ALTA/NSPS LAND TITLE BOUNDARY & TOPOGRAPHIC SURVEY

FOR: KIMLEY-HORN



VICINITY MAP

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SURVEYORS NOTES AND REPORT:

SYMBOL & ABBREVIATION LEGEND:

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CPP 🔯

CLEAN OUT

COMMUNICATION RISER

CONCRETE LIGHT POST

CONDITETE POWER POLE MASTREET LIGHT

CLEETER METTER

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GEODANIC SACROATION DISTRICT GROUNG GUT MESS ANCHOR

- CODE PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

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- THE LAST DATE OF FIELD WORK (AND DATA ACQUISITION) WAS JUNE 30, 2023.
- THE SET OF THE WINDS AND ADDRESS AND THE SET OF THE SET
- UNDERGOUND UTILITIES, UTILITY SERVICES, FOUNDATIONS, AND IMPROVEMENTS WERE NOT LOCATED AS A PART OF THIS SURVEY, UNLESS FEATURES WERE WISBLE AT THE SURFACE LEVEL.
- MSBLE AT THE SURFACE LIVEL.

 REVISIONS SHOWN HERDEN DO NOT REPRESENT A "FELD SURVEY UPDAIL" UNLESS DHERWIS NOTICE.

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- ENGINEERING THE RELATIVE LOCATION IS SHOWN IN RELATION TO THE BROWNING THAN SHOWN.

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 THE PROJECT ANY FROM CONTROL SEET INFORMORIS THE PROJECT ANY CONTROL THE

- PIELD WORK.

 19 EDC, INC. WAS NOT PROVIDED ANY EVIDENCE OF PROPOSED CHANGES IN STREET RIGHT OF WAY LINES. THERE WAS NO EVIDENCE OF RECENT STREET OR SDEWALK CONSTRUCTION OR REPAIRS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.
- CERTIFIED TO:

FEE & FEE, PLLC
RAMAR LAND CORPORATION, AN OHIO CORPORATION
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

ALTA CERTIFICATION:

THIS IS TO CERTIFY THAT THE MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA AND INSPS. AND THILE SURVEYS, SONITY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 7(A), 8, 9, 13, 16, 17, 4 19 of TABLE A THEROF. THE FILEDWORK WAS COMPLETED ON JUNE 30, 2015

SCHEDULE B-II ITEMS

TITLE COMMITMENT PREPARED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY COMMITMENT # CAVALCANTI RAMA
COMMITMENT DATE: APRIL 7, 2023, AT 11:00 PM

- EASEMENT IN FAVOR OF FLORIDA POWER AND LIGHT COMPANY, CONTAINED IN INSTRUMENT RECORDED APRIL 17, 197 3, IN O.R. BOOK 213, PAGE 471, PUBLIC RECORDS OF ST. LUCIE COUNTY,
- AFFECTS SUBJECT PROPERTY; SHOWN HEREON.
- RIGHT OF WAY FOR RELOCATED COUNTY ROAD NEXT TO HIGHWAY 1-95 AS DESCREED IN ORDER RECORDED IN OR RECORDED IN ORDER AS DESCREED IN ORDER RECORDED IN ORDER RECORDED IN ORDER RECORDED IN ORDER ACCESS IS BY WRITE OF THE CONTIGUITY OF ADJACENT INSURED PARCELS UNDER COMMON OWNERSHIP TO LAMONT ROAD AND DRANGE WEINLE/I-95.

LIDAR FLIGHT NOTES & ACCURACY REPORT:

- THIS SITE WAS FLOWN DURING JUNE 18, 2023 UTILIZING A DJ MATRICE 300 UAV.
 FLIGHT PILANNING WAS PERFORMED WITH DJ PLOT FOR FLIGHT PLANNING AND POST-PROCESSED

PHOTOGRAMMETRIC FLIGHT NOTES &

ACCURACY REPORT:

- THIS SITE WAS FLOWN ON JUNE 18, 2023 UTILIZING A DJ MATRICE 300 UAV.

 DATA POST PROCESSING WAS PERFORMED UTILIZING PIX4DMAPPER VERSION 4.7.5 ON JUNE 19, 2023

 SENSOR(S) USED: ZENMUSE P1 45MP

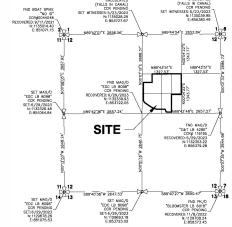
 THE FLIGHT WAS CONDUCTED BY CERTIFIED REMOTE PILOT NUMBER 4545445.

- DICHMA, PARTS THEREO.

 MEASUPEWENTS OF DISTANCE, AREA AND VOLUME WITHIN THE MAP ARE ACCURATE TO WITHIN 3 TIMES
 THE GROUND SAMPLING DISTANCE, MAP MEASUREMENTS ARE WITHIN 252 OF GROUND—BASED
 MEASUREMENTS.
- WEARINGTON, CONTROL ON TO LONG SECOND TO THE AMERICAN SECOND SECO

- CAMERA CAUBRATION/DPTIMIZATION: 1.74% VARIATION FROM REFERENCE DATA
- DENSIFICATION

 TOTAL POINTS COLLECTED: 419.8 MILLION
- IDTAL POINTS CULLECTERS MILLION
 EXTRACED TOPOGRAPHY SHOWN BASED ON A POINT CLOUD DENSITY OF:172.49 POINTS/FT²
 IDINS MAP MEETS OR EXCEEDS THE AMERICAN SOCIETY FOR PHOTOGRAMMETRY AND REMOTE SENSING (ASPRS) ACCURACY STANDARDS FOR DIGTA GEOSPATIAL DATA.



SEC. 12, TWP. 35S, RGE. 39E

LEGAL DESCRIPTION:

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LISS AND EXCEPTION THEREFORD THE FOLLOWING DESCRIBED TRACT:

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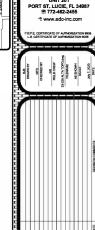
ALSO LESS AND EXCEPTING THEREFROM RIGHT OF WAY FOR I-95 AS DESCRIBED IN OFFICIAL RECORDS BOOK 245, PAGE 2536, PUBLIC RECORDS OF ST.

PARCEL 3:
THE EAST 1/2 OF THE NE 1/4 OF THE SW 1/4 OF THE NE 1/4 AND THE NORTH 30 FEET OF THE EAST 1/2 OF THE SE 1/4 OF THE SW 1/4 OF THE NE 1/4, ALL LYNNO AND BENON IN SECTION 12, TOWNSHIP 35 SOUTH, RANGE 39 EAST, ST. LUCIE COUNTY, FLORIDA.

CONTAINING 28.893 ACRES, MORE OR LESS.

MICHAEL T. OWEN PROFESSIONAL SURVEYOR AND MAPPER FLORIDA REGISTRATION #5556

SIGNATURE DATE:



EERS & SURVE

10250 VILLAGE PARKWAY

ALTANSPS L
BOUNDARY & TOPOG, S
SUNVEY
FOR: KIMLEY-HORN
'VINGIN THE LAND LYING IN TWNSHP. 35 SOUTH, R

39



23-229

