

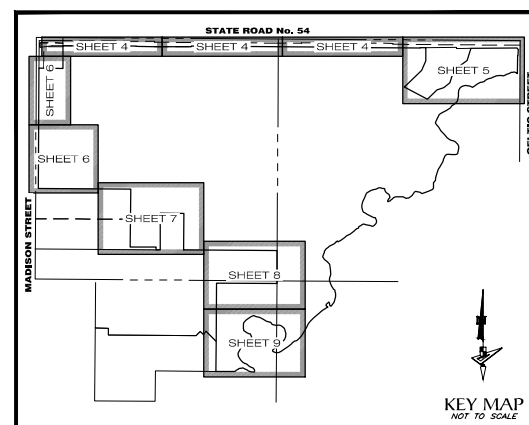
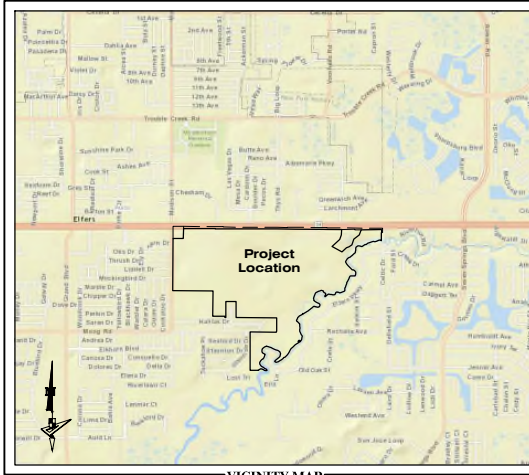
# DCH GROVES LLC PROPERTY

Section 21, Township 26 South, Range 16 East  
Pasco County, Florida

## ALTA/NSPS LAND TITLE SURVEY BOUNDARY SURVEY

### LEGAL DESCRIPTION: (Per Commitment for Title Insurance)

- 1 The East 1/2 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida, lying Northwestly of the Anclote River.  
ALSO
- 2 The North 1/2 of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida.  
ALSO
- 3 The North 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida.  
ALSO
- 4 The North 1/4 of the Southwest 1/4 of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida.  
ALSO
- 5 The South 1/2 of the North 1/2 of the Southwest 1/4 of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida.  
ALSO
- 6 All of Anclote Heights, according to the plat thereof, as recorded in Plat Book 3, Page 90 of the Public Records of Pasco County, Florida, as vacated by Resolution No. 87-207 recorded in Official Records Book 1616, Page 1953 and Resolution No. 18-223 recorded in Official Records Book 8756, Page 1128, of the Public Records of Pasco County, Florida, LESS that portion of lying within Stony Point, according to the plat thereof, as recorded in Plat Book 26, Pages 6 through 8 of the Public Records of Pasco County, Florida, being a portion of the Northwest 1/4 of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East and being more particularly described as follows:  
COMMENCE at the Southeast corner of the Northwest 1/4 of said Section 21; Thence along the East line of the Northwest 1/4 of said Section 21, N.00°21'56"E, a distance of 329.75 feet to the Southeast corner of said Anclote Heights and the POINT OF BEGINNING, also being the Northeast corner of Tract A of said Stony Point; thence along the Southerly line of said Anclote Heights and the plat boundary for Stony Point, N.89°29'12"W, a distance of 1019.24 feet; thence leaving said southerly line of said Anclote Heights, along the plat boundary for Stony Point, the following three (3) courses; (1) N.00°21'56"E, a distance of 399.95 feet; (2) N.89°35'16"W, a distance of 256.71 feet; (3) S.10°27'32"W, a distance of 400.02 feet to the Southerly line of said Anclote Heights; thence along the southerly line of said Anclote Heights, N.89°37'18"W, a distance of 43.02 feet to the Southeast corner thereof; thence along the Westerly line of said Anclote Heights, N.00°21'49"E, a distance of 656.96 feet to the Northwest corner thereof; thence along the Northerly line of said Anclote Heights, S.89°37'02"E, a distance of 1319.28 feet to the Northwest corner thereof; thence along the Easterly line of said Anclote Heights, S.00°21'56"W, a distance of 659.08 feet to the Southeast corner thereof and the POINT OF BEGINNING.  
ALSO
- 7 The North 300.25 feet of Tract 30 of the Tampa-Tarpon Springs Land Company Subdivision of said Section 21, Township 26 South, Range 16 East, as shown on the plat recorded in Plat Book 1, Pages 68, 69 and 70, of the public records of Pasco County, Florida.  
ALSO
- 8 That portion of the North 3/4 of the East 1/2 of the Northeast 1/4 of the Southeast 1/4 of Section 21, Township 26 South, Range 16 East, lying Northwestly of the Anclote River, Pasco County, Florida.  
LESS AND EXCEPT  
9 the North 30 feet of the East 1/2 of the Northeast 1/4 of the Southwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida.  
ALSO LESS AND EXCEPT  
10 The East 1,037.14 feet of the North 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida, as affected by Quit Claim Deed recorded in Official Records Book 657, Page 468, of the public records of Pasco County, Florida and Warranty Deed recorded in Official Records Book 883, Page 199, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
11 The East 257.00 feet of the West 3000.00 feet of the South 400.00 feet of the South 2/3 of the North 3/4 of the Southeast 1/4 of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida, also additional lands conveyed to Rancho Del Cielo Estates by Quit Claim Deed recorded in Official Records Book 1038, Page 1207, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
12 The West 1,037.14 feet of Tract 30 of the Tampa-Tarpon Springs Land Company Subdivision of Section 21, Township 26 South, Range 16 East, Pasco County, Florida, as shown on the plat recorded in Plat Book 1, Pages 68, 69, and 70, of the public records of Pasco County, Florida, as affected by Order of Taking recorded in Official Records Book 657, Page 468, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
13 That portion of the above described property acquired by the State of Florida, Department of Transportation, described in Stipulated Order of Taking recorded in Official Records Book 3684, Page 1605, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
14 That portion of the above described property conveyed to the State of Florida, Department of Transportation by Deed recorded in Official Records Book 4271, Page 57, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
15 That portion of the above described property conveyed to the State of Florida, Department of Transportation by Warranty Deed recorded in Official Records Book 4263, Page 204, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
16 That portion of the above described property conveyed to Chevron U.S.A., Inc., by Special Warranty Deed recorded in Official Records Book 1971, Page 1907, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
17 That portion of the above described property conveyed to Pasco County, Florida, a political subdivision of the State of Florida by Trustee's Deed recorded in Official Records Book 2005, Page 1179, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
18 That portion of the above described property conveyed to the State of Florida, Department of Transportation by Warranty Deed recorded in Official Records Book 4263, Page 204, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
19 That portion of the above described property acquired by the State of Florida, Department of Transportation by Order of Taking recorded in Official Records Book 4262, Page 914, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
20 That portion, if any, of Stony Point Subdivision, as recorded in Plat Book 35, Pages 6, 7, and 8, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
21 Road rights of way for State Road 54 and Madison Street and Celtic Drive.  
ALSO LESS AND EXCEPT  
22 Any portion of Colonial Hills Unit Twenty-Three, as recorded in Plat Book 17, Pages 33 and 34, of the public records of Pasco County, Florida.  
ALSO LESS AND EXCEPT  
23 A parcel of land lying in the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida, and being more particularly described as follows:  
COMMENCE at the Northwest corner of said Section 21; Thence along the North boundary of the Northwest 1/4 of said Section 21, S.89°37'02"E, a distance of 260.00 feet; thence leaving said North boundary, S.00°20'29"E, a distance of 80.21 feet to the POINT OF BEGINNING and the South Right-of-Way line of State Road No. 54, as described in Official Records Book 4263, Page 204 and Official Records Book 1605, Page 1605 of the Public Records of Pasco County, Florida; thence along said South Right-of-Way line the following nine (9) courses: (1) S.89°37'02"E, a distance of 264.22 feet; (2) N.89°27'01"W, a distance of 154.40 feet; (3) S.89°37'02"E, a distance of 349.98 feet; (4) S.00°22'28"W, a distance of 5.00 feet; (5) S.89°37'02"E, a distance of 200.18 feet; (6) S.89°30'22"E, a distance of 176.03 feet; (7) S.89°37'02"E, a distance of 29.79 feet; (8) N.00°22'09"E, a distance of 6.00 feet; (9) S.89°37'02"E, a distance of 906.88 feet; thence leaving said South Right-of-Way line, S.00°21'56"W, a distance of 756.00 feet; thence N.89°31'09"W, a distance of 1447.81 feet; thence S.00°20'29"E, a distance of 182.33 feet; thence N.89°38'59"W, a distance of 1118.02 feet to the East Right-of-Way line of Madison Street; thence along said East Right-of-Way line, N.00°20'29"E, a distance of 692.15 feet; thence leaving said East Right-of-Way line, S.89°40'52"E, a distance of 260.00 feet; thence N.00°20'29"E, a distance of 248.47 feet to the POINT OF BEGINNING.



Sheet Index	
1	Cover Sheet; Certification, Surveyor's Notes, and Legal Description
2	Boundary Survey
3	Boundary Survey Detail
4 - 9	Improvement Details

**Acresage Data:**

Total Overall	215.89
Retainage Parcel	47.72 (6.55%)
Lennar Development	168.11

### Title Commitment Note:

- We have reviewed Schedule B Section II Exceptions (shown below) of said Commitment for Title Insurance and offer the following comments:
- Item 1: Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed insured acquires for value of record the estate or interest or mortgage thereon covered by this form. **(Not a Survey Matter)**
  - Item 2: Taxes and assessments for the year 2018 and subsequent years, which are not yet due and payable. **(Not a Survey Matter)**
  - Item 3: Standard Exceptions:
    - a) Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land. **(Survey Shown Herewith)**
    - b) Rights or claims of parties in possession not shown by the public records. **(Rights or claims not provided to the Surveyor, No Comment)**
    - c) Any lien, or right to a lien, for services, labor, or materials heretofore or hereafter furnished, imposed by law and not shown by the public records. **(Not a Survey Matter)**
    - d) Taxes or assessments which are not shown as existing liens in the public records. **(Not a Survey Matter)**
  - Item 4: Any claim that any portion of the insured land is sovereign lands of the State of Florida, including submerged, tiled or artificially exposed lands accreted to such land. **(Claim, if any, not provided to the Surveyor, No Comment)**
  - Item 5: The nature, extent or existence of riparian rights is not insured. **(No Comment)**
  - Item 6: Notwithstanding the legal description in Schedule A, this Policy does not insure title to any lands lying below the mean or ordinary high water line of any navigable or tidally influenced waters. **(No Comment)**
  - Item 7: Rights, if any, of the public to use as a public beach or recreation area any part of the land lying between the body of water abutting the subject property and the natural line of vegetation, bluff, extreme high water line, or other apparent boundary line separating the publicly used area from the adjacent private area. **(Rights, if any, not provided to the Surveyor, No Comment)**
- Items 8, 9 & 10: Intentionally Deleted**
- Item 8: Perpetual Drainage Easement in favor of State of Florida, Department of Transportation set forth in Stipulated Order of Taking recorded July 16, 1997 in Official Records Book 3684, Page 1605. **(Perpetual Drainage Easement, FDOT Parcel #806, contains a portion of the property described hereon, shown on map of survey)**
  - Item 10: Intentionally Deleted
  - Item 11: Rights of tenants occupying all or part of the insured land under unrecorded leases or rental agreements. **(Not a Survey Matter)**
  - Item 13: Matters as shown on that certain survey with a field date of April 18, 2018, last revised April 23, 2018, prepared by GeoPoint Surveying, Inc. **(Survey shown herewith)**
    - A. Encroachments of 6 foot chain link fences along Northerly, Southerly and Westerly boundary lines;
    - B. Encroachment of 6 foot chain link fence near boundary line of FDOT Parcel 117 Part B;
    - C. Encroachment of 5 concrete sidewalk on Northerly boundary line near Madison Street;
    - D. Encroachments of 4 foot chain link fences along South boundary line;
    - E. Encroachment of asphalt pavement and concrete slab from adjacent property into caption property; and
    - F. Utility poles, guy anchors, electric box, concrete post with electric meter, fiber optic junction boxes, fire hydrant, marker posts, road sign and overhead utility lines located throughout property without benefit of any known easement;
    - G. Encroachment of shed from adjacent property into caption property North of Lots 1737 Colonial Hills Unit 23;
  - Item 14: Matters as shown on that certain survey with a field date of July 15, 2018. See Title Commitment Note this page for survey review of Schedule B Section II Exceptions. **(Survey shown herewith)**
  - Item 15: Terms, conditions and provisions of that certain Temporary Easement Construction Agreement executed by and between DCH Groves LLC, a Florida limited liability company and Lennar Homes, LLC, a Florida limited liability company recorded in Official Records Book \_\_\_\_, Page \_\_\_\_.
  - Item 16: Drainage Easement and Pond Cost Sharing Agreement executed by and between Lennar Homes, LLC, a Florida limited liability company and DCH Groves LLC, a Florida limited liability company recorded in Official Records Book \_\_\_\_, Page \_\_\_\_.
  - Item 17: Construction and Maintenance Easement Agreement executed by and between Lennar Homes, LLC, a Florida limited liability company and DCH Groves LLC, a Florida limited liability company recorded in Official Records Book \_\_\_\_, Page \_\_\_\_.
  - Item 18: Declaration of Use Restrictions executed by and between DCH Groves LLC, a Florida limited liability company and Lennar Homes, LLC, a Florida limited liability company recorded in Official Records Book \_\_\_\_, Page \_\_\_\_.

### SURVEYOR'S NOTES:

- 1) Easements, rights-of-way, set back lines, reservations, agreements and other similar matters taken from Fidelity National Title Insurance Company, Revised: Revision 1 (DAS) 7/18/2018, issued by Hill, Ward and Henderson, P.A., Order No. 270707 with an effective date of July 15, 2018. See Title Commitment Note this page for survey review of Schedule B Section II Exceptions.
- 2) This survey is limited to above ground visible improvements along and near the boundary lines, except as shown hereon, and that nothing below the ground was located, but not limited to foundations (footings), utilities, etc.
- 3) Bearings shown hereon are based on the North boundary of the Northwest 1/4 of Section 21, Township 26 South, Range 16 East, Pasco County, Florida, having a Grid bearing of S.89°37'02"E. The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North America Horizontal Datum of 1983 (NAD 83-2011 ADJUSTMENT) for the West Zone of Florida.
- 4) All boundary line dimensions are field measured (3) unless otherwise noted.
- 5) Additions or Deletions to survey maps or reports by other than the signing party or parties is prohibited without the written consent of the signing party or parties.
- 6) Subject property lies within several Flood designations. Particularly along the Anclote River, Flood Zone areas are as follows: "OTHER AREAS" Zone X, "OTHER FLOOD AREAS, Zone X; SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL FLOOD CHANCE FLOODWAY AREAS IN ZONE A; According to Flood Insurance Rate Map, Map No. 12101-0204P for Pasco County, Community No. 102030, Pasco County, Florida, Effective Date September 28, 2014 and issued by the Federal Emergency Management Agency. Lines shown have been digitally translated from OFIRM database information supplied by the FEMA Map Service Center: <https://msc.fema.gov/>.
- 7) Use of this survey for purposes other than intended, without written verification, will be at the user's sole risk and without liability to the surveyor. Nothing hereon shall be construed to give any rights or benefits to anyone other than those intended to.
- 8) On this drawing, certify means to state or declare a professional opinion of conditions regarding those findings or facts which are the subject of the certification and does not constitute a warranty or guarantee, either implied or expressed. This certification is only for the lands as described. This certification is not a certificate of title, easements, zoning or freedom of encumbrances.
- 9) The lands described hereon may contain lands that are considered environmentally sensitive wetlands that are subject to claim or restriction by one or more of the following agencies: Army Corp. of Engineers, Southwestern Florida Water Management District (S.W.F.W.M.D.), or Department of Environmental Protection (D.E.P.). Wetland lines and areas, if any, are not shown hereon.
- 10) The Ordinary High Water Line (OHWL) shown hereon was established in accordance with a Regulatory Guidance Letter for Ordinary High Water Line Identification, written by the US Army Corps of Engineers (No. 05-05), dated December 7, 2006, for the purposes of identifying the ordinary high water mark for non-tidal waters under section 604 of the Clean Water Act and under Sections 9 and 10 of the Rivers and Harbors Act of 1899. The following physical characteristics were observed in the field at time of survey at multiple locations along the river and were utilized to determine the Ordinary High Water Line of Anclote River. Natural Line impressed on the bank. Changes in the character of soil. Presence of filer and sedels, vegetation marked down, bent or absent. Sediment sorting, and/or Water raising on nearby bridge columns. Note: Ten (10) OHWL indicators were set and located along the Northerly banks of the Anclote River. Horizontal position of the OHWL line was established by interpolation of the OHWL elevation along cross-sections of Northerly bank of the Anclote River at n. 25 foot intervals.
- 11) This survey meets the maximum allowable Relative Positional Precision for an ALTA/ACSM Land Title Survey (0.07 feet plus 50 parts per million).
- 12) There is currently no earthmoving activities on the property described hereon.
- 13) The Surveyor is not aware of any plans to change the existing Right-of-Way lines.

### SURVEYOR'S CERTIFICATION:

This is to certify that this map or plan and the survey on which it is based were made in accordance with the 2018 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, as published and promulgated by ACTA and NSPS, and include Items 1, 4, 6, 8 & 11A, 11, 14, 16, 18, 19, 21 & 24 of a Survey. The field work was completed on April 18, 2018.

### CERTIFIED TO:

Lennar Homes, LLC  
Florida National Title Insurance Company  
Hill, Ward & Henderson, P.A.  
1901 N. Florida Parkway  
DCH Groves, LLC

John D. Weigle  
Florida Professional Surveyor and Mapper # 5148  
GEOPOINT SURVEYING, INC.  
1403 E. 26th Avenue  
Tampa, Florida 33605  
www.geo-point.com  
Phone: (813) 248-8888  
Fax: (813) 248-2266  
Licensed Business Number 18 7784

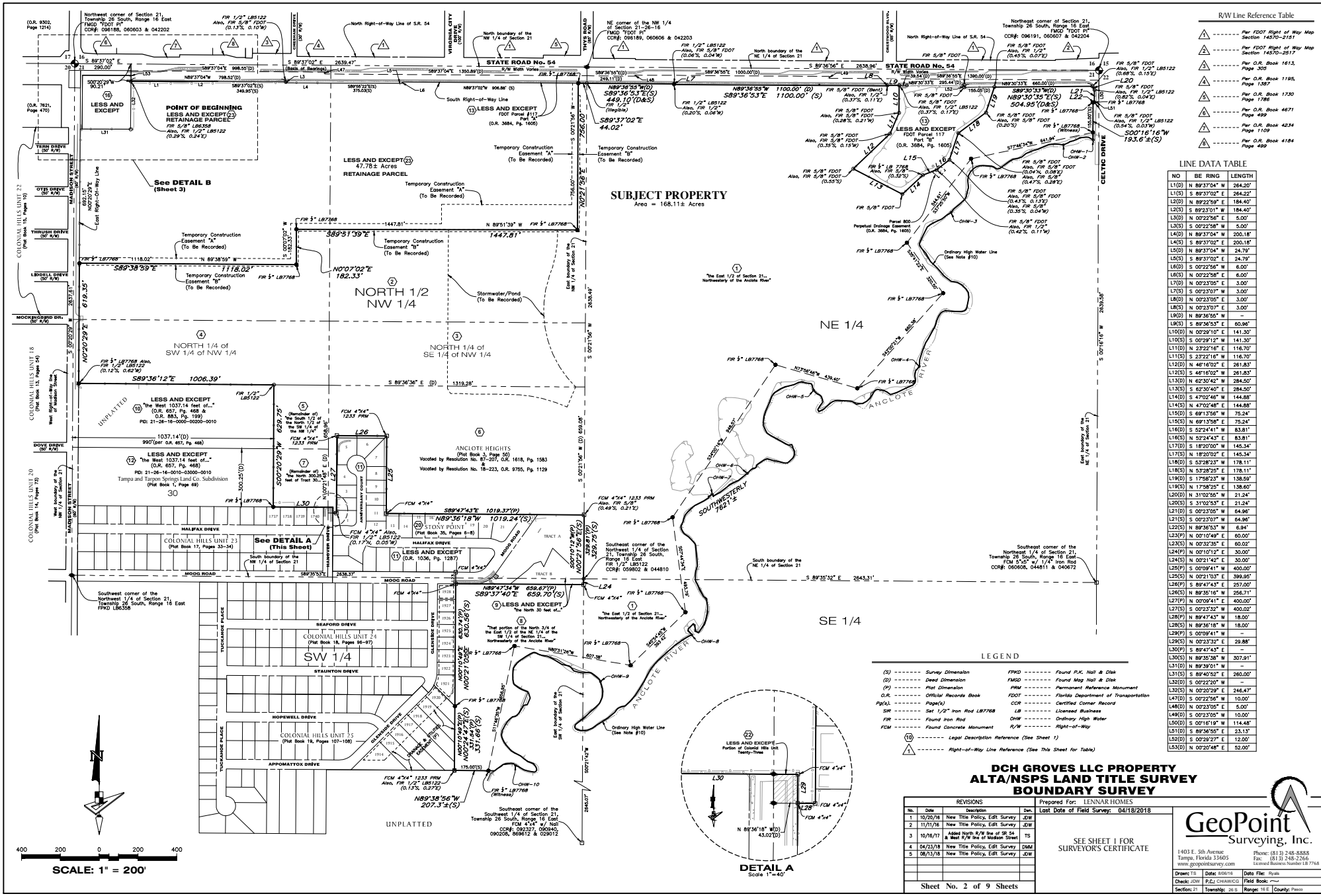
REVISIONS		Prepared For:	LAST DATE OF FIELD SURVEY:
No.	Date	Description	04/18/2018
1	10/20/18	New Title Policy, Edit Survey	JDW
2	11/07/18	New Title Policy, Edit Survey	JDW
3	10/16/17	Added North 1/2 W/4 of pt 84, R/W for the Anclote River	TS
4	04/23/18	New Title Policy, Edit Survey	JDW
5	06/13/18	New Title Policy, Edit Survey	JDW

**SURVEYOR'S CERTIFICATE**  
This certifies that a survey of the hereto described property was made under my supervision and meets the Standards of Practice set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 63-160.00, Florida Administrative Code, pursuant to Section 407.02, Florida Statutes.

John D. Weigle  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER No. LSS246  
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL, RECORDED DATE OF A FIDUCIARY SURVEY AND MAPPER

Drawn: TS Date: 04/18/18  
Checked: JMW P.22: CHAWNOG  
Field Book: \_\_\_\_\_  
Section: 21 Township: 26 S Range: 16 E County: Pasco

**GeoPoint Surveying, Inc.**  
1403 E. 26th Avenue  
Tampa, Florida 33605  
www.geo-point.com  
Phone: (813) 248-8888  
Fax: (813) 248-2266  
Licensed Business Number 18 7784



R/W Line Reference Table

△	Per FDOT Right of Way Map Section 14570-2101
△	Per FDOT Right of Way Map Section 14570-2517
△	Per D.R. Book 1613, Page 300
△	Per D.R. Book 1730, Page 1387
△	Per D.R. Book 1790, Page 499
△	Per D.R. Book 4671, Page 499
△	Per D.R. Book 4234, Page 1109
△	Per D.R. Book 4184, Page 499

LINE DATA TABLE

NO	BE RING	LENGTH
L1(0)	S 89°37'02" W	264.20'
L1(5)	S 89°37'02" E	264.22'
L2(0)	N 89°22'59" E	184.40'
L2(5)	S 89°23'01" W	184.40'
L3(0)	N 00°22'56" E	5.00'
L3(5)	S 00°22'58" E	5.00'
L4(0)	N 89°37'04" W	200.18'
L4(5)	S 89°37'02" E	200.18'
L5(0)	N 89°37'04" W	24.79'
L5(5)	S 89°37'02" E	24.79'
L6(0)	S 00°22'56" W	6.00'
L6(5)	N 00°22'58" E	6.00'
L7(0)	N 00°23'00" E	3.00'
L7(5)	S 00°23'02" W	3.00'
L8(0)	N 00°23'05" E	3.00'
L8(5)	N 00°23'07" E	3.00'
L9(0)	N 89°36'58" W	-
L9(5)	S 89°36'53" E	60.96'
L10(0)	N 00°29'10" E	141.30'
L10(5)	S 00°29'12" W	141.30'
L11(0)	N 23°22'16" E	116.70'
L11(5)	S 23°22'18" W	116.70'
L12(0)	N 40°16'02" E	281.85'
L12(5)	S 40°16'02" W	281.83'
L13(0)	N 62°30'42" W	284.50'
L13(5)	S 62°30'40" E	284.50'
L14(0)	S 47°02'46" W	144.88'
L14(5)	N 47°02'48" E	144.88'
L15(0)	S 69°13'56" W	75.24'
L15(5)	N 69°13'58" E	75.24'
L16(0)	S 52°24'41" W	83.81'
L16(5)	N 52°24'33" E	83.81'
L17(0)	S 18°20'00" W	145.34'
L17(5)	N 18°20'02" E	145.34'
L18(0)	S 53°28'23" W	178.11'
L18(5)	N 53°28'25" E	178.11'
L19(0)	S 17°58'03" W	138.59'
L19(5)	N 17°58'25" E	138.60'
L20(0)	N 31°02'55" W	21.24'
L20(5)	S 31°02'53" E	21.24'
L21(0)	S 00°23'05" W	64.96'
L21(5)	N 00°23'07" E	64.96'
L22(0)	N 00°10'49" E	60.00'
L22(5)	S 00°10'51" W	60.00'
L24(0)	N 00°10'12" E	30.00'
L24(5)	S 00°10'14" W	30.00'
L25(0)	S 00°09'41" W	400.00'
L25(5)	N 00°09'43" E	399.95'
L26(0)	S 89°36'16" W	256.71'
L26(5)	N 89°36'18" E	256.71'
L27(0)	S 00°23'32" W	400.00'
L27(5)	N 00°23'34" E	400.00'
L28(0)	S 89°47'43" W	18.00'
L28(5)	N 89°47'45" E	18.00'
L29(0)	S 00°09'41" W	-
L29(5)	N 00°09'43" E	29.88'
L30(0)	S 89°47'43" W	60.00'
L30(5)	N 89°47'45" E	60.00'
L31(0)	N 89°39'01" W	-
L31(5)	S 89°40'30" E	260.00'
L32(0)	S 00°22'30" W	-
L32(5)	N 00°22'32" E	246.47'
L47(0)	S 00°22'56" W	10.00'
L47(5)	N 00°22'58" E	5.00'
L49(0)	S 00°23'05" W	10.00'
L49(5)	N 00°23'07" E	114.48'
L51(0)	S 89°36'58" W	231.3'
L51(5)	N 89°36'53" E	12.00'
L52(0)	S 00°29'27" E	12.00'
L52(5)	N 00°29'28" E	52.00'

LEGEND

(B) -----	Survey Dimension	FPWD -----	Found P.C. Nail & Dim
(C) -----	Chain Dimension	FPWD -----	Found Flag Nail & Dim
(D) -----	Pit Dimension	FPWD -----	Found Flag Nail & Dim
(P) -----	Official Reference Monument	FPWD -----	Florida Department of Transportation
(R) -----	Official Records Book	FPWD -----	Official Corner Record
(R/S) -----	Page(s)	FPWD -----	Licensed Business
(S) -----	Set 1/2" Iron Rod L87768	FPWD -----	Ordinary High Water
(F) -----	Found Iron Rod	FPWD -----	Right-of-Way
(FCM) -----	Found Concrete Monument	FPWD -----	Right-of-Way Reference (See This Sheet for Table)
(10) -----	Legal Description Reference (See Sheet 1)		

**DCH GROVES LLC PROPERTY  
ALTA/NPS LAND TITLE SURVEY  
BOUNDARY SURVEY**

REVISIONS

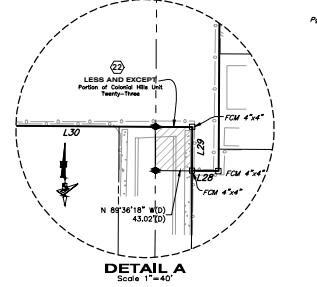
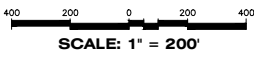
No.	Date	Description	Drawn
1	10/29/18	New Title Policy, Edit Survey	JWH
2	11/17/18	New Title Policy, Edit Survey	JWH
3	10/16/17	Added North R/W line of SR 54, 1/4" Iron Rod L87768	TS
4	04/23/18	New Title Policy, Edit Survey	DMM
5	08/13/18	New Title Policy, Edit Survey	JWH

Prepared For: LENNAR HOMES  
Last Date of Field Survey: 04/18/2018

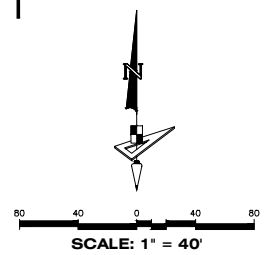
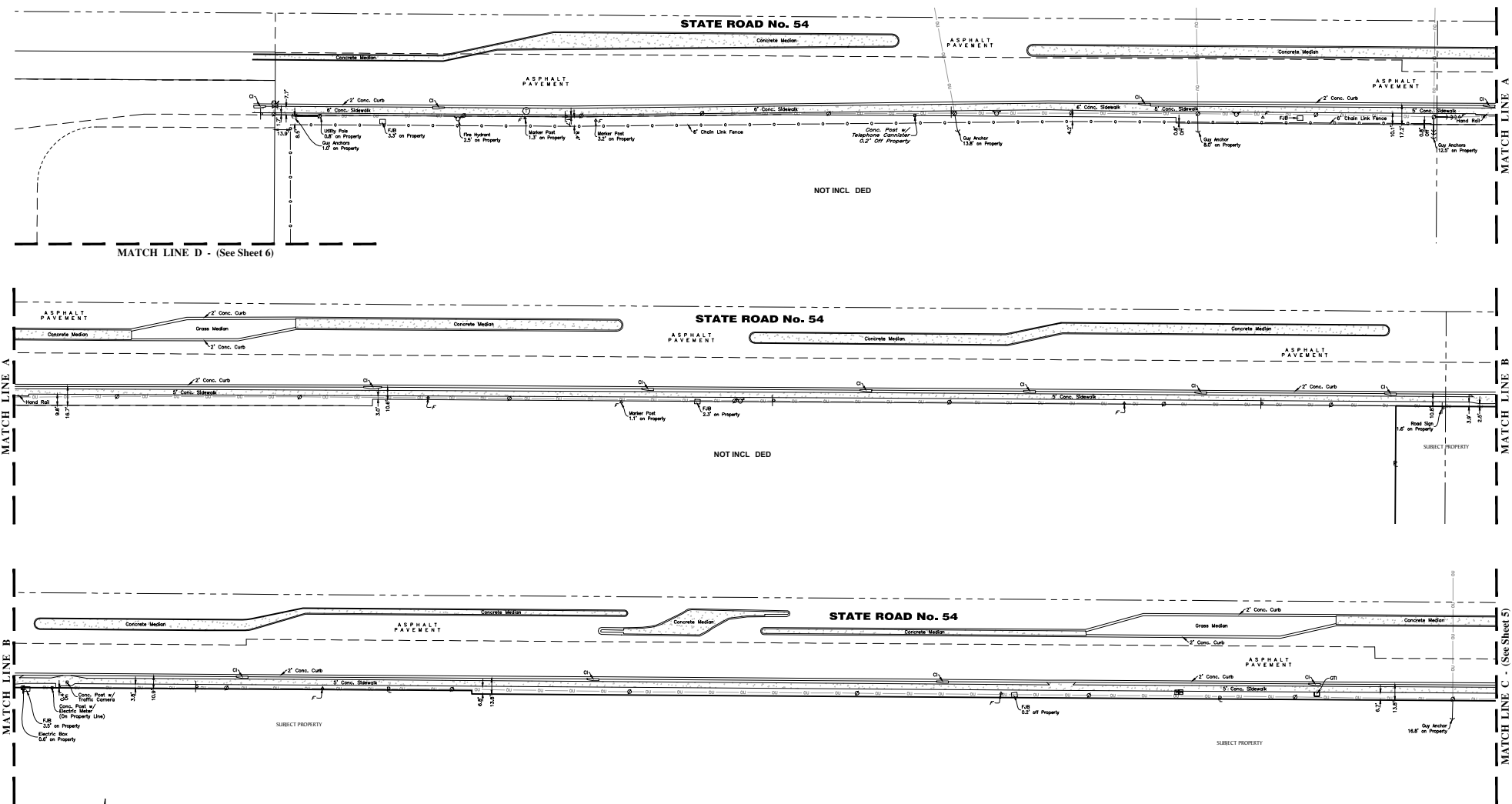
SEE SHEET 1 FOR SURVEYOR'S CERTIFICATE



1403 E. 3rd Avenue, Suite 300  
Tampa, Florida 33605  
Phone: (813) 248-8888  
Fax: (813) 248-2966  
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**LEGEND**

Conc. ----- Concrete	⊖ ----- Service Power Pole
Dim. ----- Dimension	⊙ ----- Utility Pole
RCR ----- Reinforced Concrete Pipe	⊙ ----- Light Pole
PVC ----- Polyvinyl Chloride	⊙ ----- Electric Pedestal
⊙ ----- Curb Inlet	⊙ ----- Telephone Pedestal
⊙ ----- Grate Top Inlet	⊙ ----- Fiber Optic Pedestal
⊙ ----- Sanitary Sewer Manhole	⊙ ----- Electric Box
⊙ ----- Storm Drainage Manhole	⊙ ----- Buried Fiber Optic Warning Marker
⊙ ----- Telephone Manhole	⊙ ----- Water Gate Valve
⊙ ----- Balance	⊙ ----- Force Main Gate Valve
⊙ ----- Sign	⊙ ----- Water Meter
⊙ ----- Traffic Signal Box	⊙ ----- Fire Hydrant
FIB ----- Telephone Junction Box	⊙ ----- Overhead Utility Lines
FIB ----- Fiber Optic Junction Box	
⊙ ----- Property Line	

**DCH GROVES LLC PROPERTY  
ALTA/NSPS LAND TITLE SURVEY  
BOUNDARY SURVEY**

Prepared For: LENNAR HOMES  
Last Date of Field Survey: 04/18/2018

No.	Date	Description	Drawn
1	10/20/16	New Title Policy, Edt Survey	JDM
2	11/1/16	New Title Policy, Edt Survey	JDM
3	10/16/17	Added North 8/16 line of SR 54, 1/4 Block 2/16 line of Redner Street	TS
4	04/23/18	New Title Policy, Edt Survey	DMM
5	06/13/18	New Title Policy, Edt Survey	JDM

SEE SHEET I FOR  
SURVEYOR'S CERTIFICATE

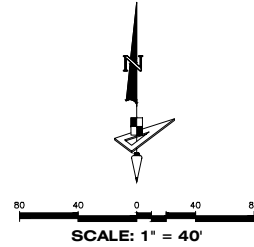
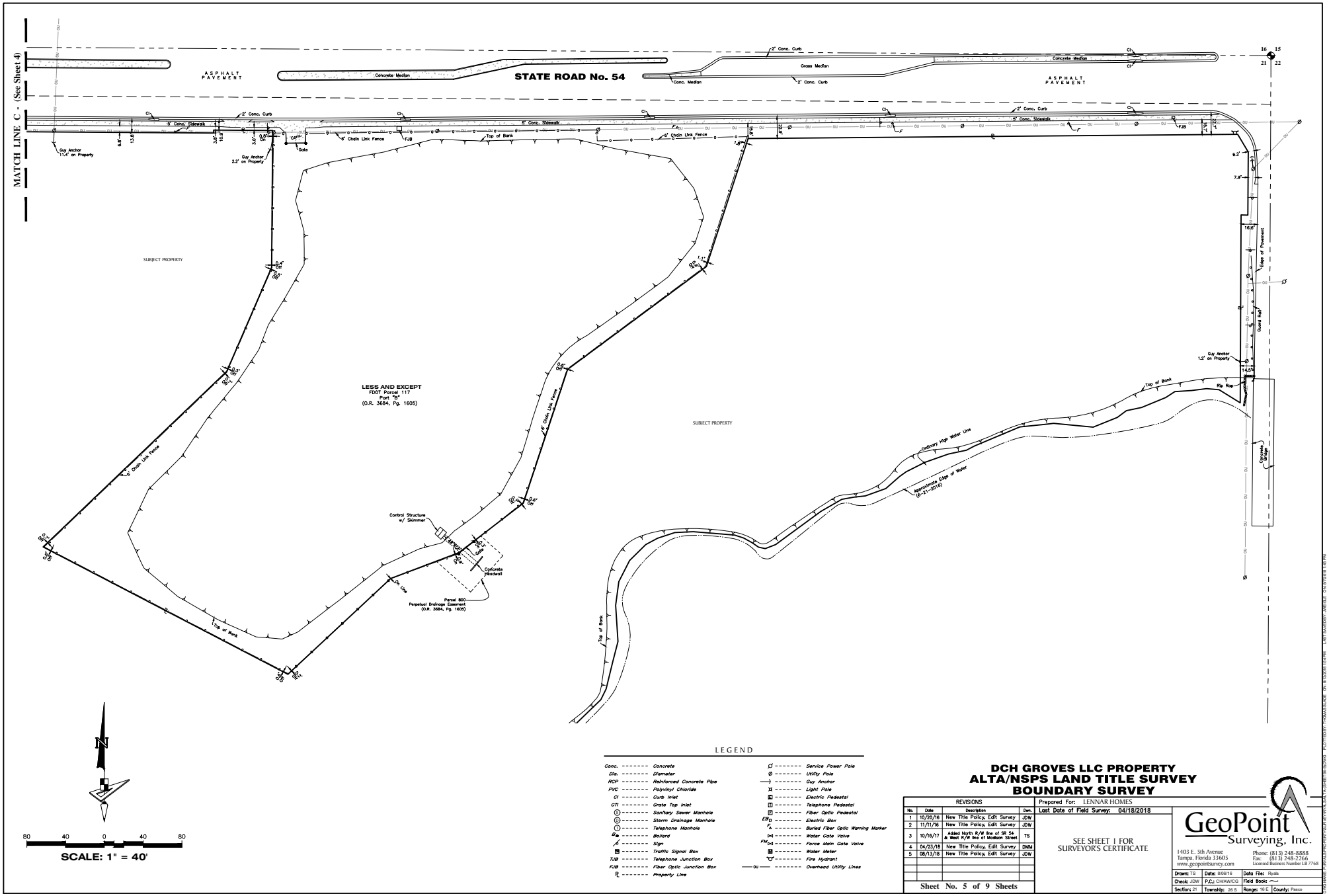
**GeoPoint**  
Surveying, Inc.

1403 E. 3th Avenue  
Tampa, Florida 33605  
www.geopointsurvey.com

Phone: (813) 248-8888  
Fax: (813) 248-2266  
Licensed Business Number 18778

Drawn: TS Date: 06/01/18 Data File: R140  
Check: JDM P.C. CHAWWALD Field Book: ---  
Sections: 21 Townships: 28.8 Range: 18 E County: Pinellas

Sheet No. 4 of 9 Sheets



**LEGEND**

- |                                    |   |
|------------------------------------|---|
| CONC. ----- Concrete               | □ ----- Service Power Pole                |
| Ø ----- Diameter                   | ○ ----- Utility Pole                      |
| RCP ----- Reinforced Concrete Pipe | → ----- Guy Anchor                        |
| PVC ----- Polyvinyl Chloride       | ⊥ ----- Light Pole                        |
| □ ----- Curb Inlet                 | ⊞ ----- Electric Pedestal                 |
| GT ----- Gate Top Inlet            | ⊞ ----- Telephone Pedestal                |
| ⊙ ----- Sanitary Sewer Manhole     | ⊞ ----- Fiber Optic Pedestal              |
| ⊙ ----- Storm Drainage Manhole     | ⊞ ----- Electric Box                      |
| ⊙ ----- Telephone Manhole          | ⊞ ----- Buried Fiber Optic Warning Marker |
| ⊞ ----- Bolard                     | ⊞ ----- Water Gate Valve                  |
| ⊞ ----- Sign                       | ⊞ ----- Force Main Gate Valve             |
| ⊞ ----- Traffic Signal Box         | ⊞ ----- Meter Meter                       |
| ⊞ ----- Telephone Junction Box     | ⊞ ----- Fire Hydrant                      |
| ⊞ ----- Fiber Optic Junction Box   | —○— Overhead Utility Lines                |
| ⊞ ----- Property Line              |   |

**DCH GROVES LLC PROPERTY  
ALTA/NSPS LAND TITLE SURVEY  
BOUNDARY SURVEY**

REVISIONS			Prepared For: LENNAR HOMES	
No.	Date	Description	Drawn	Last Date of Field Survey: 04/18/2018
1	10/20/16	New Title Policy, Edt Survey	DW	
2	11/17/16	New Title Policy, Edt Survey	DW	
3	10/16/17	Added North N/2W 1/4 Sec of SR 54, 1/2 Acre N/2W 1/4 Sec of Harbor Street	TS	
4	04/23/18	New Title Policy, Edt Survey	DW	
5	06/13/18	New Title Policy, Edt Survey	DW	
Sheet No. 5 of 9 Sheets				

SEE SHEET 1 FOR SURVEYOR'S CERTIFICATE

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www.geopointsurvey.com

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Fax: (813) 248-2266  
Licensed Business Number 187784

Drawn: TS Date: 04/18/18 Data File: R1418  
Check: DW P.C.: CHAWWOC Field Book: ---  
Sections: 21 Township: 28.8 Range: 16 E County: Pinellas

MATCH LINE D - (See Sheet 4)

MATCH LINE E

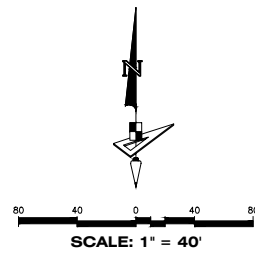
NOT INCL DED

NOT INCL DED

SUBJECT PROPERTY

**LEGEND**

Circ. ----- Concrete	CS ----- Service Power Pole
dia. ----- Diameter	U ----- Utility Pole
RCP ----- Reinforced Concrete Pipe	---> ----- Guy Anchor
PVC ----- Polyvinyl Chloride	II ----- Light Pole
CI ----- Cast Iron	□ ----- Electric Pedestal
GI ----- Gristle Top Inlet	□ ----- Telephone Pedestal
SM ----- Sanitary Sewer Manhole	□ ----- Fiber Optic Pedestal
SD ----- Storm Drainage Manhole	EB ----- Electric Box
TM ----- Telephone Manhole	FS ----- Fiber Optic Warning Marker
B ----- Bollard	WV ----- Water Gate Valve
S ----- Sign	FMV ----- Force Main Gate Valve
TS ----- Traffic Signal Box	W ----- Water Meter
TJB ----- Telephone Junction Box	↑ ----- Fire Hydrant
FJB ----- Fiber Optic Junction Box	--- --- ----- Overhead Utility Lines
PL ----- Property Line	



**DCH GROVES LLC PROPERTY  
ALTA/NSPS LAND TITLE SURVEY  
BOUNDARY SURVEY**

REVISIONS			Prepared For: LENNAR HOMES	
No.	Date	Description	Drawn	Last Date of Field Survey
1	10/20/18	New Title Policy, Edt Survey	JDM	04/18/2018
2	11/11/18	New Title Policy, Edt Survey	JDM	
3	10/16/17	Added North 82°W line of SR 54, 1/4 Block 2/4 line of Madison Street	TS	
4	04/23/18	New Title Policy, Edt Survey	DMM	
5	08/13/18	New Title Policy, Edt Survey	JDM	

SEE SHEET I FOR SURVEYOR'S CERTIFICATE

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Fax: (813) 248-2766  
Licensed Business Number 18778

Drawn: TS Date: 8/6/18 Data File: 8/18  
Checked: JDM P.C. CHAWWED Field Book: ---  
Sections: 21 Township: 28.8 Range: 18 E County: Hills

Sheet No. 6 of 9 Sheets

MATCH LINE F - (See Sheet 7)

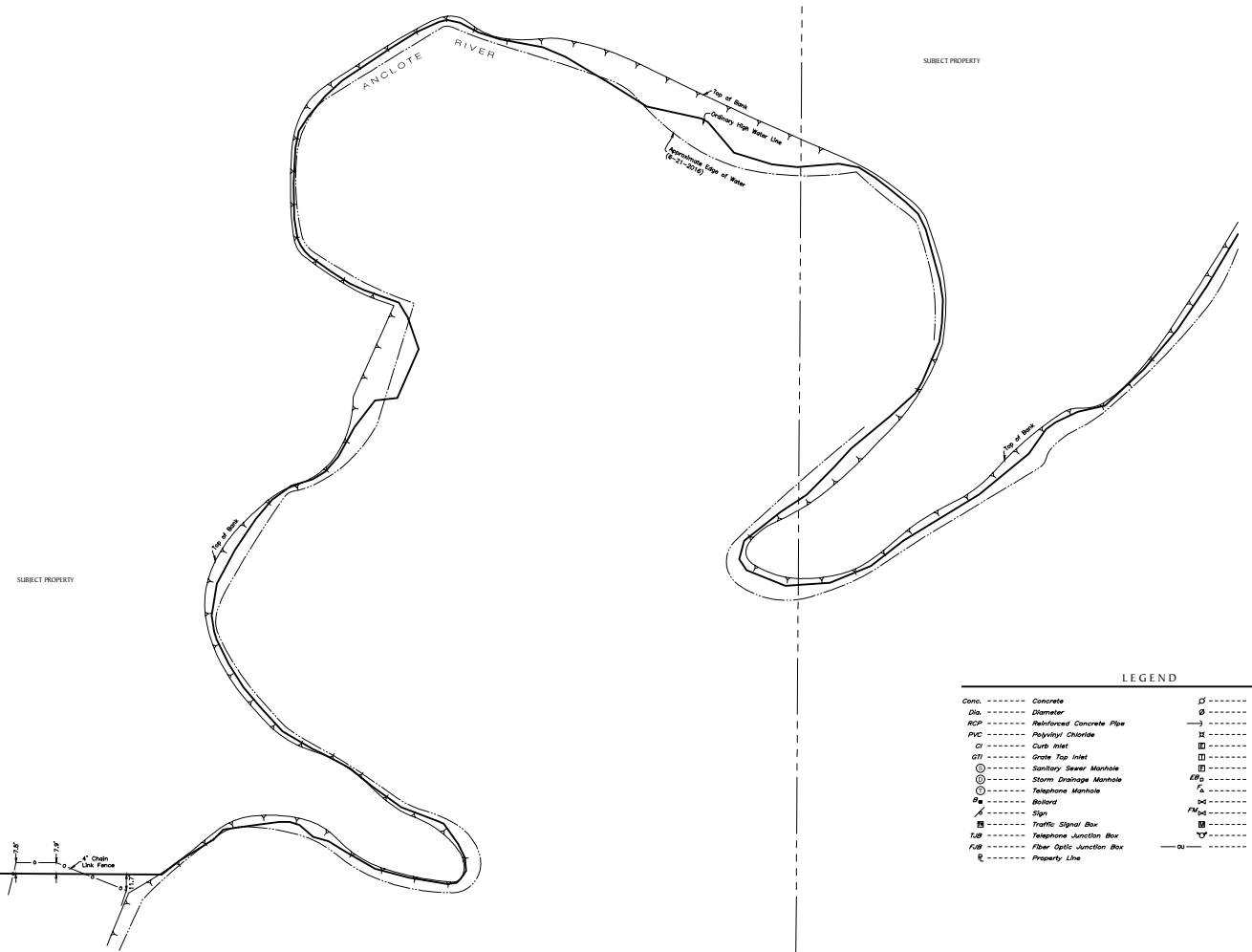
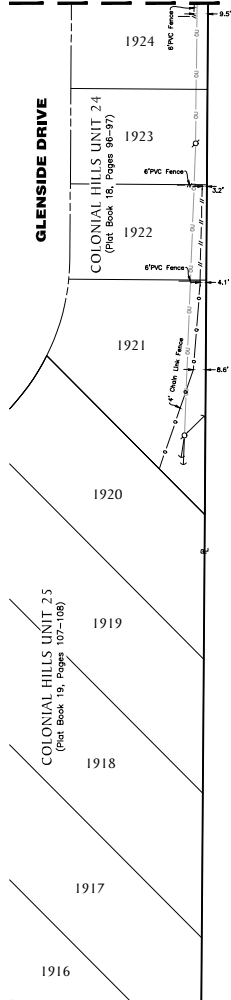
DATE PLOTTED: 10/18/2018 10:50:00 AM





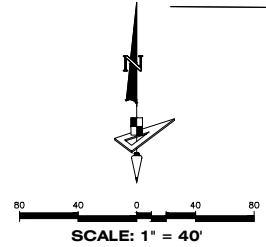


MATCH LINE H - (See Sheet 8)



**LEGEND**

Conc. ----- Concrete	SS ----- Service Power Pole
Dia. ----- Diameter	SP ----- Utility Pole
RCP ----- Reinforced Concrete Pipe	---> --- Guy Anchor
PVC ----- Polyvinyl Chloride	LI ----- Light Pole
CI ----- Cast Iron	EL ----- Electric Pedestal
GI ----- Gate Top Inlet	TE ----- Telephone Pedestal
SS ----- Sanitary Sewer Manhole	FO ----- Fiber Optic Pedestal
SD ----- Storm Drainage Manhole	EB ----- Electric Box
TM ----- Telephone Manhole	RF ----- Rural Fiber Optic Washing Mast
Bo ----- Bollard	WV ----- Water Gate Valve
S ----- Sign	FMV ----- Force Main Gate Valve
TS ----- Traffic Signal Box	WM ----- Water Meter
TJ ----- Telephone Junction Box	IF ----- Fire Hydrant
FJ ----- Fiber Optic Junction Box	OL ----- Overhead Utility Lines
P ----- Property Line	



**DCH GROVES LLC PROPERTY  
ALTA/NSPS LAND TITLE SURVEY  
BOUNDARY SURVEY**

REVISIONS			Prepared For: LENNAR HOMES	
No.	Date	Description	Dwn.	Last Date of Field Survey: 04/18/2018
1	10/20/16	New Title Policy, Edt Survey	JRW	
2	11/17/16	New Title Policy, Edt Survey	JRW	
3	10/16/17	Added North S/W 1/4 Sec of 38 S4, 1/4 Sec S/W 1/4 Sec of 38 West Street	TS	
4	04/23/18	New Title Policy, Edt Survey	DMM	
5	06/13/18	New Title Policy, Edt Survey	JRW	

SEE SHEET 1 FOR SURVEYOR'S CERTIFICATE

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1403 E. 3th Avenue Phone: (813) 248-8888  
Tampa, Florida 33605 Fax: (813) 248-2266  
www.geopointsurvey.com Licensed Business Number 18 7794

Drawn: TS Date: 8/6/18 Data File: Rlym  
Check: JRW P.C.: CHAWWAGD Field Book: ---  
Sections: 21 Township: 28.8 Range: 18 E County: Pinellas

Sheet No. 9 of 9 Sheets