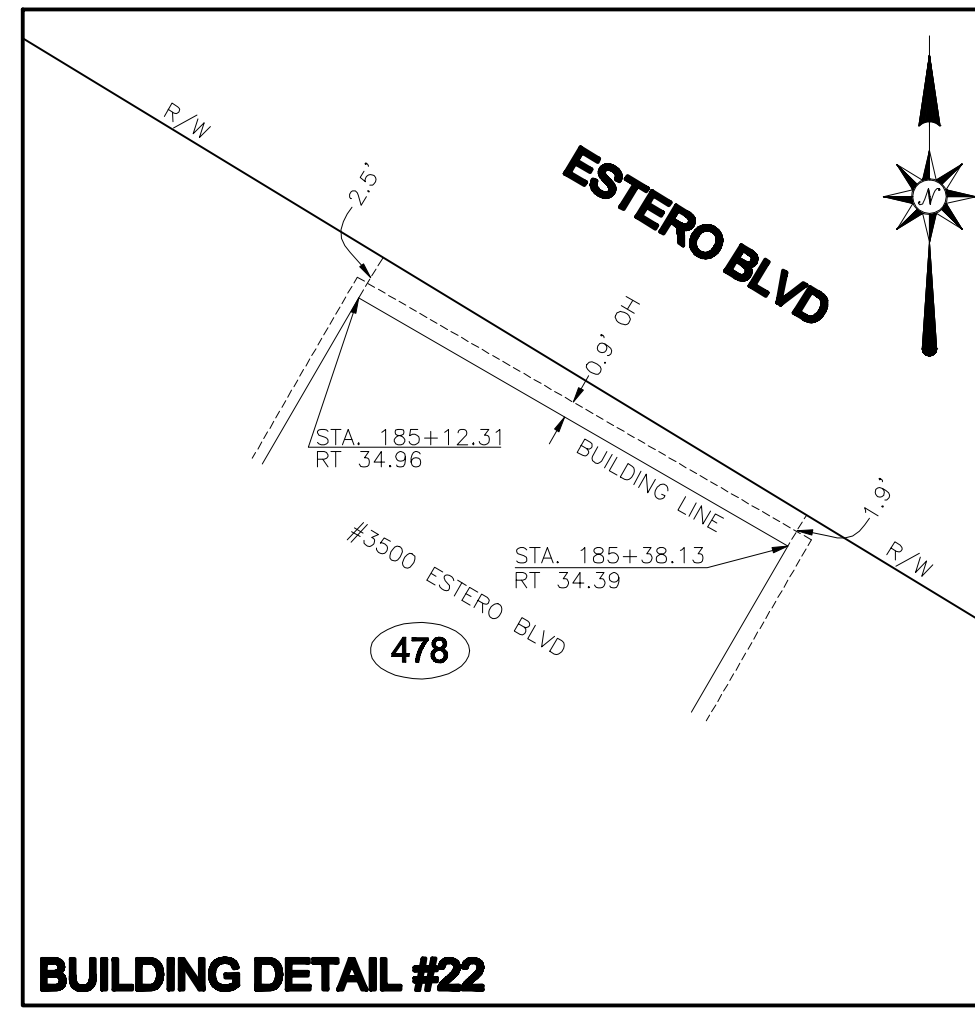
Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3866\3019 ESTERO BLVD\SURVEY\IN\FINAL R/W\3119_R/W_COVER.dwg/SHEET 41

<p>LEE COUNTY SOUTHWEST FLORIDA</p>	REVISION DESCRIPTION REV.# DATE
<p>ESTERO BOULEVARD COUNTY ROAD 865</p>	
<p>The Town Of Fort Myers Beach</p>	
PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C.ALPENIS PIERCE CHECKED BY S.WHITAKER SCALE 1"=10'	
<p>Bean, Whitaker, Lutz & Kareh, Inc. (IB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5870 (239) 487-1331</p>	
<p>BUILDING DETAILS</p>	
<p>SHEET 41</p>	

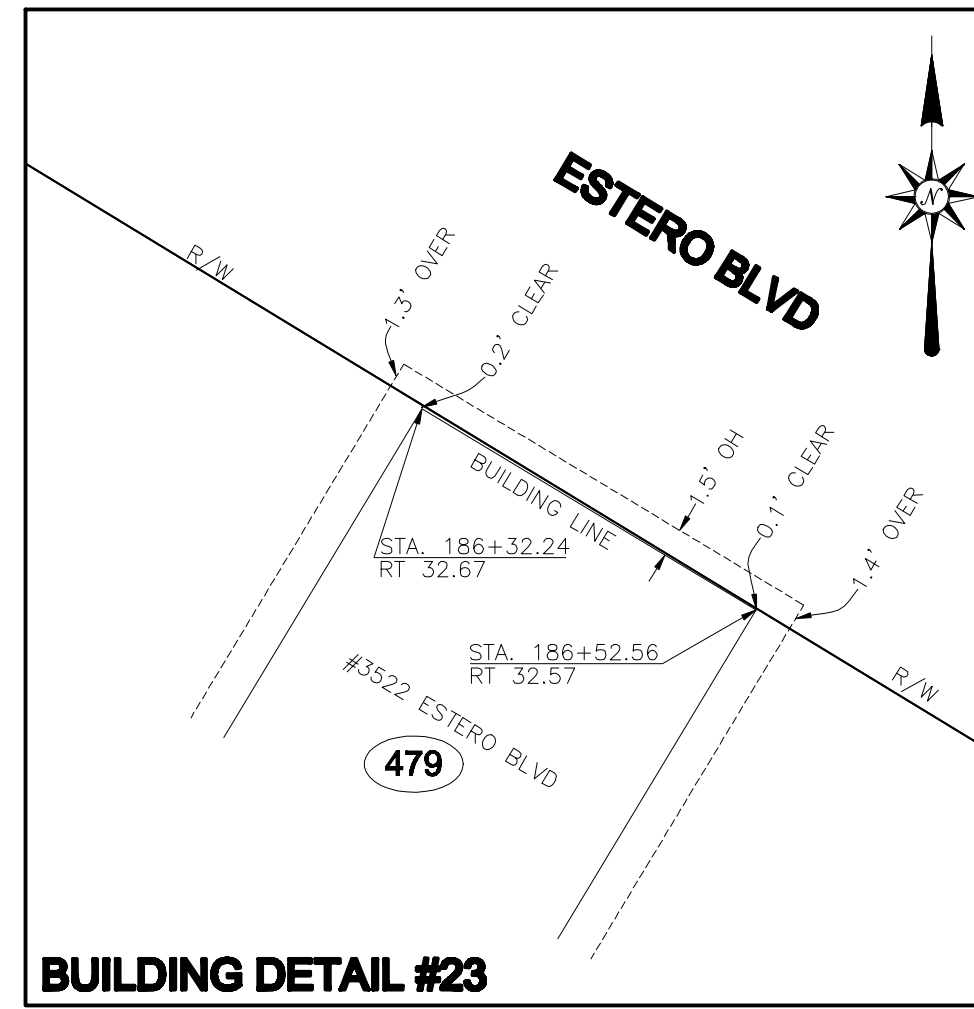
- 555 DENOTES PARCEL NUMBER
- OH = OVERHANG
- CPY = CANOPY
- R/W = RIGHT OF WAY
- STA. = STATION
- LT = LEFT
- RT = RIGHT
- Q = ONLINE



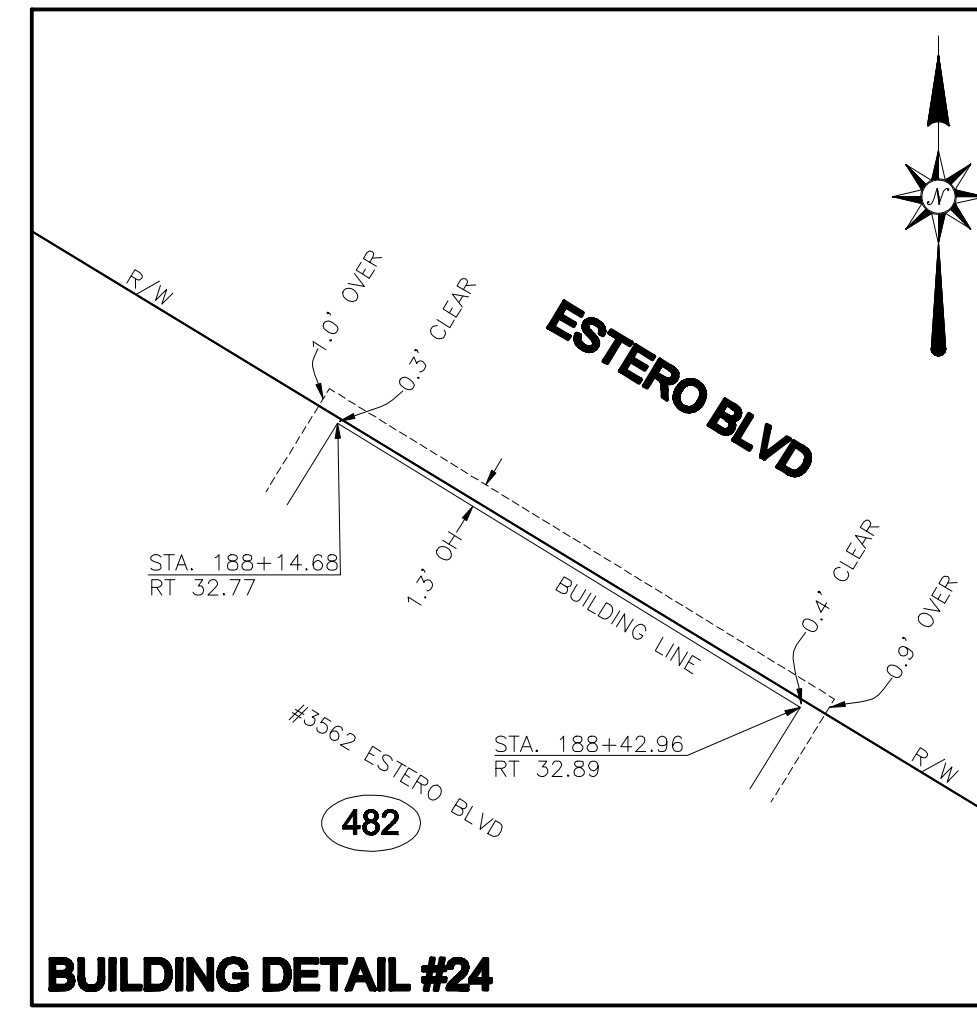
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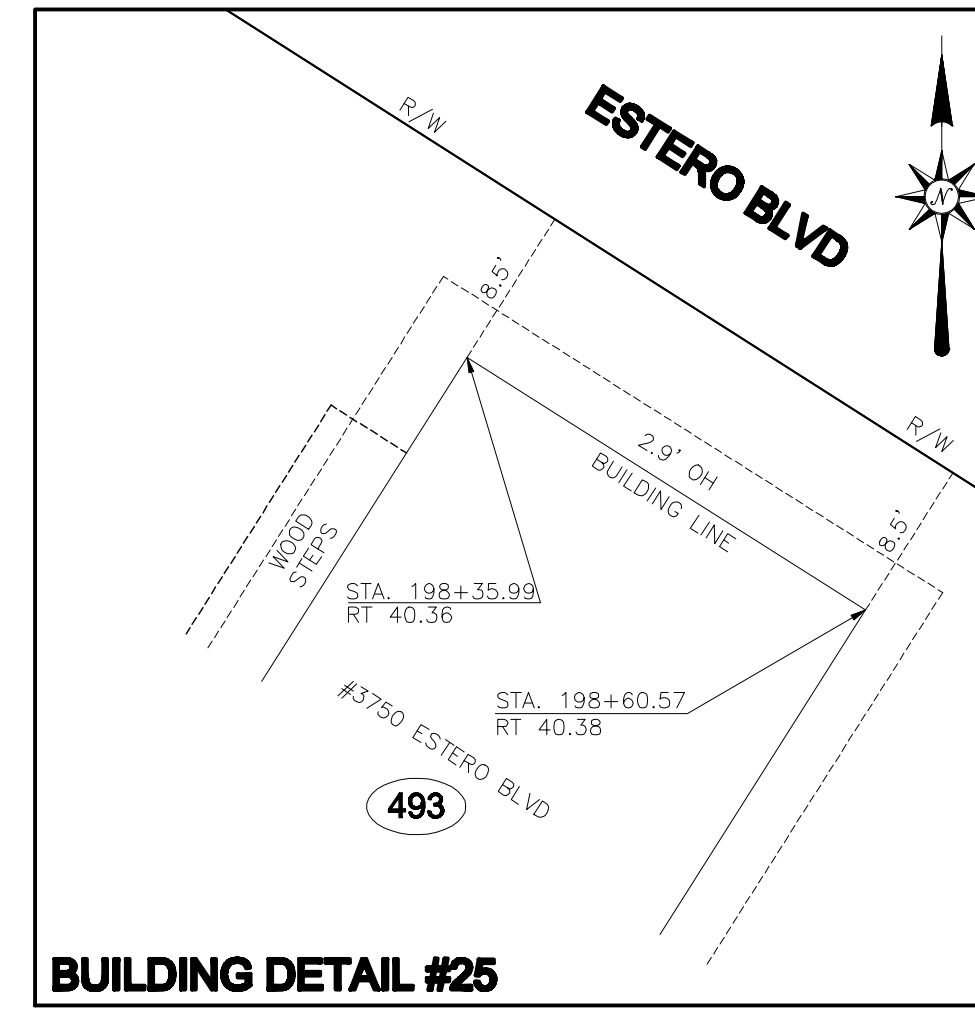
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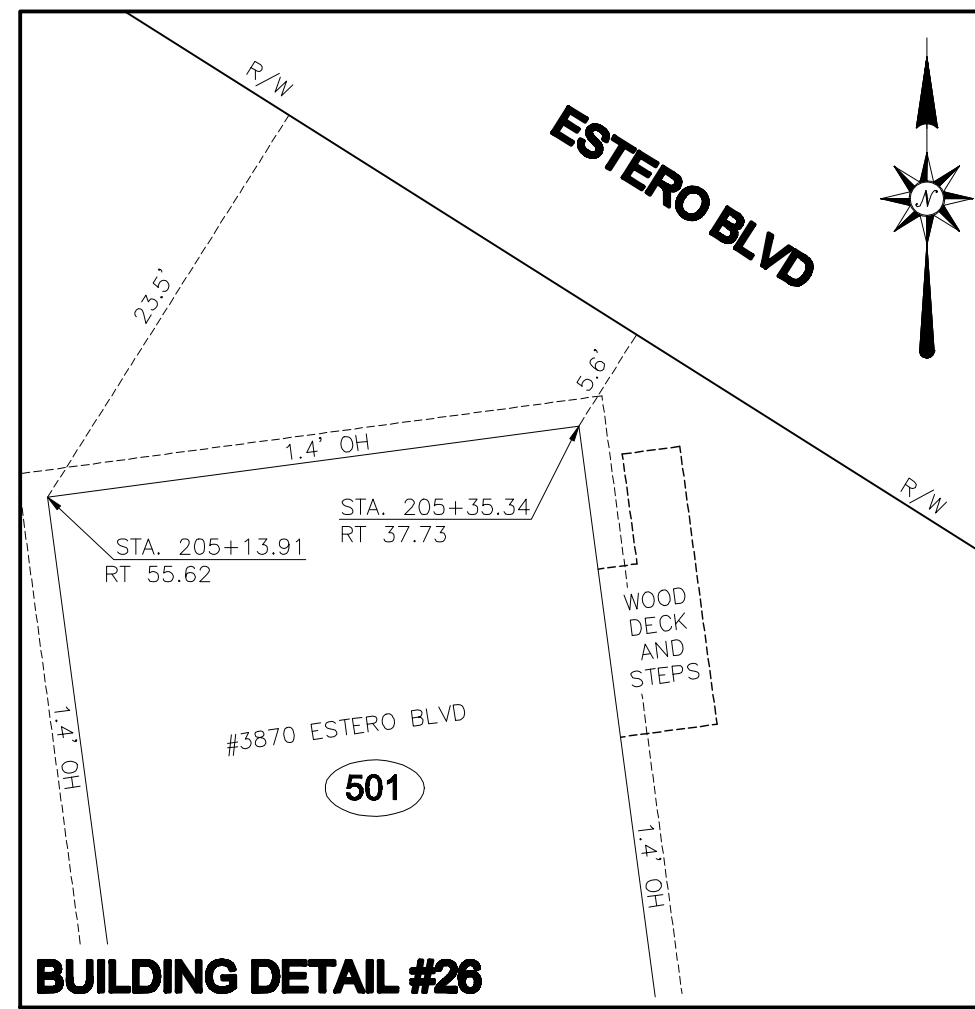
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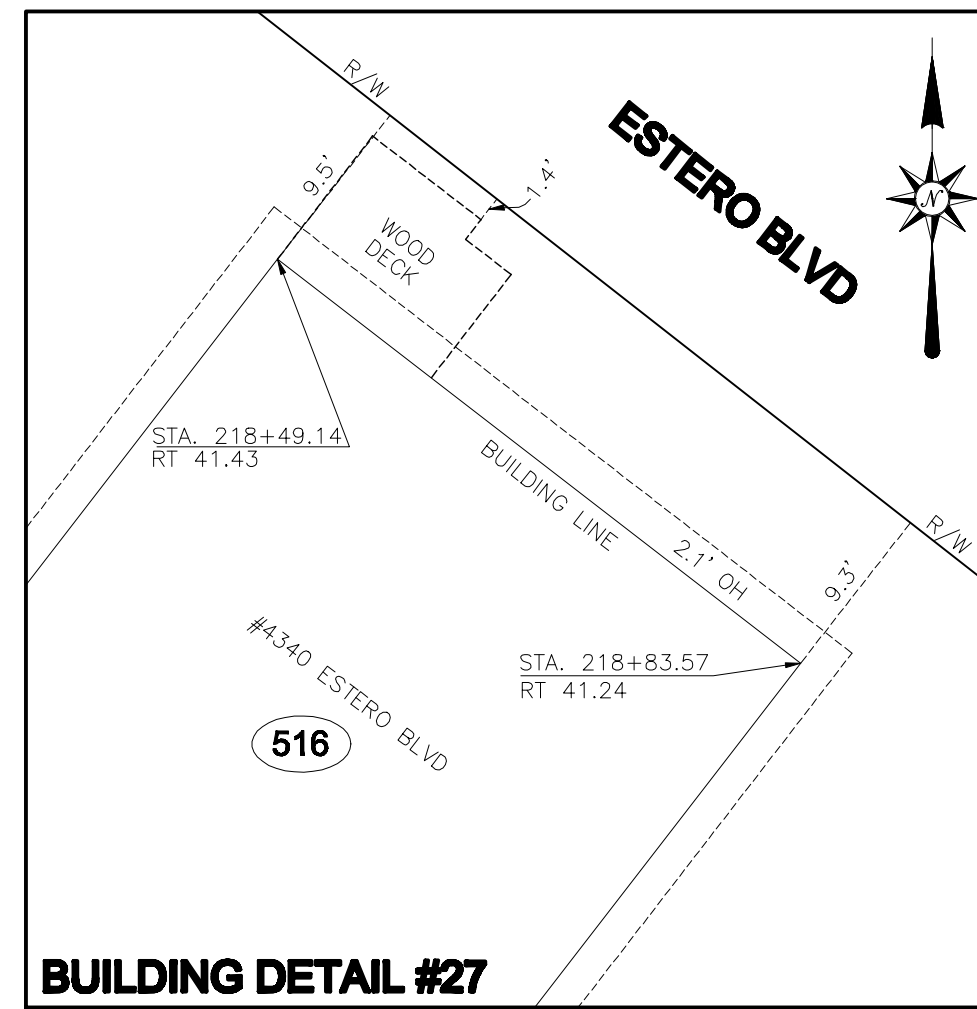
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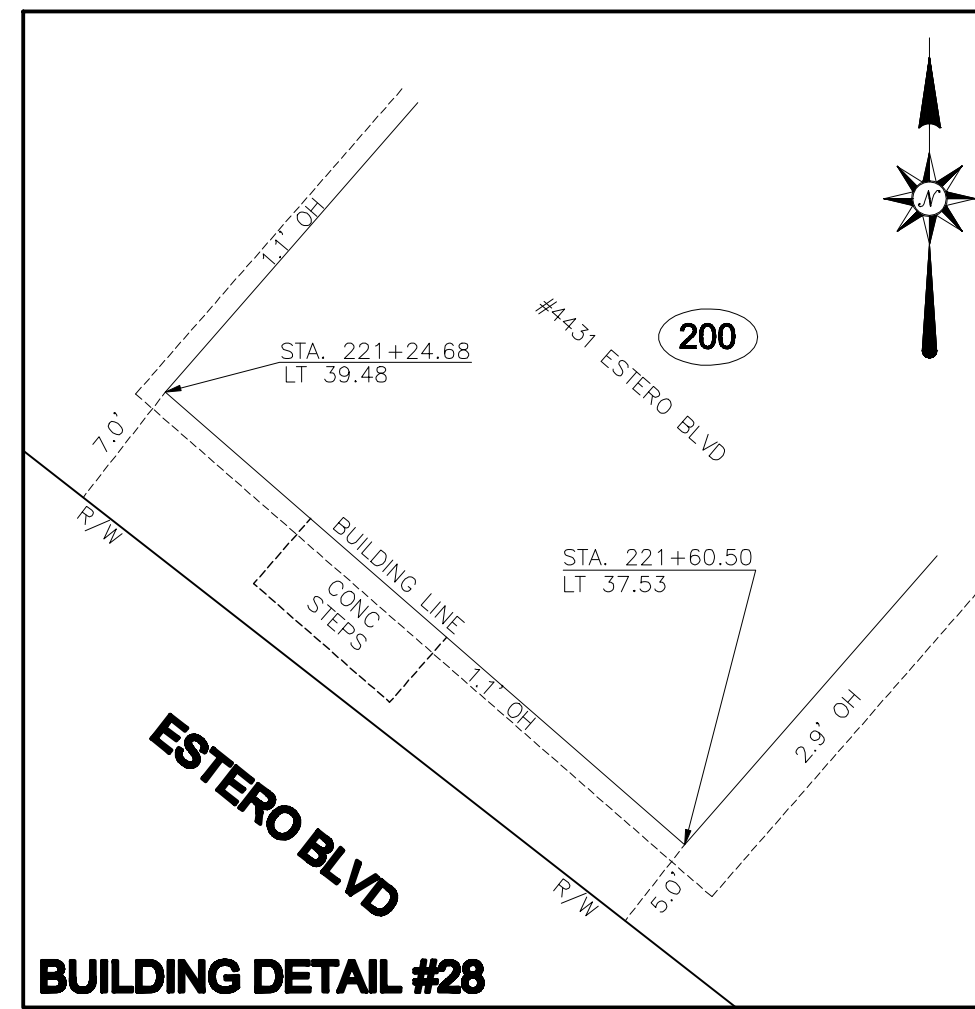
BUILDING DETAIL #25



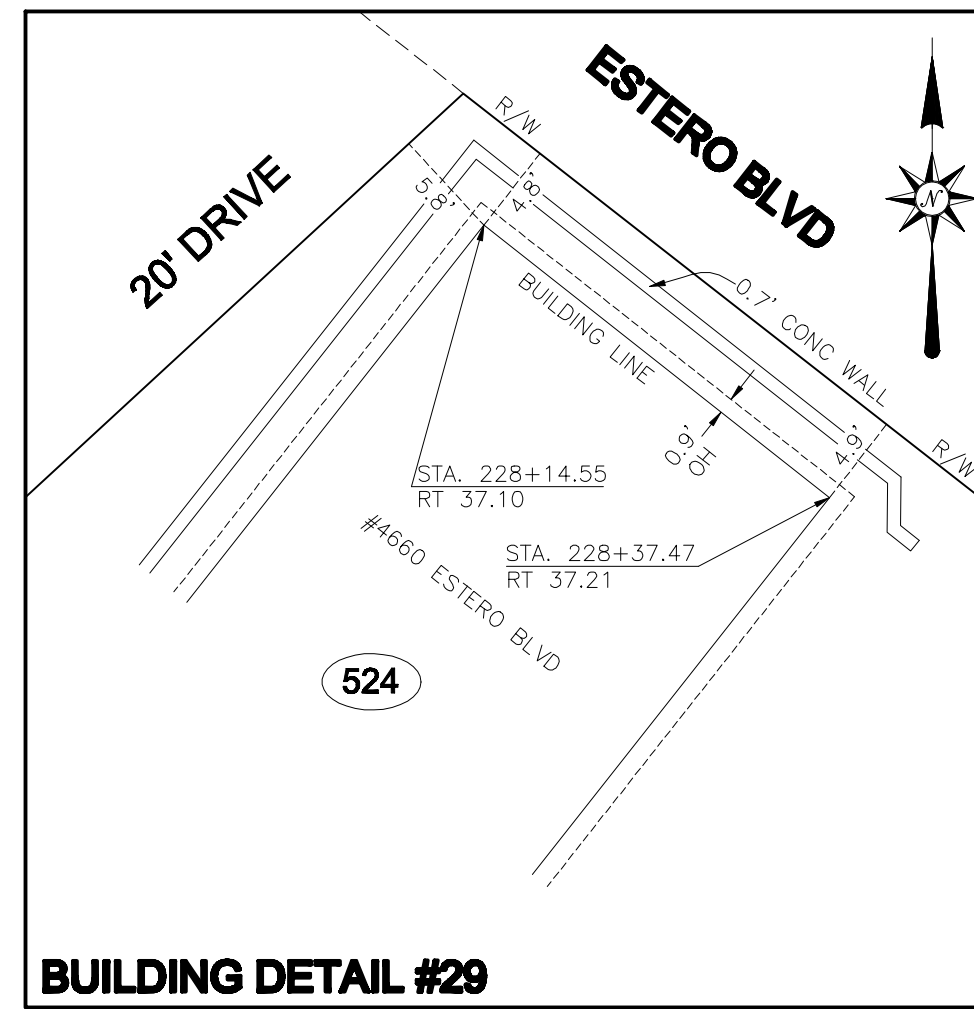
BUILDING DETAIL #26



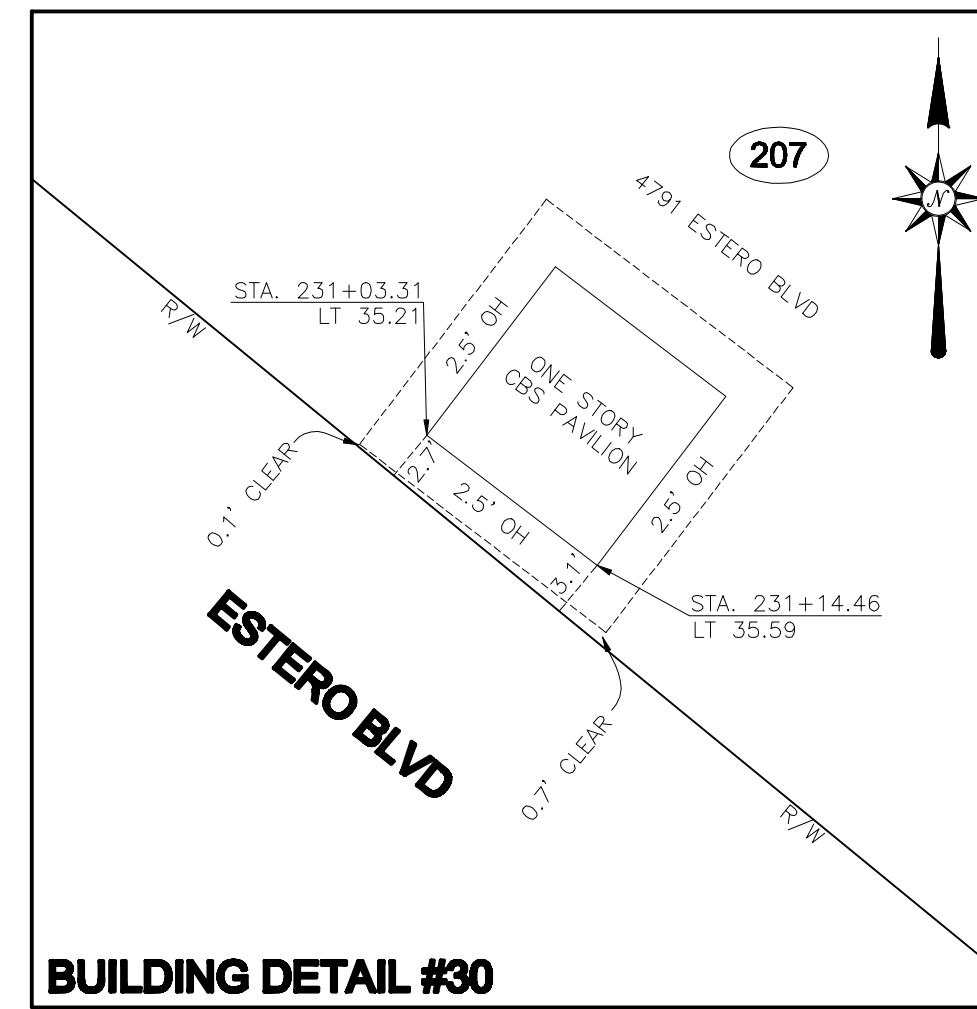
BUILDING DETAIL #27



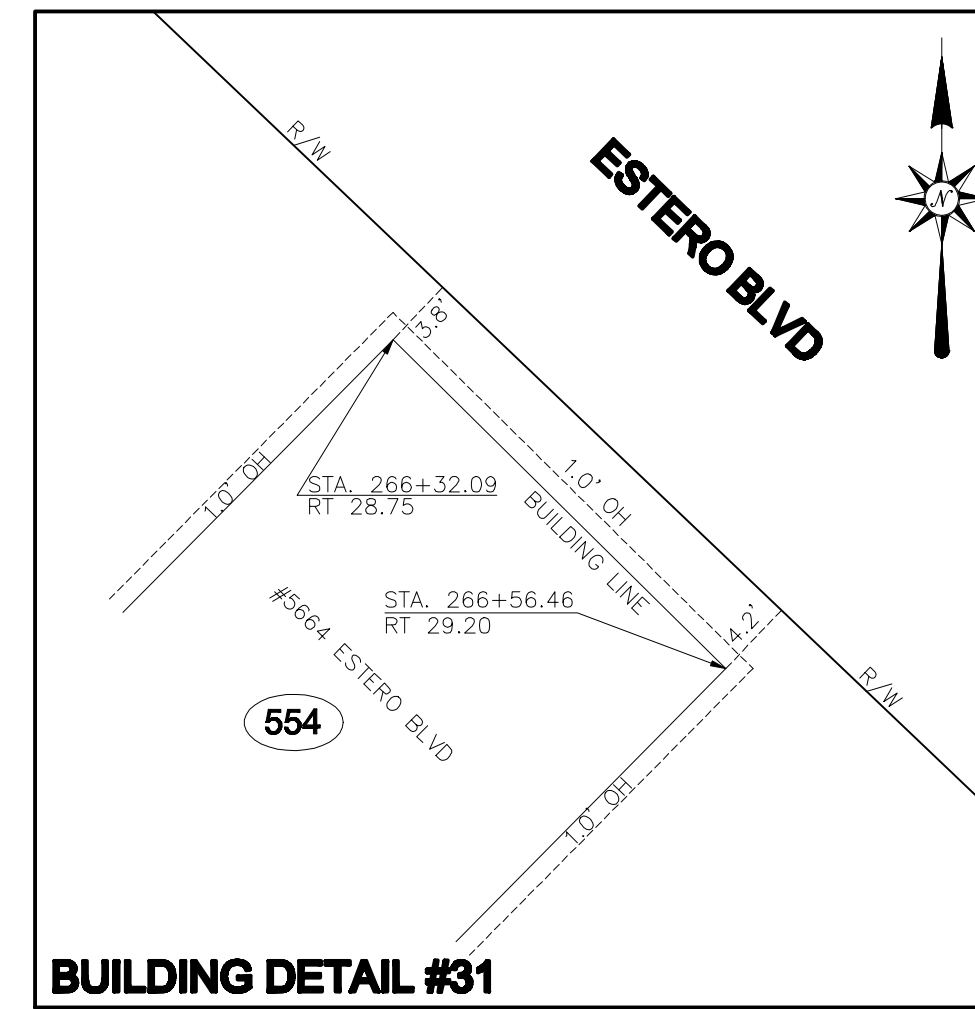
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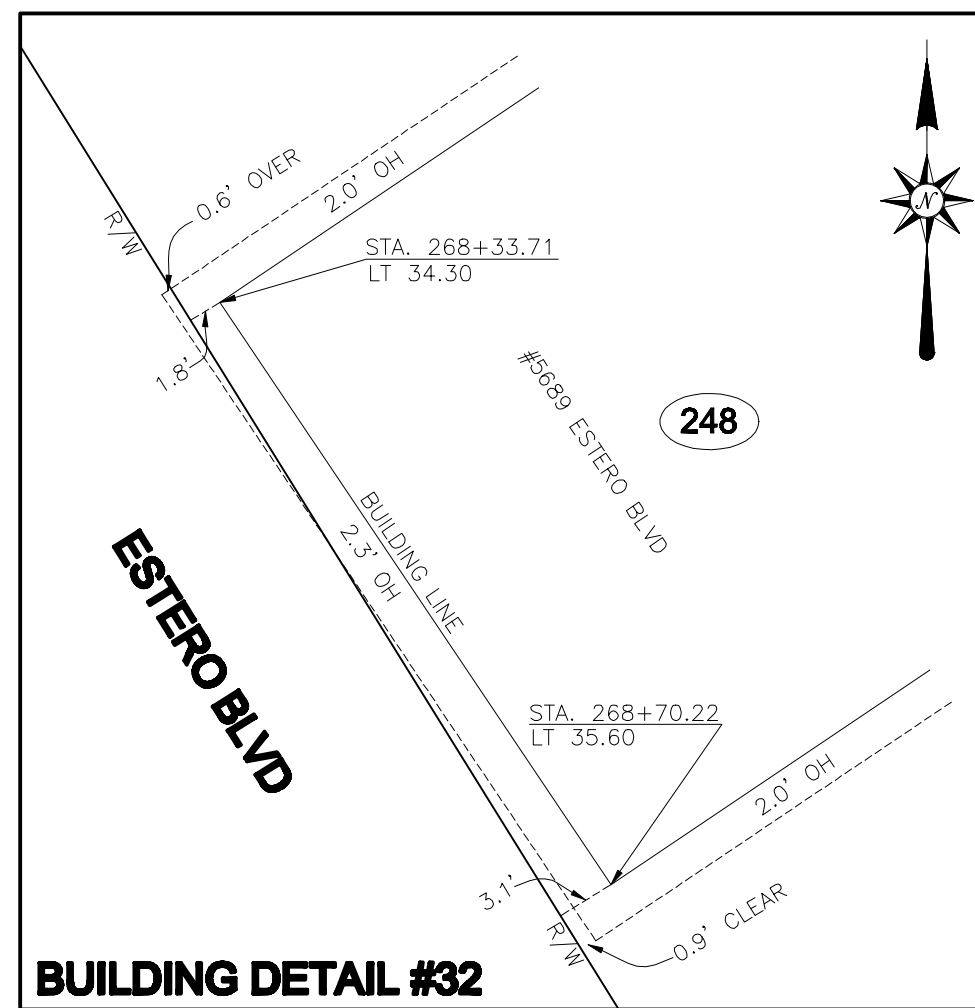
BUILDING DETAIL #29



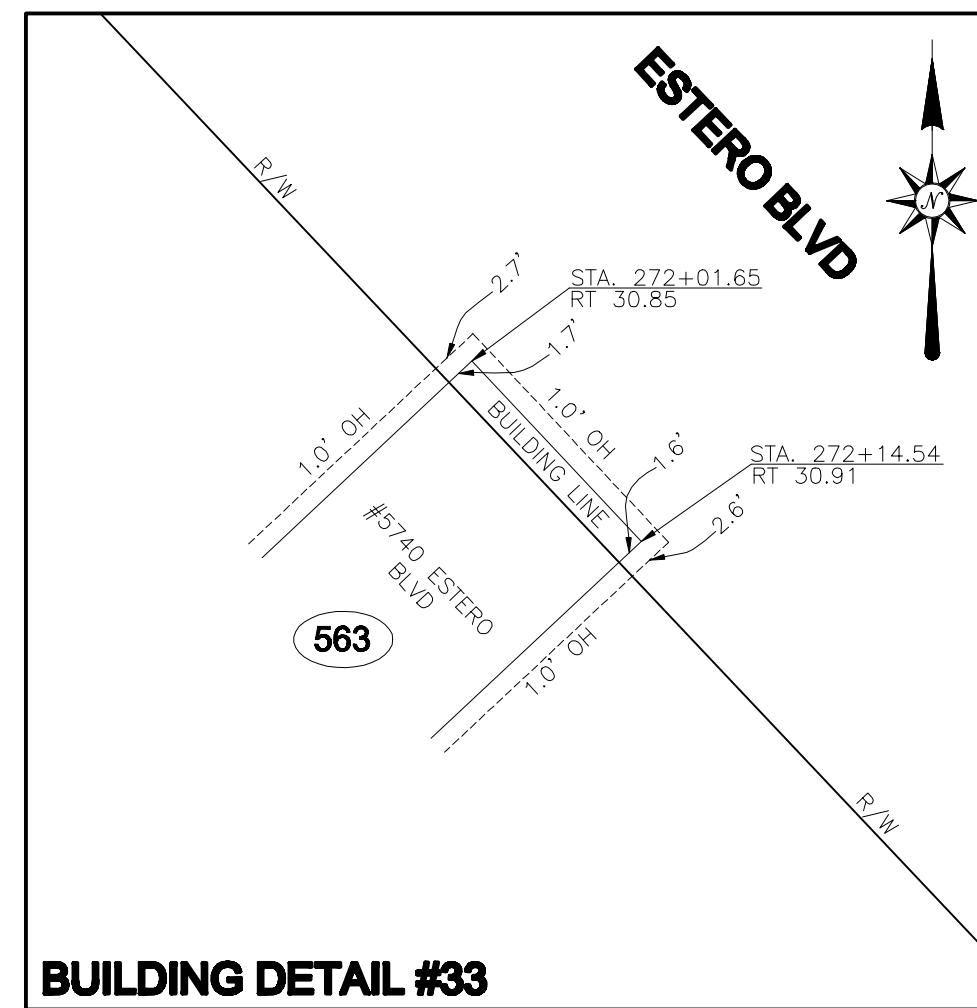
BUILDING DETAIL #30



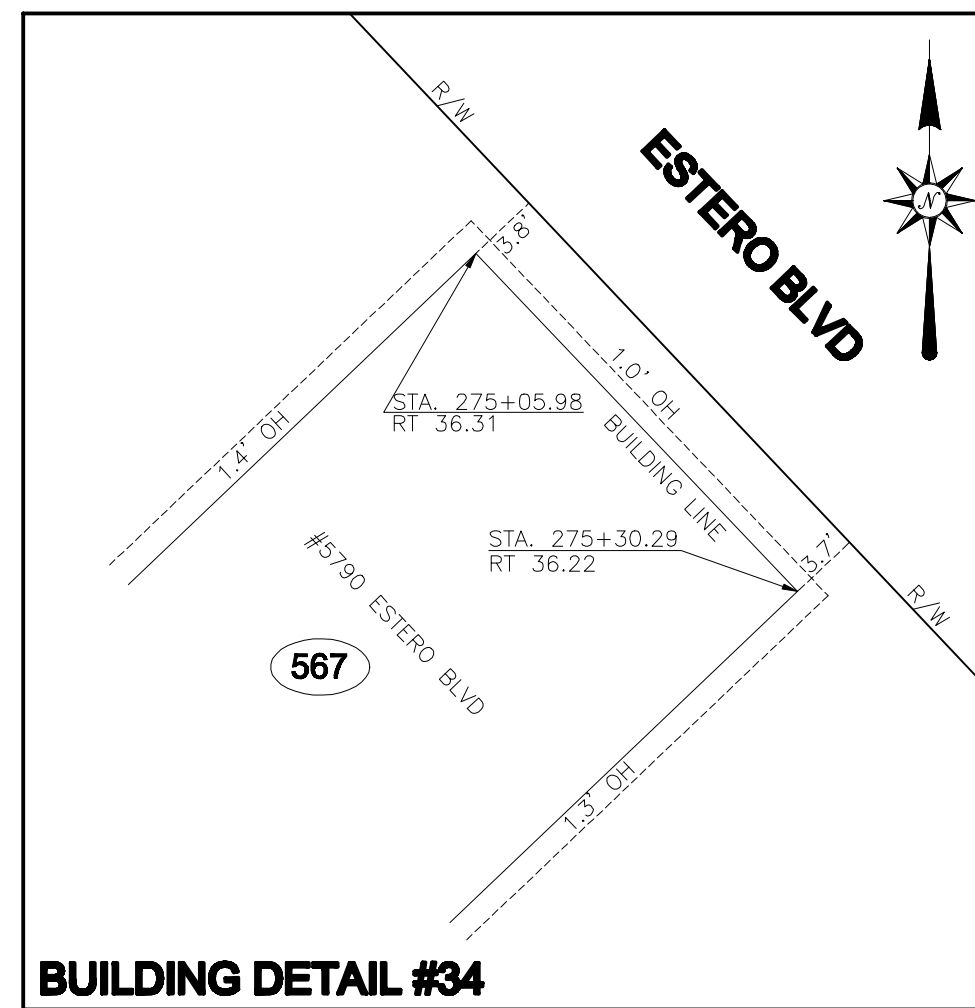
BUILDING DETAIL #31



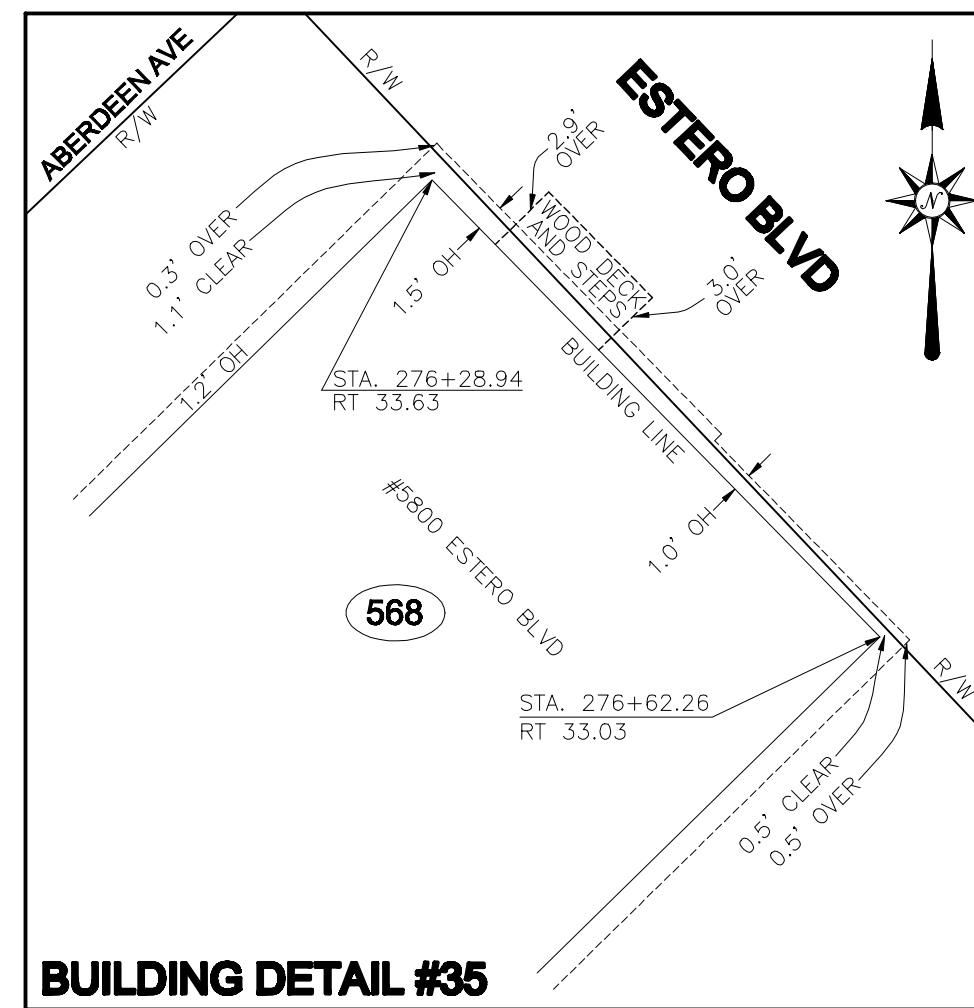
BUILDING DETAIL #32



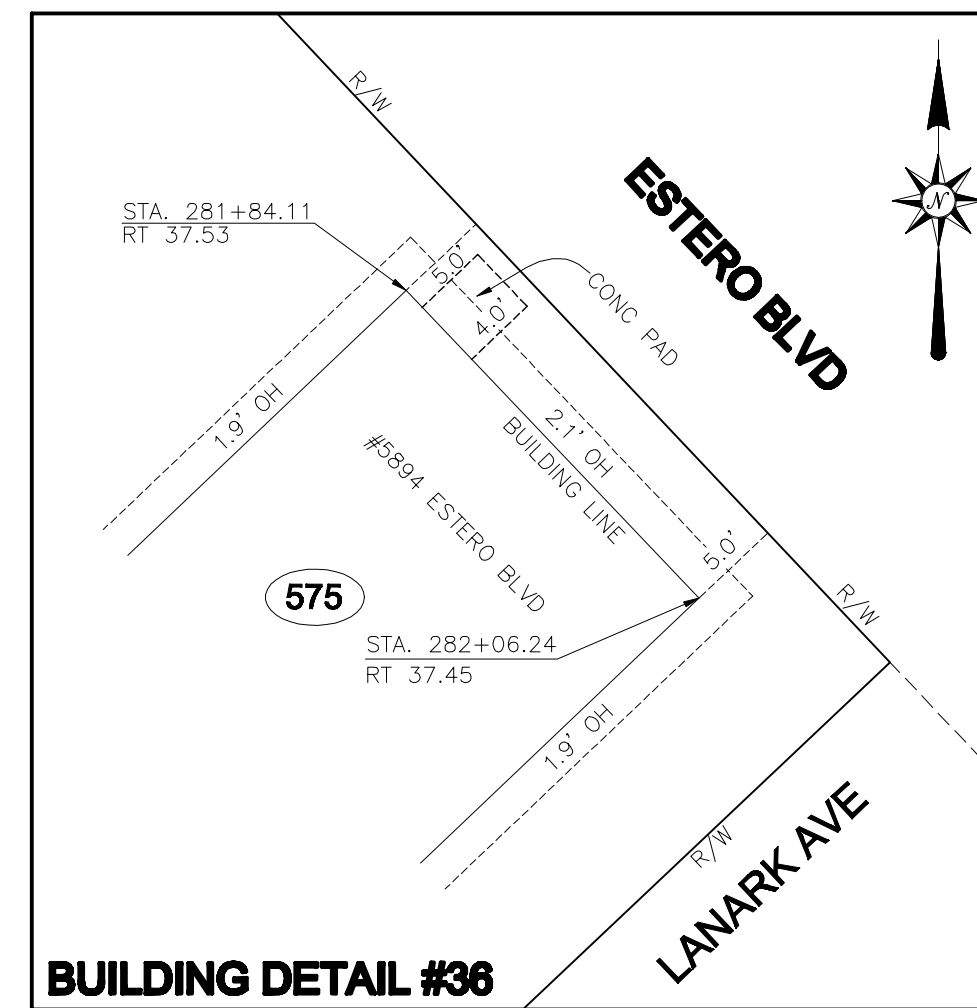
BUILDING DETAIL #33



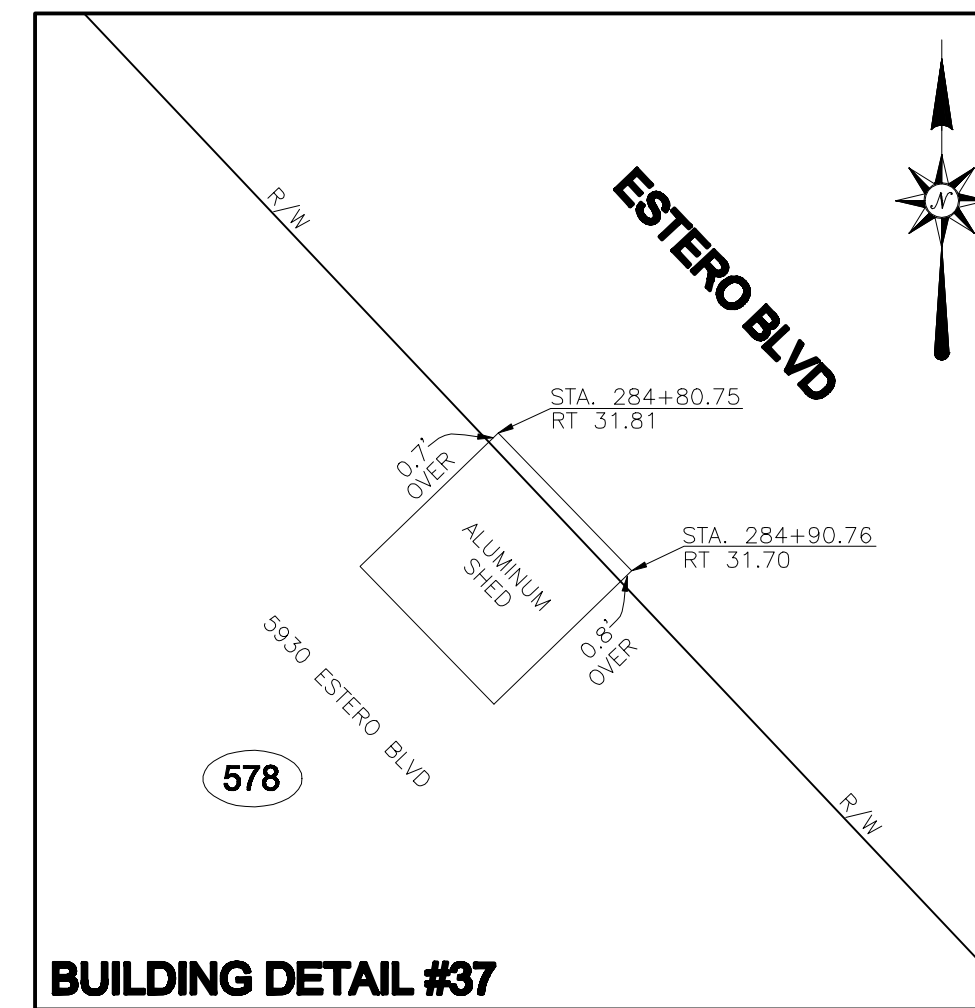
BUILDING DETAIL #34



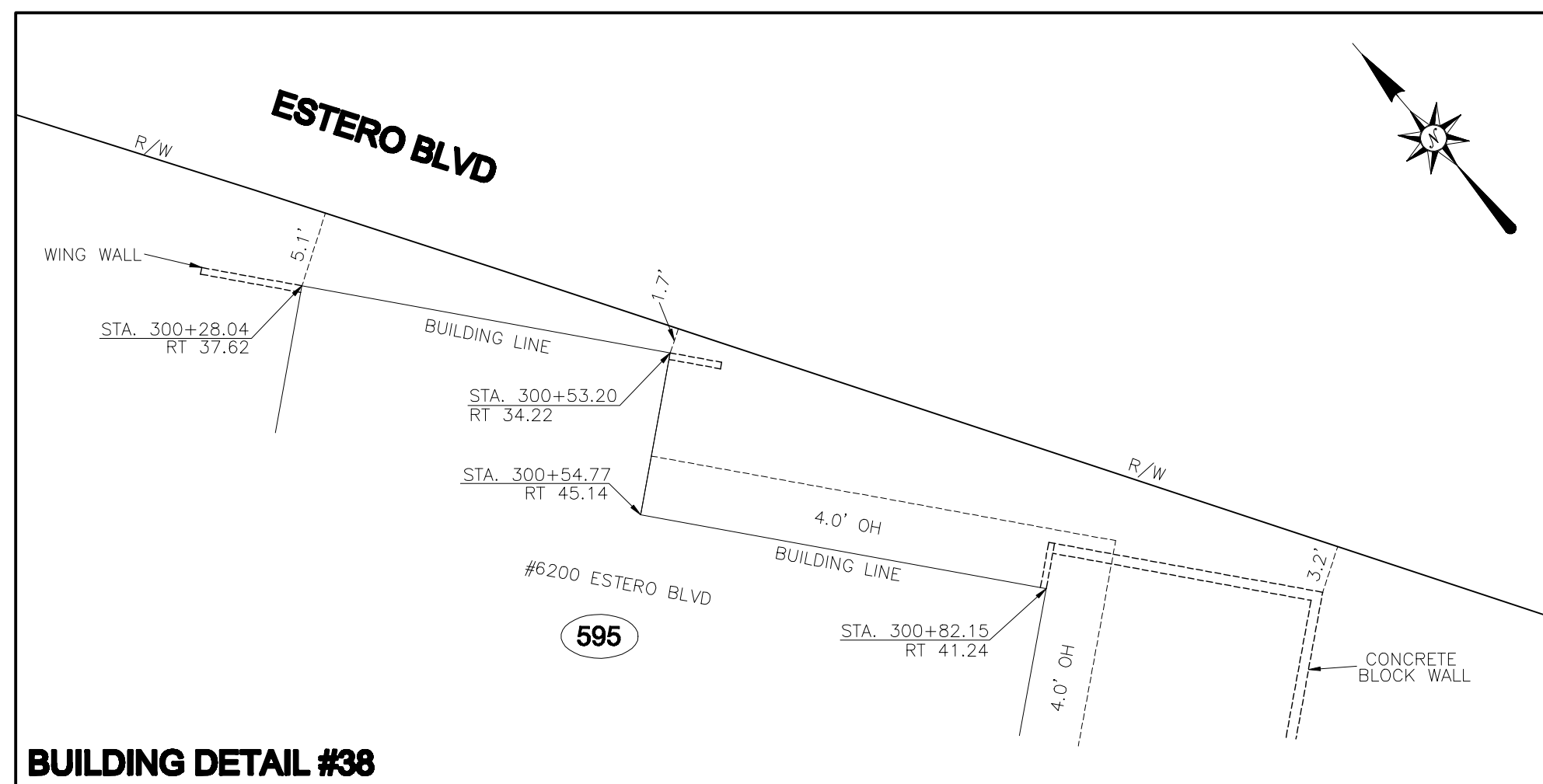
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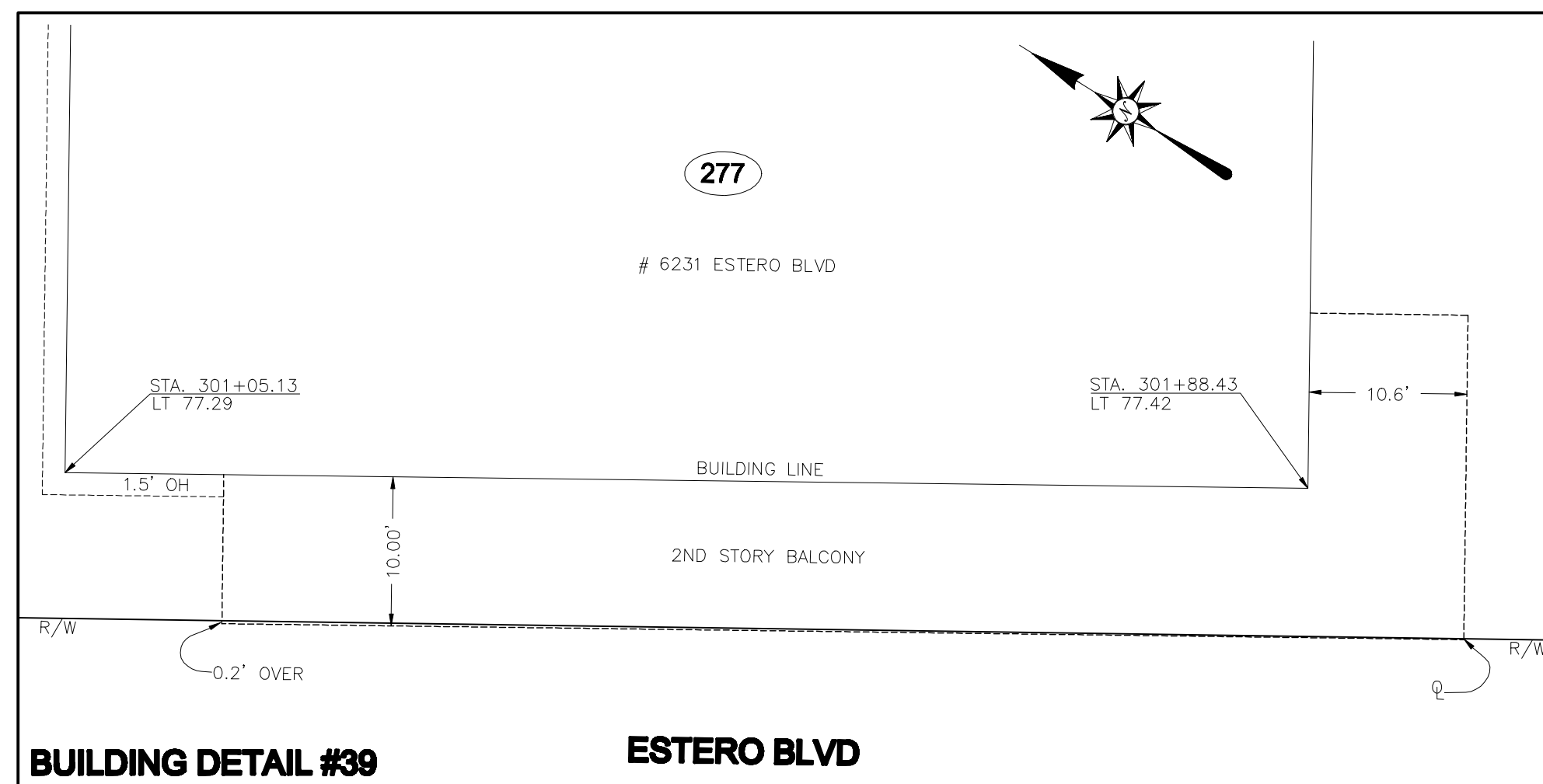
BUILDING DETAIL #36



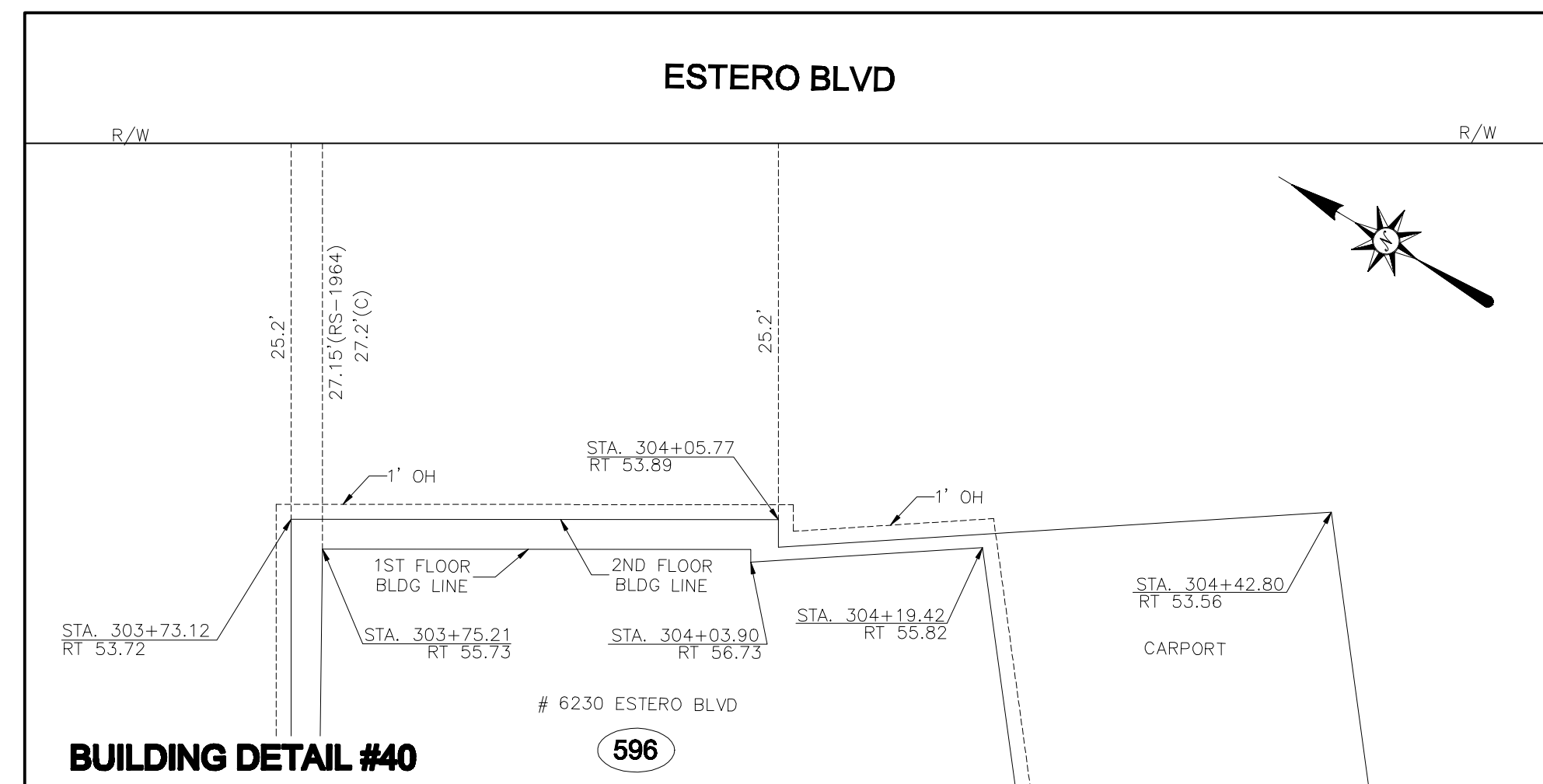
BUILDING DETAIL #37



BUILDING DETAIL #38



BUILDING DETAIL #39



BUILDING DETAIL #40

Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3866\3019 ESTERO BLVD\SURVEY\FINAL R/W\3119_R/W_COVER.dwg SHEET 42

<p>LEE COUNTY SOUTHWEST FLORIDA</p>	REVISION DESCRIPTION REV.# DATE
<p>ESTERO BOULEVARD COUNTY ROAD 865</p>	
<p>The Town of Fort Myers Beach</p>	
PROJECT No. 38119 DATE 4-16-2010 DRAWN BY C.ALPENUS PIERCE CHECKED BY S.WHITAKER SCALE 1"=10'	Be an, Whitaker, Lutz & Kareh, Inc. (IB 4919) CONSULTING ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS 13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-9810 (239) 487-1331
<p>BUILDING DETAILS</p>	
<p>SHEET 42</p>	

Z:\ALL SURVEYING AND ENGINEERING FILES\PROJECTS\3000-3888\1919 ESTERO BLVD\SURVEY\INFORMAL\1919_1919_FINAL_COVER.dwg SHEET 43

PARCEL	STRAP No	OWNER	ADDRESS
101	24-46-23-W3-00206.0050	RICHARD JOHN W	1054 FIFTH ST
102	24-46-23-W3-00206.0010	SEAFARERS 1997 INC	1113 ESTERO BLVD
103	24-46-23-W3-00008.0000	HUNTINGBURG PARTNERS LTD	1133-1165 ESTERO BLVD/FIFTH ST
104	19-46-24-W4-0159E-0010	MALLOUS JAMES ET AL	1161/1165 ESTERO BLVD
105	19-46-24-W4-0159E.001A	CERNAKS SURF CLUB LLC	1167 ESTERO BLVD
106	19-46-24-W4-03500.00CE	SILVER SANDS RESORT CONDO ASSOC	1207 ESTERO BLVD
107	19-46-24-W4-0060H.0300	MERTENS RAYMOND J SR + SUSAN	1249 ESTERO BLVD
108	19-46-24-W4-0060H.0160	7 ELEVEN INC	1301 ESTERO BLVD
109	19-46-24-W4-0060H.0150	CONIDARIS ROBERT G TR	1325 ESTERO BLVD
110	19-46-24-W4-0060H.0140	CONIDARIS ROBERT G TR	1331 ESTERO BLVD
111	19-46-24-W4-0060H.0130	CONIDARIS ROBERT G TR	1345 ESTERO BLVD
112	19-46-24-W4-0060H.0120	PRIMEAU NORMAN L TR	1365/1375 ESTERO BLVD
113	19-46-24-W4-0060H.0100	PRIMEAU NORMAN L TR	1397 ESTERO BLVD
114	19-46-24-W4-0060H.0070	LKLB OF FLORIDA INC	1479 ESTERO BLVD
115	19-46-24-W4-02200.00CE	BATIKI WEST CONDO ASSOC	1511 ESTERO BLVD
116	19-46-24-W4-00402.0010	BEATE ROTERMUND INC	1661 ESTERO BLVD
117	19-46-24-W4-0080H.0010	BIDRO JAMES J	1741 ESTERO BLVD
118	19-46-24-W4-0080A.0010	SCHLICHTE FAMILY FL LP	1801 ESTERO BLVD
119	19-46-24-W4-00405.0000	LETSOS EVANGELOS P TR	1821 ESTERO BLVD
120	19-46-24-W4-0080H.0080	CMZ INVESTMENTS LLC	1901 ESTERO BLVD
121	19-46-24-W4-0090H.0020	DIAMONDHEAD ISLAND BEACH RESORT	1999 ESTERO BLVD
122	19-46-24-W4-0090C.0010	2001 ESTERO LLC	2001 ESTERO BLVD
123	19-46-24-W4-00435.0010	MEADOR CHARLES R JR	2085 ESTERO BLVD
124	19-46-24-W4-00421.0000	PALMA FRED R JR + RHONDA	2101 ESTERO BLVD
125	19-46-24-W4-00422.0000	MAUGANS ALICE B	2141 ESTERO BLVD
126	19-46-24-W4-0100G.0010	SURFUS JOHN D	2171 ESTERO BLVD
127	19-46-24-W3-0100B.0010	MICHAEL VONPLINSKY	2201 ESTERO BLVD
128	19-46-24-W3-0100B.0020	MICHAEL VONPLINSKY	2205 ESTERO BLVD
129	19-46-24-W3-0110C.0010	B+B CASH GROCERY STORES INC	2211 ESTERO BLVD
130	19-46-24-W3-0110D.0010	DELUCA JOAN M L/E	2301 ESTERO BLVD
131	19-46-24-W3-0120E.0010	NEPTUNE HOLDINGS LLC	2311 ESTERO BLVD
132	19-46-24-W3-0120D.0010	GERSTENHABER RAM + FRIDA TR	2401 ESTERO BLVD
133	19-46-24-W3-0120D.0190	CHAPEL BY THE SEA	2471 ESTERO BLVD
134	19-46-24-W3-0120B.0010	CHAPEL BY THE SEA	100 CHAPEL ST
135	19-46-24-W3-00450.A000	FIRST STATES INVESTORS 6200	2523 ESTERO BLVD
136	19-46-24-W3-00458.0000	HOLCOMB VICTOR W TR	2545 ESTERO BLVD
137	19-46-24-W3-00458.0010	HOLCOMB VICTOR W TR	2555 ESTERO BLVD
138	19-46-24-W3-0020C.0070	BLANTON JODY L TR	2601 ESTERO BLVD
139	19-46-24-W3-0020C.0120	MORELLO JOSEPH + ANDREA	2617/19 ESTERO BLVD
140	19-46-24-W3-0020C.0140	5678 FORT MYERS BEACH LLC	2621/2623 ESTERO BLVD
141	19-46-24-W3-0020C.0160	CEBULSKI BURTON + JOAN	2633 ESTERO BLVD
142	19-46-24-W3-0020C.0180	FRENCH JACK L + YEN CHU 50%	2639/2641 ESTERO BLVD
143	19-46-24-W3-0020C.0010	TOWN OF FT MYERS BEACH	2600 OAK ST
144	19-46-24-W3-0020C.0210	PENARANDA CARLO T TR	2651 ESTERO BLVD
145	19-46-24-W3-0020C.0230	NYMAN DONALD A TR	2661/81 ESTERO BLVD
146	19-46-24-W3-0020G.0130	FT MYERS BEACH PUBLIC LIBRARY	2755 ESTERO BLVD
147	30-46-24-W2-0030L.0050	WACHOVIA BANK NA	2815 ESTERO BLVD
148	30-46-24-W2-02900.00CE	FT MYERS BEACH PROFESSIONAL CTR	100 LOVERS LN
149	30-46-24-W2-0030N.0120	CONLEY B CARL	2915 ESTERO BLVD
150	29-46-24-W1-02600.0010	GULF VIEW COLONY INC	2945 ESTERO BLVD
151	29-46-24-W1-02600.0020	GULF VIEW COLONY INC	2945 ESTERO BLVD
152	29-46-24-W1-00145.5000	RED COCONUT RV PARK	2943 ESTERO BLVD
153	29-46-24-W1-00145.1000	RED COCONUT RV PARK	3001 ESTERO BLVD
154	29-46-24-W1-0120C.008A	FT MYERS BEACH FIRE CONTRL DISTRICT	3043 ESTERO BLVD
155	29-46-24-W1-02000.00CE	GULF WESTWIND CONDO	3045 ESTERO BLVD
156	29-46-24-W1-0120C.0100	SOUTHLAND CORPORATION	3051 ESTERO BLVD
157	29-46-24-W1-0020C.0190	LOFRENO CHRISTIAN P	3107 ESTERO BLVD
158	29-46-24-W1-0020C.0180	PROCK DENNIS M TR	3115 ESTERO BLVD
159	29-46-24-W1-0020C.0170	HUMBARO PAUL W + BRENDA K	3127 ESTERO BLVD
160	29-46-24-W1-0020C.0160	BONNETTE PERRY B	101 EUCALYPTUS CT
161	29-46-24-W1-0020D.0190	SPRINT FLORIDA INC	3211 ESTERO BLVD
162	29-46-24-W1-0020D.0180	PETERSON TERRY	111 MADISON CT
163	29-46-24-W1-0030H.0120	HOURIGAN MARK J, ALISON H + DEBORAH L BOWERS	3311 ESTERO BLVD
164	29-46-24-W1-0030H.0130	HOURIGAN MARK J, ALISON H + DEBORAH L BOWERS	3321 ESTERO BLVD
165	29-46-24-W1-0030H.0140	HOURIGAN MARK J, ALISON H + DEBORAH L BOWERS	3333 ESTERO BLVD
166	29-46-24-W1-0030H.0150	HOURIGAN MARK J, ALISON H + DEBORAH L BOWERS	101 WASHINGTON AVE
167	29-46-24-W1-0030C.0130	MACCAULLAY DONALD B	100 WASHINGTON AVE
168	29-46-24-W1-0030C.0140	DOCBONE PROPERTIES 3425	3425 ESTERO BLVD
169	29-46-24-W1-0030C.0150	BROOKS THOMAS J + M DARLENE	3451 ESTERO BLVD
170	29-46-24-W1-01300.0010	SURFUS JOHN D	3505 ESTERO BLVD
171	29-46-24-W1-01300.0020	ESPOSITO SAL TR + PATRICIA ONEILL	3541 ESTERO BLVD
172	29-46-24-W1-01300.0030	LANDL ELAINE E TR	5750 ESTERO BLVD
173	29-46-24-W1-01300.0040	CIOFFI ANTHONY + SANTINA	121 CONNECTICUT ST
174	29-46-24-W1-00151.0010	FIRST BAPTIST CHURCH OF FMB	130-138 CONNECTICUT ST
175	29-46-24-W1-00152.A010	MORELL THOMAS C + MELODEE E	97/99 ANDRE MAR DR
176	29-46-24-W1-00152.B010	BUTLER KATHRYN TR	3725/3729 ESTERO BLVD
177	29-46-24-W1-00153.0010	NIESEL CHESTER A + NANCY TR	3737/3741 ESTERO BLVD
178	29-46-24-W1-00153.0030	3749 ESTERO LLC	3749 ESTERO BLVD
179	29-46-24-W2-00154.0030	ST PETER EVANGELICAL LUTHERAN CH	3751 ESTERO BLVD
180	29-46-24-W2-00155.1200	GOHAM ROBERT M + DONNA S TR	101 BAY MAR DR
181	29-46-24-W2-00155.1010	DEFEO WILLIAM G TR	100 BAY MAR DR
182	29-46-24-W2-01442.0000	DAY JOHN K + ELIZABETH M	101 HIBISCUS DR
183	29-46-24-W2-01441.0000	LISZAK-MAY JACQUELYN	106 HIBISCUS DR
184	29-46-24-W2-0050A.0010	DUNBAR WILLIAM T + MARY ANN	3891 ESTERO BLVD
185	29-46-24-W2-0050B.0010	ANDREW JEFFREY B + MELANIE	3909 ESTERO BLVD
186	29-46-24-W3-0050C.0010	MILES TODD A + LAURIE T	103 GULF ISLAND DR
187	29-46-24-W3-0050D.0010	HICKMAN RICHARD W + JANET M T/C	4009 ESTERO BLVD
188	29-46-24-W3-0060H.0020	VECCHIARELLO DENNIS J + SYLVIA	4025 ESTERO BLVD
189	29-46-24-W3-0060H.0010	CAMPBELL MARTHA A	10305 HERCULES DR
190	29-46-24-W3-0060A.0010	CAMPBELL MARTHA A	4109 ESTERO BLVD
191	29-46-24-W3-0070B.0010	DODSON RYNOLD + RUTH ANN	4151 ESTERO BLVD
192	29-46-24-W3-0070A.0020	BUSENBARK HUGH L	4203 ESTERO BLVD
193	29-46-24-W3-0070A.0010	SHORT HAROLD B II + MARJORIE A	4207 ESTERO BLVD
194	29-46-24-W3-01001.0000	LLOYD CALVIN P III + ANN A	4255 ESTERO BLVD
195	29-46-24-W3-01018.0000	FABING PASCAL	110 SABAL DR
196	29-46-24-W3-0080B.0030	MCCULLOUGH W L + ELOISE TR	4341 ESTERO BLVD
197	29-46-24-W3-0080B.0010	ALEXANDER JAMES M TR	4359 ESTERO BLVD
198	29-46-24-W3-0080C.0050	MAIOLINI ROBERT P + IRENE W	4401 ESTERO BLVD
199	29-46-24-W3-0080C.0040	ORTTEL STEVEN D	4421 ESTERO BLVD
200	29-46-24-W3-0080C.0030	JOHNSON TERRY W + KATHRYN A	4431 ESTERO BLVD

PARCEL	STRAP No	OWNER	ADDRESS
201	29-46-24-W3-0080C.0010	MATTHEW JEAN F R	4451 ESTERO BLVD
202	29-46-24-W3-0080F.0040	BELLA BEACH VILLAS LLC	4501 ESTERO BLVD
203	29-46-24-W3-0080F.0010	BELLA BEACH VILLAS LLC	4545 ESTERO BLVD
204	29-46-24-W3-0080G.0050	ZIGMONT MICHAEL J	4601 ESTERO BLVD
205	29-46-24-W3-03000.00CE	WHITE CAP CONDO ASSOCIATION INC	4631/4633 ESTERO BLVD
206	28-46-24-W4-02600.00CE	OCEAN HARBOR CONDO OF FMB INC	4741 ESTERO BLVD
207	28-46-24-W4-00001.0040	PUBLIX SUPER MARKETS INC	4791 ESTERO BLVD
208	28-46-24-W4-0010A.0060	GRATKOWSKI P D + SHIRLEY J	4801 ESTERO BLVD
209	28-46-24-W4-0010A.0050	MUSZNYSKI OLGA	4805 ESTERO BLVD
210	28-46-24-W4-0010A.0040	WHITMORE ROY C + LAUFMAN JOEL T/C	4839 ESTERO BLVD
211	28-46-24-W4-0010A.0030	WHITMORE + KORN LLC	4841 ESTERO BLVD
212	28-46-24-W4-0010A.0020	EQUITY TRUST CO + KEVLOLO LLC + MARCHESI FRANK	4845/4847 ESTERO BLVD
213	28-46-24-W4-0010A.0010	GRIFFIN CARSON E + MARIANN	4851 ESTERO BLVD
214	28-46-24-W4-0010A.0000	SCOGNO DOUGLAS J + ROSEMARIE L	4901 ESTERO BLVD
215	28-46-24-W4-00400.0130	PARZYCH JEFFREY G + MARIBEL B	4903 ESTERO BLVD
216	28-46-24-W4-00400.0140	YZAGUIRRE CYNTHIA	4963 ESTERO BLVD
217	28-46-24-W4-00400.0150	BARTER ROBERT A + HARRIS-BARTER, MARION A	4969 ESTERO BLVD
218	28-46-24-W4-0050A.0000	YACHTMAN'S COVE HOMEOWNERS	21611 MADERA RD
219	28-46-24-W4-0020A.0010	STUCKEY ROBERT H + MARY S	5100 WILLIAMS DR
220	28-46-24-W4-0020A.0020	CANTENS GASTON E + TERESITA	5117 ESTERO BLVD
221	28-46-24-W4-0020A.0030	FUHR ACHIM A + MARIANNE	5127 ESTERO BLVD
222	28-46-24-W4-0020A.0040	LOUGHREY RICKY FRANCIS + LEFEBVRE AMY JO T/C	5137 ESTERO BLVD
223	28-46-24-W4-0020A.0050	LEFEBVRE AMY J	5147 ESTERO BLVD
224	28-46-24-W4-0020A.0060	DEITRIECH EDWARD T + HELEN L	5157 ESTERO BLVD
225	28-46-24-W4-0020A.0070	WOLFE CATHERINE TR FOR CATHERINE H WOLFE TR	5167 ESTERO BLVD
226	28-46-24-W4-0020A.0080	MAES THOMAS ALBERT + HELENA C	5177 ESTERO BLVD
227	28-46-24-W4-0020A.0090	GREAVES JEFF + VALERIE	5195 ESTERO BLVD
228	33-46-24-W1-00203.0140	SPRATT W C	5241 ESTERO BLVD
229	33-46-24-W1-00203.0150	MCCARTY HAROLD + DORIS D	5247 ESTERO BLVD
230	33-46-24-W1-00203.0160	ESTERO BEACH REAL ESTATE LLC	5251 ESTERO BLVD
231	33-46-24-W1-00203.0180	FUHR ACHIM + MARIANNE	5301 ESTERO BLVD
232	33-46-24-W1-00203.0200	KLEMMER JEFFREY A + WIEDMEYER NANCY A HW	5315 ESTERO BLVD
233	33-46-24-W1-00203.0210	BUCCANEER FM BEACH LLC	5335 ESTERO BLVD
234	33-46-24-W1-00203.0280	KAKATSCH JOHN L TR + KAKATSCH JEAN TR	5421/5425 ESTERO BLVD
235	33-46-24-W1-00203.0290	WARD VIVIAN A TR	5481 ESTERO BLVD
236	33-46-24-W1-00204.0140	FERGUSON CHRISTOPHER + JOANNE	5503 ESTERO BLVD
237	33-46-24-W1-00204.0150	LAROCCA RAFFAELE L/E TR	5511 ESTERO BLVD
238	33-46-24-W1-00204.0160	STEWART ROBERT R + SHERRY L	5513 ESTERO BLVD
239	33-46-24-W1-00204.0170	ANTONI RICHARD M + SANDRA A	5525 ESTERO BLVD
240	33-46-24-W1-00204.0180	MORALES JOSE M + BERTHA + MOALES JOSE	5531 ESTERO BLVD
241	33-46-24-W1-00204.0200	NOLL TODD + MARY N	5551 ESTERO BLVD
242	33-46-24-W1-00204.0210	SURVIEW VILLAS LLC	5557 ESTERO BLVD
243	33-46-24-W1-03700.00CE	GULF BREEZE AT FMB CONDO ASSOC INC	5577 ESTERO BLVD
244	33-46-24-W1-00204.0250	RTO VENTURES LLC	5583 ESTERO BLVD
245	33-46-24-W2-00204.0290	SIYARM HOSPITALITY LLC	5601 ESTERO BLVD
246	33-46-24-W2-00001.0120	SIYARM HOSPITALITY LLC	5607 ESTERO BLVD
247	33-46-24-W2-00300.007A	GOTTSCHALK SCOT E + DEBBIE A	5669 ESTERO BLVD
248	33-46-24-W2-00300.007B	AAIM REALTY GROUP INC	5669 ESTERO BLVD
248A	33-46-24-W2-00300.007A	GOTTSCHALK SCOT E + DEBBIE A	5669 ESTERO BLVD
249	33-46-24-W2-00300.0120	HICKEY EDWARD F III	5709 ESTERO BLVD
250	33-46-24-W2-0030D.0130	CIOFFI CARMINE + ANTONIETTA	5719 ESTERO BLVD
251	33-46-24-W2-0030D.0150	CHILDS MICHAEL JAMES	5731 ESTERO BLVD
252	33-46-24-W2-0030D.0160	CHILDS MICHAEL J	5745 ESTERO BLVD
253	33-46-24-W2-0030D.0170	WORNOCK FRED TR FOR FRED T WORNOCK TR	5755 ESTERO BLVD
254	33-46-24-W2-0030D.0190	DOERING PAUL K	5771 ESTERO BLVD
255	33-46-24-W2-0030D.0210	NOLL TODD + MARY N	5781 ESTERO BLVD
256	33-46-24-W2-0030D.0220	HEMSTREET RONALD W + JUDITH M	5791 ESTERO BLVD
257	33-46-24-W2-0030E.0120	HEMSTREET RONALD + LEE JUDITH HW	5801 ESTERO BLVD
258	33-46-24-W2-0030E.0130	HART BARRY V + MARION M	5815 ESTERO BLVD
259	33-46-24-W2-0030E.0140	WEBB PETER W + JANICE J TR	5825 ESTERO BLVD
260	33-46-24-W2-0030E.0150	HILL ROBERT C + MARY CAY M	5841 ESTERO BLVD
261	33-46-24-W2-0030E.0180	GREGORY KERRY L TR	5851 ESTERO BLVD
262	33-46-24-W2-0030E.0190	BARUSCH BEVERLY A	5863 ESTERO BLVD
263	33-46-24-W2-0030E.0200	CHALFANT MICHAEL A + KAYE M	5865 ESTERO BLVD
264	33-46-24-W2-0030E.0210	CONTE DAVID B	5871 ESTERO BLVD
265	33-46-24-W2-0030E.0220	PRESTAGE FAMILY LP	169 LANARK AVE
266	33-46-24-W2-0040F.0020	GANIM JENNIFER + GANIM GEORGE W	5901 ESTERO BLVD
267	33-46-24-W2-0040F.0030	HASKETT GENE H + BRENDA M	5921 ESTERO BLVD
268	33-46-24-W2-0040F.0040	YOUNT FRANCES WEIGEL	5927 ESTERO BLVD
269	33-46-24-W2-0040F.0050	DEWANE FRANK J	5929 ESTERO BLVD
270	33-46-24-W2-00007.0000	DEWANE FRANK J	6026/29 ESTERO BLVD
271	33-46-24-W3-00008.0000	KIKER LARRY + PAULA	6035 ESTERO BLVD
272	33-46-24-W3-00009.0000	LOUTH RICHARD P + DOROTHY H	6051 ESTERO BLVD
273	33-46-24-W3-00010.0000	REINFRIED FAMILY LLC	6061 ESTERO BLVD
274	33-46-24-W3-0010C.0010	F L R INC	6101 ESTERO BLVD
275	33-46-24-W3-03400.00CE	ISLAND BREEZE CONDO	6151 ESTERO BLVD
276	33-46-24-W3-00012.0010	SOUTHLAND CORPORATION	6221 ESTERO BLVD
277	33-46-24-W3-00012.0020	SUNSTREAM INC	6231 ESTERO BLVD
278	34-46-24-W4-00018.0000	COLORADO SOUTHERN INC	6241 ESTERO BLVD
279	34-46-24-W4-00045.0000	BEACH THEATER LLC	6345 ESTERO BLVD
280	34-46-24-W4-00046.0000	BEACH THEATER LLC	6425 ESTERO BLVD
281	34-46-24-W4-02600.00CE	RTJP INVESTMENTS INC	6553 ESTERO BLVD
282	34-46-24-W4-02300.00CE	FAIRVIEW ISLES CONDO	6659 ESTERO BLVD
283	03-47-24-W1-00		

2-DALL SURVEYING AND ENGINEERING FLESHING PROJECT 33000-3300001918 ESTERO BOULEVARD (NORTH) FROM JRM TO COVER SHEET 44

Table with 4 columns: PARCEL, STRAP No, OWNER, ADDRESS. Contains parcel data for parcels 401 through 499.

Table with 4 columns: PARCEL, STRAP No, OWNER, ADDRESS. Contains parcel data for parcels 500 through 598.

Table with 4 columns: PARCEL, STRAP No, OWNER, ADDRESS. Contains parcel data for parcels 599 through 864.

Project information block including: PROJECT No. 38119, DATE 4-16-2010, DRAWN BY C.ALPEN/PIERCE, CHECKED BY S.WHITAKER, SCALE NTS, and a title block with 'ESTERO BOULEVARD COUNTY ROAD 865' and 'SOUTH WEST FLORIDA'.

(SR #1) SUMMARY OF NORTH END OF BEACH STARTING NEAR THE PIER, ENDING AT GULF BEACH ROAD.

GULF SIDE: FROM OLD SAN CARLOS TO THE NORTHWEST CORNER OF CANAL STREET. WE HELD EXISTING SURVEY INFORMATION FROM OUR PREVIOUS SURVEY WORK IN THIS AREA. EXISTING MONUMENTS AND SURVEYS BY OTHERS WHICH WERE IN HARMONY WITH THE INTENDED WIDTH OF ESTERO BOULEVARD (50') AND RECORD PLAT DIMENSIONS.

FROM CANAL STREET WE RAN TO THE NEXT RW CHANGE IN DIRECTION LOCATED ON THE GULF SIDE RIGHT-OF-WAY AT THE NORTHWEST CORNER OF AVENUE A. WE THEN RAN TO THE EAST LINE OF CRESCENT BEACH SUBDIVISION (P.B. 4, PG. 45 - PREPARED BY H.K. DAVIDSON - 1925) WHICH WAS ESTABLISHED BY HOLDING THE PLAT DISTANCE OF 53.34' FROM A 4"x4" CONCRETE MONUMENT WITH 1/8" IRON ROD IN CENTER. THIS IS A VERY OLD MONUMENT (2' UNDERGROUND) LOCATED AT THE NE CORNER OF LOT 2, BLOCK A OF CRESCENT BEACH SUBDIVISION. THE MONUMENTATION IN THIS SUBDIVISION APPEARS TO COMPARE REASONABLY CLOSE WITH THE RECORD PLAT DIMENSIONS. THE DIMENSIONS FROM THE EXISTING SURVEY MONUMENTS ALONG THE PLATTED ALLEY DIVIDING BLOCKS A,B,C,D AND E OF THIS SUBDIVISION TO THE ESTERO BLVD RW ARE IN HARMONY WITH THE PLAT AND CONFIRM THE RW LOCATION. CONTINUING SOUTHEAST FROM HERE, IT GETS MORE DIFFICULT IN THE MIRAMAR SUBDIVISION. THE CONDO PLAT FOR "ESTERO ISLAND BEACH CLUB" DATED 1980 BY JOHN AMIS (AMEY, INC.) COVERS THE AREA BETWEEN MIRAMAR AND PALM AVENUE. THERE IS A BREAK JUST EAST OF THE NORTHWEST CORNER OF LOT 6, BLOCK C OF MIRAMAR (P.B. 6 PG. 31-PREPARED BY JOHN A. MYLER - 1925) WHICH POINT WAS ESTABLISHED FROM THE OPPOSITE SIDE OF THE ROAD (A HISTORICAL BREAK LOCATION BASED ON AMEY CENTERLINE REFERENCES DATED 1959). FROM HERE THE GULF SIDE RIGHT-OF-WAY RUNS SOUTHEAST TO A BREAK POINT WHICH IS THE NORTHEAST CORNER OF MIRAMAR SUBDIVISION. THIS POINT IS SHOWN AS A SLIGHT RIGHT-OF-WAY CHANGE ON THE CONDO SURVEY DRAWING OF ESTERO ISLAND BEACH CLUB (AUGUST, 1980). THE RIGHT-OF-WAY OF MIRAMAR STREET AND PALM AVENUE IS ALSO PROVEN BY TIES TO BUILDING CORNERS WHICH WERE FIELD LOCATED AND COMPARED TO THE CONDO DRAWING. FROM THIS BREAK WE CONTINUE SOUTHEAST TO THE NORTHWEST CORNER OF PALM AVENUE TO ANOTHER BREAK POINT AND THEN CONTINUE SOUTHEAST TO A BREAK POINT BEING ON A BISECTOR LINE OPPOSITE THE SOUTHEAST CORNER OF G.L. YENT SUBDIVISION- AN UNRECORDED PLAT LOCATED ON THE BAY SIDE OF ESTERO BLVD. WE THEN CONTINUE SOUTHEAST FROM THIS CORNER THROUGH VARIOUS EXISTING SURVEY MONUMENTS AND BREAKS TO A BREAK POINT BEING A CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER LOT 31, T.P. HILLS. WE THEN CONTINUE SOUTHEAST TO A FOUND IRON ROD LOCATED AT THE WEST RIGHT-OF-WAY OF GULF BEACH ROAD ON THE SOUTH RW LINE OF ESTERO BLVD.

BAY SIDE : WE RAN FROM THE RIGHT-OF-WAY OF OLD SAN CARLOS AND ESTERO BLVD SOUTHEAST TO A POINT WHICH IS OPPOSITE THE NORTHWEST CORNER OF CANAL STREET ON A BISECTOR LINE. THIS BREAK IS AT PARCEL 105. WE UTILIZED A SURVEY BY HOWELL F. DAVIS & ASSOCIATES DATED 1987 (87-1589) AND A SURVEY BY CEJ DATED 1961 TO LOCATE OLD MONUMENTS AND PROVE THE RIGHT-OF-WAY IN THIS AREA BETWEEN CRESCENT STREET AND PRIMO DRIVE. THE RIGHT-OF-WAY LINES ON THE BAY SIDE AND GULF SIDE IN THIS VICINITY ARE PARALLEL AND 50.00 FEET APART. THE PLAT DIMENSION OF 397.7' FROM THE NORTHEAST CORNER LOT 7, BLOCK D OF CRESCENT PARK ADDITION (P.B. 4 PG. 46-BY J.A. DAVIDSON-1921) WAS COMPARED TO A CALCULATED DIMENSION OF 397.71' WHICH WAS A VERY GOOD CHECK. THIS INTERSECTION POINT AT PRIMO DRIVE WAS ALSO VERIFIED BY COMPARISON WITH A MAP DISTANCE OF 397.70 (SHOWN ON FOOT MAP 12530-2611 DATED 1973). THERE WAS ALSO AN OLD N/D .13N/.20W OF THIS POSITION. FROM THIS POINT WE RUN SOUTHEASTERLY STRAIGHT TO AN HISTORIC BREAK JUST WEST OF MIRAMAR STREET WHICH WAS DETERMINED FROM VARIOUS OLD SURVEYS AND FIELD NOTES (AMEY, 1968). FROM THIS BREAK (NEAR MIRAMAR STREET) WE CONTINUE TO RUN SOUTHEAST TO THE SE CORNER C.L. YENT UNRECORDED SUBDIVISION. WE THEN CONTINUE TO RUN SOUTHEAST TO A FOUND P/K N/D LB8753 MARKING THE WEST LINE OF SEAGRAPE (P.B. 4, PG. 17 - PREPARED BY H.K. DAVIDSON - 1919) LYING JUST WEST OF MANGO STREET). FROM THIS BREAK POINT WE RUN SOUTHEASTERLY TO A FOUND 4X4 CONCRETE MONUMENT LOCATED AT THE SW CORNER OF LOT 31, T.P. HILLS. WE THEN CONTINUE SOUTHEASTERLY TO A 5/8" IRON ROD IN CUT-OUT AT THE NORTH RIGHT-OF-WAY ESTERO BLVD AND THE WEST RIGHT-OF-WAY LINE OF GULF BEACH ROAD.

THE ESTERO BLVD RIGHT-OF-WAY LINES RUN PARALLEL AND 50.00 FEET WIDE FROM GULF BEACH ROAD SOUTHEASTERLY TO BAY ROAD WHERE WE ENTER THE FIRST "S" CURVE".

(SR #2) SUMMARY OF PALERMO CIRCLE/PRIMO DRIVE AREA - VENETIAN GARDENS, P.B. 6, PG. 70:

THIS IS A VERY DIFFICULT AREA. THE AREA ALONG CAROLINA AVENUE WAS ESTABLISHED BY HOLDING EXISTING MONUMENTATION AND UTILIZING THE CONDO PLAT OF BATIKI WEST (PARCEL 115). THERE WAS A RIGHT-OF-WAY TAKING (O.R. 790, PG. 853) ALONG THIS CONDOMINIUM BOUNDARY FOR ESTERO BOULEVARD RIGHT-OF-WAY. THERE IS A CURVE SHOWN ON THE PLAT OF VENETIAN GARDENS AT THE SOUTHEAST CORNER OF LOT 1, BLOCK B, WHICH IS NOT SHOWN ON THE CONDOMINIUM PLAT (CPB 4, PG. 124). THE RIGHT-OF-WAY OF SANTOS ROAD WAS ESTABLISHED FROM EXISTING MONUMENTATION AND HOLDING THE PLAT DISTANCE OF 406.16' FROM A FOUND IRON ROD AT THE NORTHEAST CORNER OF LOT 18, BLOCK A, VENETIAN GARDENS. THE IRON ROD AT THE SOUTHEAST CORNER OF LOT 35, BLOCK A, WAS HELD FOR THE NORTH RIGHT-OF-WAY OF SANTOS ROAD. A PORTION OF SANTOS ROAD WITHIN BATIKI WEST WAS VACATED (CCMB 17, PG. 102) AND ANOTHER PORTION WAS VACATED IN O.R. 553 PG. 796.

THE RIGHT-OF-WAY OF PRIMO DRIVE WAS DETERMINED BY HOLDING AN IRON ROD IN A CUTOUT AT THE NORTHEAST CORNER OF LOT 22, BLOCK D OF CRESCENT PARK ADDITION (P.B. 4, PG. 46). WE ALSO RE-ESTABLISHED THE SOUTHWEST CORNER OF PRIMO DRIVE AS IT INTERSECTS WITH THE NORTH (BAY SIDE) RIGHT-OF-WAY LINE OF ESTERO BOULEVARD AT A LOCATION PREVIOUSLY OCCUPIED BY A RAILROAD SPIKE SET BY CARL JOHNSON IN 1961. WE UTILIZED A SURVEY BY THIS FIRM DATED 1987 OF PARCEL 105 TOGETHER WITH EXISTING MONUMENTATION (AS SHOWN ON SAID SURVEY BY CARL JOHNSON - 1981) TO RE-ESTABLISH THE RIGHT-OF-WAY OF CRESCENT STREET AND PRIMO DRIVE. THE RIGHT-OF-WAY LINES OF PALERMO CIRCLE WERE EXTREMELY DIFFICULT TO RE-ESTABLISH AS THERE WERE MANY SURVEY POINTS SET IN INCORRECT LOCATIONS. WE UTILIZED A SURVEY BY JOHN AMIS (AMEY, INC.) DATED OCTOBER, 1977 WHICH INDICATED CONCRETE MONUMENTS FOUND AT THAT TIME AND TIES TO THE RIGHT-OF-WAY FROM THE MONUMENTS. THESE MONUMENTS, TOGETHER WITH A MONUMENT FOUND 28.07' SOUTH OF THE NORTHWEST CORNER OF LOT 32, BLOCK H ON THE EAST RIGHT-OF-WAY LINE OF PRIMO DRIVE, WERE HELD TO RE-ESTABLISH THE CURVED RIGHT-OF-WAY BEING THE WEST LINE OF PALERMO CIRCLE. WE FOUND AND HELD AN IRON ROD LOCATED AT THE P.C. ON LOT 17, BLOCK G. THE PORTION OF PALERMO CIRCLE RIGHT-OF-WAY BETWEEN BLOCKS B AND F WAS ESTABLISHED BY HOLDING THE PLATTED 50' WIDTH. THERE WAS A FOUND IRON ROD NEAR THE CENTER OF BLOCK "X" ON THIS EASTERLY RIGHT-OF-WAY LINE WHICH WAS IN HARMONY WITH THE CALCULATED RW LINE.

THE EAST LINE OF PALERMO CIRCLE BETWEEN ESTERO BOULEVARD AND SANTOS ROAD WAS ESTABLISHED BY HOLDING A PLAT DISTANCE OF 150.93' FROM AN IRON ROD WHICH WAS FOUND IN A CUTOUT AT THE SOUTHEAST CORNER OF LOT 16, BLOCK B. THE MONUMENTED CURVED WEST RIGHT-OF-WAY WAS HELD AND OFFSET THROUGH THIS POINT WHICH RIGHT-OF-WAY WIDTH IS CALCULATED AS BEING 49.47' (50' PLAT).

THE CURVE LOCATED AT THE SOUTH END OF BLOCK H WAS FORCED IN FROM THE P.C.C. AT THE MIDDLE OF LOT 32, BLOCK H TO THE SOUTHWEST CORNER OF LOT 32. THE PLAT IS DIFFICULT TO READ, HOWEVER, IT APPEARS THE INTENDED RIGHT-OF-WAY LOCATION WAS TO END AT THE LOT CORNER.

IT SHOULD BE NOTED THAT THE PALERMO CIRCLE RIGHT-OF-WAY CURVE IS NON-TANGENT TO THE RIGHT-OF-WAY LINE RUNNING NORTH OF THE PC LOCATED ON LOT 17, BLOCK G.

(SR #3) SUMMARY OF FIRST "S" CURVE - REPLAT OF BLOCK "A", WINKLER SUBDIVISION (12)6 AND BLOCK "M", WINKLER'S SECOND DIVISION (8)45:

THE FIRST ESTERO BLVD "S-CURVE" AS SHOWN ON THE PLAT OF WINKLER'S SECOND DIVISION (8/49) WAS ORIGINALLY DEEDED AS A PUBLIC ROAD BY THE WINKLERS (D.B. 126 PG. 157) IN 1933. THE LEGAL DESCRIPTION CONTAINS SOME DISCREPANCIES IN PLACING THE DEEDED RW ON THE GROUND. THE PLAT OF WINKLER'S SECOND DIVISION (8/49) WAS RECORDED TWO YEARS LATER IN 1935 AND STATES IN THE DEDICATION THAT ALL STREETS "AS SHOWN" ARE DEDICATED TO THE PUBLIC AND PIPES MARKING THE RW ARE SHOWN. THERE WAS NO NOTATION OF THE DEEDED RW ON THE PLAT. THE DEEDED RW DOES NOT CONFORM WITH THE MONUMENTATION FOUND IN THE FIELD AND IT APPEARS THAT THE PLAT WAS UTILIZED IN THE PAST AND NOT IN DEED. THE AREA FROM POMPAÑO STREET SOUTHEASTERLY TO THE SECTION LINE AT RED COCONUT IS EXTREMELY DIFFICULT TO WORK IN DUE TO THE POOR QUALITY OF THE PLATS (CARL JOHNSON CONFIRMED THIS POOR QUALITY BY NOTATIONS ON HIS PLAT IN 1958 - SEE P.B. 12, PG. 6). THE GEOMETRY ON THE PLAT (P.B. 8 PG. 45) IS HORRIBLE AND CURVES WERE CALCULATED BY SURVEY METHODS TO FOLLOW IN THE FOOTSTEPS OF PREVIOUS SURVEYORS AND THE INTENT OF THE PLAT WHICH SHOWS A CURVED RIGHT-OF-WAY ALIGNMENT ALONG ESTERO BLVD. BASED ON OUR SURVEY RECORDS, THERE WERE VARIOUS MONUMENTS FOUND BACK IN 1979 ALONG THE ESTERO RW. THESE RECORDS ALSO INCLUDED THE EXISTENCE OF A 2" IRON PIPE FOUND ALONG THE ESTERO RW FRONTAGE OF LOT 17, BLOCK M. THIS PIPE IS NOW GONE AND ITS LOCATION WAS ABLE TO BE RECREATED AND WAS HELD AS THE POINT OF REVERSE CURVE (P.R.C.) AS SHOWN ON THE RECORD PLAT. A SURVEY OF CAPER BEACH CLUB (PARCEL 455) BY JOHNSON ENGINEERING (JEI) AND DATED 1977 WAS OBTAINED AND IT CONFIRMED THE SAME PIPE WAS USED AS THE POINT OF REVERSE CURVE. THE LOCATION OF THE P.R.C. AT LOT 17 WAS KEYS AS IT WAS NOT DIMENSIONED ON THE RECORD PLAT. THIS SAME SURVEY ALSO DELINEATED THE RW LINES OF A PORTION OF ESTERO BLVD AND SEAVIEW STREET WHICH WAS HELD TO BE THE BEST EVIDENCE OF THEIR TRUE LOCATION. THE SURVEY HAS A NOTE THAT THE RW IS BASED ON ORIGINAL IRON PIPES FOUND WHICH WERE SET BY HARRY K. DAVIDSON. THERE IS A PROBLEM OF OVERLAPPING LINES IN THE ALLEY JUST SOUTH OF CAPER BEACH CLUB. THE JEI SURVEY DOES NOT MATCH THE GULF SIDE RIGHT-OF-WAY LINE OF THE ALLEY. ALSO, THERE IS A PROBLEM BETWEEN LOTS 14-15, BLOCK M, WHICH SHORTS THE ACCESS WAY BETWEEN THESE LOTS. THIS IS SHOWN ON ACCESS SURVEY #10 (WILSON MILLER/PAUL DUKAS IN 1986). THE REMAINING CURVED RW LINES ALONG ESTERO BLVD WERE DETERMINED BY RECOVERING SURVEY MARKERS AND/OR ESTABLISHING LOT CORNERS BASED ON HISTORICAL RECORDS OR PLAT DIMENSIONS. ONCE THE ENDPOINTS OF PLATTED LOTS WERE DETERMINED ALONG THE ESTERO RW LINE, CURVES WERE CREATED HOLDING THE DEEDED RADIUS (IF PRACTICAL) AND EXTENDING THROUGH THESE ENDPOINTS. THIS METHOD WOULD PROVE TO BE THE MOST EQUITABLE AS IT PROVIDES THE PRIVATE LAND OWNERS CLOSE TO THE INTENDED LOT SIZE SHOWN ON THE PLAT. A DILIGENT SEARCH WAS MADE TO RECOVER AS MANY LOT CORNERS AS POSSIBLE IN AN EFFORT TO CONFORM WITH EXISTING CONDITIONS. THIS WOULD MOST LIKELY BE THE SAME METHOD USED BY PRIVATE SURVEYORS IN THE PAST TO WORK WITHIN THIS SUBDIVISION AS IT IS CUSTOMARY TO WORK WITHIN THE SAME BLOCK UTILIZING PLAT DIMENSIONS. THE RECOVERY OF SURVEY MARKERS ALONG THE BAY SIDE OF ESTERO BLVD IN THIS AREA WAS VERY DIFFICULT DUE TO THE RECOMBINATION OF LOTS INTO LARGER TRACTS AND DEVELOPMENT/UTILITY WORK. THE SURVEYED WIDTH OF ESTERO BLVD VARIES FROM THE DEEDED AND PLATTED WIDTH WHICH COULD BE ATTRIBUTED TO VARIOUS FACTORS INCLUDING POOR QUALITY OF RECORD PLATS IN THIS AREA AND INCONSISTENCIES IN SURVEY MEASUREMENTS THROUGH THE YEARS.

(SR #4) SUMMARY OF AREA FROM SECTION LINE NEAR LOVERS LANE SOUTHEASTERLY TO CONNECTICUT STREET:

WE CONTINUED FROM THE SECTION LINE JUST EAST OF LOVERS LANE AND RAN SOUTHEASTERLY. THE 65' DIMENSION FOR THE RIGHT-OF-WAY WIDTH AS SHOWN ON THE PLAT OF WINKLER'S SECOND DIVISION ALONG THE SECTION LINE IS CORRECT BUT THE RW LINES ARE IN THE WRONG PLACE ON THE PLAT. THERE WAS AN OLD PIPE (NEAR THE BEACH - LOCATED BETWEEN PARCELS 152 AND 463) SHOWN ON AN OLD HOWELL F. DAVIS & ASSOCIATES SURVEY (DATED 1983). THIS PIPE WAS FOUND AND WAS HELD TO CONFIRM THE HISTORICAL LOCATION OF THE ESTERO BOULEVARD RIGHT-OF-WAY LINE IN THE RED COCONUT AREA. WE ALSO UTILIZED AN OLD DUANE HALL SURVEY (JANUARY, 1984) WHICH WAS FOR THE BUILDING ON PARCEL 152 ON THE BAY SIDE OF ESTERO BLVD. WE FIELD LOCATED THIS BUILDING AND COMPARED THE BUILDING TIES TO OUR CALCULATED RIGHT-OF-WAY LINE OF ESTERO BOULEVARD IN THIS VICINITY. THIS COMPARISON WAS VERY CLOSE AND CONFIRMED OUR SURVEY OF THE RIGHT-OF-WAY LINE WAS CORRECT (SEE AREA DETAIL #4 ON SHEET 35). ALSO, THERE IS A SIGNIFICANT BREAK IN THE ESTERO BLVD RIGHT-OF-WAY BETWEEN LOTS 14 AND 15 PER CASE'S SUBDIVISION PLAT (D.B. 131, PG. 300). THERE WAS A 3-1/2" IRON PIPE FOUND ON THE GULF SIDE RW LINE AT THIS BREAK. THE BAY SIDE RIGHT-OF-WAY LINE RUNS FROM A POINT LYING AT A HISTORICALLY SURVEYED DISTANCE OF 484.10 FEET SOUTH FROM THE SECTION CORNER SOUTHEASTERLY THROUGH VARIOUS BREAK POINTS TO THE WEST LINE OF CONNECTICUT STREET. THE GULF SIDE RW IS 65' WIDE AND PARALLEL TO THE BAY SIDE RW LINE FROM THE SECTION LINE SOUTHEASTERLY THROUGH BREAK POINTS TO AN OLD 4X4 CONCRETE MONUMENT WITH SCREW LOCATED AT THE WEST LINE OF CONNECTICUT STREET. LEE COUNTY ATTORNEYS OFFICE HAS CONFIRMED THE WIDTH OF ESTERO BLVD IN THIS VICINITY TO BE 65' PER THE CASE SUBDIVISION AFFIDAVIT.

(SR #5) SUMMARY OF AREA FROM CONNECTICUT STREET SOUTHEASTERLY TO AVENIDA PESCADORA:

WE CONTINUED TO RUN SOUTHEASTERLY THROUGH VARIOUS EXISTING MONUMENTS AND SUBDIVISIONS ALONG BOTH SIDES OF THE RW OF ESTERO BLVD TO A SIGNIFICANT PLATTED BREAK POINT LOCATED JUST WEST OF SABAL DRIVE. THIS PORTION OF THE RW APPEARS TO HAVE MANY BREAK POINTS DUE TO THE CURRENT SUBDIVISIONS BEING A REPLAT OF CASE SUBDIVISION WHICH ACCORDING TO AFFIDAVIT FILED BY THE CASE'S THEY THEMSELVES HAD SET IRON PIPES. WE THEN CONTINUED SOUTHEASTERLY TO THE SOUTH LINE OF AVENIDA PESCADORA AT WHICH POINT THERE IS A SUBSTANTIAL RW WIDTH CHANGE.

(SR #6) SUMMARY OF SOUTH 1/4 CORNER 28-46-24 AND GULF HEIGHTS (6)39, LAZY ACRES (UNRECORDED) AND MCPHIE PARK AREA (P.B. 8 PG. 52, P.B. 8 PG. 59, P.B. 8 PG. 67):

THE SOUTH 1/4 CORNER OF SECTION 28 WAS FIRST ESTABLISHED BY EXISTING LOT CORNERS ALONG AVENIDA PESCADORA IN THE HOLIDAY HEIGHTS SUBDIVISION (P.B. 9, PG. 58). THIS PLAT SHOWS THE 1/4 CORNER LOCATION. THE PLAT OF GULF HEIGHTS (6/39) SHOWS THIS CORNER BUT WITHOUT DIMENSIONS. THE LEGAL DESCRIPTION IN D.B. 127, PG. 118 AND O.R. 3410, PG. 2324 CALLS FOR A DIMENSION OF 1643.7' ALONG THIS NORTH LINE AND WE HAVE CALCULATED 1643.59' WHICH WAS A GREAT CHECK. THE SOUTHWEST CORNER OF GOVERNMENT LOT 2, SECTION 33, T-46-S, R-24-E, WAS CALCULATED FROM THE SW CORNER OF LOT 1, BLOCK B - MCPHIE PARK UNIT NO. ONE (8/52), ALSO ACCESS SURVEY #17 FOR STERLING AVENUE. BY HOLDING THIS CORNER AND STRIKING A LINE TO THE N 1/4 CORNER OF SECTION 33, THE BOUNDARY OF LAZY ACRES UNRECORDED CAN BE ESTABLISHED. THE ANGLE AT THE N 1/4 CORNER (SOUTH TO WEST) IS 90° 04'30" (PLAT - LAZY ACRES) COMPARED TO 90° 04'09" AS CALCULATED. ALSO, THE ANGLE ON THE PLAT OF MCPHIE PARK UNIT NO. 1 (P.B. 8, PG. 52) IS 45° 43'37" COMPARED TO 45° 36'13" CALCULATED AT SW CORNER GOVERNMENT LOT 2 OF SECTION 33. THE DISTANCE FROM THIS CORNER NORTH TO 1/4 CORNER IS 1607.4' (SEE PLAT DESCRIPTION P.B. 8, PG. 52) COMPARED TO 1607.35' AS CALCULATED.

STERLING AVENUE IS COMPLICATED AS MCPHIE PARK NO. ONE (8/52) AND MCPHIE PARK NO. 3 (8/67) SHOWS IT DIFFERENTLY. THE MCPHIE CIRCLE WAS VACATED AND NOW IS COMPLETELY DIFFERENT - SEE O.R. 1542, PG. 80. THE ESTERO RIGHT-OF-WAY WIDTH CHANGES FROM 50' TO 65' IN THIS VICINITY.

(SR #7) SUMMARY - "S" CURVE AT LAZY WAY AND STERLING AVENUE:

THE BAY SIDE PARCELS BETWEEN LAZY WAY AND STERLING AVENUE ARE BASED ON A DEED FOR PARCEL 247 (O.R. 2175, PG. 1817) WHICH CALLS OUT MONUMENTS. WE UTILIZED A SURVEY - PARTIAL - BASED ON THE STYLE AND FORMAT IT APPEARS TO BE PREPARED BY JOHNSON ENGINEERING/CARL JOHNSON WHICH SHOWS THE CONCRETE MONUMENTS BEING SET. THIS SURVEY LOOKS TO HAVE BEEN PREPARED BETWEEN 1964 AND 1983 (SEE O.R. 231, PG. 692 AND O.R. 1699, PG. 2440). IT ALSO APPEARS THE DESCRIPTION WAS PREPARED BASED ON THIS DRAWING. WE WERE ABLE TO ESTABLISH THIS PARCEL ALMOST EXACTLY WHERE IT WAS BASED ON THE MONUMENTS STILL IN PLACE.

LAZY WAY WAS ESTABLISHED FROM THE UNRECORDED PLAT OF LAZY ACRES. THE SOUTHEAST SIDE OF STERLING AVENUE WAS DERIVED FROM THE PLAT OF MCPHIE PARK UNIT ONE (P.B. 8, PG. 52).

THE GULF SIDE OF ESTERO ADJOINING BLOCK A, OF MCPHIE PARK UNIT ONE (P.B. 8, PG. 52) IS A DIFFICULT RIGHT-OF-WAY LINE TO ESTABLISH. AFTER REVIEWING THE FOLLOWING: 1) PLAT OF MCPHIE PARK UNIT ONE (2) SURVEY IN D.B. 197, PG. 359 (DATED 1949) - JOHNSON/COTHEM MAY HAVE DONE THIS BASED ON THE DATE; 2) SURVEY NOTED ABOVE BY JOHNSON ENGINEERING/CARL JOHNSON WHICH SHOWS THE WIDTH OF ESTERO BEING 65' AND IRON PIPES EXISTING ALONG THE GULF SIDE RIGHT-OF-WAY OF ESTERO BOULEVARD. THERE IS A DISCREPANCY ON THE PLAT OF MCPHIE PARK UNIT ONE SHOWING BLOCK A. THE PLAT SHOWS A CURVE (RADIUS=100') AT THE NORTHERN CORNER OF BLOCK A. THIS RIGHT-OF-WAY WAS SURVEYED AS A STRAIGHT LINE (WITHOUT A CURVE) APPROXIMATELY 61 YEARS AGO. IF A CURVE IS INSERTED AS PER THE PLAT AND THE DESCRIPTION RECORDED IN O.R. 3726, PG. 2944 (PARCEL 555), THE RIGHT-OF-WAY OF ESTERO IS 63'+- WIDE AND CONFLICTS WITH EXISTING MONUMENTATION AND THE 1949 SURVEY WHICH APPEARS TO BE THE BASIS OF THE LAND SUBDIVISION IN THIS VICINITY. FOR THESE REASONS THE SUBDIVISION CORNER AT THE NORTH END OF BLOCK A WAS HELD AND THE GULF SIDE RW WAS ESTABLISHED AS A STRAIGHT LINE BY HOLDING A WIDTH OF 65' FROM OPPOSITE THE POINT OF CURVE AT THE SOUTHWEST CORNER OF PARCEL 248. THIS ALLOWS VERY CLOSE TO A 65' RIGHT-OF-WAY WIDTH OF ESTERO AS PER SURVEY NOTED ABOVE BY JOHNSON ENGINEERING/CARL JOHNSON.

(SR #8) SUMMARY - CATHOLIC CHURCH AREA:

THE RIGHT-OF-WAY LINES IN THIS AREA WERE DETERMINED BY FIELD LOCATING EXISTING SURVEY POINTS AND REVIEW OF VARIOUS RECORD PLATS AS FOLLOWS: MCPHIE PARK UNIT NO. ONE (P.B. 8 PG. 52); MCPHIE PARK UNIT NO. TWO (P.B. 8 PG. 59); MCPHIE PARK UNIT NO. 3 (P.B. 8 PG. 67). BLOCK I OF UNIT NO. TWO WAS LATER RESUBDIVIDED AS ESTERO PARK (P.B. 9 PG. 8). GOVERNMENT LOT 1 WAS RE-ESTABLISHED BY UTILIZING THESE RECORD PLATS ALONG WITH FLAMINGO BAYOU (P.B. 33 PG. 7) AND FLAMINGO LAKES (P.B. 34 PG. 52). THERE WAS AN OLD IRON PIPE FOUND AT THE SOUTHWEST CORNER OF GOVERNMENT LOT 1 LOCATED UNDER A FIGUS TREE WITHIN THE CATHOLIC CHURCH PROPERTY. THIS WAS HELD AS THE BEST EVIDENCE OF THE CORNER AND WAS IN HARMONY WITH THE ADJOINING LOTS AND EXISTING MONUMENTATION. A 2" DIAMETER ALUMINUM CAP STAMPED "ESTERO BLVD RW- GL COR-LB4919" WAS SET ON TOP OF THIS PIPE WITH POURED IN PLATE CONCRETE. THE LOCATION OF THE P.C. ON THE NORTH RW LINE OF ESTERO BLVD WAS DERIVED BY HOLDING PLAT DIMENSIONS FROM THIS GOVERNMENT LOT CORNER TOGETHER WITH OTHER MONUMENTATION ALONG THE ESTERO RW FROM STERLING AVENUE TO LANARK AVENUE EXTENDED TO THE EAST. THE RADIUS OF THE CURVE (417.85') WAS HELD AS SHOWN ON THE PLAT OF MCPHIE PARK UNIT NO. TWO. IT APPEARS THE DEGREE OF CURVE SHOWN ON THIS PLAT WAS BASED ON THE RAILROAD CHORD METHOD.

THE WIDTH OF LANARK AVENUE IS SHOWN AS BEING 50' WIDE ON THE PLAT OF MCPHIE PARK UNIT NO. ONE. NO WIDTH WAS SHOWN ON THE PLAT OF MCPHIE PARK UNIT NO. TWO AND A WIDTH OF 40' ON THE PLAT OF MCPHIE PARK UNIT NO. 3. THERE IS CONFLICTING MONUMENTATION EXISTING IN THE FIELD, HOWEVER THERE WAS AN OLD SURVEY BY JOHN AMEY DATED 3-22-67 WHICH SHOWED MONUMENTS FOR LOT 4, BLOCK F TO BE EXISTING AT THAT TIME WHICH MONUMENTS WERE RECOVERED DURING THE COURSE OF OUR WORK. THIS SURVEY APPEARED TO BE THE BEST AVAILABLE EVIDENCE FOR CONFIRMING THE HISTORICAL LOT LINE LOCATION. THE MONUMENTS AS SHOWN ON THIS SURVEY TOGETHER WITH THE FOUND CONCRETE MONUMENT LOCATED AT THE NORTHWEST CORNER OF LOT 2, BLOCK F ARE IN HARMONY WITH THE PLAT DIMENSIONS FOR BLOCK F OF MCPHIE PARK UNIT NO. TWO. THERE WERE TWO CORNERS LOCATED ALONG THE ESTERO BLVD RW FOR LOT 2, BLOCK F WHICH ARE APPROXIMATELY 5' EAST AND IF HELD AS THE RW OF LANARK WOULD CREATE A SHORTAGE IN THE PLATTED LOT WIDTH FOR THE REMAINING LOTS 3, 4 AND 5 WITHIN BLOCK F. THE WIDTH OF LANARK AVENUE IS 45 FEET WIDE BASED ON THE EXISTING MONUMENTATION AS NOTED ABOVE.

(SR #9) SUMMARY - MOUND ROAD TO FLAMINGO STREET :

THE EXISTING PUBLIC WATER ACCESS MONUMENTS WERE HELD FOR THE RIGHT-OF-WAY OF GULF DRIVE. THE RIGHT-OF-WAY AS SHOWN ON THE PLAT OF ESTERO PARK WAS HELD FOR THE SOUTH SIDE OF ESTERO BOULEVARD BETWEEN GULF DRIVE AND FLAMINGO STREET. THERE WERE SOME DISCREPANCIES IN THIS AREA COMPARED TO THE DIMENSIONS SHOWN ON THE PLAT OF MCPHIE PARK UNIT NO. TWO. THE MORE RECENT PLAT DIMENSIONS FOR ESTERO PARK WERE HELD IN ORDER FOR THE CURRENT LOT OWNERS TO RECEIVE THE INTENDED LOT SIZES AND DIMENSIONS. THERE WAS AN OLD IRON PIPE FOUND AT THE NORTHWEST CORNER OF LOT 8 WHICH WAS HELD AS THE LOT CORNER AND RIGHT-OF-WAY LOCATION OF ESTERO BOULEVARD THE CURVES ALONG ESTERO BOULEVARD ARE NON-TANGENT IN THIS AREA.

THE NORTH RIGHT-OF-WAY OF ESTERO BOULEVARD BETWEEN MOUND ROAD AND FLAMINGO STREET WAS ESTABLISHED BY HOLDING FOUND CONCRETE MONUMENTS AS CALLED FOR BY OLD DEEDS. MOUND ROAD WAS REROUTED PER DEED RECORDED IN D.B. 258 AT PAGE 572 AND THE LOCATION EVIDENCED BY DEED CALLS FOR EXISTING MONUMENTS WHICH WERE FOUND.

(SR #10) SUMMARY - FLAMINGO STREET TO ALBATROSS STREET AREA:

THE RIGHT-OF-WAY LINES IN THIS AREA WERE DETERMINED BY FIELD LOCATION OF EXISTING SURVEY POINTS AND REVIEW OF VARIOUS DEEDS AND RECORD PLATS AS FOLLOWS: ESTERO PARK (P.B. 9 PG. 8); FLAMINGO PARK (P.B. 9 PG. 66); SANTINI CROSS UNRECORDED; MARTIN & LEWIS UNRECORDED; SANDPIPER VILLAGE UNIT NO. 1 (P.B. 9 PG. 45); SANDPIPER VILLAGE UNIT NO. 2 (P.B. 9 PG. 52); FAIRVIEW ISLES UNIT 2 (P.B. 33 PG. 16) AND FAIRVIEW ISLES UNIT 3 (P.B. 10 PG. 123). THERE WAS AN OLD 4"x4" CONCRETE MONUMENT FOUND AT THE SOUTHWEST CORNER OF LOT 1 OF ESTERO PARK WHICH WAS USED FOR RE-ESTABLISHING THE P.T. OF ESTERO BOULEVARD AT THE NORTHWEST CORNER OF LOT 1, ESTERO PARK (P.B. 9 PG. 8) AND A DRILL HOLE WAS FOUND TO BE AT THE NORTHEAST CORNER OF SAID LOT 1. THIS SAME DRILL HOLE IS AT THE NORTHEAST CORNER OF BLOCK I, MCPHIE PARK-UNIT NO. TWO (P.B. 8 PG. 59) WHICH IS THE POINT OF COMMENCEMENT OF MANY DESCRIPTIONS LYING EAST OF FLAMINGO STREET. THERE IS A RW WIDTH CHANGE FOR ESTERO BOULEVARD AT FLAMINGO STREET FROM 65' TO 100' PER DESCRIPTIONS RECORDED IN DEED BOOK 189 PG. 161 AND DEED BOOK 193 PG. 583. WE FOUND WHAT APPEARED TO BE ORIGINAL CONCRETE MONUMENTS LOCATED AT THE NORTHWEST AND NORTHEAST CORNER OF LOT 2, BLOCK B AND AT THE SOUTHEAST CORNER OF LOT 5, BLOCK C AS SHOWN ON THE PLAT OF FLAMINGO PARK. THIS PLAT WAS USED FOR RECREATING THE CURVED RW OF ESTERO BLVD IN THIS VICINITY. THE BEST EVIDENCE OF THE P.T. AT THE SOUTHEASTERLY END OF SAID CURVE (BETWEEN DRIFTWOOD LANE AND BAHIA VIA) WAS A DESCRIPTION RECORDED IN O.R. 1989 AT PAGE 4123 WHICH CALLS FOR A CONCRETE MONUMENT TO BE 5.21' FROM THE P.T. THIS MONUMENT WAS FOUND AND USED AS OUR BASIS FOR DETERMINING THE P.T. THERE WAS A FOUND IRON ROD ON THE SOUTH SIDE OF ESTERO BLVD WHICH WAS IN HARMONY WITH THIS P.T. LOCATION. THE NORTHERLY (BAY SIDE) RW LINE OF ESTERO BLVD SOUTHEASTERLY FROM THIS POINT TO THE NEXT P.C. (BETWEEN IBIS STREET AND ALBATROSS STREET) WAS ESTABLISHED FROM FOUND MONUMENTATION RELATIVE TO THE RECORDED AND UNRECORDED PLATS OF THE SUBDIVISIONS AS NOTED ABOVE. THE SOUTHERLY RW LINE OF ESTERO BLVD NORTHWESTERLY FROM THIS POINT BACK TO THE P.T. WAS IN CONFLICT WITH THE DEEDED WIDTH OF 100 FEET. THE STATE RW MAPS (SECTION 1253-152 FOR S-865-DATED 1957) CONTAINS SOME CONFLICTING INFORMATION WITHIN THIS AREA IN SECTION 34 T-46-S R-24-E. THE KEY SHEET INDICATES A MAXIMUM RW WIDTH OF 85 FEET, HOWEVER THE DETAIL SHEET SHOWS THE EXISTING RW AS PER DEED (DATED 1948-1949) WHICH WAS ALREADY 100 FEET WIDE. THERE WERE MANY OLDER SURVEYS BETWEEN STATION 300+57.07 (P.T.) AND STATION 315+42.41 (P.C.) WHICH DELINEATED THE RW LINE ON THE SOUTH SIDE (GULF SIDE) OF ESTERO BLVD. THE MONUMENTATION SHOWN ON THESE SURVEYS WAS FOUND AND HELD AS THE RW LINE AS IT WAS OCCUPIED FOR MANY YEARS AND ALSO WAS SHOWN ON EXHIBITS CONTAINED WITHIN THE DECLARATION OF CONDOMINIUM FOR MANY OF THESE PARCELS IN THIS AREA. IT APPEARS MOST OF THESE SURVEYS WERE PREPARED HOLDING FOR ALIGNMENT AN EXISTING STATE ROAD DEPARTMENT MONUMENT LOCATED AT STATION 301+46.82. THE BASIS FOR VARIOUS SURVEYORS HOLDING THIS MONUMENT MAY HAVE BEEN THAT THIS WAS A STATE ROAD AND THE MONUMENT WAS A STATE ROAD DEPARTMENT MONUMENT. THE MONUMENTED WIDTH OF THE RW VARIES FROM APPROXIMATELY 96 FEET WIDE AT THE LINE DIVIDING PARCELS 595 AND 596 TO A WIDTH OF 100 FEET AT THE LINE DIVIDING PARCELS 600 AND 601. THE HISTORICAL SURVEYS USED AS EVIDENCE OF THE RW WERE AS FOLLOWS: PARCEL 595 (SURVEY BY GERALD SMITH - 1981); PARCEL 596 (SURVEY BY DUANE HALL-1964 AND CARL JOHNSON-1959); PARCEL 597 (SURVEY BY JOHNSON ENGINEERING - 1982); PARCEL 598 (SURVEY BY INK ENGINEERING-1978); PARCEL 599 (SURVEY BY DUANE HALL-1967); PARCEL 601 (SURVEY BY JOHNSON ENGINEERING-1979); PARCEL 602 (SURVEY BY INK ENGINEERING-1974).

(SR #11) SUMMARY AT THE TOWNSHIP LINE DIVIDING SECTIONS 34-46-24 AND 3-47-24:

THIS AREA IS VERY COMPLICATED DUE TO CONFLICTING MONUMENTS AND THE RIGHT-OF-WAY WIDTH CHANGING AT THE SECTION LINE.

FIRST, THE SECTION LINE WAS NOT MONUMENTED BY THE ORIGINAL GOVERNMENT SURVEYORS. THIS SAME LINE IS SHOWN AS "APPROXIMATE TOWNSHIP LINE" ON THE SRD MAPS (1957) 1253-152 FOR SR 865. THE PORTION OF THE TOWNSHIP LINE ON THE GULF SIDE OF ESTERO WAS RE-ESTABLISHED BY UTILIZING AN OLD SURVEY PREPARED BY JOHNSON ENGINEERING DATED 1986 (PARCEL 604). THE MONUMENTATION SHOWN ON THIS SURVEY WAS STILL IN PLACE AND IN HARMONY WITH THE ADJACENT PARCEL TO THE SOUTH LYING IN SECTION 3- T47S-R24E. THE PORTION OF THE TOWNSHIP LINE ON THE BAY SIDE OF ESTERO BOULEVARD WAS RE-ESTABLISHED BY UTILIZING AN UNDATED SURVEY BY DUANE HALL & ASSOCIATES (APPROXIMATED TO BE AROUND 1975) AND A SURVEY BY HOWELL F. DAVIS & ASSOCIATES DATED 1981 AND THE CONDOMINIUM EXHIBITS FOR PARCEL 288-ESTERO COVE. I PERSONALLY SET A CONCRETE MONUMENT (OCTAGON SHAPED) ON TOP OF, WHICH AT THAT TIME, WAS A VERY OLD FOUND IRON PIPE NEAR THE BAY ON THE SOUTH LINE OF ESTERO COVE IN 1981. THIS POINT WAS APPROXIMATELY 2,367' EAST OF THE EAST RW LINE OF ESTERO BOULEVARD AND WAS DESCRIBED BY DEED AS BEING 1,080' SOUTH OF THE TOWNSHIP LINE. THE CALCULATED DISTANCE IS 1057.48'. THIS POINT, ALONG WITH OTHER MONUMENTATION, WAS A GOOD REFERENCE TO WHERE THE TOWNSHIP LINE WAS HISTORICALLY LOCATED. THIS TOWNSHIP LINE IS IN CONFLICT WITH THE SOUTH LINE OF FAIRVIEW ISLES AS PLATTED.

THE DISCREPANCY OF THE TOWNSHIP LINE AND THE SUBDIVISION LINE IS ALSO DOCUMENTED BY VARIOUS DEEDS FOR PARCELS 283, 284 AND 285 WHICH COMMENCE EITHER AT THE SECTION LINE OR AT THE SOUTH LINE OF FAIRVIEW ISLES. IT IS ALSO SHOWN ON THE CONDOMINIUM DRAWING FOR PARCEL 285-CAPTAINS BAY NORTH, CONDOMINIUM ONE (O.R. 2526, PG. 2672).

THE RIGHT-OF-WAY WIDTH CHANGES JUST SOUTH OF THIS SECTION LINE INTERSECTION WITH ESTERO BOULEVARD AND WAS ESTABLISHED AS FOLLOWS:

THE GULF SIDE RIGHT-OF-WAY WAS DETERMINED BY HOLDING EXISTING MONUMENTATION WHICH WAS IN HARMONY WITH THE CONDOMINIUM PLAT FOR PARCEL 605-SANDARAC II, A CONDOMINIUM (CONDO BOOK 5, PG. 328).

THE BAY SIDE RIGHT-OF-WAY WAS DETERMINED BY HOLDING DEED CALLS DESCRIBING THE RW IN THIS VICINITY AND FOUND IRON RODS WITH CAP (LB5151). AN EXISTING SRD MONUMENT WAS FOUND TO BE ON THE RW LINE, HOWEVER NOT AT THE POINT OF RW WIDTH CHANGE. THIS WAS THE BEST EVIDENCE OF THE LOCATION OF THE INTENDED 5' RW WIDTH CHANGE.

(SR #12) SUMMARY FROM THE LINE DIVIDING TOWNSHIPS 46 AND 47 SOUTHEASTERLY TO BUCCANEER DRIVE:

THE RW ALONG THIS PORTION OF THE ALIGNMENT WAS DETERMINED FROM EXISTING MONUMENTS (INCLUDING SRD MONUMENTS), REVIEW OF THE SRD RW MAPS, VARIOUS TAKING DESCRIPTIONS AS NOTED ON THE DETAIL SHEETS CONTAINED HEREIN INCLUDING BUT NOT LIMITED TO TAKING DESCRIPTIONS SHOWN IN CIRCUIT MINUTE BOOK 9 AT PAGE 383, CHANCERY ORDER 39 PAGE 453, HISTORICAL SURVEYS AS NOTED AS REFERENCE SURVEYS AND RECORDED CONDOMINIUM EXHIBITS.

(SR #13) SUMMARY FROM BUCCANEER DRIVE SOUTHEASTERLY AND EASTERLY TO THE END OF ESTERO ISLAND:

BAY SIDE: THE RECORD PLAT OF LAGUNA SHORES, UNIT NO. 1 (P.B. 9 PGS. 29-30 -MAY 1951) AND LAGUNA SHORES, UNIT NO. 2 (P.B. 9 PG. 84 -AUGUST 1953) WERE EXISTING AT THE TIME THE SRD RW MAPS (SECTION 1253-152) WERE PREPARED IN 1957. THERE WAS AN EXTENSIVE SEARCH FOR ORIGINAL PERMANENT REFERENCE MONUMENTS WITHIN BOTH OF THESE SUBDIVISIONS. MANY OF THE ORIGINAL CORNERS WERE RECOVERED. IT SHOULD BE NOTED THAT MANY OF THESE MONUMENTS WERE NON-DETECTABLE WITH METAL DETECTOR EQUIPMENT. IT SHOULD ALSO BE NOTED THAT THERE ARE MANY CONFLICTING SURVEY POINTS WITHIN THESE SUBDIVISIONS. THE OLD 70' RW OF ESTERO BLVD (CCMB 11 PG. 97) WAS DETERMINED BY HOLDING THE EXISTING ORIGINAL CONTROL MONUMENTS FROM THESE TWO SUBDIVISIONS. THE NEW SRD RW WAS DETERMINED BY RELATING WITH THE DEED CALLS (CHANCERY ORDER 39 PAGES 453-469) FROM THESE ORIGINAL PLATTED LOT CORNERS. THE CENTERLINE DESCRIPTION FOR THE NEW RW WAS CONSISTENT WITH THE DIMENSIONING ON THE SRD RW MAPS. THERE HAS BEEN MUCH CONFUSION IN THIS AREA DUE TO THE CENTERLINE RADII BEING THE SAME FOR THE OLD AND NEW RW AND IMPLYING THAT THE CENTERLINE LOCATIONS WERE COINCIDENT. MANY SURVEYORS HAVE HELD THE PLATTED RW AND JUST SUBTRACTED 5 FEET FROM THE ORIGINAL PLATTED LOT LINES (RW) IN ORDER TO DETERMINE THE NEW SRD RW (40' - 35' = 5' DIFFERENCE). THIS WOULD NORMALLY BE CORRECT, HOWEVER THE CENTERLINE LOCATIONS ARE NOT COINCIDENT THEREFORE THE TWO CENTERLINES ARE NON-CENTRIC. IT IS EXTREMELY DIFFICULT TO SEE THIS DIFFERENCE WITHOUT EXTENSIVE SURVEY COMPUTATIONS AND THE REVIEW OF DEEDS REQUIRED TO RELATE THE OLD RIGHT-OF-WAY WITH THE NEW. IT SHOULD BE NOTED THAT MANY OF THE LEGAL DESCRIPTIONS CONTAINED IN THE DEEDS FOR LOTS WITHIN THE LAGUNA SHORES SUBDIVISIONS ONLY REFERENCE THE PLATTED LOTS AND NOT THE TAKING FOR THE SRD RW. THE CENTERLINE OF THE NEW SRD RW (SAME AS THE BASELINE SURVEY IN THIS AREA) WAS ESTABLISHED BY REFERENCE TO THE DEED CALLS, SRD RW MAPS AS NOTED AND EXISTING ORIGINAL SUBDIVISION MONUMENTATION. THERE WERE EXISTING SRD MONUMENTS IN THE GROUND WHICH MATCHED VERY WELL RELATIVE TO THIS CENTERLINE. REFER TO SRD MONUMENTS FOUND AT PC STATION 366+33.53 (PARCEL 624) AND STATION 403+93.97 (PARCEL 341) AT THE END OF THE BAY SIDE CURVE ON LOT 49, LAGUNA SHORES UNIT NO. 2. THERE WAS AN OLD SRD MONUMENT FOUND AT THE NORTHWEST INTERSECTION OF TARPON ROAD AND ESTERO BOULEVARD. THIS MONUMENT IS APPROXIMATELY 0.52' SOUTH OF THE RW LINE AS DESCRIBED BY DEED. IT WAS HELD AS BEING ON THE NORTH RW LINE OF ESTERO BOULEVARD AS MOST SURVEYORS HAVE HISTORICALLY HELD THIS POINT BASED ON THE LOCATION OF OTHER FOUND SURVEY MONUMENTS ALONG THIS RW WITHIN LAGUNA SHORES. THIS MAKES THE SOUTH SRD RW LINE AND THE CENTERLINE (BASELINE SURVEY) NON-CENTRIC WITH THE NORTH SRD RW LINE. THIS ALSO MAKES THE SURVEYED RW WIDTH SLIGHTLY LESS THAN THE DEEDED WIDTH.

GULF SIDE: SOURCES FOR THE FORMER STATE RW MAPS ARE AS FOLLOWS: FOR THE ORIGINAL ALIGNMENT (SECTION 1253-152 FOR S-865-DATED 1957) FOR THE REALIGNMENT (SECTION 12530-2153 FOR S-865-DATED 1958)

MANY OF THE GULF SIDE PARCELS WERE DESCRIBED ALONG THE OLD RW AND A GENERAL STATEMENT IN THE DEEDS BEING SUBJECT TO OR LESS RW FOR SR #865. THE MAJORITY OF THE GULF SIDE ESTERO RW IS 40 FEET FROM THE SRD CENTERLINE AS DESCRIBED PREVIOUSLY. THERE IS AN UNUSUAL AREA NEAR TARPON ROAD WHERE THE STATE RW TAKING DOES NOT EXTEND BEYOND THE PREVIOUSLY DEEDED COUNTY RW LINE. THIS IS SHOWN ON AREA DETAIL NO. 3 ON SHEET 35. THIS IS ALSO CONFIRMED ON A SURVEY BY LES BULSON OF CARL E. JOHNSON, INC. DATED 1967. THE LOCATION OF THE INTERSECTION OF THE NEW SRD RW WITH THE OLD COUNTY RW LINE IS WITHIN PARCEL 649. THE REALIGNMENT OF ESTERO BOULEVARD WAS DETERMINED BY DEEDS, THE SRD RW MAPS AND EXISTING MONUMENTS WHICH ARE REFERENCED ON SAID SURVEY BY CARL E. JOHNSON, INC. DATED 1967 (PARCEL 662) AND A SURVEY BY INK ENGINEERING, INC. DATED 1981 (PARCELS 663, 664 AND 346). THERE WERE VERY OLD EXISTING MONUMENTS FOUND WHICH WERE THE BEST EVIDENCE OF THE RW IN THIS REALIGNED AREA. THE TAPERED RW AS IT EXTENDS TO THE BRIDGE WAS DETERMINED FROM THE TRUSTEES DEED (O.R