

SEC. 26, TWP. 49S, RNG. 40E
BROWARD COUNTY, FLORIDA

ACCESS TRACT E
(TO SAWGRASS MILLS MALL)
a.k.a. PINK FLAMINGO LANE
PLAT BOOK 137, PAGE 13

MAP OF SURVEY

BOUNDARY & TOPOGRAPHIC SURVEY

LEGAL DESCRIPTION

Description: A Portion of Parcel R-18, Sawgrass Mills
Parcel R-18, Sawgrass Mills, according to the plat thereof, as recorded in Plat Book 137, Page 13, of the Public Records of Broward County, Florida Less and Except the following described lands:

Beginning at the northwest corner of said parcel R-18, said northwest corner being on the arc of a curve to the right whose radius point bears south 29° 20' 09" east from the last described point; thence northeasterly, along the arc of said curve, having a radius of 605.00 feet, a central angle of 18° 18' 12" and an arc distance of 193.27 feet; thence south 29° 20' 09" east, along a line 190.00 feet east of and parallel with, as measured at right to the west line of said parcel R-18, a distance of 154.74 feet; thence south 60° 39' 51" west, a distance of 166.44 feet; thence south 52° 12' 46" west, along the easterly extension of the south line of parcel R-20 of Sawgrass Mills, a distance of 23.81 feet to the southeast corner of said parcel R-20; thence North 29° 20' 09" west along the east boundary of said parcel R-20, a distance of 188.85 feet to the point of beginning.

Said lands lying in the city of Sunrise, Broward County, Florida. Containing 168,270 square feet, or 3.863 acres more or less.

Subject to all easements, reservations and rights of way of record.

NOTES

1. THIS SURVEY WAS PREPARED WITH REFERENCE TO STEWART TITLE GUARANTY COMPANY COMMITMENT TO INSURE TITLE DATED MAY 19, 2005. SAID COMMITMENT WAS RELIED UPON FOR THE EXISTENCE OF ANY EASEMENTS AND RIGHTS OF WAY AFFECTING THE SUBJECT PROPERTY. NEITHER ISLAND SURVEYING AND MAPPING COMPANY NOR THE PROFESSIONAL SURVEYOR AND MAPPER WHOSE SEAL IS AFFIXED HERETO GUARANTEE THAT THERE ARE NO ADDITIONAL EASEMENTS, OTHER THAN THOSE REVEALED IN THE ABOVE REFERENCED COMMITMENT, AFFECTING THE SUBJECT PROPERTY.
2. THE PROPERTY DEPICTED HEREON LIES WITHIN FLOOD ZONE 'AH', BASE ELEVATION 8', ACCORDING TO FLOOD INSURANCE RATE MAPS (FIRM) FOR BROWARD COUNTY, FLORIDA, PANEL NO. 12011C0195F, DATED 8-18-1992.
3. ELEVATIONS SHOWN ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 29), AND ARE REFERENCED TO BROWARD COUNTY BENCHMARK NO. 3253.
4. THIS DRAWING WAS CREATED ELECTRONICALLY USING COMPUTER AIDED DRAFTING (CAD). IT SHOULD NOT BE CONSIDERED A CERTIFIED DOCUMENT UNLESS IT BEARS THE RAISED SEAL AND ORIGINAL SIGNATURE IN RED INK OF A REGISTERED FLORIDA PROFESSIONAL SURVEYOR AND MAPPER. ©

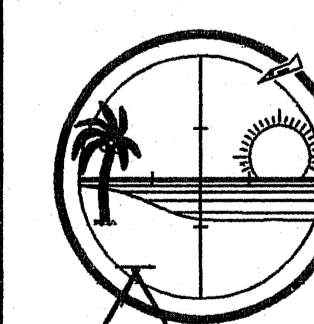
LEGEND

PROPERTY LINE	———
NON-VEHICULAR ACCESS LINE	———
EASEMENT LINE	———
FENCE	x
EXISTING CONTOUR	———
IP, FD, AS NOTED	●
1/2" REBAR SET LB #5633	○
NAIL & DISK, FD, LB#4475	⊙
UTILITY POLE	⊕
OVERHEAD POWER & TELEPHONE	—OHP,T—
WATER LINE	—W—
GAS LINE	—G—
UNDERGROUND CABLE TV	—UGTV—
ELECTRIC BOX	⊠
LIGHT POLE	⊞
ELECTRIC METER	⊙
SPOT ELEVATION	x.22
WATER VALVE	ΔWV
PALM TREE	🌴
OAK TREE	🌳

LIST OF ABBREVIATIONS:

IP	IRON PIPE	OR	OFFICIAL RECORD
REB	REBAR	DB	DEED BOOK
CM	CONC. MONUMENT	PB	PLAT BOOK
FD	FOUND	PG	PAGE
ID	IDENTIFICATION	CBS	CONCRETE BLOCK/ STUCCO
N&D	NAIL & DISK	FTE	FINISHED FLOOR ELEVATION
CL	CENTERLINE	CMP	CORRUGATED METAL PIPE
(M)	MEASURED	RCP	REINFORCED CONCRETE PIPE
(D)	DEED	C/O	CLEAN OUT
(P)	PLAT	UGT	UNDERGROUND TELEPHONE
PGB	POINT OF BEGINNING	INV	INVERT
POC	POINT OF COMMENCEMENT	DEL	DELTA/CENTRAL ANGLE
R/W	RIGHT OF WAY	C	CHORD LENGTH
ESMT	EASEMENT	A	ARC LENGTH
		R	RADIUS

REVISED:
9/02/05 - TIE TO SECTION CORNER
1/19/06 - TREE SIZES; ACCESS LINE; R/W DIM'S
7/26/06 - REFERENCE TITLE COMMITMENT; BENCHMARK NOTE



ISLAND SURVEYING
& MAPPING CO.

A DONALDSON, GARRETT & ASSOCIATES, INC. COMPANY
L.B. 5633

2460 N. COURTENAY PKWY. #212, MERRITT ISLAND, FL. 32953
TELEPHONE: (321) 452-1738 FAX: (321) 452-7256

CERTIFIED TO:

ABC LIQUORS, INC.
FISHBACK, ETAL

CERTIFICATION
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 61G17-6 FL. AD. CODE, SECTION 472.027, FL. STATUTES.

JAMES W. NEWBERRY, FL. R.S.M. #5796

DATE: JULY 28, 2005

SCALE: 1" = 30'

JOB. NO.: 05-213-07

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