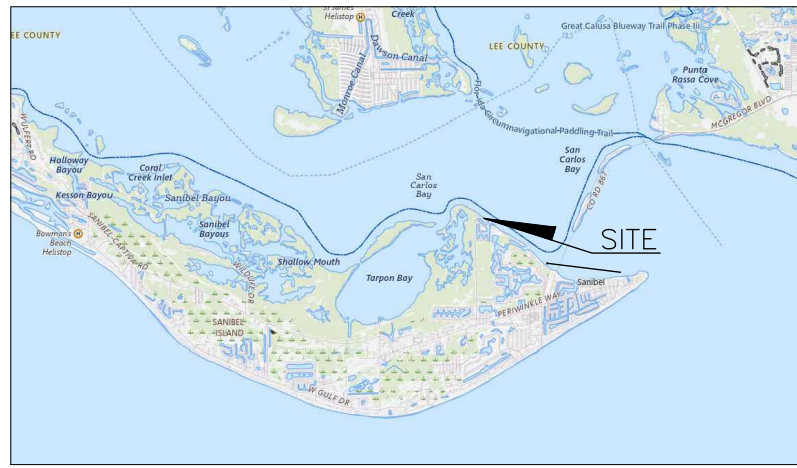
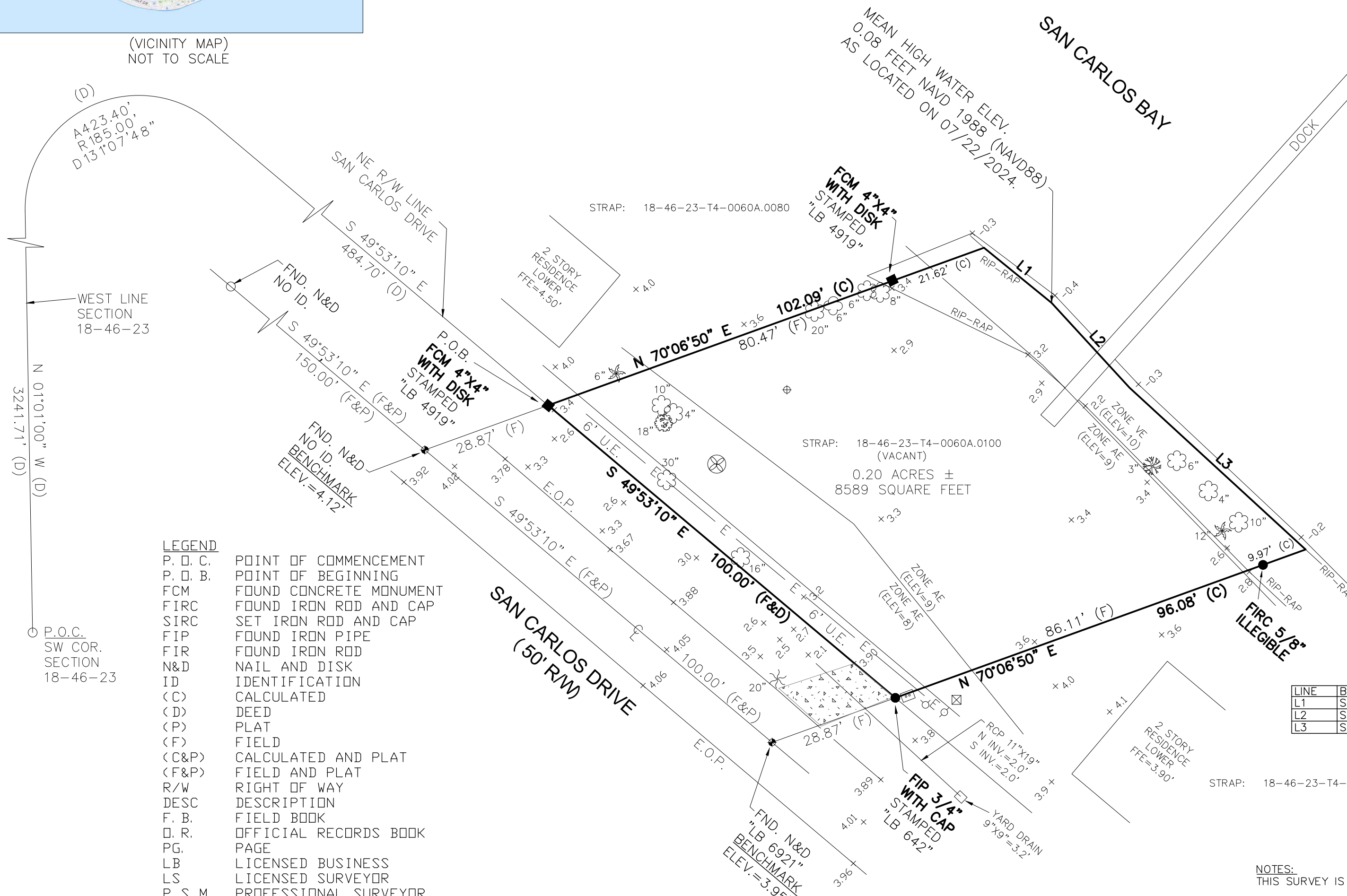
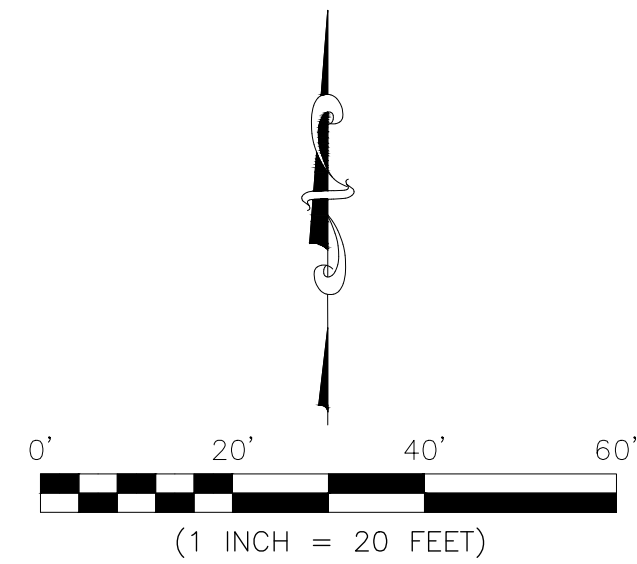


BOUNDARY AND MEAN HIGH WATER LINE SURVEY LYING IN SECTION 18, TOWNSHIP 46 SOUTH, RANGE 23 EAST LEE COUNTY, FLORIDA



(VICINITY MAP)
NOT TO SCALE



LEGAL DESCRIPTION:

A TRACT OR PARCEL OF LAND IN GOVERNMENT LOT 4, SECTION 18, TOWNSHIP 46 SOUTH, RANGE 23 EAST, WHICH TRACT OR PARCEL IS DESCRIBED AS FOLLOWS:

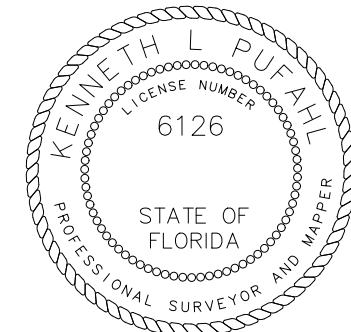
FROM THE SOUTHWEST CORNER OF SAID SECTION 18, RUN NORTH 01°0' L '00" WEST ALONG THE WEST LINE THEREOF AND ALONG THE CENTER LINE OF A PROPOSED COUNTY ROAD (100 FEET IN WIDTH) FOR 3,241.71 FEET TO A POINT OF CURVATURE; THENCE DEPARTING FROM SAID CENTERLINE, RUN NORTHEASTERLY, EASTERLY AND SOUTHEASTERLY ALONG THE NORTHEASTERLY, NORTHERLY AND NORTHEASTERLY LINE OF A ROADWAY EASEMENT 50 FEET IN WIDTH AND ALONG THE ARC OF A CURVE TO THE RIGHT OF RADIUS 185 FEET FOR 423.40 FEET TO A POINT OF TANGENCY; THENCE RUN SOUTH 49°53'10" EAST ALONG THE NORTHEASTERLY LINE OF SAID ROADWAY EASEMENT FOR 484.70 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING, CONTINUE SOUTH 49°53'10" EAST ALONG THE NORTHEASTERLY LINE OF SAID ROADWAY EASEMENT FOR 100 FEET; THENCE RUN NORTH 70°06'50" EAST TO THE WATERS OF SAN CARLOS BAY; THENCE RUN NORTHWESTERLY ALONG SAID WATERS TO AN INTERSECTION WITH A LINE BEARING NORTH 70°06'50" EAST PASSING THROUGH THE POINT OF BEGINNING; THENCE SOUTH 70°06'50" WEST, TO THE POINT OF BEGINNING.

SAME PARCEL ALSO BEING KNOWN AS: LOT 10, BLOCK A, OF UNRECORDED PORTION OF UNIT 1, SANIBEL ISLES, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 17, PAGES 64 AND 65, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

SUBJECT TO AN EASEMENT FOR PUBLIC UTILITIES OVER AND ACROSS THE SOUTHWESTERLY 6 FEET THEREOF.

LINE	BEARING	DISTANCE
L1	S 50°46'47" E	19.22'
L2	S 42°34'34" E	25.42'
L3	S 47°25'10" E	52.62'

CERTIFIED TO:
THALER MICHAEL J & ESTHER D
MHK ARCHITECTURE



LEGEND

- P. O. C. POINT OF COMMENCEMENT
- P. O. B. POINT OF BEGINNING
- FCM FOUND CONCRETE MONUMENT
- FIRC FOUND IRON ROD AND CAP
- SIRC SET IRON ROD AND CAP
- FIP FOUND IRON PIPE
- FIR FOUND IRON ROD
- N&D NAIL AND DISK
- ID IDENTIFICATION
- (C) CALCULATED
- (D) DEED
- (P) PLAT
- (F) FIELD
- (C&P) CALCULATED AND PLAT
- (F&P) FIELD AND PLAT
- R/W RIGHT OF WAY
- DESC DESCRIPTION
- F. B. FIELD BOOK
- D. R. OFFICIAL RECORDS BOOK
- PG. PAGE
- LB LICENSED BUSINESS
- LS LICENSED SURVEYOR
- P. S. M. PROFESSIONAL SURVEYOR AND MAPPER
- NO. NUMBER
- S-T-R SECTION, TOWNSHIP AND RANGE
- NAVD88 NORTH AMERICAN VERTICAL DATUM
- COR. CORNER
- CONC. CONCRETE
- E. O. P. EDGE OF PAVEMENT
- ELEV. ELEVATION
- FFE FINISHED FLOOR ELEVATION
- CONC. CONCRETE
- INV. INVERT
- RCP REINFORCED CONCRETE PIPE
- U. E. UTILITY EASEMENT
- A ARC LENGTH
- R RADIUS
- Δ DELTA ANGLE
- ⊠ HIGH VOLTAGE BOX
- ⊡ WATER METER
- ⊕ TELEPHONE PEDESTAL
- ⊙ 4" PVC RISER
- ⊖ POWER POLE
- ⊗ GUY ANCHOR
- ⊘ OVERHEAD WIRES
- ⊙ GROUND ELEVATIONS
- ⊚ CENTERLINE
- ⊛ CONCRETE PAD

TREES:

- ⊗ SEA GRAPE
- ⊙ UMBRELLA
- ⊗ BAY
- ⊗ COCONUT
- ⊗ PALM
- ⊗ SABAL PALMETTO

SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THAT THIS SURVEY OF THE HEREON DESCRIBED PROPERTY IS A TRUE REPRESENTATION OF A FIELD SURVEY MADE UNDER MY DIRECTION AND CONFORMS TO THE STANDARDS OF PRACTICE FOR PROFESSIONAL SURVEYORS AND MAPPERS AS OUTLINED IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.

NOTES:

- THIS SURVEY IS A BOUNDARY SURVEY.
- FIELD MEASURED BEARINGS ARE STATE PLANE, FLORIDA WEST ZONE, DERIVING A BEARING OF S 49°53'10" E ALONG THE CENTERLINE OF SAN CARLOS DRIVE.
- ELEVATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM 1988 (NAVD88).
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CERTIFIED TITLE REPORT AND IS NOT A CERTIFICATE OF TITLE, ZONING OR FREEDOM FROM ENCUMBRANCES.
- PARCEL LIES IN FLOOD ZONES AE WITH A BASE FLOOD ELEVATION OF 8 FEET, ZONE AE WITH A BASE FLOOD ELEVATION OF 9 FEET AND ZONE VE WITH A BASE FLOOD ELEVATION OF 10 FEET AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP 12071C0533G, EFFECTIVE DATE: NOVEMBER 17, 2022.
- THIS PARCEL LIES SEAWARD OF THE LIMIT OF MODERATE WAVE ACTION (LIMWA) LINE.
- FLOOD ZONE CONTOUR LINES WERE GEOREFERENCED FROM CURRENT FLOOD MAPS AND ARE GRAPHICALLY DEPICTED ON THIS SURVEY.
- ANY F.E.M.A. FLOOD ZONE INFORMATION INDICATED HEREON IS BASED ON MAPS SUPPLIED BY THE FEDERAL GOVERNMENT. THIS FLOOD INFORMATION MUST BE VERIFIED WITH ALL PERMITTING REGULATORY ENTITIES PRIOR TO COMMENCING ANY WORK OR APPLICATION DEPENDENT ON THIS INFORMATION.
- THE FLORIDA DEPARTMENT OF TRANSPORTATION PERMANENT CONTROL NETWORK WAS UTILIZED ON THIS BOUNDARY SURVEY AND THE DATUM IS NORTH AMERICAN DATUM NAD(83)-(2011)-(EPOCH 2017.000). THE STATED HORIZONTAL ACCURACY IS 1-2 CENTIMETER. THE STATED VERTICAL ACCURACY IS 2-3 CENTIMETER.
- MEAN HIGH WATER LINE ELEVATION FROM FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION MEAN HIGH WATER SURVEY PROCEDURAL FORM.
- THIS MEAN HIGH WATER LINE SURVEY COMPLIES WITH CHAPTER 177, PART II, FLORIDA STATUTES.
- THE FLORIDA DEPARTMENT OF TRANSPORTATION PERMANENT CONTROL NETWORK WAS UTILIZED ON THIS BOUNDARY SURVEY AND THE DATUM IS NORTH AMERICAN DATUM NAD(83)-(2011)-(EPOCH 2017.000). THE STATED HORIZONTAL ACCURACY IS 1-2 CENTIMETER. THE STATED VERTICAL ACCURACY IS 2-3 CENTIMETER.

KENNETH PUFALH
Digitally signed by KENNETH PUFALH
Date: 2024.07.29 15:23:29 -04'00'

DATE:

KENNETH PUFALH
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA CERTIFICATE NO. 6126

LAST DATE OF FIELD WORK:
07/22/2024

SURVEY RECORD

CLIENT NAME: MHK ARCHITECTURE
PROJECT NUMBER: 24-0213
STRAP: 18-46-23-T4-0060A.0100
ADDRESS: 1528 SAN CARLOS BAY DRIVE
SANIBEL, FL 33957

REVISIONS:

KP Surveying, Inc.
JOB NUMBER 8152
2802 W. CYPRESS AVENUE
FT. MYERS, FLORIDA 33905
(239) 462-1901
www.kpsurveying.com