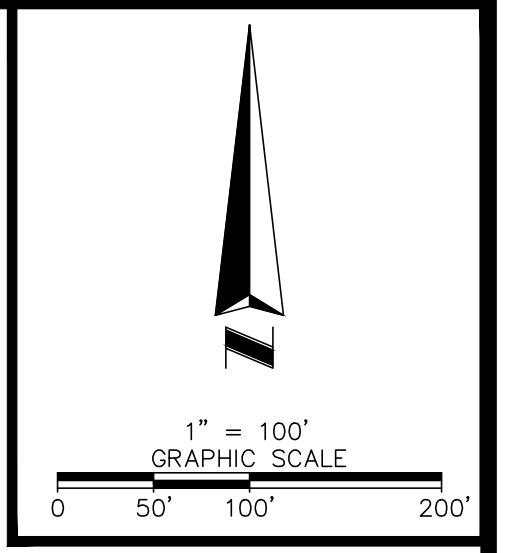


LEGAL DESCRIPTION
(AS SUPPLIED BY CLIENT)

PARCEL A - THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 LESS AND EXCEPT THE NORTH 230.00 FEET THEREOF, AND ALSO EXCEPTING THEREFROM THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, ALL LYING AND BEING IN SECTION 33, TOWNSHIP 21 SOUTH, RANGE 35 EAST, LAKE COUNTY, FLORIDA. (ORB 1235, PAGE 1539)

PARCEL B - THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 21 SOUTH, RANGE 25 EAST, CONTAINING 36.7 ACRES, MORE OR LESS, SUBJECT TO GOVERNMENT SURVEY. SUBJECT TO 20.00 FOOT ROADWAYS OFF THE WEST AND SOUTH SIDES. (ORB 907, PAGE 1593)



SURVEYOR'S NOTES

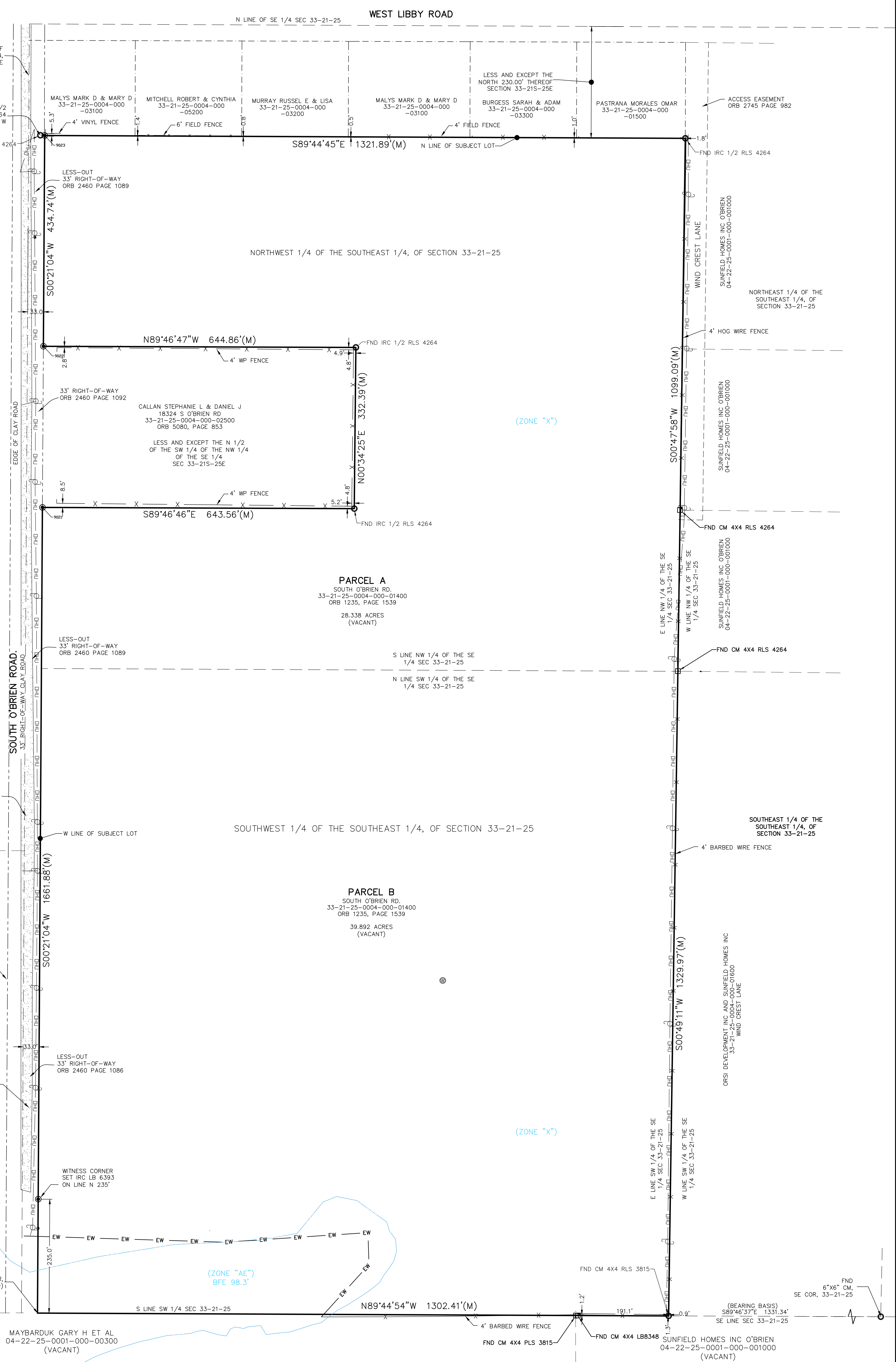
1. BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 33-215-25E, WHICH BEARS S89°46'37"E PER ASSUMED NORTH AS MEASURED BETWEEN FOUND MONUMENTS.
2. ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON INSPECTION AND LOCATION OF ABOVE-GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
3. THE LESS-OUT AREA IS RESERVED FOR THE PURPOSE OF THE EXCLUSION OF THE RIGHT-OF-WAY, PROPERTY'S BOUNDARY AS CONVEYED "DOES NOT INCLUDE" THIS PORTION.
4. THE SURVEYOR HAS NOT ABSTRACTED THE LAND SHOWN HEREON FOR EASEMENTS, RIGHT-OF-WAY OR RESTRICTIONS OF RECORD WHICH MAY AFFECT THE TITLE OR USE OF LAND, NOR WAS ANY TITLE WORK PROVIDED TO THIS SURVEYOR BY THE CLIENT.
5. NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER.
6. NO REVISIONS MAY BE MADE TO THIS BOUNDARY WITHOUT THE WRITTEN, EXPRESSED CONSENT OF THE SIGNING SURVEYOR.
7. ALL RECORDING INFORMATION SHOWN HEREON REFERS TO THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

FLOOD INFORMATION

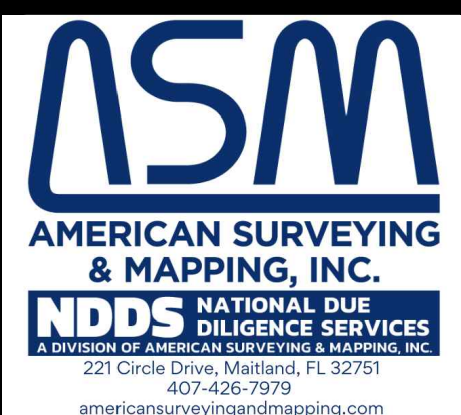
BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "AE" "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120421 (MAP NO. 1269C0555E), WHICH BEARS AN EFFECTIVE DATE OF 12/18/2012, AND IS IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "AE" DENOTES AREAS DETERMINED TO BE SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD EVENT, BASE FLOOD ELEVATIONS DETERMINED (98.30 FEET).

LEGEND

- CLAY ROAD
- FOUND MONUMENT AS NOTED
- FOUND CM AS NOTED
- SET 1/2 IRON ROD & CAP LB#6393 OR AS NOTED
- ⊕ ELECTRIC METER
- ☆ LIGHT POLE
- ⊙ WELL
- x- FENCE
- CM CONCRETE MONUMENT
- IRC IRON ROD & CAP
- COR CORNER
- IP IRON PIPE
- RLS REGISTER LAND SURVEYOR
- WP WOOD PANEL
- ORB OFFICIAL RECORDS BOOK
- PB PLAT BOOK
- SQ.FT. SQUARE FEET
- EW EDGE OF WATER
- FDEP FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
- OHU OVERHEAD UTILITY
- FND FOUND
- CCR CERTIFIED CORNER RECORD
- GUY WIRE
- ⊙ UTILITY POLE
- ⊕ TELEPHONE RISER
- ⊕ FLOOD INFO
- BFE BASE FLOOD ELEVATION



JOB NO.:	230829
SCALE:	1"=100'
FIELD DATE:	N/A
FIELD BY:	JS
DRAWN BY:	RL
APPROVED BY:	EGT
DRAWING FILE #	230829 - S'OBRIEN
	RD-12-04-23.DWG



**BOUNDARY SURVEY OF
SOUTH O'BRIEN ROAD,
GROVELAND, FLORIDA 34736
SECTION 33, TOWNSHIP 21 SOUTH, RANGE 25 EAST**

LAKE COUNTY **GROVELAND, FLORIDA**

DATE	REVISIONS	TECH
12/13/23	REVISED ANNOTATIONS	KS

I HEREBY CERTIFY THAT THIS SURVEY, SUBJECT TO THE SURVEYOR'S NOTES CONTAINED HEREON, MEETS THE APPLICABLE "STANDARDS OF PRACTICE" AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

FOR THE FIRM
E. GLENN TURNER PSM #5643 DATE