

SURVEY SKETCH OF BOUNDARY SURVEY

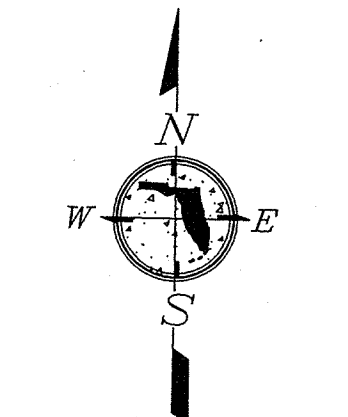
NOT FOR FENCE CONSTRUCTION
NOT FOR CONSTRUCTION
NOT FOR DESIGN

FLORIDA STATUTE 61G17-6.004:
(TWO SITE BENCHMARKS REQUIRED FOR CONSTRUCTION)

CERTIFIED TO:
BRUCE R. PRINCE
FIRST AMERICAN TITLE INSURANCE COMPANY

STREET ADDRESS
1101 CYPRESS GARDENS BLVD
WINTER HAVEN, FLORIDA

NOTE: THE INTENT OF THIS SURVEY IS FOR TITLE TRANSFER ONLY
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PC STA 66+00.00
S.89°44'42"E. 199.75'

LEGAL DESCRIPTION:

PARCEL ONE:
BEGIN AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 28 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, FOR THE POINT OF BEGINNING, RUN SOUTH 89°55'57" EAST, A DISTANCE OF 16.00 FEET, THENCE RUN SOUTH 00°14'51" EAST, A DISTANCE OF 297.48 FEET, THENCE RUN SOUTH 66°55'59" EAST, A DISTANCE OF 102.30 FEET, THENCE RUN SOUTHWESTERLY ALONG THE ARC OF A CURVE WITH A RADIUS OF 603.00 FEET FOR A CHORD BEARING OF SOUTH 51°50'28" WEST, A CHORD DISTANCE OF 343.88 FEET, THENCE RUN NORTH 45°17'40" WEST, A DISTANCE OF 101.40 FEET, THENCE RUN SOUTH 46°03'23" WEST, A DISTANCE OF 2.443 FEET, THENCE RUN NORTH 88°17'51" WEST, A DISTANCE OF 48.40 FEET, THENCE RUN NORTH 00°23'00" WEST, A DISTANCE OF 150.51 FEET, THENCE RUN NORTH 89°52'00" EAST, A DISTANCE OF 5.47 FEET, THENCE RUN NORTH 29°29'28" EAST, A DISTANCE OF 11.50 FEET, THENCE RUN NORTH 00°30'15" WEST, A DISTANCE OF 125.10 FEET, THENCE RUN NORTH 89°18'00" WEST, A DISTANCE OF 75.10 FEET, THENCE RUN NORTH 59°23'41" WEST, A DISTANCE OF 38.55 FEET, THENCE RUN NORTH 55°51'30" WEST, A DISTANCE OF 36.55 FEET, THENCE RUN NORTH 34°18'43" WEST, A DISTANCE OF 12.57 FEET, THENCE RUN NORTH 32°16'00" WEST, A DISTANCE OF 29.13 FEET, THENCE RUN NORTH 28°39'16" WEST, A DISTANCE OF 31.58 FEET, THENCE RUN NORTH 23°16'45" WEST, A DISTANCE OF 30.29 FEET, THENCE RUN NORTH 19°41'45" WEST, A DISTANCE OF 54.56 FEET, THENCE RUN NORTH 00°23'00" WEST, A DISTANCE OF 28.00 FEET TO AN INTERSECTION WITH THE NORTH LINE OF THE SAID SOUTHEAST 1/4 OF SECTION 33, THENCE RUN SOUTH 89°55'57" EAST ALONG THE SAID NORTH LINE, A DISTANCE OF 494.30 FEET TO THE SAID POINT OF BEGINNING, LESS AND EXCEPT ANY PORTION LYING WITHIN THE RIGHT-OF-WAY LINE OF STATE ROAD S-540, ALSO KNOWN AS CYPRESS GARDENS BOULEVARD.

PARCEL TWO:
THAT PART OF THE EAST 407.46 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 28 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, LYING SOUTH OF THE RIGHT-OF-WAY LINE OF STATE ROAD S-540, ALSO KNOWN AS CYPRESS GARDENS BOULEVARD.

PARCEL THREE:
COMMENCE AT THE SOUTHWEST CORNER OF LOT 1, ALMEDA PARK SUBDIVISION, AS RECORDED IN PLAT BOOK 38, PAGE 12, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, THENCE RUN NORTH 00°23'00" WEST ALONG THE WEST LINE OF THE SAID LOT 1 AND LOT 2, A DISTANCE OF 140.00 FEET TO THE NORTHWEST CORNER OF THE SAID LOT 2, THENCE RUN SOUTH 89°52'00" WEST, A DISTANCE OF 77.00 FEET, THENCE RUN NORTH 09°35'00" WEST, A DISTANCE OF 132.60 FEET, THENCE RUN NORTH 00°23'00" WEST, A DISTANCE OF 48.85 FEET, THENCE RUN SOUTH 19°41'45" EAST, A DISTANCE OF 54.56 FEET, THENCE RUN SOUTH 28°39'16" EAST, A DISTANCE OF 30.29 FEET, THENCE RUN SOUTH 28°39'16" EAST, A DISTANCE OF 31.58 FEET, THENCE RUN SOUTH 23°16'45" EAST, A DISTANCE OF 30.29 FEET, THENCE RUN SOUTH 24°18'43" EAST, A DISTANCE OF 12.57 FEET, THENCE RUN SOUTH 53°51'38" EAST, A DISTANCE OF 36.55 FEET, THENCE RUN SOUTH 59°23'41" EAST, A DISTANCE OF 38.55 FEET, THENCE RUN NORTH 89°19'41" WEST, A DISTANCE OF 31.65 FEET, TO THE POINT OF BEGINNING.

TOGETHER WITH A PERPETUAL EASEMENT DESCRIBED AS FOLLOWS; STARTING AT THE INTERSECTION OF THE WEST BOUNDARY OF LOT 2 OF F. SANFORD SUBDIVISION AS RECORDED IN DEED BOOK 71, PAGE 273 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, PRODUCED NORTH TO THE NORTH BOUNDARY OF THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 28 SOUTH, RANGE 26 EAST, RUN THENCE S 89° 55' E. ALONG THE NORTH BOUNDARY OF SAID SOUTHEAST QUARTER A DISTANCE OF 625 FEET TO THE POINT OF BEGINNING; RUN THENCE S. 0° 23' E. A DISTANCE OF 73.85 FEET TO A 1/4" IRON PIPE, THENCE N 28° 55' W. A DISTANCE OF 84.40 FEET TO THE NORTH BOUNDARY OF SAID SOUTHEAST QUARTER, THENCE S. 89° 55' E. ALONG THE NORTH BOUNDARY OF SAID SOUTHEAST QUARTER A DISTANCE OF 48.25 FEET TO THE POINT OF BEGINNING, SUBJECT TO RIGHT-OF-WAY OF CYPRESS GARDENS ROAD AS OF RECORD OR IN USE.

PARCEL FOUR:
THAT PART OF THE WEST 250 FEET OF THE SE1/4 OF SE1/4 OF NE1/4, SECTION 33, TOWNSHIP 28 SOUTH, RANGE 26 EAST LESS THE NORTH 330 FEET THEREOF AND LESS ROAD RIGHT OF WAY, THAT LIES SOUTH OF THE RIGHT OF WAY LINE OF STATE ROAD S-540, ALSO KNOWN AS CYPRESS GARDENS BOULEVARD.

PARCEL FIVE:
THAT PART OF THE WEST 250 FEET OF THE SE1/4 OF SE1/4 OF NE1/4, SECTION 33, TOWNSHIP 28 SOUTH, RANGE 26 EAST LESS THE NORTH 330 FEET THEREOF AND LESS ROAD RIGHT OF WAY, THAT LIES SOUTH OF THE RIGHT OF WAY LINE OF STATE ROAD S-540, ALSO KNOWN AS CYPRESS GARDENS BOULEVARD.

QUALITY CONTROLLED BY:
GEORGE RICHMOND

APPROXIMATE WATER BOUNDARIES

NOTE: IF APPLICABLE, FENCES SHOWN MEANDER ON OR OFF LINES (APPROX. LOCATION ONLY). FOUNDATION/UTILITIES DISCLAIMER: FOUNDATION BENEATH THE SURFACE OF THE GROUND HAS NOT BEEN LOCATED. UNDERGROUND UTILITIES HAVE NOT BEEN LOCATED.

NOTE: FEMA FLOOD HAZARD MAPPING THIS DATE PRODUCT WAS NOT DESIGNED TO MAKE PRECISE IN/OUT FLOOD RISK DETERMINATIONS. THIS PRODUCT IS NOT NEARLY AS ACCURATE AS THE FEMA FLOOD HAZARD MAPPING AND CANNOT BE USED TO DETERMINE ABSOLUTE DELINEATIONS OF FLOOD BOUNDARIES. CALL 1-877-FEMA MAP OR EMAIL A MAP SPECIALIST AT WWW.FEMA.ORG/NI/TSD/FD-MAP17M

I CERTIFY THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND THAT IT MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS AND MAPPERS IN CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

SURVEY DATE: 11/28/05
SIGNATURE DATE: _____

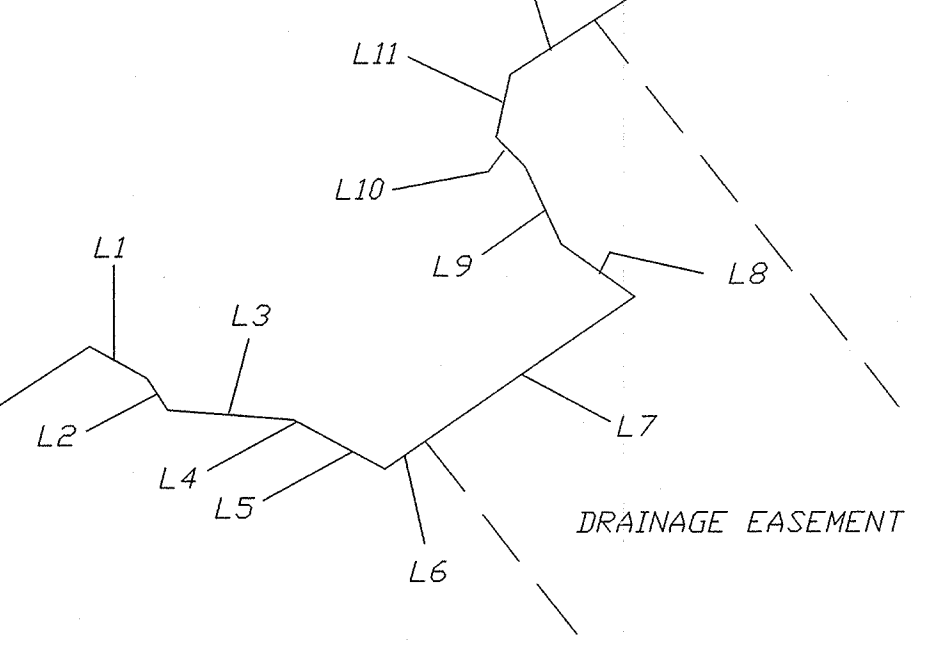
BY: *George R. Richmond*
MARY E. FINSTAD, FSM #5901 CLINTON W. FINSTAD, PLS #2453 LELAND F. DYSARD, PLS #3859
JEFFREY H. HILLGROSS, PLS #4488 GEORGE R. RICHMOND, PLS #2406

NOT A CERTIFICATION OF TITLE, ZONING, EASEMENTS OR FREEDOM OF ENCUMBRANCES. NOT VALID WITHOUT SURVEYOR'S SIGNATURE AND EMBOSSED SEAL. SURVEY IS VALID FOR 90 DAYS. PLEASE REFER TO REVERSE SIDE FOR GENERAL NOTES & ABBREVIATIONS.

LINE TABLE

Line	Bearing	Distance
L1	S.61°01'00"E	1.67' (C)
L2	S.33°08'22"E	0.36' (C)
L3	S.85°28'30"E	3.20' (C)
L4	S.61°40'41"E	2.38' (C)
L5	S.61°40'41"E	2.38' (C)
L6	N.55°29'25"E	1.23' (C)
L7	N.55°29'25"E	5.46' (C)
L8	N.55°29'25"E	5.46' (C)
L9	N.24°45'36"W	2.18' (C)
L10	N.43°58'27"W	1.05' (C)
L11	N.57°17'02"E	2.54' (C)
L12	N.57°17'02"E	28.34' (C)
L13	S.28°03'26"E	1.10' (C)
L14	N.60°49'22"E	1.10' (C)
L15	N.60°49'22"E	15.36' (C)

DETAIL 'A'



PROVIDED BY COUNTY
FLOOD ZONE : COMMUNITY PANEL
DATED : _____
(FLOOD ZONE : "B", "C", "D", & "X" ARE NOT IN DESIGNATED FLOOD HAZARD ZONE AREA.)

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NOTE: THE INTENT OF THIS SURVEY IS FOR TITLE TRANSFER ONLY.
THIS SURVEY DOES NOT REFLECT OR DETERMINE OWNERSHIP.

Curve number 1
Radius= 603.00
Delta= 33°08'22"
Arc= 348.75
Tangent= 179.39
Chord= 343.88
Chord Brg. S.51°50'28"W.
S.52°21'12"W. 345.39' (M)

Curve number 2
Radius= 409.00
Delta= 14°58'08"
Arc= 106.85
Tangent= 52.73
Chord= 106.55
Chord Brg. S.64°10'23"W.
N.63°53'38"E. 106.55' (C)

Curve number 3
Radius= 409.00
Delta= 14°58'08"
Arc= 106.85
Tangent= 52.73
Chord= 106.55
Chord Brg. S.64°10'23"W.
N.63°53'38"E. 106.55' (C)

Curve number 4
Radius= 508.95
Delta= 19°54'43"
Arc= 176.88
Tangent= 89.34
Chord= 176.39
Chord Brg. S.82°51'58"E.
N.82°12'23"W. 175.99' (C)

Curve number 5
Radius= 440.00
Delta= 06°09'44"
Arc= 46.81
Tangent= 23.43
Chord= 46.79
Chord Brg. S.43°12'33"E.
N.42°33'03"W. 46.79' (C)

Curve number 6
Radius= 222.54
Delta= 21°46'05"
Arc= 84.55
Tangent= 42.79
Chord= 84.04
Chord Brg. S.51°01'25"E.
N.50°18'33"W. 83.71' (C)

Curve number 7
Radius= 1273.24
Delta= 21°40'12"
Arc= 481.56
Tangent= 243.69
Chord= 478.63
Chord Brg. S.79°25'11"W.
N.57°05'21"E. 173.36' (C)

Curve number 8
Radius= 1273.24
Delta= 21°40'12"
Arc= 481.56
Tangent= 243.69
Chord= 478.63
Chord Brg. S.79°25'11"W.
N.57°05'21"E. 173.36' (C)

Curve number 9
Radius= 324.00
Delta= 01°40'14"
Arc= 9.45
Tangent= 4.72
Chord= 9.45
Chord Brg. N.72°38'46"E.
N.72°12'51"E. 9.45' (C)

DATE	BY	REVISION	FINSTAD LAND & SPATIAL SURVEYING CORP. PROFESSIONAL LAND SURVEYORS & MAPPERS-LB 6917 215 CELEBRATION PLACE #500 KISSIMMEE, FLORIDA 34747 321-559-1064 FAX 559-1065	CERTIFIED TO: KDI PARTNERS, LLC, A FLORIDA LIMITED LIABILITY COMPANY SOUTH BANK OF FLORIDA FIRST AMERICAN TITLE COMPANY FISHER, RUSHMER, WERRENATH, DICKSON, TALLEY & DUNLAP	PROJECT	TITLE	SHEET 1 OF 1 W.O. NO. 05-99227 DRN. BY SJ PAR. CHP. XXX
						BOUNDARY SURVEY	