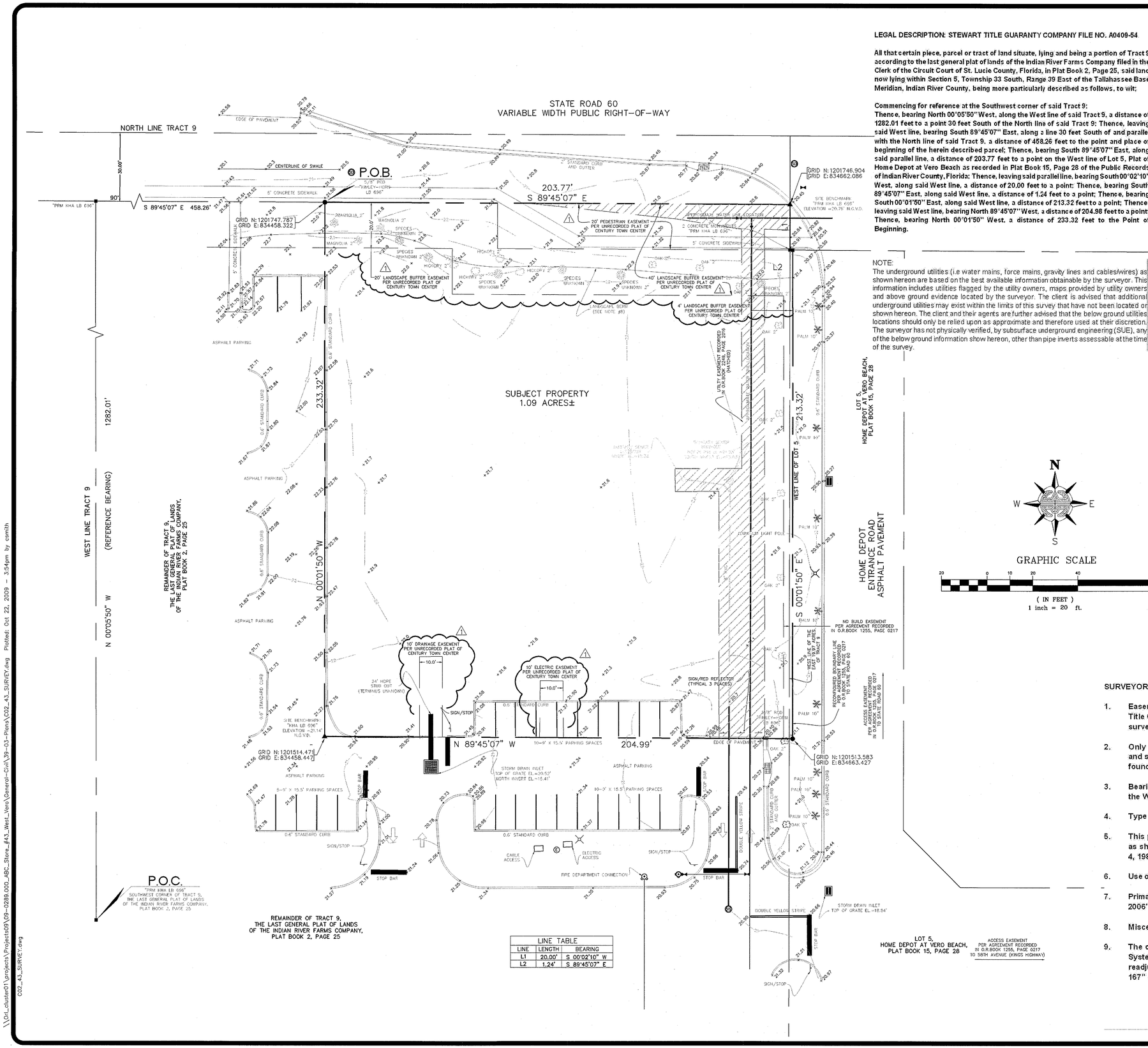

LINE TABLE		
LINE	LENGTH	BEARING
L1	20.00'	S 00°02'10" W
L2	1.24'	S 89°45'07" E

LEGAL DESCRIPTION: STEWART TITLE GUARANTY COMPANY FILE NO. A0409-54

All that certain piece, parcel or tract of land situate, lying and being a portion of Tract 9 according to the last general plat of lands of the Indian River Farms Company filed in the Clerk of the Circuit Court of St. Lucie County, Florida, in Plat Book 2, Page 25, said land now lying within Section 5, Township 33 South, Range 39 East of the Tallahassee Base Meridian, Indian River County, being more particularly described as follows, to wit;

Commencing for reference at the Southwest corner of said Tract 9:
Thence, bearing North 00°05'50"West, along the West line of said Tract 9, a distance of 1282.01 feet to a point 30 feet South of the North line of said Tract 9: Thence, leaving said West line, bearing South 89°45'07" East, along a line 30 feet South of and parallel with the North line of said Tract 9, a distance of 458.26 feet to the point and place of beginning of the herein described parcel; Thence, bearing South 89°45'07" East, along said parallel line, a distance of 203.77 feet to a point on the West line of Lot 5, Plat of Home Depot at Vero Beach as recorded in Plat Book 15, Page 28 of the Public Records of Indian River County, Florida; Thence, leaving said parallel line, bearing South 00°02'10" West, along said West line, a distance of 20.00 feet to a point: Thence, bearing South 89°45'07" East, along said West line, a distance of 1.24 feet to a point; Thence, bearing South 00°01'50" East, along said West line, a distance of 213.32 feet to a point; Thence, leaving said West line, bearing North 89°45'07" West, a distance of 204.98 feet to a point; Thence, bearing North 00°01'50" West, a distance of 233.32 feet to the Point of Beginning.

NOTE:
The underground utilities (i.e water mains, force mains, gravity lines and cables/wires) as shown hereon are based on the best available information obtainable by the surveyor. This information includes utilities flagged by the utility owners, maps provided by utility owners and above ground evidence located by the surveyor. The client is advised that additional underground utilities may exist within the limits of this survey that have not been located or shown hereon. The client and their agents are further advised that the below ground utilities locations should only be relied upon as approximate and therefore used at their discretion. The surveyor has not physically verified, by subsurface underground engineering (SUE), any of the below ground information show hereon, other than pipe inverts assessable at the time of the survey.

LEGEND:

PC	= POINT OF CURVATURE
PT	= POINT OF TANGENCY
PRC	= POINT OF REVERSE CURVE
PI	= POINT OF INTERSECTION
RP	= RADIUS POINT
R/W	= RIGHT-OF-WAY
POB	= POINT-OF-BEGINNING
POC	= POINT-OF-COMMENCEMENT
EL	= ELEVATION
PU&DE	= PUBLIC UTILITY AND DRAINAGE EASEMENT
ESMT.	= EASEMENT
NTS	= NOT TO SCALE
TYP	= TYPICAL
(P)	= PLAT
(D)	= DEED
(M)	= MEASURED
(C)	= CALCULATED
PCP	= PERMANENT CONTROL POINT
PRM	= PERMANENT REFERENCE MONUMENT
D	= DELTA
R	= RADIUS
A	= ARC
T	= TANGENT
PLS	= PROFESSIONAL LAND SURVEYOR
PSM	= PROFESSIONAL SURVEYOR & MAPPER
LS	= LAND SURVEYOR
LB	= LICENSED BUSINESS
AKA	= ALSO KNOWN AS
FKA	= FORMERLY KNOWN AS
LLC	= LIMITED LIABILITY COMPANY
CONC	= CONCRETE
OR	= OFFICIAL RECORDS
ORB	= OFFICIAL RECORDS BOOK
PG	= PAGE
PB	= PLAT BOOK
CBS	= CONCRETE BLOCK & STUCCO
CH	= CHORD
HDPE	= HIGH DENSITY POLY ETHYLENE
PVC	= POLYVINYL CHLORIDE
CCR	= CERTIFIED CORNER RECORD
SDMH	= STORM DRAIN MANHOLE
SSMH	= SANITARY SEWER MANHOLE
INV.	= INVERT
TBD	= TO BE DETERMINED
FB	= FIBER OPTICS
L.F.	= LINEAR FEET
AC.	= ACRES
SQ. FT.	= SQUARE FEET
N/A	= NOT APPLICABLE (NA)
ID	= IDENTIFICATION (I.D.)
FPL	= FLORIDA POWER & LIGHT
N.G.V.D.	= NATIONAL GEODETIC VERTICAL DATUM (1929)
N.A.V.D. (88)	= NORTH AMERICAN VERTICAL DATUM (1988)
N.A.D. (27)	= NORTH AMERICAN DATUM (1927)
N.A.D. (83)	= NORTH AMERICAN DATUM (1983)
	= GUARD RAIL
	= FENCE
—OHW—	= OVERHEAD WIRE
	= CENTERLINE
	= PROPERTY LINE
	= SECTION LINE
—R/W—	= RIGHT-OF-WAY LINE
	= LINE NOT TO SCALE
—00—	= CONTOUR LINE
	= CENTERLINE OF SWALE
	= TOP OF BANK
	= TOE OF SLOPE
	= REINFORCED CONCRETE PIPE (RCP)
	= CORRUGATED METAL PIPE (CMP)
	= DUCTILE IRON PIPE (DIP)
	= WATER MAIN (WM)
	= REUSE MAIN (RM)
—SM—	= SEWER MAIN (SM)
—FM—	= SEWER FORCE MAIN (FM)
—GAS—	= GAS MAIN (GM)
F	= TRANSFORMER PAD

	= 1/2" IRON ROD WITH PLASTIC CAP MARKED "WITNESS LB 3608" SET
	= IRON MARKER FOUND
	= 1/2" IRON ROD WITH PLASTIC CAP MARKED "LB 3608" SET
	= 4"x4" CONCRETE MONUMENT FOUND
	= 4"x4" CONCRETE MONUMENT MARKED "LB 3608" SET
	= NAIL & DISK FOUND
	= NAIL & DISK MARKED "LB 3608" SET
	= IRON ROD PREVIOUSLY SET
	= CONCRETE MONUMENT PREVIOUSLY SET
	= NAIL & DISK PREVIOUSLY SET
	= MISCELLANEOUS SURVEY MARKER AS NOTED
	= CONCRETE LIGHT POLE
	= WOOD LIGHT POLE
	= POWER POLE
	= CONCRETE POWER POLE
	= GUY ANCHOR
	= COVERED AREA
	= RIP RAP RETAINING BAGS
	= TRAFFIC SIGNAL BOX
	= PEDESTRIAN CROSSWALK CONTROL POLE
	= ROAD SIGN
	= SOIL BORDING LOCATION
+0.00	= SPOT ELEVATION
SS	= SANITARY SEWER MANHOLE
SD	= STORM DRAIN MANHOLE
TS	= TELEPHONE SERVICE MANHOLE
CO	= SEWER CLEAN-OUT
SS	= SEWER SERVICE
W	= WATER METER
RW	= REUSE METER
	= FIRE HYDRANT WITH VALVE ASSEMBLY
T	= UNDERGROUND T.V. CABLE PEDESTAL
E	= UNDERGROUND ELECTRIC SERVICE
TP	= UNDERGROUND TELEPHONE CABLE PEDESTAL
	= WATER VALVE
	= REUSE VALVE
	= IRRIGATION CONTROL VALVE
	= WELL UNLESS SHOWN OTHERWISE
	= DRAINAGE INLET
	= CONCRETE MITRE END
	= CONCRETE MITRE END WITH METAL BARS
	= CONCRETE FLARE END
	= UNDERGROUND WITNESS POST
	NOTED BELOW ARE UNDERGROUND LOCATES
	WL=WATER LOCATE, GL=GAS LOCATE, SL=SEWER LOCATE, CL=CABLE T.V. LOCATE
XX	= FL= SEWER FORCEMAIN LOCATE TL=TELEPHONE LOCATE, EL=ELECTRIC LOCATE FO= FIBER OPTIC LOCATE

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

NOTE: BOUNDARY AND TOPOGRAPHICAL DATA BASED UPON SURVEY INFORMATION PROVIDED BY WILLIAM MOTT SURVEYING, INC., MELBOURNE FLORIDA, UPDATED 8-31-2009.

SURVEYOR'S NOTES:

1. Easements and Rights-of-Way shown hereon except as called for by Stewart Title Guaranty Company File No. A0409-54, only include those provided to the surveyor. The surveyor has made no search of the Public Records for such.
2. Only open and notorious evidence of easements and Right-of-Way are located and shown hereon. The surveyor has not located any underground utilities or foundations which may encroach.
3. Bearings hereon are referred to an assumed value of North 89°45'07" West for the West line of Tract 9 said bearing is identical with the Deed of record.
4. Type of survey: Boundary and Topographic
5. This property is located in Federal Flood Zone AE, Base Flood Elevation 22', as shown on Community No.120119, Panel 0155, Suffix E, effective date May 4, 1989.
6. Use only property corners for construction of fences and other improvements.
7. Primary Benchmark: National Geodetic Survey Monument Stamped "A 648 2006" Elevation = 22.66' N.G.V.D. (1929)
8. Miscellaneous shrubs located along landscape berm shown hereon.
9. The coordinates as shown hereon are based on the State Plane Coordinate System for Florida's East Zone, North American Datum of 1983 (N.A.D.83) readjustment of 1999. The monumentation utilized is N.G.S. Monument "GPS 167" (PID DG9446).

REVISIONS	BY
1 I.R.C. COMMENTS	CKS

DRMP
ENGINEERS • SURVEYORS • PLANNERS • SCIENTISTS
941 Lake Baldwin Lane - Orlando, Florida 32814
Phone: 407.896.0594 Fax: 407.896.4836
Florida Certificate of Authorization No. 2648
Dyer, Riddle, Mills, & Precourt, Inc.

WARNING
0 ½ 1
IF THIS BAR DOES NOT MEASURE 1" THIS COPY IS NOT TO SCALE

JAN 05 2010

ABC LIQUORS, INC.
8989 S. ORANGE AVE. - ORLANDO, FLA. 32824

ABC FINE WINE & SPIRITS STORE NO. 43
5905 20th STREET, VERO BEACH, FLORIDA, 32966

BOUNDARY AND TOPOGRAPHICAL SURVEY DATA

DRAWN:
CHECKED:
DATE: AUGUST, 2009
SCALE: 1" = 20'
JOB No: 09-0289.000
SHEET: 2 OF 21

C2

\\Dri_cluster01\projects\Projects09\09-0289.000_ABC_Store_#43_West_Vero\General-Civil\39-03-Plans\C02_43_SURVEY.dwg Plotted: Oct 22, 2009 - 3:54pm by csmith
C02_43_SURVEY.dwg