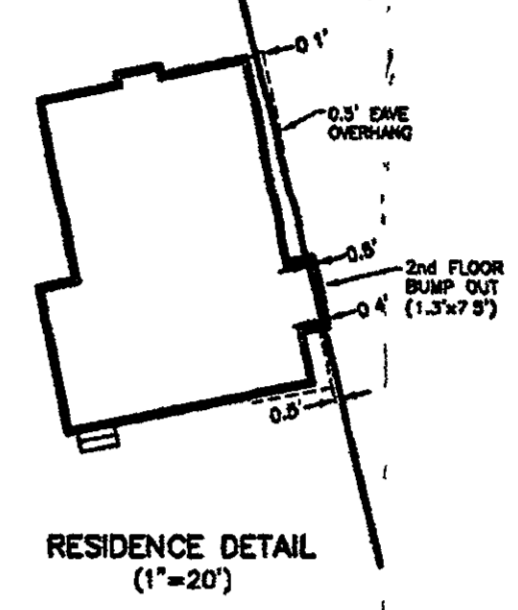


DESCRIPTION: (AS PROVIDED BY FIRST AMERICAN TITLE INSURANCE COMPANY)
 THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF ESCAMBA, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

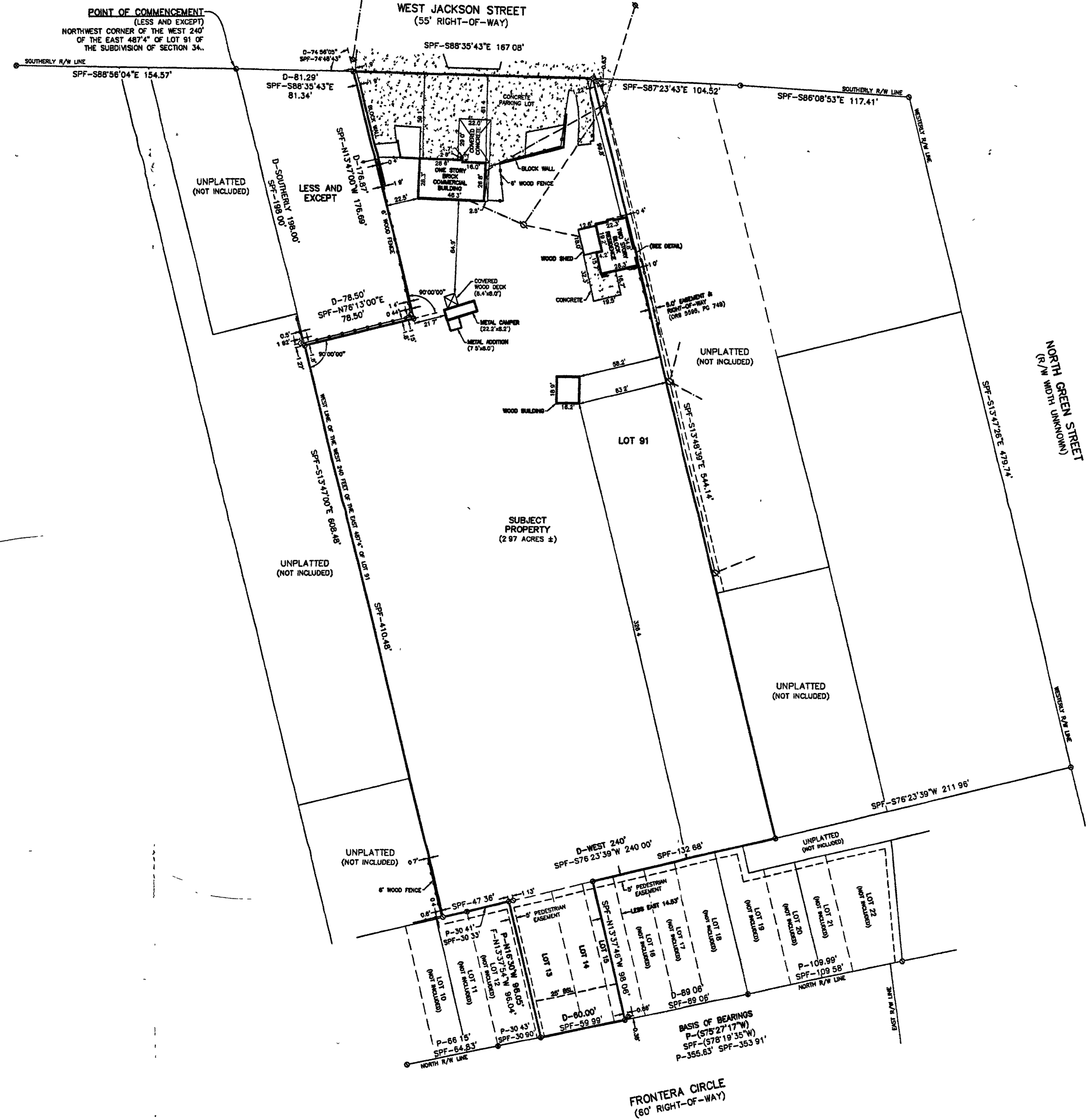
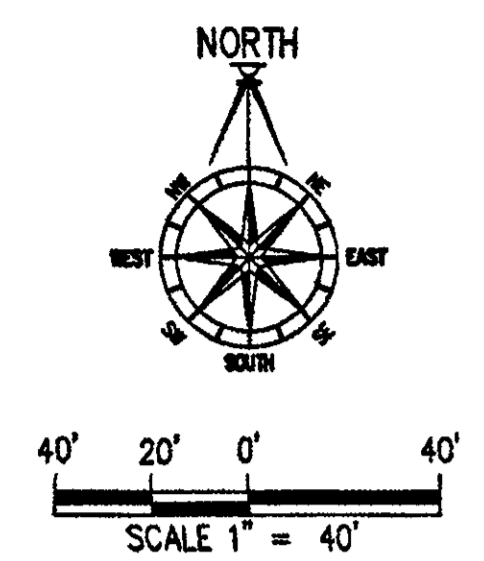
PROPERTY 1:
 THE WEST 240 FEET OF THE EAST 487 FEET 4 INCHES OF LOT 91 OF A SUBDIVISION OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 30 WEST, AS RECORDED IN DEED BOOK 128, PAGE 578 OF THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA.
 LESS THE PARCEL DESCRIBED AS COMMENCING AT AN IRON PIPE AT THE NORTHWEST CORNER OF THE WEST 240 FEET OF THE EAST 487 FEET 4 INCHES OF LOT 91 OF THE SUBDIVISION OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 30 WEST, THENCE SOUTHERLY ALONG THE WEST LINE OF SAID WEST 240 FEET OF THE EAST 487 FEET 4 INCHES OF LOT 91 A DISTANCE OF 198.00 FEET; THENCE DEFLECT 90.0000° LEFT A DISTANCE OF 178.87 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF JACKSON STREET (25' R/W); THENCE DEFLECT A 74.8700° LEFT ALONG SAID SOUTHERLY RIGHT OF WAY LINE A DISTANCE OF 81.29 FEET TO THE POINT OF BEGINNING.

ALSO
 LOT 13, 14 AND 15 LESS THE EAST 14 53/100 FEET, BLOCK A, WHISPERING OAKS SUBDIVISION, ESCAMBA COUNTY, FLORIDA ACCORDING TO PLAT RECORDED IN PLAT BOOK 8, PAGE 36, OF THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA.
 TOGETHER WITH AND SUBJECT TO THE TERMS AND CONDITIONS OF THAT CERTAIN EASEMENT AND RIGHT OF WAY AS SET FORTH IN OFFICIAL RECORDS BOOK 5595, PAGE 749, PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA.

SURVEYOR'S NOTES:
 -THE MAP OF SURVEY AS SHOWN HEREON IS A BOUNDARY SURVEY WITH IMPROVEMENTS FOR WHICH PURPOSE IS TO DEFINE THE RECORD BOUNDARY ON THE GROUND BY RETRACEMENT OF THE RECORD DEED, AND/OR RECOVERY, AND/OR PLACEMENT OF MONUMENTATION FOR SAID BOUNDARY, AND ALSO, LOCATE HORIZONTALLY, DIMENSIONALLY MEASURED FIXED PERTINENT IMPROVEMENTS AND GRAPHICALLY DEPICT FIXED NON-PERTINENT IMPROVEMENTS TO SCALE AND THEIR RELATIONSHIP TO THE BOUNDARY, PREPARED FOR THE CLIENT AS SHOWN AND IS NOT TO BE USED FOR ANY OTHER PURPOSES WITHOUT PRIOR CONSENT FROM THIS SURVEYOR.
 -BASIS OF PLAT BEARINGS NORTH AND THOSE RECORD BEARINGS AS SHOWN HEREON ARE REFERENCED TO THE PLAT BEARING OF 575°27'17" ALONG THE NORTH R/W LINE OF FRONTERA CIRCLE AS MONUMENTED.
 -BASIS OF STATE PLANE FIELD BEARINGS GRID NORTH AND THOSE BEARINGS AS SHOWN HEREON ARE REFERENCED TO THE STATE PLANE GRID BEARING OF 575°18'35" ALONG THE NORTH R/W LINE OF FRONTERA CIRCLE AS MONUMENTED. THE SURVEY DATA AS SHOWN HEREON IS BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM (FLORIDA NORTH ZONE) - (NAD83) - (2011) - (EPOCH 2010.0000).
 -THE BEARING EQUATION DIFFERENCE ALONG THE BASIS OF BEARINGS CONTROL LINE, BETWEEN STATE PLANE GRID AND (RECORD/PLAT) OF THE SURVEY AS SHOWN HEREON IS 02°52'18" AS BOTH CANNOT RETAIN THEIR INTEGRITY BY ROTATION OF ONE INTO THE OTHER, BOTH ARE DIFFERENTIATED FOR CLIENT'S NEEDS AND DUE DILIGENCE TO THE LATTER, FOR RECORD INTENTS AND PURPOSES.
 -REFERENCE SOURCE IN FIELD DATA GATHERING OF EXISTING PROJECT SITE FIELD MONUMENTATION; COPY OF TAX ASSESSOR'S PLAT OF JUAN DOMINGUEZ GRANT, DEED BOOK 128, PAGE 578, COPY OF PLAT OF WHISPERING OAKS, PLAT BOOK 8, PAGE 36 - ALL MEASUREMENTS MADE IN ACCORDANCE WITH THE UNITED STATES STANDARD SURVEY FOOT.
 -THE SURVEY AS SHOWN HEREON WAS PERFORMED WITH THE BENEFIT OF TITLE COMMITMENT NUMBER DES-23-9784, AS PROVIDED BY FIRST AMERICAN TITLE INSURANCE COMPANY, HAVING AN EFFECTIVE DATE OF 05/02/2023.
 -NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHTS-OF-WAYS, AND/OR OWNERSHIPS WERE PROVIDED TO THIS SURVEYOR, EXCEPT AS SHOWN.
 -NO UNDERGROUND INSTALLATIONS OR IMPROVEMENTS HAVE BEEN LOCATED, EXCEPT AS SHOWN.
 -UNLESS OTHERWISE NOTED RECORD AND MEASURED CALLS AGREE.
 -THE SURVEY ERROR OF CLOSURE MEETS THE SURVEY STANDARDS OF PRACTICE.
 -THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THE SUBJECT PROPERTY THAT MAY BE FOUND RECORDED IN THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA THAT DO NOT APPEAR ON THE FACE OF THIS MAP.
 -ENCROACHMENTS ARE AS SHOWN.
 -FENCES MAY BE EXAGGERATED FOR CLARITY PURPOSES.
 -THIS SURVEY DOES NOT REFLECT OR DETERMINE OWNERSHIP NOR AN ENCROACHMENT OF FENCES, WALLS, ETC.
 -THE CERTIFICATE OF AUTHORIZATION NUMBER FOR KJM LAND SURVEYING, LLC, IS L.B. 8208.
 -THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS & MAPPERS IN CHAPTER 83-17.050, 83-17.051 AND 83-17.052, PURSUANT TO SECTION 472.021, FLORIDA STATUTES.
 -THE SURVEY AS SHOWN HEREON IS CERTIFIED TO THE CLIENT AS PREPARED FOR AND ANY ERRORS AS DECLARED TO HEREON ONLY, AND IN NO WAY TRANSFERS CERTIFICATION TO THEIR SUCCESSORS OR ANY OTHER ENTITIES NOT REFERRED TO HEREIN.
 -IT IS OF THE OPINION OF THE UNDERSIGNED SURVEYOR THAT THE PARCELS OF LAND SHOWN HEREON AS PER THE FLOOD INSURANCE RATE MAP INFORMATION IS AS FOLLOWS:
 NFP COMMUNITY NAME: ESCAMBA COUNTY UNINCORPORATED AREAS
 ZONE: X
 ELEVATION: N/A
 NFP COMMUNITY NUMBER: 100300
 PANEL NUMBER: 100300 0370 G
 AS DATED: 08/28/2008



RESIDENCE DETAIL (1"=20')



LEGEND:		ABBREVIATIONS:	
⊙	FOUND 1/2" CAPPED IRON ROD LB #7174	PSM	PROFESSIONAL SURVEYOR AND MAPPER
⊙	FOUND 1/2" CAPPED IRON ROD LS #5863	LS	LICENSED SURVEYOR
⊙	FOUND 1/2" CAPPED IRON ROD LS #4491	LB	LICENSED BUSINESS
⊙	FOUND 1/2" CAPPED IRON ROD LS #3774	BOL	BUILDING SETBACK LINE
⊙	FOUND 1/2" CAPPED IRON ROD LS #3578	R/W	RIGHT-OF-WAY
⊙	FOUND 1/2" CAPPED IRON ROD LS #1005	D	DEED
⊙	FOUND 1/2" CAPPED IRON ROD	P	PLAT
⊙	FOUND PLAN 1 1/2" IRON PIPE	SPF	STATE PLANE FIELD
⊙	FOUND PLAN 1" CRIMPED IRON PIPE	NFP	NATIONAL FLOOD INSURANCE PROGRAM
⊙	SET 1/2" CAPPED IRON ROD LB #8298	N/A	NOT APPLICABLE
⊙	POWER POLY	ORB	OFFICIAL RECORDS BOOK
---	OVERHEAD UTILITY LINES	PG	PAGE
		±	MORE OR LESS

ADDRESS: WEST JACKSON STREET / FRONTERA CIRCLE

REQUESTED BY: RAJ KUMAR PATEL

TYPE: BOUNDARY SURVEY WITH IMPROVEMENTS

SECTION 34, TOWNSHIP 2 - SOUTH, RANGE 30 - WEST, ESCAMBA COUNTY, FLORIDA

DATE	BY	DATE	BY
08/07/23	751	08/07/23	751
08/07/23	87	08/07/23	87

NO. 101 DATE: 08/07/23

THIS SURVEY MAP AND REPORT IS CORRECT IN ACCORDANCE WITH THE ORIGINAL SURVEY AND FIELD DATA OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

Michael Watts Austin, PSM #6458
 CORPORATE NO. LB 000828
 STATE OF FLORIDA

23-22080

