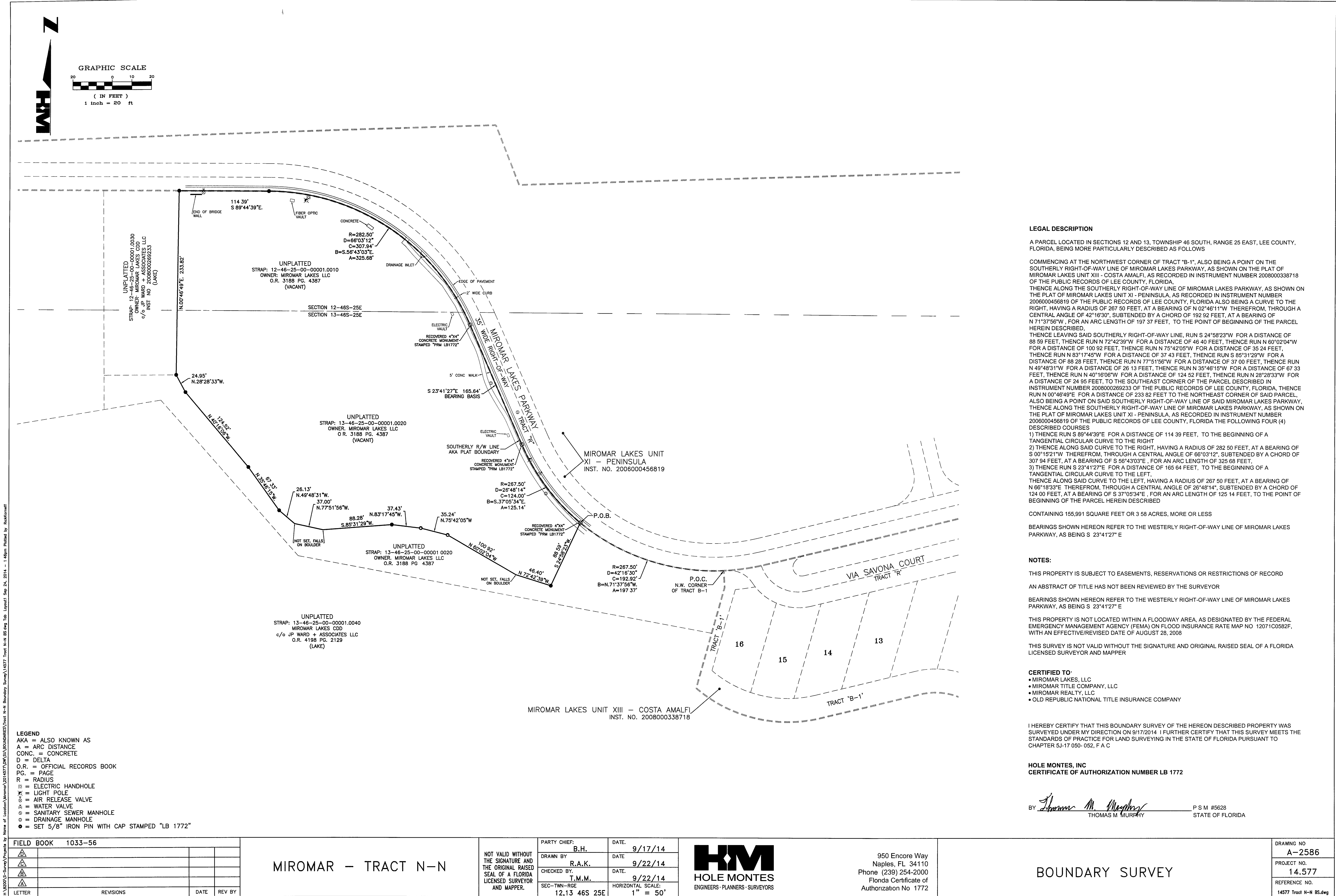




LEGAL DESCRIPTION

A PARCEL LOCATED IN SECTIONS 12 AND 13, TOWNSHIP 46 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

COMMENCING AT THE NORTHWEST CORNER OF TRACT "B-1", ALSO BEING A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF MIROMAR LAKES PARKWAY, AS SHOWN ON THE PLAT OF MIROMAR LAKES UNIT XIII - COSTA AMALFI, AS RECORDED IN INSTRUMENT NUMBER 2008000338718 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, THENCE ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF MIROMAR LAKES PARKWAY, AS SHOWN ON THE PLAT OF MIROMAR LAKES UNIT XI - PENINSULA, AS RECORDED IN INSTRUMENT NUMBER 2006000456819 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA ALSO BEING A CURVE TO THE RIGHT, HAVING A RADIUS OF 267.50 FEET, AT A BEARING OF N 02°46'11"W THEREFROM, THROUGH A CENTRAL ANGLE OF 42°16'30", SUBTENDED BY A CHORD OF 192.92 FEET, AT A BEARING OF N 71°37'56"W, FOR AN ARC LENGTH OF 197.37 FEET, TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED, THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE, RUN S 24°58'23"W FOR A DISTANCE OF 88.59 FEET, THENCE RUN N 72°42'39"W FOR A DISTANCE OF 46.40 FEET, THENCE RUN N 60°02'04"W FOR A DISTANCE OF 100.92 FEET, THENCE RUN N 75°42'05"W FOR A DISTANCE OF 35.24 FEET, THENCE RUN N 83°17'45"W FOR A DISTANCE OF 37.43 FEET, THENCE RUN S 85°31'29"W FOR A DISTANCE OF 88.28 FEET, THENCE RUN N 77°51'56"W FOR A DISTANCE OF 37.00 FEET, THENCE RUN N 49°48'31"W FOR A DISTANCE OF 26.13 FEET, THENCE RUN N 35°46'15"W FOR A DISTANCE OF 67.33 FEET, THENCE RUN N 40°16'06"W FOR A DISTANCE OF 124.52 FEET, THENCE RUN N 28°28'33"W FOR A DISTANCE OF 24.95 FEET, TO THE SOUTHEAST CORNER OF THE PARCEL DESCRIBED IN INSTRUMENT NUMBER 2008000269233 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, THENCE RUN N 00°46'49"E FOR A DISTANCE OF 233.82 FEET TO THE NORTHEAST CORNER OF SAID PARCEL, ALSO BEING A POINT ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF SAID MIROMAR LAKES PARKWAY, THENCE ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF MIROMAR LAKES PARKWAY, AS SHOWN ON THE PLAT OF MIROMAR LAKES UNIT XI - PENINSULA, AS RECORDED IN INSTRUMENT NUMBER 2006000456819 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA THE FOLLOWING FOUR (4) DESCRIBED COURSES

- 1) THENCE RUN S 89°44'39"E FOR A DISTANCE OF 114.39 FEET, TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE TO THE RIGHT
- 2) THENCE ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 282.50 FEET, AT A BEARING OF S 00°15'21"W THEREFROM, THROUGH A CENTRAL ANGLE OF 66°03'12", SUBTENDED BY A CHORD OF 307.94 FEET, AT A BEARING OF S 56°43'03"E, FOR AN ARC LENGTH OF 325.68 FEET,
- 3) THENCE RUN S 23°41'27"E FOR A DISTANCE OF 165.64 FEET, TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE TO THE LEFT,
- THENCE ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 267.50 FEET, AT A BEARING OF N 66°18'33"E THEREFROM, THROUGH A CENTRAL ANGLE OF 28°48'14", SUBTENDED BY A CHORD OF 124.00 FEET, AT A BEARING OF S 37°05'34"E, FOR AN ARC LENGTH OF 125.14 FEET, TO THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED

CONTAINING 155,991 SQUARE FEET OR 3.58 ACRES, MORE OR LESS

BEARINGS SHOWN HEREON REFER TO THE WESTERLY RIGHT-OF-WAY LINE OF MIROMAR LAKES PARKWAY, AS BEING S 23°41'27"E

NOTES:

THIS PROPERTY IS SUBJECT TO EASEMENTS, RESERVATIONS OR RESTRICTIONS OF RECORD

AN ABSTRACT OF TITLE HAS NOT BEEN REVIEWED BY THE SURVEYOR

BEARINGS SHOWN HEREON REFER TO THE WESTERLY RIGHT-OF-WAY LINE OF MIROMAR LAKES PARKWAY, AS BEING S 23°41'27"E

THIS PROPERTY IS NOT LOCATED WITHIN A FLOODWAY AREA, AS DESIGNATED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP NO. 12071C0582F, WITH AN EFFECTIVE/REVISED DATE OF AUGUST 28, 2008

THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

CERTIFIED TO:

- MIROMAR LAKES, LLC
- MIROMAR TITLE COMPANY, LLC
- MIROMAR REALTY, LLC
- OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY OF THE HEREON DESCRIBED PROPERTY WAS SURVEYED UNDER MY DIRECTION ON 9/17/2014. I FURTHER CERTIFY THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA PURSUANT TO CHAPTER 5J-17.050-052, F.A.C.

HOLE MONTES, INC
CERTIFICATE OF AUTHORIZATION NUMBER LB 1772

BY Thomas M. Murphy P.S.M. #5628
THOMAS M. MURPHY STATE OF FLORIDA

FIELD BOOK 1033-56			
LETTER	REVISIONS	DATE	REV BY

MIROMAR - TRACT N-N

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

PARTY CHIEF:	B.H.	DATE:	9/17/14
DRAWN BY:	R.A.K.	DATE:	9/22/14
CHECKED BY:	T.M.M.	DATE:	9/22/14
SEC-TWN-RGE	12,13 46S 25E	HORIZONTAL SCALE:	1" = 50'



950 Encore Way
Naples, FL 34110
Phone (239) 254-2000
Florida Certificate of
Authorization No. 1772

BOUNDARY SURVEY

DRAWING NO	A-2586
PROJECT NO.	14.577
REFERENCE NO.	14577 Tract N-N BS.dwg