

CERTIFIED TO:
 1) LIPONA VILLAS, LLC
 2) AMERIS BANK
 3) SMITH, THOMPSON, SHAW, COLON & POWER, P.A.
 4) FIRST AMERICAN TITLE INSURANCE COMPANY

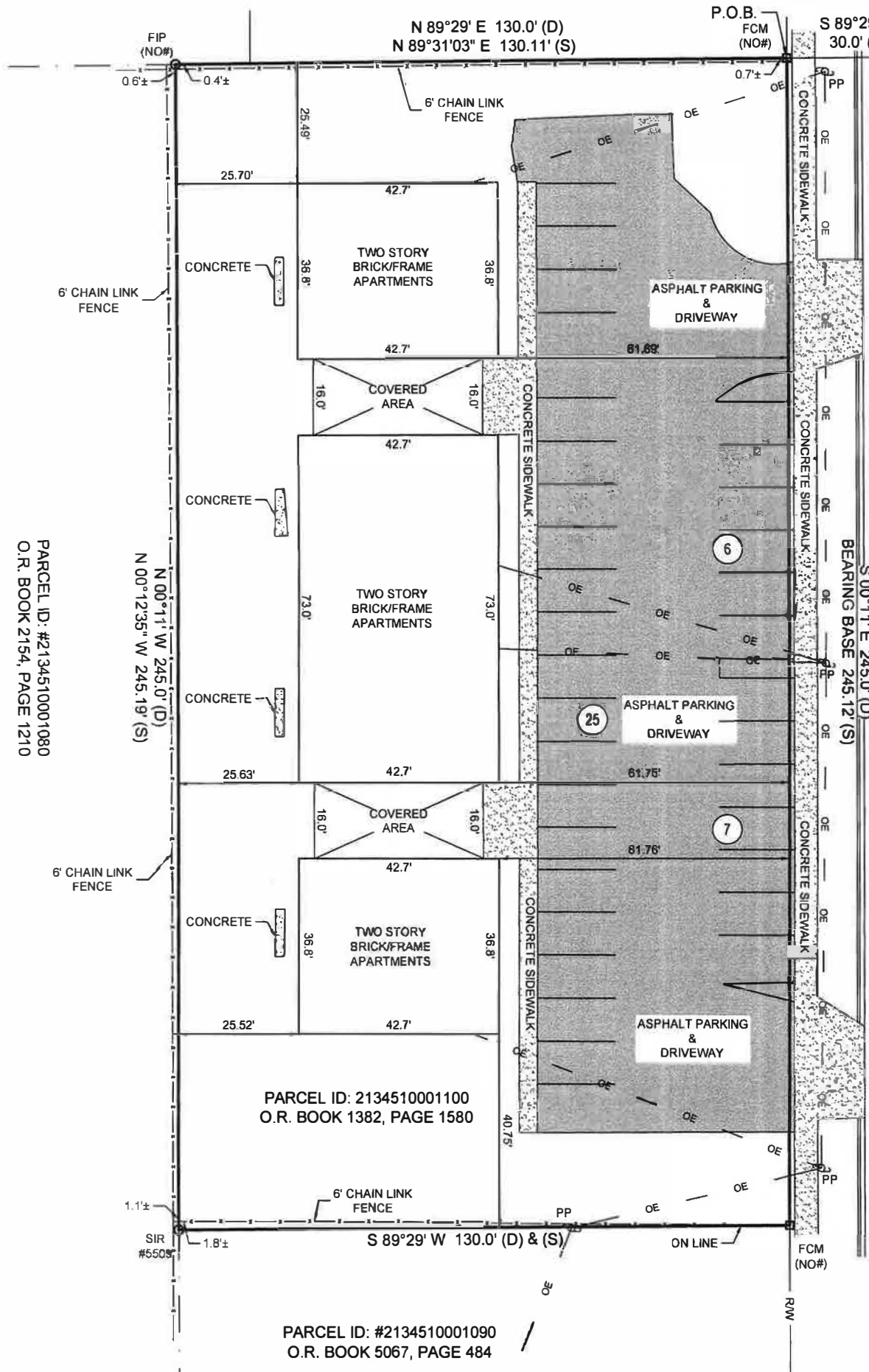
ADDRESS:
 110 NORTH LIPONA ROAD, APT. 1
 TALLAHASSEE, FLORIDA

LEGAL DESCRIPTION AS PROVIDED

Commence at the Northeast corner of Lot 4 of PRINCE MURAT HILLS as per partition plat of said Prince Murat Hills, recorded in Deed Book 29, Page 111 1/2, of the Public Records of Leon County, Florida, and run thence South 89 degrees 29 minutes West 30.0 feet to the West right of way boundary of Lipona Road for a Point of Beginning. From said Point of Beginning run thence South 00 degrees 11 minutes East along said right of way boundary 245.0 feet, thence South 89 degrees 29 minutes West 130.0 feet, thence North 00 degrees 11 minutes West 245.0 feet, thence North 89 degrees 29 minutes East along the North boundary of said Lot 4 a distance of 130.0 feet to the Point of Beginning;

LOT 8, BLOCK "A"
 FAIRMEADOW
 PLAT BOOK 3, PAGE 144

LOT 9, BLOCK "A"
 FAIRMEADOW
 PLAT BOOK 3, PAGE 144



P.O.C.
 THE NORTHEAST CORNER OF LOT 4 OF PRINCE MURAT HILLS AS PER PARTITION PLAT OF SAID PRINCE MURAT HILLS, RECORDED IN DEED BOOK 29, PAGE 111 1/2, OF THE PUBLIC RECORDS OF LEON COUNTY, FLORIDA.

NORTH LIPONA ROAD

LEGEND (GENERAL)
 F.C.M. = FOUND CONCRETE MONUMENT
 F.I.R. = FOUND IRON ROD
 F.I.P. = FOUND IRON PIPE
 S.C.M. = SET 4" X 4" CONC. MONUMENT W/ CAP #4016
 S.I.R. = SET IRON ROD WITH CAP #5509 (5/8" ROD)
 (P) = PLAT DISTANCE AND/OR BEARING
 (S) = SURVEY DISTANCE AND/OR BEARING
 (D) = DEED DISTANCE AND/OR BEARING
 (C) = CALCULATED DISTANCE AND/OR BEARING

NOTE: UNRECORDED ENCROACHMENTS AND UTILITIES IF ANY, NOT LOCATED. FENCE OWNERSHIP NOT DETERMINED BY THIS SURVEY.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title boundary to the subject property. It is possible there are deeds of record, unrecorded deeds, easements or other instruments which could affect the boundaries.

NOTE: THE FLOOD ZONE DESIGNATION DENOTED ON THIS SURVEY SKETCH WAS DERIVED FROM THE FEDERAL INSURANCE RATE MAP AS INDICATED. THE LOCATION OF ANY ZONE LINES WERE GRAPHICALLY SCALED FROM THIS MAP. THIS INFORMATION IS PROVIDED AS IS AND IS NOT INTENDED TO REPRESENT ANY ENGINEERING OR FLOOD PRONE AREA DETERMINATIONS BY THIS FIRM.

This property lies in zone "X" as determined by the Flood Insurance Rate Maps for LEON County, Florida on Map Number 120144 0279 F
 Dated: 08/18/09

SCALE 1" = 30'
 NORTH
 BASE
 EASTERLY BOUNDARY OF LANDS DESCRIBED, AS PER LEGAL DESCRIPTION PROVIDED

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LEGEND (BEARINGS)
 N = NORTH
 S = SOUTH
 E = EAST
 W = WEST
 ° = DEGREES
 ' = MINUTES
 " = SECONDS
 PP = POWER POLE

LEGEND (CURVES)
 Δ = DELTA ANGLE
 R = RADIUS
 L = CURVE LENGTH
 CL = CHORD LENGTH
 CB = CHORD BEARING
 DIST. = DISTURBED
 TYP. = TYPICAL
 CL = CENTER LINE

LEGEND (DISTANCES)
 ALL DISTANCES ARE IN ACCORDANCE WITH THE UNITED STATES STANDARD
 ' = FEET

LAND SURVEYING
 License LB #5509
 Phone: (850)-877-0541
 FAX: (850)-877-0041



GARY G. ALLEN
 Registered Land Surveyor, Inc.
 4101 Apalachee Parkway
 Tallahassee, Florida 32311

PAGE 1 OF 1
 email: info@garyallenlandsurveying.com
 gary@garyallenlandsurveying.com

DESCRIPTION: BOUNDARY SURVEY

SEC. 34 TWP. 1-NORTH RNG 1-WEST RECORDED IN O.R. BOOK 1382
 DATE OF SURVEY 07/23/2020 PAGE 1580, IN LEON COUNTY, FLORIDA
 FIELD BOOK 916 PAGE 52
 SCALE 1" = 30'
 JOB No. 20-620
 FILE No. 20-620.DWG

I hereby certify that this survey meets the minimum technical standards as established by chapter 5J-17.051 of the Florida Administrative Code.

Gary G. Allen
 GARY G. ALLEN, P.S.M.
 Professional Surveyor and Mapper
 Florida Registration No. 4016
 DATE: 7/28/2020

DRAWN BY: M.A.

"UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID."