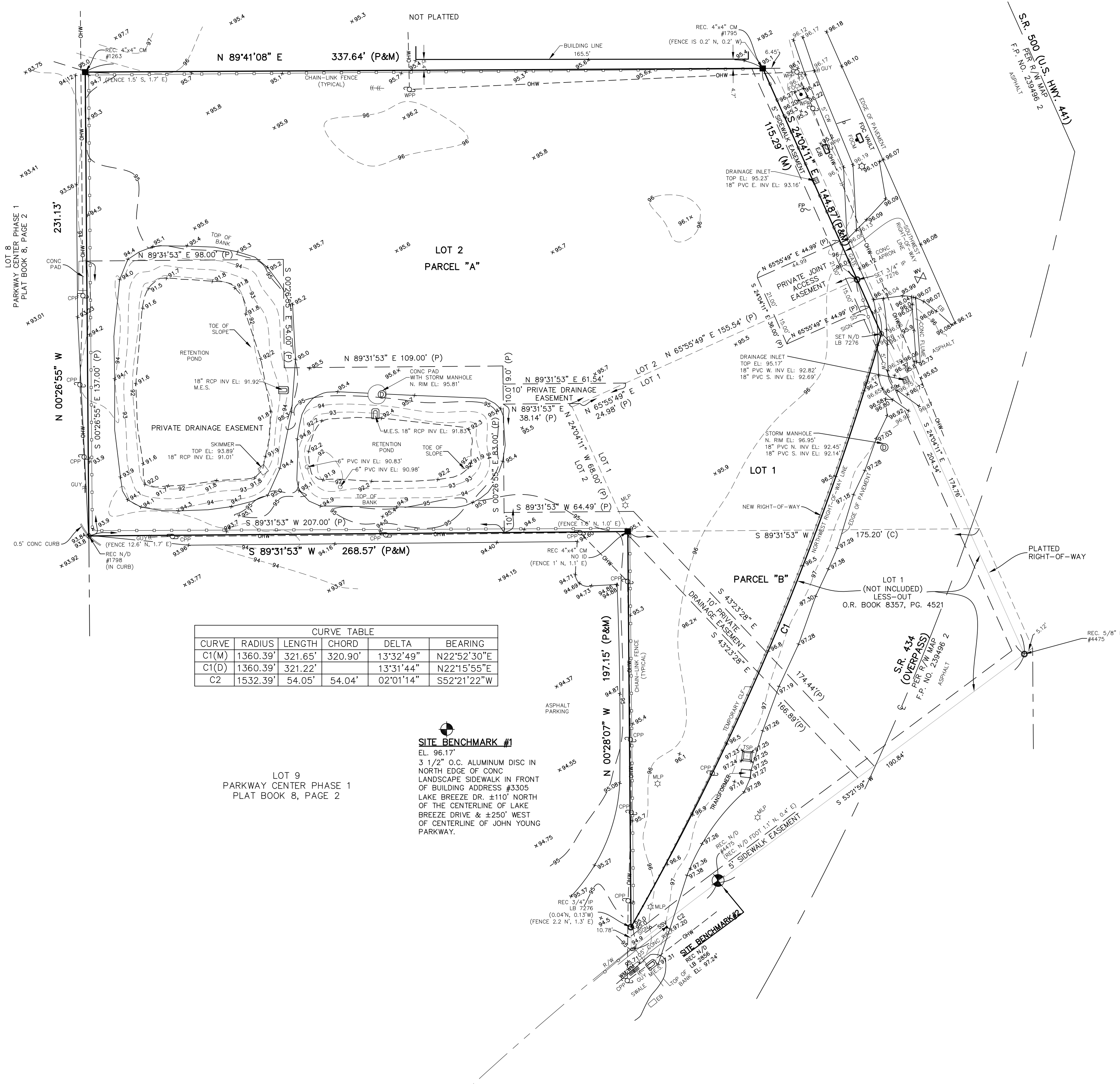


**DESCRIPTION:**  
 LOT 1 AND LOT 2, EXXON 4-1052, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 114, PUBLIC RECORDS OF ORANGE COUNTY, LESS THAT PART CONVEYED BY ORDER OF TAKING RECORDED IN OFFICIAL RECORDS BOOK 8357, 4521, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.



CURVE	RADIUS	LENGTH	CHORD	DELTA	BEARING
C1(M)	1360.39'	321.65'	320.90'	13°32'49"	N22°52'30"E
C1(D)	1360.39'	321.22'		13°31'44"	N22°15'55"E
C2	1532.39'	54.05'	54.04'	02°01'14"	S52°21'22"W

**SITE BENCHMARK #1**  
 EL. 96.17'  
 3 1/2" O.C. ALUMINUM DISC IN NORTH EDGE OF CONC LANDSCAPE SIDEWALK IN FRONT OF BUILDING ADDRESS #3305 LAKE BREEZE DR. ±110' NORTH OF THE CENTERLINE OF LAKE BREEZE DRIVE & ±250' WEST OF CENTERLINE OF JOHN YOUNG PARKWAY.

- SURVEYOR'S NOTES:**
- The lands as shown hereon lie within Section 4, Township 22 S., Range 29 E., Orange County, Florida.
  - This survey represents a survey made on the ground under the supervision of the signing surveyor, unless otherwise noted.
  - Underground improvements or underground foundations have not been located except as noted.
  - This survey does not reflect or determine ownership.
  - All easements of which the surveyor has knowledge of, or has been furnished, have been noted on this map.
  - No title data has been provided to this surveyor unless otherwise noted.
  - Bearings shown hereon are assumed relative to the centerline of Chelsea Avenue, bearing N33°03'58"W
  - According to the Federal Insurance Rate Map, this property lies in Zone and "X", Community Panel number 12095C0235 F, Dated: 9/25/2009.
  - Elevations shown hereon are based on Orange County benchmarks relative to the North American Vertical Datum 1988 (NAVD 88).
  - Easements shown hereon are per plat, Exxon 4-1052, Plat Book 27, Page 114 of the public records of Orange County.

**LEGEND:**

CL	CENTERLINE
EB	ELECTRICAL BOX
FFE	FINISH FLOOR ELEVATION
IR	IROP ROD
LB	LICENSED BUSINESS
LP	LIGHT POLE
R/W	RIGHT OF WAY
TB	TELEPHONE BOX
TR	TELEPHONE RISER
EL	ELEVATION
REC	RECOVERED
CM	CONCRETE MONUMENT
OHP	OVERHEAD POWER LINE
WM	WATER METER
R	RADIUS
L	LENGTH
CH	CHORD BEARING
C	CALCULATED
CA	CENTRAL ANGLE
(M)	MEASURED
(P)	PLAT
TSB	TRAFFIC SIGNAL BOX
X00.00	SPOT ELEVATION
-00-	CONTOUR ELEVATION

SHEET 1 OF 1

<p>REVISIONS</p> <p>Rev. _____ Date: _____</p> <p>Rev. _____ Date: _____</p> <p>Rev. _____ Date: _____</p>		<p><b>BOUNDARY &amp; TOPOGRAPHIC SURVEY</b></p> <p>FOR</p> <p><b>REGENCY FURNITURE</b></p>
<p>THIS SURVEY MAP AND REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.</p>		
<p>Job No: M-615</p> <p>Field Date: 1/6/23</p> <p>Drawn By: JJR</p> <p>Field By: ME/RF</p> <p>Scale: 1"=30'</p>	<p>No. LS5625</p> <p><i>William F. Menard</i></p> <p>Professional Surveyor &amp; Mapper</p> <p>Florida Registration #5625</p>	<p><b>HLSM, LLC</b></p> <p>Henrich-Luke-Swaggerty-Menard</p> <p>Professional Surveyors &amp; Mappers</p> <p>Licensed Business No. 7276</p> <p>302 Live Oaks Boulevard        Casselberry, Florida 32707        Survey@HLSM.US P. (407) 647-7346</p>

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