

LEE COUNTY BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY **BLUE SHEET NO: 20031354 -UTL**

1. REQUESTED MOTION:

ACTION REQUESTED: Approve final acceptance, by Resolution, and recording of one (1) Utility Easement as a donation of a water distribution system, one (1) 4" diameter fire line, a gravity collection system, lift station and force main serving *HERITAGE POINTE - PHASES 1A & 1B*. This is a Developer contributed asset project located along Pine Ridge Road, approximately 2,000' North of Summerlin Road.

WHY ACTION IS NECESSARY:

To provide potable water service, fire protection and sanitary sewer service to this phase of the multi-family residential development.

WHAT ACTION ACCOMPLISHES:

Places the water and sewer systems into operation and complies with the Lee County Utilities Operations Manual.

2. DEPARTMENTAL CATEGORY: 10 - UTILITIES
COMMISSION DISTRICT #: 3

C10C

3. MEETING DATE:

12-02-2003

4. AGENDA:

- CONSENT
- ADMINISTRATIVE
- APPEALS
- PUBLIC
- WALK ON
- TIME REQUIRED: _____

5. REQUIREMENT/PURPOSE:

- (Specify)
- STATUTE _____
 - ORDINANCE _____
 - ADMIN. CODE _____
 - OTHER Res., Easement

6. REQUESTOR OF INFORMATION:

- A. COMMISSIONER: _____
- B. DEPARTMENT: Lee County Public Works
- C. DIVISION/SECTION: Utilities Division
- BY: Rick Diaz, P.E., Utilities Director

DATE: 11/13/03

7. BACKGROUND:

The Board granted permission to construct on 04/22/03, Blue Sheet #20030397. The installation has been inspected for conformance to the Lee County Utilities Operations Manual. Satisfactory pressure and bacteriological testing of the water system has been completed. Satisfactory closed circuit television inspection of the gravity collection system has been performed. Satisfactory Lift Station Start-up has been performed (LS No. 1112). Record Drawings have been provided. Engineer's Certification of Completion has been provided---copy attached. Project location map---copy attached. Warranty has been provided---copy attached. Waiver of lien has been provided---copy attached. Certification of Contributory Assets has been provided---copy attached. 100% of the connection fees have been paid.

Funds are available for recording fees in account # OD5360748700.504930.

SECTION 05 TOWNSHIP 46S RANGE 24E DISTRICT # 3 COMMISSIONER JUDAH

MANAGEMENT RECOMMENDATIONS:

9. RECOMMENDED APPROVAL

| (A) DEPARTMENT DIRECTOR | (B) PURCH. OR CONTRACTS | (C) HUMAN RESOURCES | (D) OTHER | (E) COUNTY ATTORNEY | (F) BUDGET SERVICES | | | | (G) COUNTY MANAGER |
|--------------------------------------|----------------------------|------------------------|-------------------------------------|-----------------------------------|-------------------------|-------------------------|-------------------------|-------------------------|--------------------------------------|
| | | | | | OA | OM | Risk | GC | |
| <i>J. Lavender</i> Date: 11-14-03 | N/A Date: | N/A Date: | T.O. T. Osterhout Date: 11-13 | <i>S. Davis</i> Date: 11/14/03 | <i>John</i> 11-17-03 | <i>John</i> 11/17/03 | <i>John</i> 11/17/03 | <i>John</i> 11-17-03 | <i>J. Lavender</i> Date: 11-14-03 |

10. COMMISSION ACTION:

- APPROVED
- DENIED
- DEFERRED
- OTHER

Rec. by CoAtty
 Date: 11/14/03
 Time: 3:40
 Forwarded To:
 11-14-03 4:50

RECEIVED BY
 COUNTY ADMIN: PM
 11/14/03
 4:45 PM 567
 COUNTY ADMIN
 FORWARDED TO:
 11/14/03

RESOLUTION ESTABLISHING UTILITY ACCEPTANCE OF
DEVELOPER CONTRIBUTED ASSETS
IN LEE COUNTY, FLORIDA

WHEREAS, it is the desire of U.S. Home Corporation, owner of record, to make a contribution to Lee County Utilities of water facilities (water distribution system, one 4" diameter fire line), and sewer facilities (gravity collection system, one lift station and one force main) serving **"HERITAGE POINTE-PHASES 1A & 1B"**; and,

WHEREAS, Lee County Utilities requires proof of a Release of Lien, a Warranty (one-year) on all labor and materials, an accurate value of contributed assets, and right-of-way and/or easement-indemnity granted for all systems being contributed to Lee County Utilities; and,

WHEREAS, all of the above information has been received and approved as complete by Lee County Utilities; and,

WHEREAS, Lee County Utilities has recommended to the Board of County Commissioners that the above-named system be accepted for ownership, operation, and maintenance.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF LEE COUNTY, FLORIDA, that the above facilities, for a contributed value of **\$264,101.73** is hereby ACCEPTED and acknowledged as an addition to Lee County Utilities.

THE FOREGOING RESOLUTION was offered by Commissioner _____ who moved for its adoption. The motion was seconded by Commissioner _____ and, upon being put to a vote, the vote was as follows:

- Commissioner Bob Janes : _____ (1)
- Commissioner Douglas St. Cerny: _____ (2)
- Commissioner Ray Judah (C): _____ (3)
- Commissioner Andrew Coy: _____ (4)
- Commissioner John Albion (V-C): _____ (5)

DULY PASSED AND ADOPTED this _____ day of _____, 2003.

ATTEST:
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

By: _____
DEPUTY CLERK

By: _____
CHAIRMAN

APPROVED AS TO FORM

OFFICE OF COUNTY ATTORNEY

COPY

11.4

LETTER OF COMPLETION

DATE: 10/24/2003

Department of Lee County Utilities
Division of Engineering
Post Office Box 398
Fort Myers, FL 33902

Gentlemen:

This is to certify that the water distribution and sanitary sewer system(s) located in
Heritage Pointe - Phases 1A & 1B
(Name of Development)

were designed by me and have been constructed in conformance with:
the approved plans and the approved specifications


Upon completion of the work, we observed the following successful tests of the facilities:

Pressure Test(s) - Water Main

Low pressure test of sanitary sewer main.
Television of sanitary sewer main.
Lift station start-up.

Very truly yours,

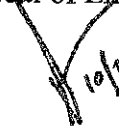
Samuel Marshall-Banks Engineering, Inc.
(Owner or Name of Corporation)


10/27/03

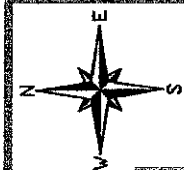
(Signature)

Project Manager
(Title)

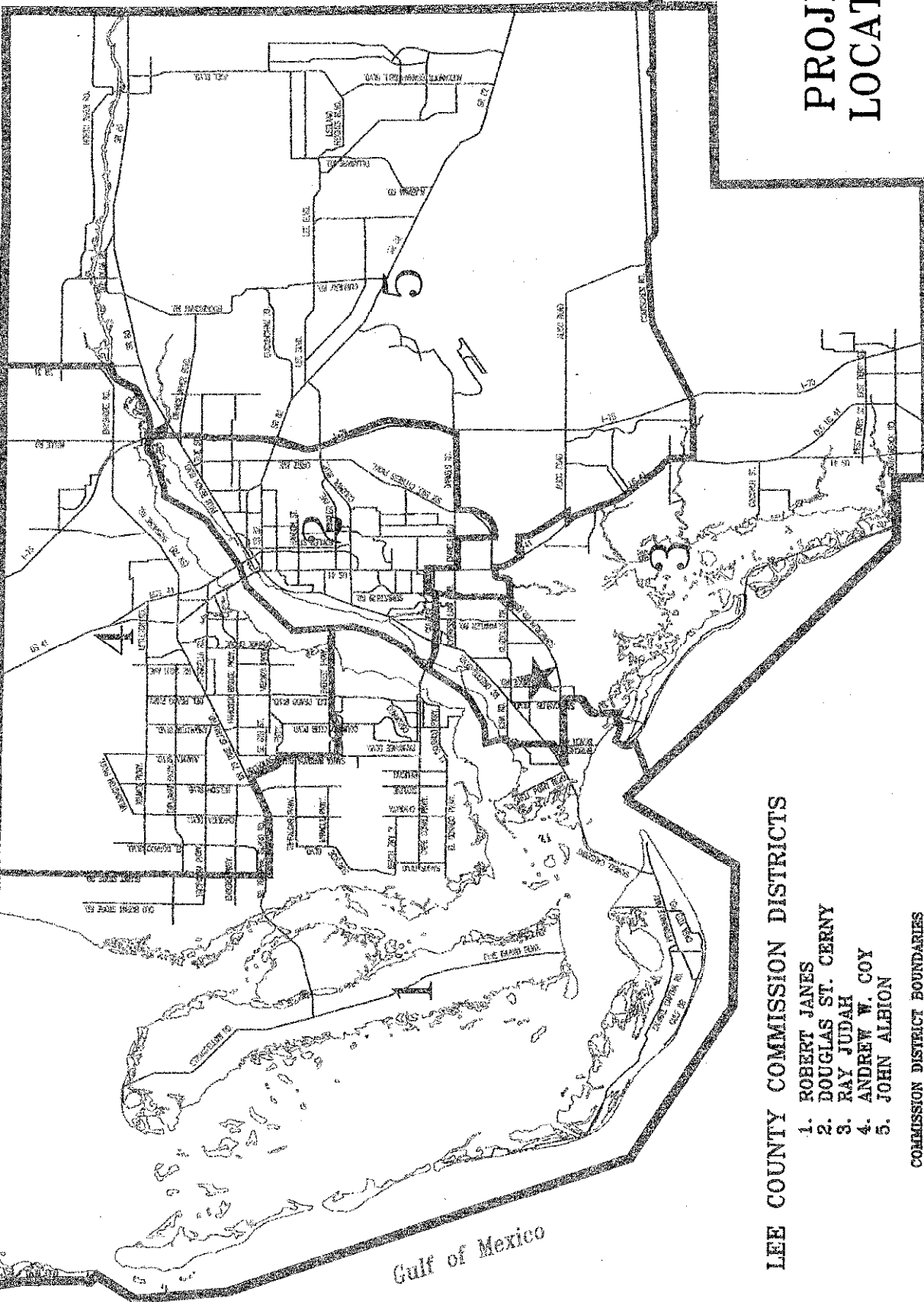
(Seal of Engineering Firm)


10/27/03





HERITAGE POINTE, PHASES 1A & 1B
05-46-24-01-00003.0100 & .0120
COMMISSION DISTRICT #3 - JUDAH



PROJECT
LOCATION

LEE COUNTY COMMISSION DISTRICTS

- 1. ROBERT JANES
- 2. DOUGLAS ST. CERNY
- 3. RAY JUDAH
- 4. ANDREW W. COY
- 5. JOHN ALBION

COMMISSION DISTRICT BOUNDARIES
DECEMBER 2000

Gulf of Mexico

COPY

HERITAGE POINTE - PHASES 1A & 1B

COMMISSION DISTRICT #3 - JUDAH

POND

00003
0100

SUBJECT PARCELS

00003
0120

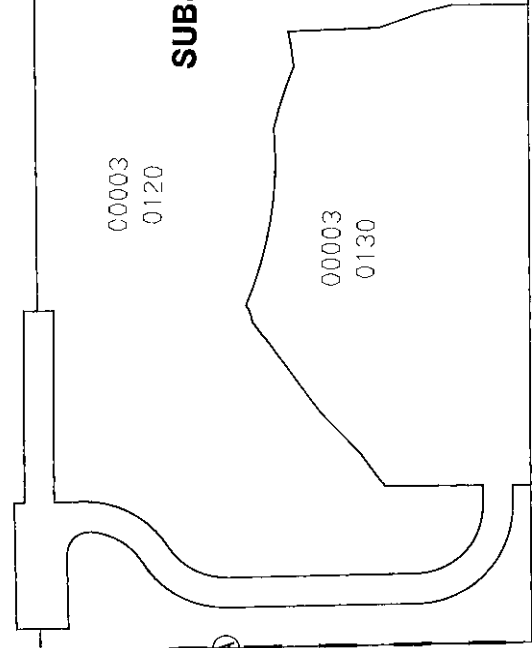
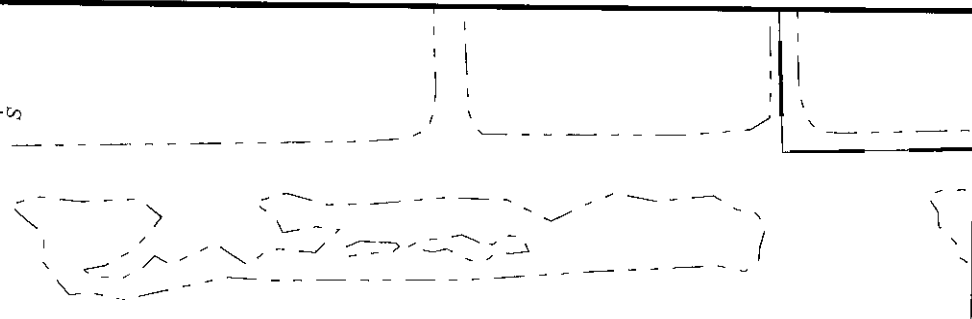
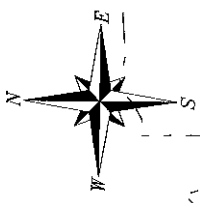
SUBJECT PARCELS

00003
0130

PINE RIDGE RD

PINE RIDGE RD

05-46-24-01-00003.0100 & .0120 PINE RIDGE ROAD



COPY

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the water and/or sewer systems of (Name of Development): HERITAGE POINTE PH 1A & 1B

to be free from defects in material and workmanship for a period of one (1) year from the date of acceptance by the Lee County Board of County Commissioners. The undersigned parties further agree that they will, at their own expense, repair and replace all such defective work and all other work damaged by said defective work under this Warranty-Guaranty

It is furthermore understood that the consideration for the giving of this warranty and/or guaranty is the requirement by the General Conditions and Specifications under which the contract was let that such warranty and/or guaranty would be given.

MITCHELL & STARK CONST. Co., Inc.

(NAME OF OWNER OR CONTRACTOR)

BY: [Signature]

(SIGNATURE & TITLE)

DANIEL MIKELSON
PROJECT MANAGER

STATE OF FLORIDA)

COUNTY OF COLLIER) SS:

The foregoing instrument was signed and acknowledged before me this 15TH day of Sept., 2008 by DANIEL MIKELSON who has produced known
(Print or Type Name) (Type Of Identification and Number)

as identification, and who (did) (did not) take an oath.

[Signature]
Notary Public Signature

MORRIS SONS
Printed Name of Notary Public

DD059332
Notary Commission Number



Morris Sons
My Commission DD059332
Expires January 07 2009

(NOTARY SEAL)



COPY

WAIVER AND RELEASE OF LIEN
UPON FINAL PAYMENT

The undersigned lienor, in consideration of the final payment in the amount of two hundred sixty-four thousand, one hundred and (264,101.73) hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished to U.S. Home Corporation on the job of U.S. Home Corporation to the following described property:

Heritage Pointe, Phases 1A and 1B water distribution and sanitary sewer systems
(Name of Development/Project) (Facilities Constructed)

Lake Circle Drive; Fort Myers, FL 33912 05-46-24-01-00003.0100 and 05-46-24-01-00003.0120
(Location) (Strap # or Section, Township & Range)
(Please provide full name and location of development and a description of the utility system constructed).

Dated on: November 5, 2003

By: [Signature] Mitchell & Stark Construction Company, Inc.
(Signature of Authorized Representative) (Name of Firm or Corporation)

By: DANIEL J. MIKELSON 6001 Shirley Street
(Print Name of Authorized Representative) (Address of Firm or Corporation)

Phone #: (239)597-2165 Ext. Naples, FL 34109-
(City, State & Zip Of Firm Or Corporation)


Fax#: (239)566-7865

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 5th day of NOV, 2003 by Daniel J. Mikelson who has produced the following as identification - , and who did take an oath. who is personally known to me.

[Signature]
(Notary Public Signature)

(Notary Seal & Commission Number) Mary C. Gagnon
(Printed Name of Notary Public)

 Mary C Gagnon
My Commission DD087084
Expires January 27, 2008



I do hereby certify that the quantities of material and services described above are a true and accurate representation of the as-installed cost of the system being contributed to Lee County and corresponds with the record drawings.

CERTIFYING:

X [Signature]
(Signature of Certifying Agent)

DANIEL J. MIKELSON PROJECT MANAGER
(Name & Title of Certifying Agent)

MITCHELL & STARK CONST.
(Name of Firm or Corporation)

6001 SHIRLEY ST.
(Address of Firm or Corporation)
, NAPLES FL. 34109


STATE OF Florida)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 5th day of Nov, 2003 by Neil J. Mikelson who has produced the following as identification - _____, and who did take an oath. who is personally known to me.

Mary C. Gagnon
Notary Public Signature

Mary C. Gagnon
Printed Name of Notary Public

DD087084
Notary Commission Number

 Mary C Gagnon
My Commission DD087084
Expires January 27, 2006

(NOTARY SEAL)



TO: LEE COUNTY FINANCE DEPARTMENT

BS 20031354-UTL

FROM: UTILITIES ENGINEERING
(Department)
SUE GULLEDGE

A. AUTHORIZATION:

This transmittal authorizes the UTIL. ENGINEERING office to incur expenses for filing/records against: HERITAGE POINTE-PHASES 1A & 1B (US HOMES CORPORATION) Purchase Order # N/A for _____ project. ACCOUNT NO. OD53607487.504930. ORIGINAL EASEMENT TO MINUTES AFTER RECORDING, WITH COPY TO SUE GULLEDGE, UTILITIES

Sue Gullledge
SUE GULLEDGE Signature Authorization

B. SERVICE RECEIVED: RECORDING EASEMENT

O. R. COPIES _____

PLAT COPIES _____

CASE #/INDEX FEE _____

DESCRIPTION OF SERVICE RECORDING

AMOUNT OF FEE INCURRED \$ _____

(date)

(DEPUTY CLERK)

(CUSTOMER) (DEPT.)

THIS FORM GOES TO CASHIER WITH REGULAR RECEIPT ATTACHED

C. INVOICE INFORMATION: (FOR CLERK'S DEPARTMENT ONLY)

REC'D _____

ENTERED _____

CUST. # 500283

INV. # _____

PLEASE REMIT TO: Clerk's Accounting
P.O. BOX 2396
FORT MYERS, FLORIDA 33902-2396
White - FINANCE Yellow - DEPT FISCAL OFFICER Pink - CLERK'S OFFICE

This Instrument Prepared By:
Lee County Utilities
1500 Monroe Street - 3rd Floor
Fort Myers, Florida 33901

PERPETUAL PUBLIC UTILITY EASEMENT GRANT

THIS INDENTURE is made and entered into this _____ day of _____, 2003, by and between U.S. Home Corporation, Owner, hereinafter referred to as GRANTOR(S), and LEE COUNTY, hereinafter referred to as GRANTEE.

WITNESSETH:

1. For and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged and accepted, GRANTOR hereby grants, bargains, sells and transfers to the GRANTEE, its successors and assigns, a perpetual public utility easement situated in Lee County, Florida, located and described as set forth in Exhibit "A", attached hereto and made a part hereof.

2. GRANTEE, its successors, appointees and assigns, are granted the right, privilege, and authority to construct, replace, renew, extend and maintain a wastewater collection and/or water distribution system, together with, but not limited to, all necessary service connections, manholes, valves, fire hydrants, lift stations and appurtenances, to be located on, under, across and through the easement which is located on the property described (Exhibit "A"), with the additional right, privilege and authority to remove, replace, repair and enlarge said system, and to trim and remove roots, trees, shrubs, bushes and plants, and remove fences or other improvements which may affect the operation of lines, mains and/or utility facilities.

3. The public utility easement shall not be limited to any particular diameter size or type and/or number of connections to other water/sewer mains for providing water/sewer service to this and any adjacent properties. The total area of this public utility easement is reserved for utility lines, mains, or appurtenant facilities and for any landscaping (excluding trees), walkways, roadways, drainage ways, or similar uses. Houses, fences, buildings, carports, garages, storage sheds, overhangs, or any other structures or portions of structures shall not be constructed on or placed within this easement at anytime, present or future, by GRANTOR, or its heirs, successors or assigns.

4. Title to all utilities constructed and/or placed hereunder by GRANTEE or its agents shall remain in the GRANTEE, GRANTEE's successors, appointees, and/or assigns.

5. Subject to any pre-existing easements for public highways or roads, railroads, laterals, ditches, pipelines and electrical transmission or distribution lines and

telephone and cable television lines covering the land herein described, GRANTOR(S) covenant that they are lawfully seized and possessed of the described real property (Exhibit "A"), have good and lawful right and power to sell and convey it, and that the said property is free of any and all liens and encumbrances, except as herein stated, and accordingly, GRANTOR(S) will forever defend the title and terms of this said easement and the quiet possession thereof by GRANTEE against all claims and demands of all other entities.

6. GRANTOR(S), its heirs, successors or assigns, shall assume all liability for any consequential damages to any houses, fences, buildings, carports, garages, storage sheds, overhangs, or any other structures or portions of structures subsequently constructed by GRANTOR(S) in violation of paragraph 3 within the above easement, which result from the required activities of the GRANTEE for any construction, maintenance or repairs to the utilities located within the above-described easement.

7. GRANTEE will be liable for money damages in tort for any injury to or loss of property, personal injury, or death caused by the negligent or wrongful act(s) or omission(s) of any official or employee of the GRANTEE while acting within the scope of the official's or employee's office or employment under circumstances in which a private person would be found to be liable in accordance with the general laws of the State of Florida, and subject to the limitations as set out in Section 768.28, Florida Statutes, as it may be revised, amended or renumbered from time to time.

8. GRANTEE shall have reasonable right of access across GRANTOR's property for the purposes of reaching the described easement (Exhibit "A") on either paved or unpaved surfaces. Any damage to GRANTOR's property or permitted improvements thereon as the result of such access to the described easement or the construction, maintenance, or repairs located within the described easement shall be restored by GRANTEE, to the condition in which it existed prior to the damage as is reasonably practicable. GRANTEE agrees to coordinate each activity within the easement premises in advance with the manager of the U. S. Postal Service, so as not to interfere with Postal Service operations.

9. By acceptance of this easement, the GRANTEE assumes no responsibility for ownership or maintenance of any associated roads. The easement is strictly for utility purposes. If GRANTEE fails to utilize the granted easement (Exhibit "A", hereto) for the purposes as set out herein and for the time as set out in Section 255.22, Florida Statutes, then this easement shall be extinguished pursuant to law,

10. This easement shall be binding upon the parties hereto, their successors in interest and any assigns.

Banks Engineering, Inc.

Professional Engineers, Planners & Land Surveyors
FORT MYERS ♦ NAPLES ♦ SARASOTA

DESCRIPTION
OF A
PARCEL OF LAND
LYING IN
SECTION 5, TOWNSHIP 46 SOUTH, RANGE 24 EAST
LEE COUNTY, FLORIDA

(UTILITY EASEMENT)

PARCEL "A"

A TRACT OR PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, LYING IN SECTION 5, TOWNSHIP 46 SOUTH, RANGE 24 EAST, BEING A PORTION OF LOTS 10 THROUGH 13, BLOCK 3, E.P. BATES PINE RIDGE TRUCK FARMS, AS RECORDED IN PLAT BOOK 3, AT PAGE 68 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 5; THENCE S.01°44'17"E. ALONG THE WEST LINE OF SAID FRACTION FOR 340.02 FEET TO THE NORTHWEST CORNER OF LOT 10, BLOCK 3 OF SAID E.P. BATES PINE RIDGE TRUCK FARMS; THENCE CONTINUE S.01°44'17"E. ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER AND THE WEST LINE OF LOTS 10 THROUGH 13, BLOCK 3 OF SAID E.P. BATES PINE RIDGE TRUCK FARMS FOR 615.73 FEET; THENCE N.88°15'43"E. FOR 33.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF PINE RIDGE ROAD (66.00 FEET WIDE) AND THE POINT OF BEGINNING; THENCE CONTINUE N.88°15'43"E. FOR 99.97 FEET TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 20.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 91°54'49" FOR 32.08 FEET TO A POINT OF COMPOUND CURVE HAVING A RADIUS OF 80.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 56°34'16" FOR 78.99 FEET TO A POINT OF REVERSE CURVE HAVING A RADIUS OF 140.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°29'05" FOR 142.90 FEET; THENCE N.01°44'17"W. FOR 194.55 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 140.00 FEET; THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 36°42'59" FOR 89.72 FEET; THENCE N.34°58'42"E. FOR 108.35 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 65.00 FEET; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 79°18'01" FOR 89.96 FEET; THENCE N.24°16'43"E. FOR 5.00 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 70.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.24°16'43"E.; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°10'23" FOR 14.87 FEET; THENCE N.01°01'29"W. FOR 6.81 FEET; THENCE N.88°58'31"E. FOR 235.76 FEET TO POINT "A-1"; THENCE CONTINUE N.88°58'31"E. FOR 328.64 FEET TO POINT "B-2"; THENCE CONTINUE N.88°58'31"E. FOR 85.79 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 178.00 FEET; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 5°48'55" FOR 18.07 FEET; THENCE S.85°12'34"E. FOR 225.19 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 178.00 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 84°11'05" FOR 261.54 FEET; THENCE S.01°01'29"E. FOR 208.82 FEET TO POINT "C-3"; THENCE CONTINUE S.01°01'29"E. FOR 330.83 FEET TO POINT "D-4"; THENCE CONTINUE S.01°01'29"E. FOR 347.83 FEET TO POINT "E-5"; THENCE CONTINUE S.01°01'29"E. FOR 57.17 FEET; THENCE N.88°58'31"E. FOR 1.85 FEET; THENCE S.01°01'29"E. FOR 70.00 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 65.00 FEET; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00" FOR 102.10 FEET; THENCE S.88°58'31"W. FOR 133.63 FEET; THENCE S.01°01'29"E. FOR 15.15 FEET TO AN INTERSECTION WITH THE SOUTH LINE OF LOT 13 OF SAID E.P. BATES PINE RIDGE TRUCK FARMS; THENCE S.88°58'31"W. ALONG SAID SOUTH LINE FOR 20.00 FEET; THENCE N.01°01'29"W. FOR 15.15 FEET; THENCE S.88°58'31"W. FOR 671.87 FEET TO POINT "F-6"; THENCE CONTINUE S.88°58'31"W. FOR 177.85 FEET; THENCE S.01°01'29"E. FOR 15.00 FEET TO AN INTERSECTION WITH SAID SOUTH LINE; THENCE S.88°58'31"W. ALONG SAID SOUTH LINE FOR 20.00 FEET; THENCE N.01°01'29"W. FOR 15.00 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 140.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS S.00°50'31"E.; THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 35°27'56" FOR 86.66 FEET; THENCE S.40°25'08"W. FOR 12.02 FEET; THENCE N.49°34'52"W. FOR 7.12 FEET; THENCE S.40°25'08"W. FOR 17.86 FEET; THENCE S.88°15'43"W. FOR 46.67 FEET TO AN INTERSECTION WITH SAID EAST RIGHT-OF-WAY LINE; THENCE N.01°44'17"W. ALONG SAID EAST RIGHT-OF-WAY LINE FOR 39.50 FEET; THENCE N.88°15'43"E. FOR 48.28 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 140.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS S.47°55'44"W.; THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 40°19'59" FOR 98.55 FEET; THENCE N.01°44'17"W. FOR 255.20 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 140.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°29'05" FOR 142.90 FEET TO A POINT OF REVERSE CURVE HAVING A RADIUS OF 80.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 52°21'17" FOR 73.10 FEET TO A POINT OF COMPOUND CURVE HAVING A RADIUS OF 20.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 96°07'47" FOR 33.56 FEET; THENCE S.88°15'43"W. FOR 99.66 FEET TO AN INTERSECTION WITH SAID EAST LINE; THENCE N.01°44'17"W. ALONG SAID EAST LINE FOR 90.00 FEET TO THE POINT OF BEGINNING.

SHEET 1 OF 12

LESS AND EXCEPT:

PARCEL "1"

COMMENCING AT THE AFOREMENTIONED POINT "A-1"; THENCE S.01°01'29"E. FOR 20.00 FEET TO THE **POINT OF BEGINNING**; THENCE CONTINUE S.01°01'29"E. FOR 22.06 FEET; THENCE S.88°57'05"W. FOR 211.34 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 70.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.72°11'08"E.; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 9°48'38" FOR 11.99 FEET; THENCE N.01°01'29"W. FOR 11.02 FEET; THENCE N.88°58'31"E. FOR 215.76 FEET TO THE **POINT OF BEGINNING**.

PARCEL "2"

COMMENCING AT THE AFOREMENTIONED POINT "B-2"; THENCE S.01°01'29"E. FOR 20.00 FEET TO THE **POINT OF BEGINNING**; THENCE CONTINUE S.01°01'29"E. FOR 24.07 FEET; THENCE N.87°59'14"W. FOR 40.32 FEET; THENCE S.88°57'05"W. FOR 268.38 FEET; THENCE N.01°01'29"W. FOR 22.05 FEET; THENCE N.88°58'31"E. FOR 308.64 FEET TO THE **POINT OF BEGINNING**.

PARCEL "3"

COMMENCING AT THE AFOREMENTIONED POINT "C-3"; THENCE S.88°58'31"W. FOR 20.00 FEET TO THE **POINT OF BEGINNING**; THENCE S.01°01'29"E. FOR 310.83 FEET; THENCE S.88°58'31"W. FOR 22.00 FEET; THENCE N.01°01'29"W. FOR 310.83 FEET; THENCE N.88°58'31"E. FOR 22.00 FEET TO THE **POINT OF BEGINNING**.

PARCEL "4"

COMMENCING AT THE AFOREMENTIONED POINT "D-4"; THENCE S.88°58'31"W. FOR 20.00 FEET TO THE **POINT OF BEGINNING**; THENCE S.01°01'29"E. FOR 327.83 FEET; THENCE S.88°58'31"W. FOR 22.00 FEET; THENCE N.01°01'29"W. FOR 327.83 FEET; THENCE N.88°58'31"E. FOR 22.00 FEET TO THE **POINT OF BEGINNING**.

PARCEL "5"

COMMENCING AT THE AFOREMENTIONED POINT "E-5"; THENCE S.88°58'31"W. FOR 20.00 FEET TO THE **POINT OF BEGINNING**; THENCE S.01°01'29"E. FOR 67.17 FEET; THENCE S.88°58'31"W. FOR 7.09 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 70.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.29°58'41"E.; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 13°25'11" FOR 16.40 FEET; THENCE N.01°01'29"W. FOR 60.44 FEET; THENCE N.88°58'31"E. FOR 22.00 FEET TO THE **POINT OF BEGINNING**.

PARCEL "6"

COMMENCING AT THE AFOREMENTIONED POINT "F-6"; THENCE N.01°01'29"W. FOR 65.00 FEET TO THE **POINT OF BEGINNING**; THENCE S.88°58'31"W. FOR 197.40 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 75.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 52°19'00" FOR 68.48 FEET; THENCE N.51°17'31"E. FOR 3.62 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 71.38 FEET AND TO WHICH POINT A RADIAL LINE BEARS S.51°17'31"W.; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 26°47'30" FOR 33.38 FEET; THENCE S.78°05'01"W. FOR 3.62 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 75.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS S.78°05'01"W.; THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°10'42" FOR 13.32 FEET; THENCE N.01°44'17"W. FOR 255.20 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 75.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°29'05" FOR 76.56 FEET TO A POINT OF REVERSE CURVE HAVING A RADIUS OF 145.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 57°42'08" FOR 146.03 FEET; THENCE N.88°15'43"E. FOR 3.68 FEET; THENCE N.01°44'17"W. FOR 37.33 FEET; THENCE S.88°15'43"W. FOR 3.67 FEET; THENCE N.01°44'17"W. FOR 40.94 FEET; THENCE N.88°58'31"E. FOR 160.04 FEET; THENCE S.46°01'29"E. FOR 30.61 FEET; THENCE N.88°58'31"E. FOR 90.37 FEET; THENCE N.43°58'31"E. FOR 61.89 FEET; THENCE N.01°01'29"W. FOR 46.02 FEET; THENCE S.88°58'31"W. FOR 20.00 FEET; THENCE S.01°01'29"E. FOR 37.73 FEET; THENCE S.43°58'31"W. FOR 45.32 FEET; THENCE S.88°58'31"W. FOR 73.81 FEET; THENCE N.46°01'29"W. FOR 30.61 FEET; THENCE S.88°58'31"W. FOR 164.91 FEET; THENCE N.01°44'17"W. FOR 25.57 FEET; THENCE S.88°15'43"W. FOR 3.67 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 145.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.88°10'15"E.; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°23'37" FOR 147.78 FEET TO A POINT OF REVERSE CURVE HAVING A RADIUS OF 75.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°29'05" FOR 76.56 FEET; THENCE N.01°44'17"W. FOR 181.32 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 75.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 49°45'43" FOR 65.14 FEET; THENCE S.41°58'34"E. FOR 3.67 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 71.33 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.41°58'34"W.; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 26°00'36" FOR 32.38 FEET; THENCE N.15°57'58"W. FOR 3.67 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 75.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.15°57'58"W.; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 16°04'06" FOR 21.03 FEET TO A POINT OF REVERSE CURVE HAVING A

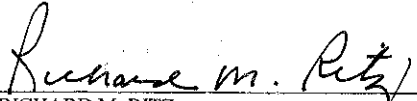
RADIUS OF 70.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 91°18'30" FOR 111.55 FEET; THENCE N.88°57'05"E. FOR 496.21 FEET; THENCE S.87°59'14"E. FOR 285.91 FEET; THENCE N.02°00'46"E. FOR 20.00 FEET; THENCE N.87°59'14"W. FOR 226.10 FEET; THENCE N.01°01'29"W. FOR 25.14 FEET; THENCE N.88°58'31"E. FOR 65.79 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 158.00 FEET; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 5°48'55" FOR 16.04 FEET; THENCE S.85°12'34"E. FOR 225.19 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 158.00 FEET; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°23'26" FOR 53.47 FEET; THENCE S.27°48'22"W. FOR 26.18 FEET; THENCE S.62°11'38"E. FOR 20.00 FEET; THENCE N.27°48'22"E. FOR 26.18 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 158.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.31°26'19"E.; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 57°32'11" FOR 158.66 FEET; THENCE S.01°01'29"E. FOR 188.82 FEET; THENCE S.88°58'31"W. FOR 22.00 FEET; THENCE N.01°01'29"W. FOR 103.25 FEET; THENCE S.88°58'31"W. FOR 20.00 FEET; THENCE S.01°01'29"E. FOR 859.09 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 70.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS N.00°05'12"W.; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 59°47'27" FOR 73.05 FEET TO A POINT OF REVERSE CURVE HAVING A RADIUS OF 75.00 FEET; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 58°51'09" FOR 77.04 FEET; THENCE S.88°58'31"W. FOR 212.49 FEET; THENCE N.01°01'29"W. FOR 3.67 FEET; THENCE S.88°58'31"W. FOR 37.33 FEET; THENCE S.01°01'29"E. FOR 3.67 FEET; THENCE S.88°58'31"W. FOR 451.57 FEET TO THE **POINT OF BEGINNING**.

PARCEL CONTAINS 6.38 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

ASSUMED NORTH BASED ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 46 SOUTH, RANGE 24 EAST, LEE COUNTY FLORIDA AS BEARING S.01°44'17"E.

DESCRIPTION PREPARED AUGUST 19, 2003
DESCRIPTION REVISED OCTOBER 23, 2003


RICHARD M. RITZ
REGISTERED LAND SURVEYOR
FLORIDA CERTIFICATION NO. 4009

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S:\Jobs\15xxx\1597\SURVEYING\DESCRIPTIONS\1597_UTIL-EASE_DESC_SKT_SHEET5-12_REV.dwg

SKETCH OF DESCRIPTION

OF
 A TRACT OR PARCEL OF LAND LYING IN
 SECTION 5, TOWNSHIP 46 SOUTH, RANGE 24 EAST,
 LEE COUNTY, FLORIDA
 (UTILITY EASEMENT)

Banks Engineering, Inc.
 PROFESSIONAL ENGINEERS, LAND SURVEYORS & PLANNERS
 FLORIDA BUSINESS CERTIFICATION NUMBER LB 6690
 10511 SIX HOLE CYPRESS PARKWAY - SUITE 101
 FORT MYERS, FLORIDA 33912
 (239) 939-6490

POINT OF COMMENCEMENT PARCEL "A"
 NORTHWEST CORNER OF THE SOUTHWEST QUARTER
 OF SECTION 5, TOWNSHIP 46 SOUTH, RANGE 24 EAST

NORTHWEST CORNER LOT 10 BLOCK 3
 (PLAT BOOK 3, PAGE 68)

BEARING
 BASIS
 S 01°44'17"E

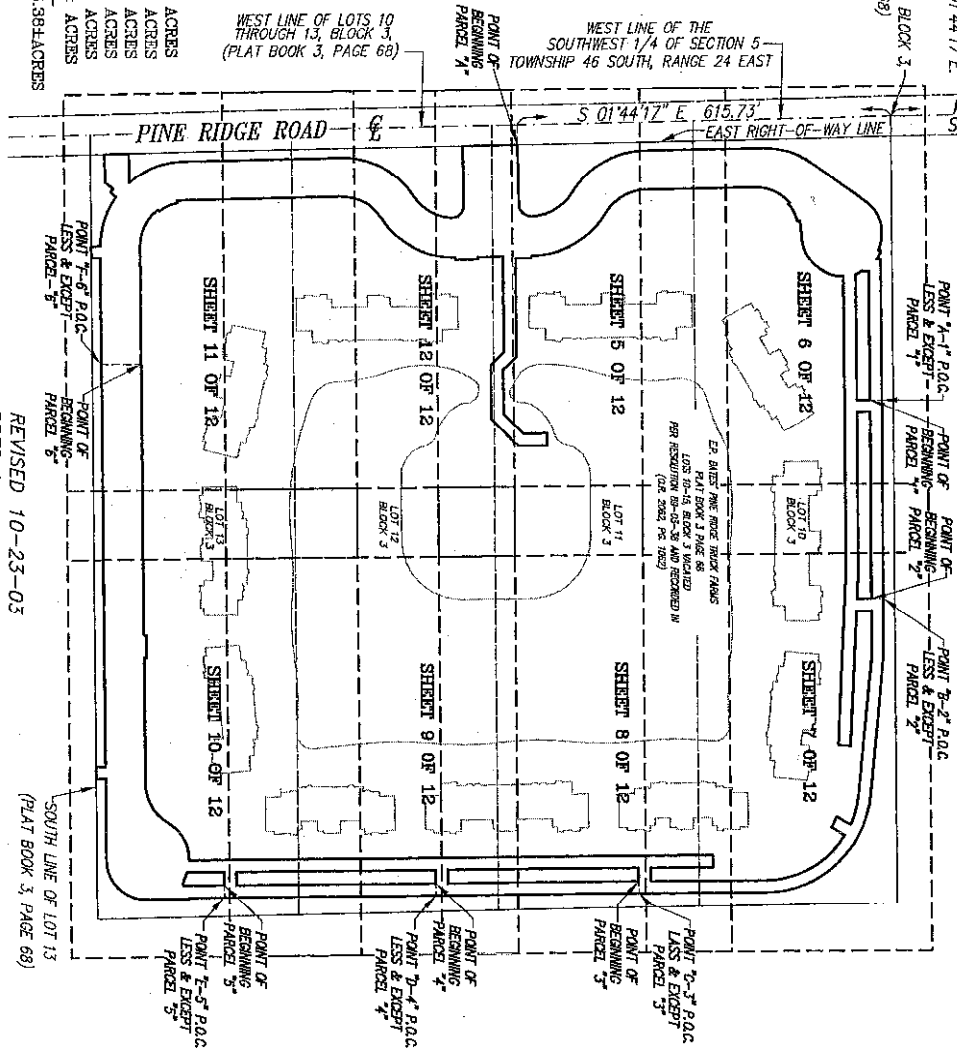
- LEGEND:
- C1 INDICATES CURVE DATA, SEE CURVE TABLE
 - L1 INDICATES LINE #1 FROM LINE TABLE
 - Q INDICATES QUANTITIES
 - P.O.C. INDICATES POINT OF COMMENCEMENT
 - O.R. INDICATES OFFICIAL RECORDS BOOK
 - PG. INDICATES PAGE

(ACRAGE SUMMARY)

PARCEL "A" CONTAINS 35.24± ACRES
 LESS & EXCEPT PARCEL "1" CONTAINS 0.11± ACRES
 LESS & EXCEPT PARCEL "2" CONTAINS 0.16± ACRES
 LESS & EXCEPT PARCEL "3" CONTAINS 0.16± ACRES
 LESS & EXCEPT PARCEL "4" CONTAINS 0.17± ACRES
 LESS & EXCEPT PARCEL "5" CONTAINS 0.03± ACRES
 LESS & EXCEPT PARCEL "6" CONTAINS 28.23± ACRES

TOTAL PARCEL "A", LESS PARCELS "1" - "6" = 6.38± ACRES

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REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 4 OF 12

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- NOTES:
- 1) SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.
 - 2) ASSUMED NORTH BASED ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 46 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA AS BEARING S 01°44'17"E.

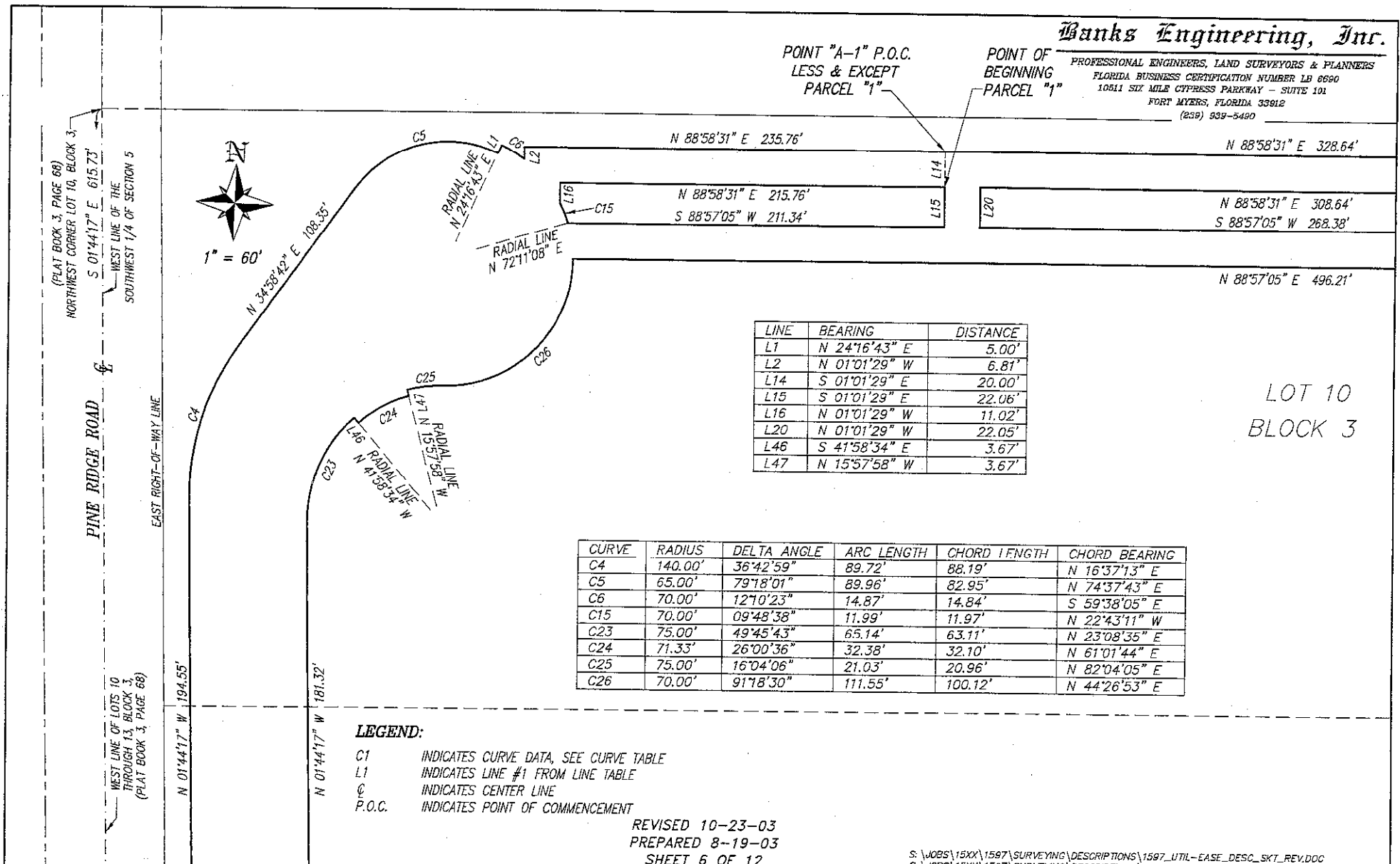
SEE SHEETS 1, 2 AND 3 FOR COMPLETE METERS AND BOUNDS DESCRIPTION.
 THIS SKETCH OF DESCRIPTION IS NOT A BOUNDARY SURVEY

RICHARD M. RITZ
 REGISTERED LAND SURVEYOR
 FLORIDA CERTIFICATION NO. 4009

THIS SKETCH OF DESCRIPTION IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL BASED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

POINT "A-1" P.O.C.
 LESS & EXCEPT
 PARCEL "1"

POINT OF
 BEGINNING
 PARCEL "1"



| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | N 24°16'43" E | 5.00' |
| L2 | N 01°01'29" W | 6.81' |
| L14 | S 01°01'29" E | 20.00' |
| L15 | S 01°01'29" E | 22.06' |
| L16 | N 01°01'29" W | 11.02' |
| L20 | N 01°01'29" W | 22.05' |
| L46 | S 41°58'34" E | 3.67' |
| L47 | N 15°57'58" W | 3.67' |

| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|-------|---------|-------------|------------|--------------|---------------|
| C4 | 140.00' | 36°42'59" | 89.72' | 88.19' | N 16°37'13" E |
| C5 | 65.00' | 79°18'01" | 89.96' | 82.95' | N 74°37'43" E |
| C6 | 70.00' | 12°10'23" | 14.87' | 14.84' | S 59°38'05" E |
| C15 | 70.00' | 09°48'38" | 11.99' | 11.97' | N 22°43'11" W |
| C23 | 75.00' | 49°45'43" | 65.14' | 63.11' | N 23°08'35" E |
| C24 | 71.33' | 26°00'36" | 32.38' | 32.10' | N 61°01'44" E |
| C25 | 75.00' | 16°04'06" | 21.03' | 20.96' | N 82°04'05" E |
| C26 | 70.00' | 91°18'30" | 111.55' | 100.12' | N 44°26'53" E |

LOT 10
 BLOCK 3

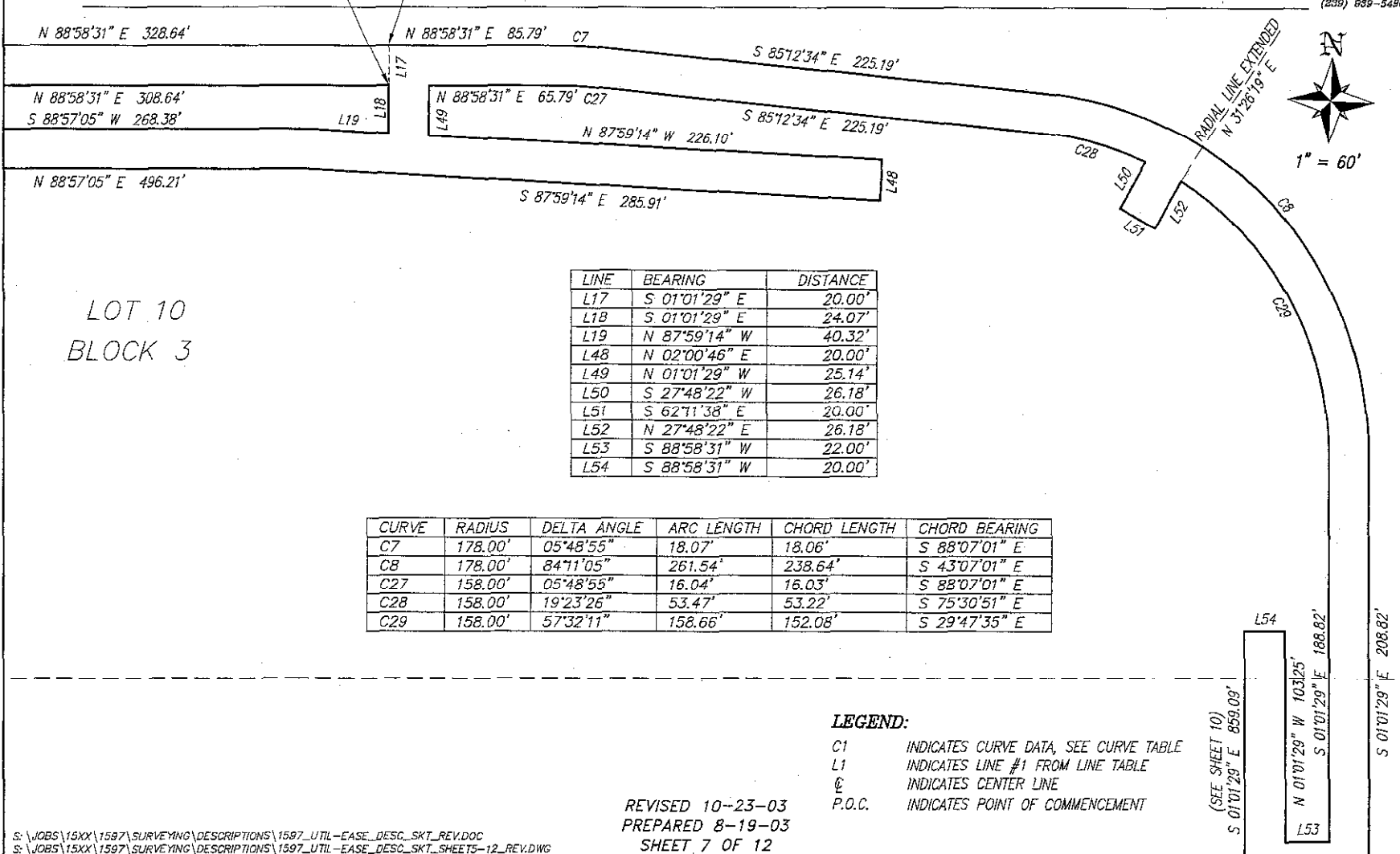
LEGEND:

- C1 INDICATES CURVE DATA, SEE CURVE TABLE
- L1 INDICATES LINE #1 FROM LINE TABLE
- ⊙ INDICATES CENTER LINE
- P.O.C. INDICATES POINT OF COMMENCEMENT

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 PREPARED 8-19-03
 SHEET 6 OF 12

COPY

POINT OF BEGINNING PARCEL "2"
 POINT "B-2" P.O.C. LESS & EXCEPT PARCEL "2"



LOT 10
 BLOCK 3

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L17 | S 01°01'29" E | 20.00' |
| L18 | S 01°01'29" E | 24.07' |
| L19 | N 87°59'14" W | 40.32' |
| L48 | N 02°00'46" E | 20.00' |
| L49 | N 01°01'29" W | 25.14' |
| L50 | S 27°48'22" W | 26.18' |
| L51 | S 62°11'38" E | 20.00' |
| L52 | N 27°48'22" E | 26.18' |
| L53 | S 88°58'31" W | 22.00' |
| L54 | S 88°58'31" W | 20.00' |

| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|-------|---------|-------------|------------|--------------|---------------|
| C7 | 178.00' | 05°48'55" | 18.07' | 18.06' | S 88°07'01" E |
| C8 | 178.00' | 84°11'05" | 261.54' | 238.64' | S 43°07'01" E |
| C27 | 158.00' | 05°48'55" | 16.04' | 16.03' | S 88°07'01" E |
| C28 | 158.00' | 19°23'26" | 53.47' | 53.22' | S 75°30'51" E |
| C29 | 158.00' | 57°32'11" | 158.66' | 152.08' | S 29°47'35" E |

LEGEND:
 C1 INDICATES CURVE DATA, SEE CURVE TABLE
 L1 INDICATES LINE #1 FROM LINE TABLE
 C INDICATES CENTER LINE
 P.O.C. INDICATES POINT OF COMMENCEMENT

REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 7 OF 12

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LOT 11
 BLOCK 3

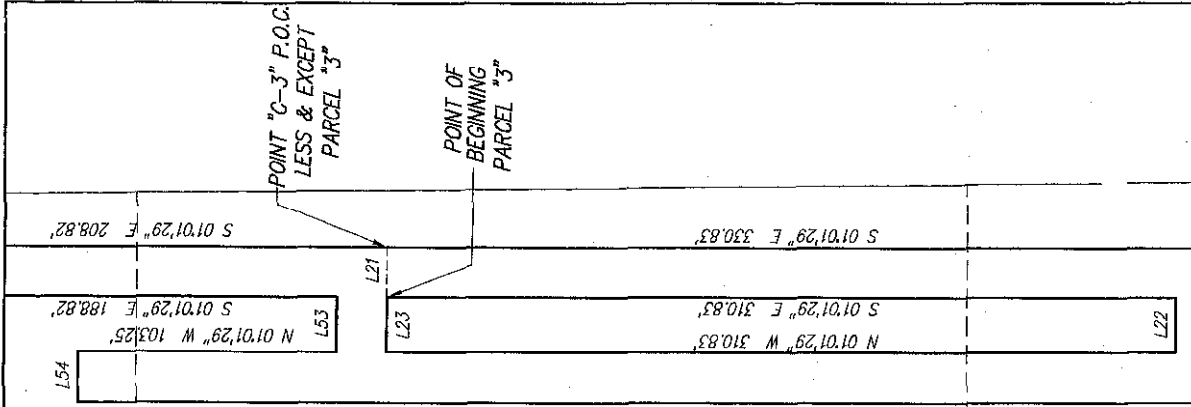


1" = 60'

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L21 | S 88°58'31" W | 20.00' |
| L22 | S 88°58'31" W | 22.00' |
| L23 | N 88°58'31" E | 22.00' |
| L53 | S 88°58'31" W | 22.00' |
| L54 | S 88°58'31" W | 20.00' |

LEGEND:

- C1 INDICATES CURVE DATA, SEE CURVE TABLE
- L1 INDICATES LINE #1 FROM LINE TABLE
- ⊥ INDICATES CENTER LINE
- P.O.C. INDICATES POINT OF COMMENCEMENT



REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 8 OF 12

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 (239) 839-5490



1" = 60'

LOT 12
 BLOCK 3

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L22 | S 88°58'31" W | 22.00' |
| L24 | S 88°58'31" W | 20.00' |
| L25 | S 88°58'31" W | 22.00' |
| L26 | N 88°58'31" E | 22.00' |

LEGEND:

- C1 INDICATES CURVE DATA, SEE CURVE TABLE
- L1 INDICATES LINE #1 FROM LINE TABLE
- Ⓞ INDICATES CENTER LINE
- P.O.C. INDICATES POINT OF COMMENCEMENT

S 01°01'29" E 859.09'

L22

L26

L24

POINT "D-4" P.O.C.
 LESS & EXCEPT
 PARCEL "4"

POINT OF
 BEGINNING
 PARCEL "4"

N 01°01'29" W 327.83'

S 01°01'29" E 327.83'

S 01°01'29" E 347.83'

L25

REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 9 OF 12

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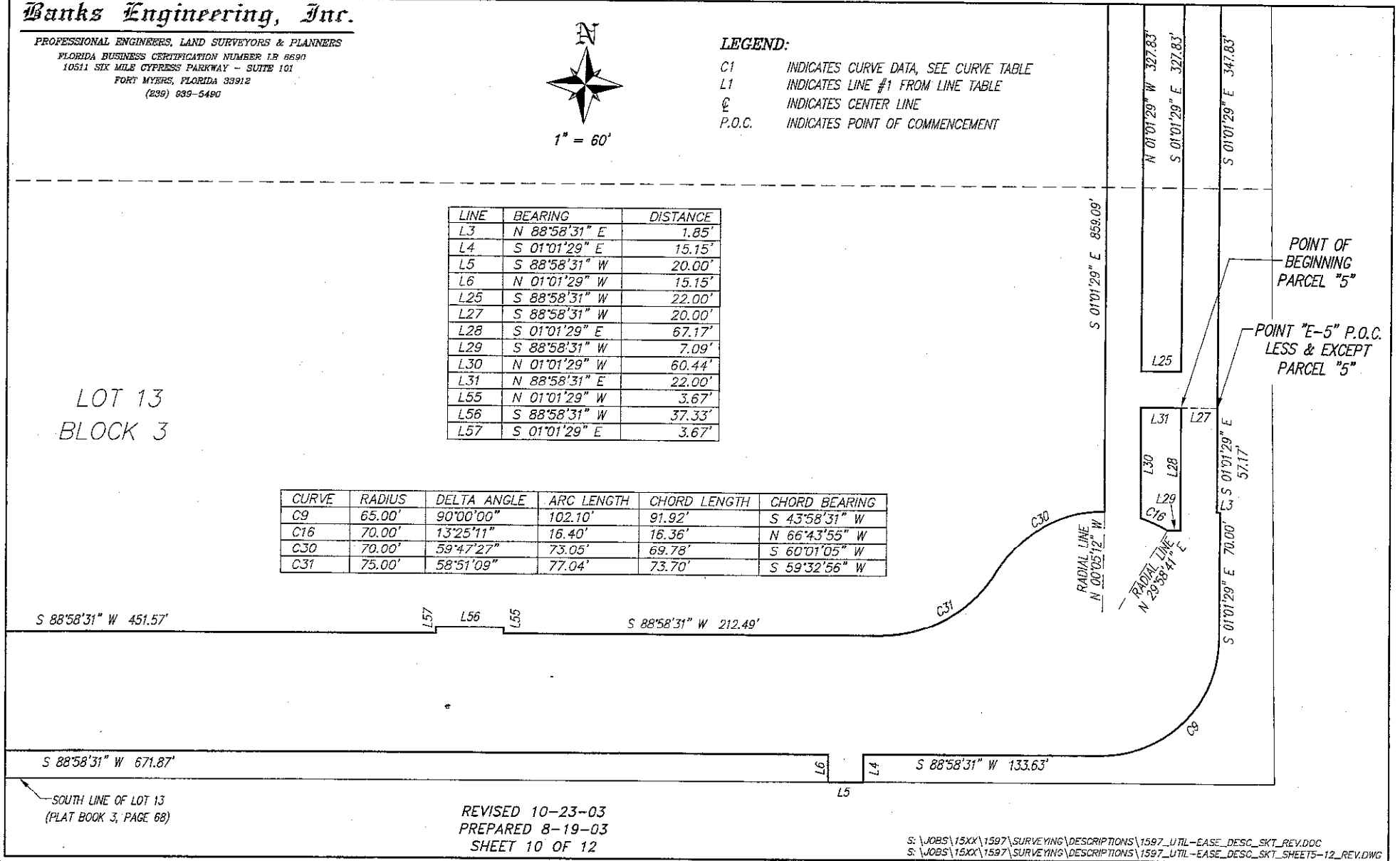
LEGEND:

- C1 INDICATES CURVE DATA, SEE CURVE TABLE
- L1 INDICATES LINE #1 FROM LINE TABLE
- ⊙ INDICATES CENTER LINE
- P.O.C. INDICATES POINT OF COMMENCEMENT

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L3 | N 88°58'31" E | 1.85' |
| L4 | S 01°01'29" E | 15.15' |
| L5 | S 88°58'31" W | 20.00' |
| L6 | N 01°01'29" W | 15.15' |
| L25 | S 88°58'31" W | 22.00' |
| L27 | S 88°58'31" W | 20.00' |
| L28 | S 01°01'29" E | 67.17' |
| L29 | S 88°58'31" W | 7.09' |
| L30 | N 01°01'29" W | 60.44' |
| L31 | N 88°58'31" E | 22.00' |
| L55 | N 01°01'29" W | 3.67' |
| L56 | S 88°58'31" W | 37.33' |
| L57 | S 01°01'29" E | 3.67' |

| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|-------|--------|-------------|------------|--------------|---------------|
| C9 | 65.00' | 90°00'00" | 102.10' | 91.92' | S 43°58'31" W |
| C16 | 70.00' | 13°25'11" | 16.40' | 16.36' | N 66°43'55" W |
| C30 | 70.00' | 59°47'27" | 73.05' | 69.78' | S 60°01'05" W |
| C31 | 75.00' | 58°51'09" | 77.04' | 73.70' | S 59°32'56" W |

LOT 13
BLOCK 3



REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 10 OF 12

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LEGEND:

- C1 INDICATES CURVE DATA, SEE CURVE TABLE
- L1 INDICATES LINE #1 FROM LINE TABLE
- ⊕ INDICATES CENTER LINE
- P.O.C. INDICATES POINT OF COMMENCEMENT

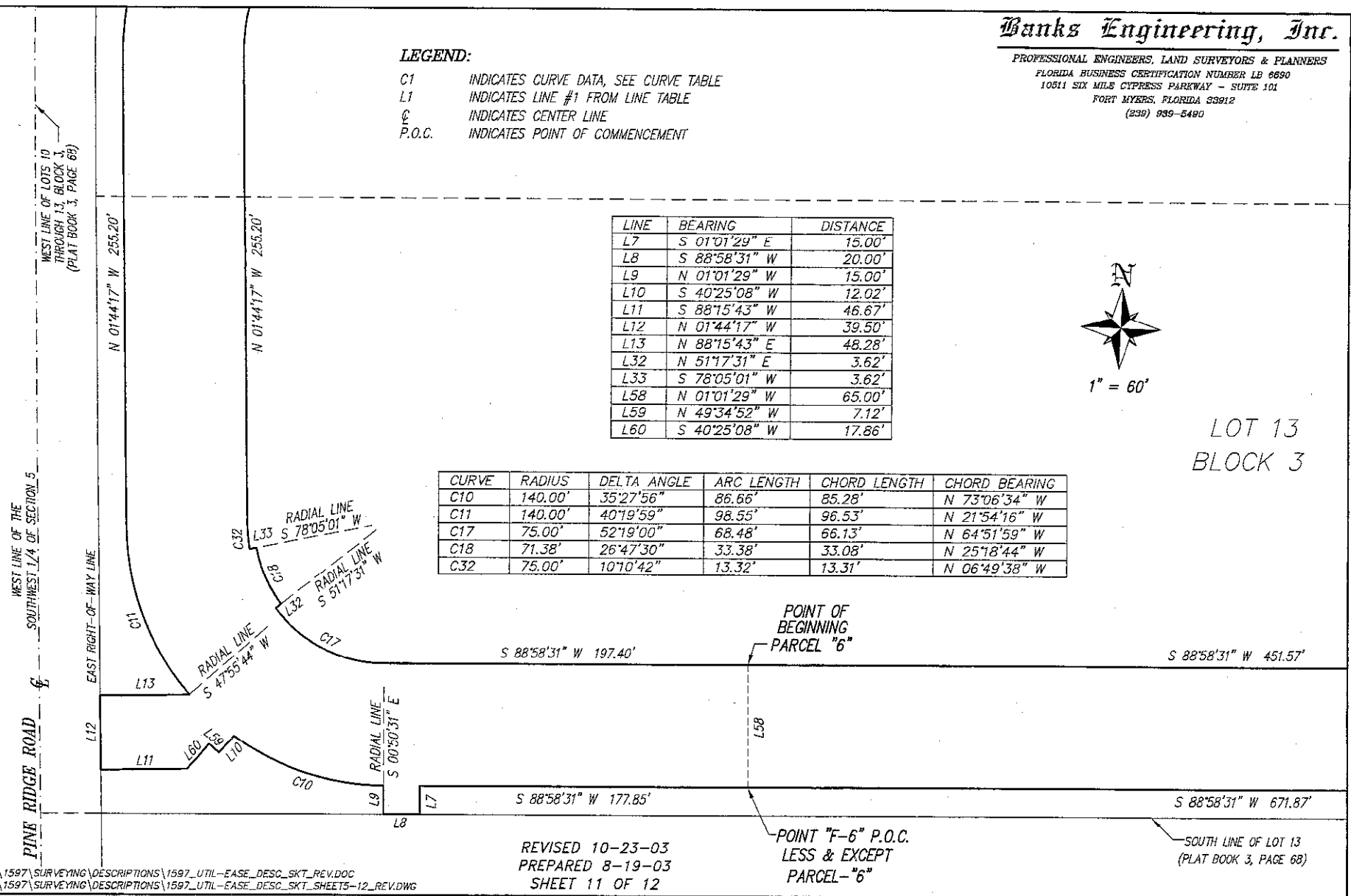
| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L7 | S 01°01'29" E | 15.00' |
| L8 | S 88°58'31" W | 20.00' |
| L9 | N 01°01'29" W | 15.00' |
| L10 | S 40°25'08" W | 12.02' |
| L11 | S 88°15'43" W | 46.67' |
| L12 | N 01°44'17" W | 39.50' |
| L13 | N 88°15'43" E | 48.28' |
| L32 | N 51°17'31" E | 3.62' |
| L33 | S 78°05'01" W | 3.62' |
| L58 | N 01°01'29" W | 65.00' |
| L59 | N 49°34'52" W | 7.12' |
| L60 | S 40°25'08" W | 17.86' |



1" = 60'

LOT 13
BLOCK 3

| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|-------|---------|-------------|------------|--------------|---------------|
| C10 | 140.00' | 35°27'56" | 86.66' | 85.28' | N 73°06'34" W |
| C11 | 140.00' | 40°19'59" | 98.55' | 96.53' | N 21°54'16" W |
| C17 | 75.00' | 52°19'00" | 68.48' | 66.13' | N 64°51'59" W |
| C18 | 71.38' | 26°47'30" | 33.38' | 33.08' | N 25°18'44" W |
| C32 | 75.00' | 10°10'42" | 13.32' | 13.31' | N 06°49'38" W |



REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 11 OF 12

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COPY

PINE RIDGE ROAD

WEST LINE OF LOTS 10 THROUGH 13, BLOCK 3, (PLAT BOOK 3, PAGE 66)
 WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 5
 EAST RIGHT-OF-WAY LINE

N 01°44'17" W 90.00'

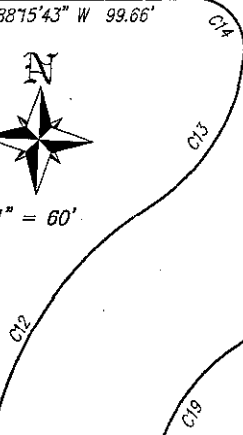
N 01°44'17" W 255.20'

N 01°44'17" W 255.20'



S 88°15'43" W 99.66'

1" = 60'



N 88°58'31" E 160.04'

N 88°58'31" E 90.37'

L43 S 88°58'31" W 73.81'

N 47°58'31" E 61.89'

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L34 | N 88°15'43" E | 3.68' |
| L35 | N 01°44'17" W | 37.33' |
| L36 | S 88°15'43" W | 3.67' |
| L37 | N 01°44'17" W | 40.94' |
| L38 | S 46°01'29" E | 30.61' |
| L43 | N 46°01'29" W | 30.61' |

| CURVE | RADIUS | DELTA ANGLE | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|-------|---------|-------------|------------|--------------|---------------|
| C12 | 140.00' | 58°29'05" | 142.90' | 136.78' | N 27°30'15" E |
| C13 | 80.00' | 52°21'17" | 73.10' | 70.58' | N 30°34'09" E |
| C14 | 20.00' | 96°07'47" | 33.56' | 29.76' | N 43°40'23" W |
| C19 | 75.00' | 58°29'05" | 76.56' | 73.28' | N 27°30'15" E |
| C20 | 145.00' | 57°42'08" | 146.03' | 139.94' | N 27°53'44" E |

LOT 12
 BLOCK 3

LEGEND:

- C1 INDICATES CURVE DATA, SEE CURVE TABLE
- L1 INDICATES LINE #1 FROM LINE TABLE
- ⊕ INDICATES CENTER LINE

REVISED 10-23-03
 PREPARED 8-19-03
 SHEET 12 OF 12

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