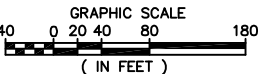


BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST
POLK COUNTY, FLORIDA
FOR: FDH ENGINEERING



SCALE FOR 24" X 36" SHEET: 1" = 80'
SCALE FOR 11" X 17" SHEET: 1" = 160'

LEGEND

- INDICATES IRON PIN FOUND AS NOTED
INDICATES WOOD UTILITY POLE
INDICATES OVERHEAD POWER LINE
(P) INDICATES INFORMATION PER RECORDED PLAT
(D) INDICATES RECORD DESCRIPTION DATA
INDICATES ASPHALT

SURVEYOR'S NOTES

- BEARINGS HEREON ARE REFERENCED TO THE ASSUMED BEARING OF NORTH 37°06'00" EAST ALONG THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF LAKE SPIRIT DRIVE (A 50 FOOT WIDE PUBLIC RIGHT-OF-WAY).
- UNDERGROUND UTILITIES SHOWN HEREON ARE LIMITED TO AND ARE PER OBSERVED, ABOVEGROUND INDICATIONS SET BY OTHERS. NO SUB-SURFACE INVESTIGATION WAS PERFORMED BY THIS OFFICE.
- THE BOUNDARY AND TOPOGRAPHIC SURVEY SHOWN HEREON IS BASED ON ACTUAL FIELD MEASUREMENTS AND OBSERVATIONS DATED JUNE 6, 2022.
- REPRODUCTIONS OF THIS SKETCH ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED SEAL OF A FLORIDA LICENSED SURVEYOR.
- THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND DESCRIBE A TOWER LEASE PARCEL AND ASSOCIATED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT. THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL.
- LATITUDE, LONGITUDE AND ELEVATIONS DEPICTED HEREON ARE BASED UPON GPS OBSERVATIONS MADE WITH AN EGPS REAL TIME KINEMATIC GPS SYSTEM INCORPORATING A CHAMPION TKO GPS RECEIVER.
- ELEVATIONS DEPICTED HEREON ARE REFERENCED TO THE NAVD'88 DATUM.
- SYMBOLS SHOWN HEREON ARE NOT TO SCALE.
- THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE. THIS OFFICE HAS NOT PERFORMED A SEARCH OF THE PUBLIC RECORDS FOR EXISTING EASEMENTS, RIGHTS-OF-WAY, ABANDONMENTS, ZONING, SETBACKS OR DEED RESTRICTIONS.
- THE SUBJECT 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT CONNECTS THE SUBJECT TOWER LEASE PARCEL TO SPIRIT LAKE DRIVE (A 50 FOOT WIDE PUBLIC RIGHT-OF-WAY).
- THE TOWER LEASE PARCEL, 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT ARE LOCATED WHOLLY WITHIN THE PARENT PARCEL.
- THE SURVEYOR HAS REVIEWED THE COMMITMENT FOR TITLE INSURANCE ISSUED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, COMMITMENT NO. VTB-129746-C, WITH AN EFFECTIVE DATE OF 3/16/2022. ALL PLOTTABLE MATTERS OF RECORD TITLE, EXCEPT LIENS AND/OR LEASES, IDENTIFIED IN THAT COMMITMENT FOR TITLE INSURANCE THAT ARE PERTINENT TO THE TOWER LEASE PARCEL, AND ITS 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT, HAVE BEEN SHOWN OR NOTED ON THE SURVEY. THE SURVEYOR HAS RELIED UPON THE COMMITMENT FOR TITLE INSURANCE AND A VISUAL INSPECTION OF THE PROPERTY WITH RESPECT TO EASEMENTS, RIGHTS-OF-WAY, SETBACK LINES, AGREEMENTS, RESERVATIONS, AND OTHER SIMILAR MATTERS.
- BASED UPON THE SUBJECT COMMITMENT FOR TITLE INSURANCE, THE SOUTHEASTERLY LINE OF SPIRIT LAKE ROAD (A 80 FOOT WIDE PUBLIC RIGHT-OF-WAY) IS CONTIGUOUS WITH THE NORTHWESTERLY BOUNDARY OF THE PARENT PARCEL AND THE NORTHWESTERLY LINE OF SPIRIT LAKE DRIVE (A 50 FOOT WIDE PUBLIC RIGHT-OF-WAY) DESCRIBED IN THIS SURVEY. NO EASEMENTS OR OTHER RIGHTS OF THIRD PARTIES DISCLOSED BY THAT COMMITMENT FOR TITLE INSURANCE WOULD PRECLUDE ACCESS OVER THE PARENT PARCEL FROM THE TOWER LEASE PARCEL TO THAT PUBLIC RIGHT-OF-WAY.
- AT THE TIME OF THIS SURVEY, THERE WERE NO APPARENT ENCROACHMENTS OF IMPROVEMENTS LOCATED ON ADJOINING PARCELS ONTO THE SUBJECT TOWER LEASE PARCEL, AND ITS 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT, OR IMPROVEMENTS LOCATED ON THE SUBJECT TOWER LEASE PARCEL, AND ITS 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT ONTO ADJOINING PARCELS.
- PARENT PARCEL ADDRESS:
3024 SPIRIT LAKE DRIVE, WINTER HAVEN, FL 33880

FLOOD NOTE

ACCORDING TO MY INTERPRETATION OF COMMUNITY PANEL NUMBER 120261 0510 G OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) FOR POLK COUNTY, FLORIDA, DATED 12/22/2016, THE SUBJECT AREA IS IN FLOOD ZONE "X", "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AND FLOOD ZONE "AE", "SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD; BASE FLOOD ELEVATIONS DETERMINED".

NOTE: THE BASE FLOOD ELEVATION DEPICTED ON THE COMMUNITY PANEL, FOR THE LOCATION OF THE SUBJECT PROPERTY, IS 134.3 FEET NAVD'88.

GEOLINE SURVEYING, INC. LB#7082

8/01/2022

DAVID G. SHORT, P.S.M.
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
CERTIFICATE OF REGISTRATION NO. 5022

CENTER OF PROPOSED TOWER INFORMATION:

NAD'83
LATITUDE = 27°59'53.17" N ±20'
LONGITUDE = 81°47'04.41" W ±20'

NAD'27
LATITUDE = 27°59'52.09" N ±20'
LONGITUDE = 81°47'05.12" W ±20'

GROUND ELEVATION = 133.4'±3' NAVD'88
GROUND ELEVATION = 134.3'±3' NGVD'29

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Alachua, Florida 32615
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geoline@geolineinc.com

DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	JUNE 6, 2022
CHECKED	DAVE SHORT	PROJECT #	333-157

SITE NUMBER US-FL-7140
HUNGRY HOWIE SITE, POLK COUNTY, FLORIDA

DRAWING# 333-157 SHEET# 1 OF 5

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST
POLK COUNTY, FLORIDA
FOR: FDH ENGINEERING

FLOOD ZONE "AE"
ELEVATION
= 134.3' NAVD'88

MATCH LINE "A"

APPROXIMATE LOCATION
OF FLOOD ZONE LINE
POINT OF BEGINNING:
LESS AND EXCEPT PARCEL

FLOOD
ZONE "AE"

WAYNE SCOTT, DEBRA SCOTT AND STACI SCOTT
PARCEL NUMBER: 25-28-35-000000-024010
OFFICIAL RECORD BOOK 9719, PAGE 865

APPROXIMATE LOCATION
OF FLOOD ZONE LINE

CURVE INFORMATION
DIRECTION = SOUTH(D)
ARC LENGTH = 220.76'(D)

FLOOD ZONE "X"

WEST 1/2 OF
THE SOUTHEAST 1/4
OF SECTION 35

FLOOD ZONE "X"

LOT 11

PARENT PARCEL DETAIL

GRAPHIC SCALE

15 0 7.5 15 30 60

(IN FEET)

SCALE FOR 24" X 36" SHEET: 1" = 30'

SCALE FOR 11" X 17" SHEET: 1" = 60'

APPROXIMATE LOCATION
OF FLOOD ZONE LINE

SPIRIT LAKE SUBDIVISION
PB 34, PG 1

SPIRIT LAKE

- LEGEND
- INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
 - INDICATES IRON PIN FOUND AS NOTED
 - INDICATES WOOD UTILITY POLE
 - INDICATES OVERHEAD POWER LINE
 - INDICATES 4' TALL CHAINLINK FENCE
 - INDICATES SIGN AS NOTED
 - (P) INDICATES INFORMATION PER RECORDED PLAT
 - (D) INDICATES RECORD DESCRIPTION DATA
 - INDICATES ASPHALT
 - INDICATES PINE TREE AS NOTED
 - INDICATES OAK TREE AS NOTED
 - INDICATES CYPRESS TREE AS NOTED
 - TREE NOTE: INDICATED TREE SIZE IS TRUNK DIAMETER IN INCHES, 4-5 FOOT ABOVE GROUND

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DESIGNED FLOYD CURTIS
DRAWN FLOYD CURTIS
CHECKED DAVE SHORT

SCALE AS SHOWN
DATE JUNE 6, 2022
PROJECT # 333-157

SITE NUMBER US-FL-7140
HUNGRY HOWIE SITE, POLK COUNTY, FLORIDA

DRAWING# 333-157

SHEET# 2 OF 5

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST
POLK COUNTY, FLORIDA
FOR: FDH ENGINEERING

PARENT PARCEL

EDWARD H. BOLICK TRUSTEE
PARCEL NUMBER: 25-28-35-000000-023020
OFFICIAL RECORD BOOK 10497, PAGE 1570

FLOOD ZONE "AE"
ELEVATION = 134.3' NAVD'88

FLOOD ZONE "X"

NOTE:
SET 1/2" REBAR
(NO IDENTIFICATION)
AT THE PROPOSED
CENTER OF TOWER

30 FOOT WIDE NON-EXCLUSIVE
INGRESS, EGRESS AND UTILITY EASEMENT
2,602 SQUARE FEET ±
0.060 ACRES ±

POINT OF TERMINUS:
CENTERLINE OF 30 FOOT WIDE
NON-EXCLUSIVE INGRESS, EGRESS
AND UTILITY EASEMENT

SITE DETAIL

GRAPHIC SCALE
(IN FEET)
SCALE FOR 24" X 36" SHEET: 1" = 10'
SCALE FOR 11" X 17" SHEET: 1" = 20'

LEGEND

- INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
- INDICATES IRON PIN FOUND AS NOTED
- INDICATES WOOD UTILITY POLE
- INDICATES OVERHEAD POWER LINE
- INDICATES 4' TALL CHAINLINK FENCE
- INDICATES TOPOGRAPHIC SPOT ELEVATION
- INDICATES INFORMATION PER RECORDED PLAT
- INDICATES ASPHALT
- INDICATES OAK TREE AS NOTED
- INDICATES PINE TREE AS NOTED
- TREE NOTE: INDICATED TREE SIZE IS TRUNK DIAMETER IN INCHES, 4-5 FOOT ABOVE GROUND

NAVD'88 = NORTH AMERICAN VERTICAL DATUM, 1988 ADJUSTMENT.
NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

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DESIGNED FLOYD CURTIS
DRAWN FLOYD CURTIS
CHECKED DAVE SHORT

SCALE AS SHOWN
DATE JUNE 6, 2022
PROJECT # 333-157

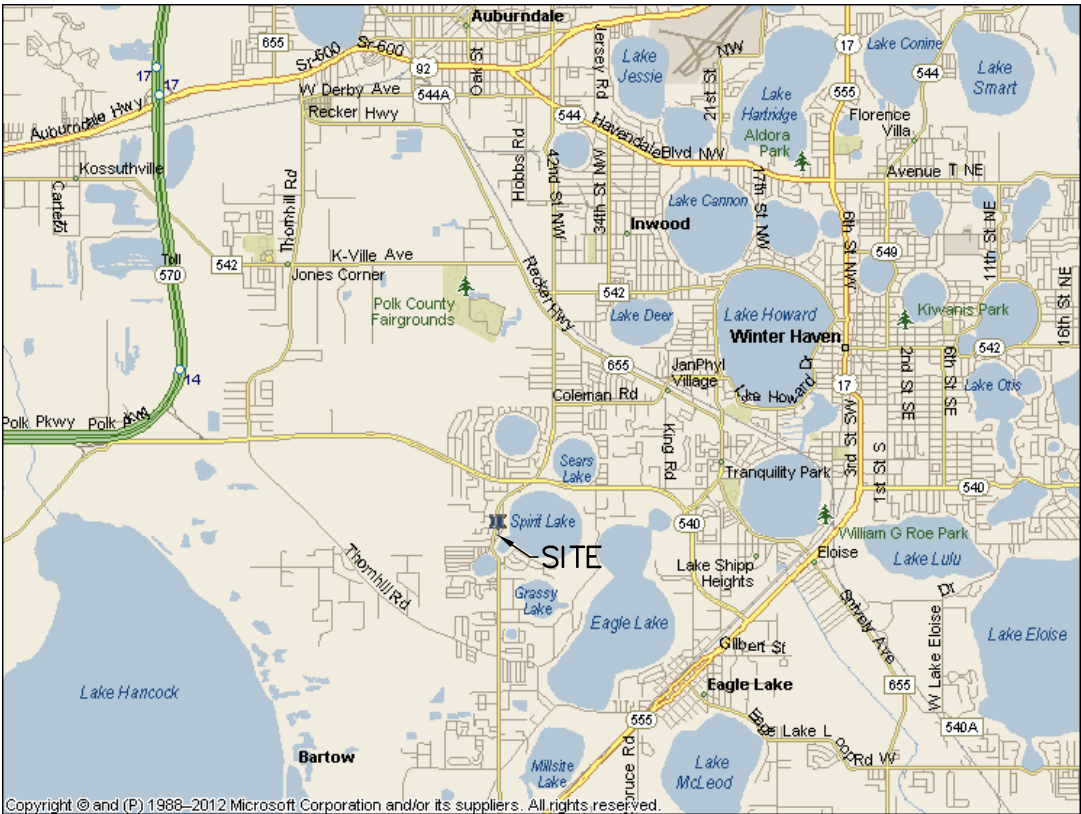
SITE NUMBER US-FL-7140
HUNGRY HOWIE SITE, POLK COUNTY, FLORIDA

DRAWING# 333-157

SHEET# 4 OF 5

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST
POLK COUNTY, FLORIDA
FOR: FDH ENGINEERING



VICINITY MAP
NOT TO SCALE



LOCATION MAP
NOT TO SCALE

PROPERTY DESCRIPTIONS

PARENT PARCEL
(OFFICIAL RECORD BOOK 10497, PAGE 1570)

THAT PART OF THE WEST 1/2 OF THE SE 1/4 OF SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA, LYING WEST OF OLD SPIRIT LAKE ROAD AND SOUTH OF NEW SPIRIT LAKE ROAD AND THAT PART OF THE EAST 1/2 OF THE SW 1/4 LYING EAST OF NEW SPIRIT LAKE ROAD LESS AND EXCEPT BEGIN 341.53 FEET SOUTH OF THE NW CORNER OF THE SW 1/4 OF THE SE 1/4, RUN THENCE EAST 150.43 FEET, RUN THENCE SOUTH ALONG THE WEST BOUNDARY OF SPIRIT LAKE ROAD 113.18 FEET TO A POINT ON A CURVE THENCE RUN SOUTHWESTERLY ALONG SAID CURVE AN ARC DISTANCE OF 220.76 FEET, THENCE N 65°48'48" W 114.58 FEET, THENCE NORTH 280.5 FEET TO THE POINT OF BEGINNING.

PARCEL ID NUMBER: 252835-000000-023020

TOWER PARCEL
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BOLICK" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 10497, PAGE 1570 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LYING IN THE EAST 1/2 OF THE SOUTHWEST 1/4, AND THE WEST 1/2 OF THE SOUTHEAST 1/4, SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST, SAID POLK COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE WESTERLY CORNER OF LOT 6, SPIRIT LAKE SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 34, PAGE 1 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SAID POINT BEING ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF LAKE SPIRIT DRIVE (50 FOOT WIDE RIGHT-OF-WAY); THENCE NORTH 37°06'00" EAST ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, ALONG THE NORTHWESTERLY LINE OF SAID LOT 6, AND ALONG THE NORTHWESTERLY LINE OF LOTS 7, 8, 9 AND 10 OF SAID SPIRIT LAKE SUBDIVISION FOR 410.03 FEET; THENCE NORTH 61°33'27" WEST FOR 138.32 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 37°03'03" WEST FOR 60.00 FEET; THENCE NORTH 52°56'57" WEST FOR 60.00 FEET; THENCE NORTH 37°03'03" EAST FOR 60.00 FEET; THENCE SOUTH 52°56'57" EAST FOR 60.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 3,600 SQUARE FEET (0.083 ACRES), MORE OR LESS.

30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BOLICK" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 10497, PAGE 1570 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LYING IN THE EAST 1/2 OF THE SOUTHWEST 1/4, AND THE WEST 1/2 OF THE SOUTHEAST 1/4, SECTION 35, TOWNSHIP 28 SOUTH, RANGE 25 EAST, SAID POLK COUNTY, LYING WITHIN 15 FEET OF BOTH SIDES OF A CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE WESTERLY CORNER OF LOT 6, SPIRIT LAKE SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 34, PAGE 1 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SAID POINT BEING ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF LAKE SPIRIT DRIVE (50 FOOT WIDE RIGHT-OF-WAY); THENCE NORTH 37°06'00" EAST ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, ALONG THE NORTHWESTERLY LINE OF SAID LOT 6, AND ALONG THE NORTHWESTERLY LINE OF LOTS 7, 8, 9 AND 10 OF SAID SPIRIT LAKE SUBDIVISION FOR 410.03 FEET; THENCE NORTH 61°33'27" WEST FOR 138.32 FEET TO THE EASTERLY CORNER OF A 60 FOOT BY 60 FOOT TOWER PARCEL; THENCE SOUTH 37°03'03" WEST ALONG THE SOUTHEASTERLY LINE OF SAID TOWER PARCEL FOR 30.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT; THENCE SOUTH 52°56'57" EAST FOR 86.72 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID LAKE SPIRIT DRIVE AND THE POINT OF TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 2,602 SQUARE FEET (0.060 ACRES), MORE OR LESS.

COMMITMENT FOR TITLE INSURANCE REVIEW NOTE

I HAVE REVIEWED THE COMMITMENT FOR TITLE INSURANCE UNDERWRITTEN BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, COMMITMENT NUMBER. VTB-129746-C, WITH AN EFFECTIVE DATE OF 03/16/2022, AND FIND AS FOLLOWS WITH RESPECT TO THE EXCEPTIONS LISTED ON SCHEDULE B-SECTION II OF SAID COMMITMENT:

- ANY DEFECT, LIEN, ENCUMBRANCE, ADVERSE CLAIM, OR OTHER MATTER THAT APPEARS FOR THE FIRST TIME IN THE PUBLIC RECORDS OR IS CREATED, ATTACHES, OR IS DISCLOSED BETWEEN THE COMMITMENT DATE AND THE DATE ON WHICH ALL OF THE SCHEDULE B, PART I-REQUIREMENTS ARE MET. NOT THE TYPE TO BE DEPICTED HEREON.
- RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.
- EASEMENTS OR CLAIMS OF EASEMENTS NOT SHOWN BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.
- DISCREPANCIES, CONFLICTS IN BOUNDARY LINES, ENCROACHMENTS, OVERLAPS, VARIATIONS OR SHORTAGE IN AREA OR CONTENT, PARTY WALLS AND ANY OTHER MATTERS THAT WOULD BE DISCLOSED BY A CORRECT SURVEY AND/OR PHYSICAL INSPECTION OF THE LAND. AS DEPICTED HEREON.
- ANY LIEN, OR RIGHT TO LIEN, FOR SERVICES, LABOR OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORD. NOT THE TYPE TO BE DEPICTED HEREON.
- ANY WATER OR WELL RIGHTS, OR RIGHTS OR TITLE TO WATER OR CLAIMS THEREOF, IN, ON OR UNDER THE LAND. NOT THE TYPE TO BE DEPICTED HEREON.
- UNPATENTED MINING CLAIMS; RESERVATIONS OR EXCEPTIONS IN PATENTS OR IN THE ACTS AUTHORIZING THE ISSUANCE OF SAID PATENTS. NOT THE TYPE TO BE DEPICTED HEREON.
- ALL TAXES, ASSESSMENTS, LEVIES AND CHARGES WHICH CONSTITUTE LIENS OR ARE DUE OR PAYABLE INCLUDING UNREDEEMED TAX SALES. NOT THE TYPE TO BE DEPICTED HEREON.
- RIGHTS OF FEE SIMPLE OWNERS IN AND TO THE SUBJECT PROPERTY. NOT THE TYPE TO BE DEPICTED HEREON.

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DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	JUNE 6, 2022
CHECKED	DAVE SHORT	PROJECT #	333-157
SITE NUMBER US-FL-7140 HUNGRY HOWIE SITE, POLK COUNTY, FLORIDA			
DRAWING# 333-157		SHEET# 5 OF 5	