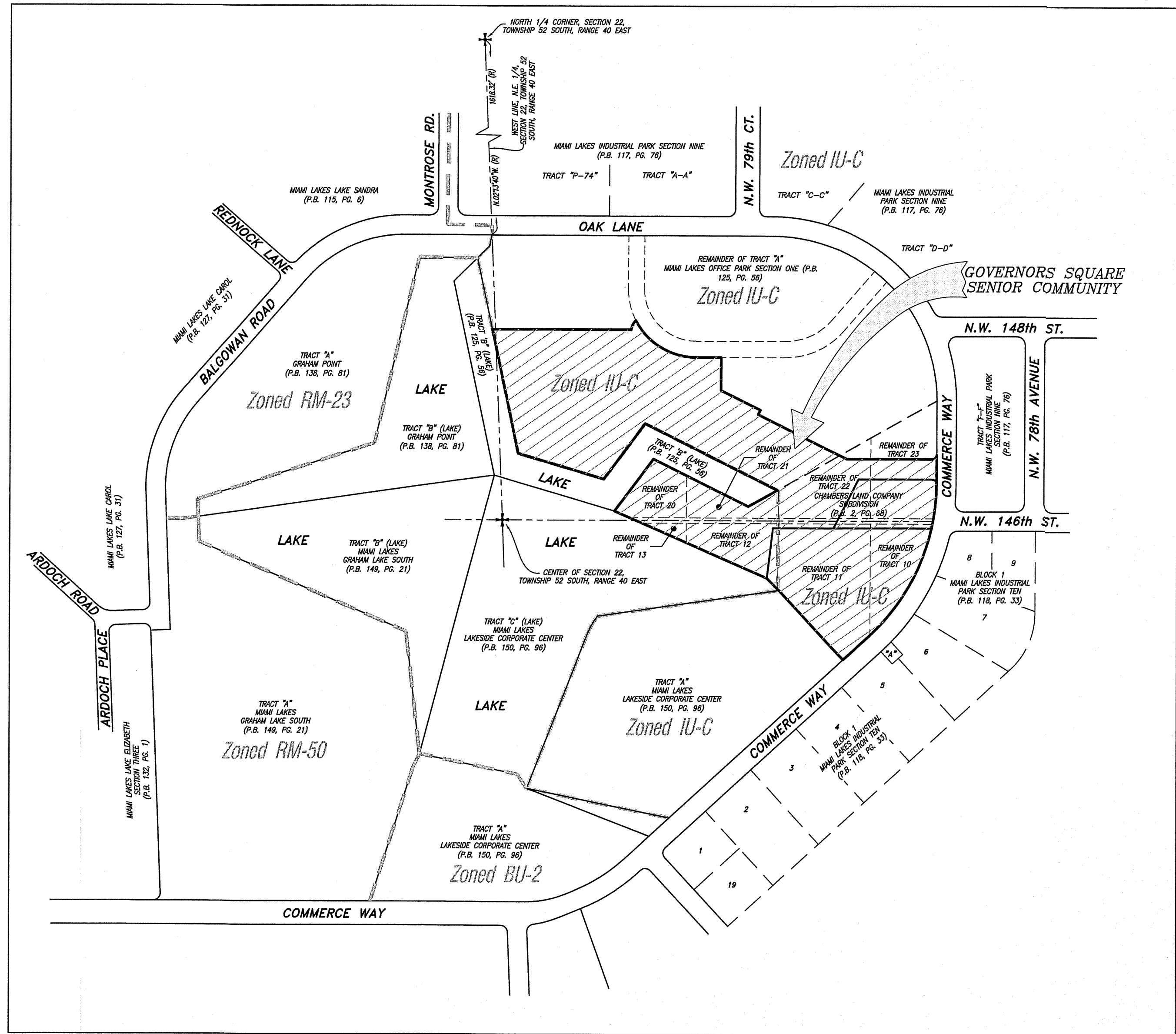
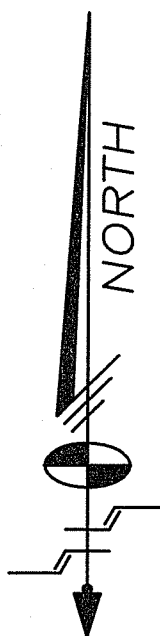


PORTION OF TRACT "A", ACCORDING TO THE PLAT OF "MIAMI LAKES OFFICE PARK SECTION ONE", AS RECORDED IN PLAT BOOK 125
PAGE 56 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; TOGETHER WITH A PORTION OF TRACTS 20, 21, 22 AND 23
THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 52 SOUTH, RANGE 40 EAST; ALSO TOGETHER WITH A PORTION OF TRACTS 20, 11,
AND 13 IN THE SOUTHEAST 1/4 OF SECTION 22 TOWNSHIP 52 SOUTH, RANGE 40 EAST; AND ALSO TOGETHER WITH THAT PORTION
THAT CERTAIN UNNAMED RIGHT-OF-WAY LYING WITHIN THE FOLLOWING DESCRIBED PARCEL, ACCORDING TO THE PLAT OF
"HAMBERS LAND COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 2 AT PAGE 68 OF THE PUBLIC RECORDS OF MIAMI-DADE
COUNTY, FLORIDA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SURVEYOR'S NOTES:

1. THIS SKETCH REPRESENTS A "BOUNDARY SURVEY" WITH ELEVATIONS FOR "TENTATIVE PLAT" PURPOSES.
2. THERE ARE NO VISIBLE ENCROACHMENTS, OTHER THAN THOSE SHOWN HEREON.
3. THE ELEVATIONS SHOWN HEREON RELATE TO NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D.) OF 1929 AND ARE EXPRESSED IN FEET.
4. VISIBLE INDICATORS OF UTILITIES ARE SHOWN HEREON, HOWEVER, THE SURVEYOR HAS MADE NO ATTEMPT TO AS-BUILT ANY UNDERGROUND UTILITIES EITHER SERVICING OR APPURTENANT TO ANY OF THE UTILITY IMPROVEMENTS SERVING THE SUBJECT SITE. (WATER, SEWER, DRAINAGE OR SITE LIGHTING).
5. NO ATTEMPT WAS MADE BY THIS FIRM TO LOCATE WALL OR FENCE FOOTERS/FOUNDATIONS.
6. THE DISTANCES SHOWN ALONG THE PROPERTY LINES HEREON ARE RECORDED AND MEASURED, UNLESS NOTED OTHERWISE.
7. THE PROPERTY SHOWN HEREON FALLS WITHIN FEDERAL FLOOD HAZARD ZONE "AE" (BASE FLOOD ELEVATION 6) PER FLOOD INSURANCE RATE MAP NO.'S. 12086C0112L AND 2086C0114L, COMMUNITY NO.120686, PANEL NO.'S. 0112 AND 0114, SUFFIX L, MAP PANELS AND INDEX MAP DATED SEPTEMBER 11, 2009.
8. THIS SKETCH HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITY (ENTITIES) NAMED HEREON. THE CERTIFICATION SHOWN HEREON DOES NOT EXTEND TO ANY UNNAMED PARTIES.
9. THIS SKETCH IS SUBJECT TO EASEMENTS, RIGHTS-OF-WAY AND OTHER MATTERS THAT MAY BE REFLECTED BY A SEARCH OF TITLE TO THE SUBJECT LANDS.
10. APPLICABLE BUILDING SETBACK LINES AFFECTING THE SUBJECT PROPERTY, UNLESS NOTED OTHERWISE, ARE NOT SHOWN HEREON. VARIANCES FROM CURRENT ZONING CODES MAY EXIST BASED ON SITE PLAN APPROVALS OBTAINED DURING PERMITTING PROCESSES.
11. BENCHMARK A: NAME: N-626, MIAMI-DADE COUNTY P-K NAIL & BRASS DISC IN CONCRETE GUTTER ACROSS FROM F.P.I. ELEVATION AT THE INTERSECTION OF N.W. 138TH STREET (PALMETTO FRONTAGE ROAD) AND N.W. 80TH AVENUE. ELEVATION=7.28 N.G.V.D. 1929.
12. BENCHMARK B: NAME: N-632, MIAMI-DADE COUNTY P-K NAIL & BRASS WASHER IN CONCRETE SIDEWALK 12' EAST OF FIRE HYDRANT ON THE S.W. CORNER OF THE INTERSECTION OF N.W. 146TH STREET AND N.W. 77TH AVENUE. ELEVATION=7.28 N.G.V.D. 1929.
13. UNLESS STATED OTHERWISE, THIS FIRM DOES NOT CERTIFY THE EXTENT TO WHICH THE SUBJECT PROPERTY COMPLIES WITH APPLICABLE ZONING REQUIREMENTS, REGULATIONS AND/OR RESTRICTIONS.
14. THE BEARINGS SHOWN HEREON RELATE TO AN ASSUMED BEARING (N00°0'01"E) ALONG THE CENTERLINE OF INDUSTRIAL WAY PER PLAT BOOK 117 AT PAGE 76.
15. THE REVIEW AND EXAMINATION OF TITLE EXCEPTIONS, WHEN CONDUCTED BY THIS FIRM, HAS BEEN PERFORMED UNDER THE SUPERVISION OF A LICENSED LAND SURVEYOR AND MAPPER. THE ATTESTING SURVEYOR AND MAPPER IS NEITHER TRAINED NOR LICENSED TO PROVIDE LEGAL ANALYSIS, INTERPRETATION, OR CONCLUSIONS ABOUT THE DOCUMENTS AND INSTRUMENTS RELAYED IN AND IN ANY OF SUCH TITLE EXCEPTIONS AND THEREFORE NO SUCH LEGAL ANALYSIS, INTERPRETATION OR CONCLUSIONS SHOULD BE IMPLIED.
16. THERE ARE NO UNDERGROUND PUBLIC UTILITIES LYING WITHIN THE BOUNDARY OF THE SUBJECT PROPERTY, ALL PUBLIC UTILITIES (EXCLUDING SERVICE LINES SERVING THE SUBJECT PROPERTY) LIE WHOLLY WITHIN PUBLICLY DEDICATED RIGHTS-OF-WAY, ALL UNDERGROUND INFORMATION, WHEN PROVIDED BY OTHERS, IS SUBJECT TO THE ACCURACY OF THE INFORMATION PROVIDED. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED, WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION MAY BE NECESSARY.
17. THE SUBJECT SITE HAS NO OBSERVED EVIDENCE OF CURRENT EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS.
18. THE SUBJECT SITE HAS NO OBSERVED EVIDENCE OF HAVING BEEN USED AS A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL.
19. TO THE BEST OF MY KNOWLEDGE AND BELIEF, THERE ARE NO DESIGNATED WETLANDS LOCATED ON THE SUBJECT SITE.
20. AN EXPRESS PORTION OF THIS PLAT IS TO CLOSE, ABANDON, VACATE AND DISCONTINUE FROM PUBLIC USE THAT CERTAIN UNNAMED 20.00 FOOT WIDE RIGHT-OF-WAY LYING WITHIN THE BOUNDARY OF THE SUBJECT SITE AS SHOWN ON THE PLAT OF "CHAMBERS LAND COMPANY SUBDIVISION," PLAT BOOK 2 AT PAGE 68, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, SAID LANDS CONTAINING 21,314 SQUARE FEET, MORE OR LESS (0.489 ACRES, MORE OR LESS).



SCALE: 1"=300'
A PORTION OF SECTION 22-TOWNSHIP 52 SOUTH-RANGE 42 EAST,
TOWN OF MIAMI LAKES, MIAMI-DADE COUNTY, FLORIDA

ELEVATIONS RELATE TO NATIONAL GEODETIC VERTICAL DATUM OF 1929 (N.G.V.D. 1929)

Tree No	Common Name	Species	Dia. In.	Ht. Ft.	CmPy. Ø Ft.
1	LIVE OAK	"Quercus virginiana"	28	35	75
2	LIVE OAK	"Quercus virginiana"	24	30	55
3	LIVE OAK	"Quercus virginiana"	30	35	70
4	LIVE OAK	"Quercus virginiana"	19	30	50
5	LIVE OAK	"Quercus virginiana"	30	30	50
6	LIVE OAK	"Quercus virginiana"	20	35	60
7	LIVE OAK	"Quercus virginiana"	18	30	60
8	LIVE OAK	"Quercus virginiana"	17	30	55
9	LIVE OAK	"Quercus virginiana"	21	32	60
10	LIVE OAK	"Quercus virginiana"	12	28	45
11	LIVE OAK	"Quercus virginiana"	22	30	55
12	LIVE OAK	"Quercus virginiana"	18	30	45
13	LIVE OAK	"Quercus virginiana"	12	25	40
14	LIVE OAK	"Quercus virginiana"	10	25	35
15	LIVE OAK	"Quercus virginiana"	12	25	25
16	SILK OAK	"Grevillea robusta"	10	30	25
17	SILK OAK	"Grevillea robusta"	10	30	35
18	LIVE OAK	"Quercus virginiana"	27	35	70
19	LIVE OAK	"Quercus virginiana"	10	25	25
20	LIVE OAK	"Quercus virginiana"	24	70	32
21	LIVE OAK	"Quercus virginiana"	15	30	50
22	LIVE OAK	"Quercus virginiana"	25	35	60
23	LIVE OAK	"Quercus virginiana"	22	30	50
76	ROYAL PALM	"Roystonea elata"	10	30	25
77	ROYAL PALM	"Roystonea elata"	12	30	30
78	LIVE OAK	"Quercus virginiana"	11	30	25
79	LIVE OAK	"Quercus virginiana"	14	30	30
80	LIVE OAK	"Quercus virginiana"	10	30	25
81	LIVE OAK	"Quercus virginiana"	15	30	30
82	LIVE OAK	"Quercus virginiana"	15	30	30
83	LIVE OAK	"Quercus virginiana"	10	30	20
84	SILK OAK	"Grevillea robusta"	6	25	30
85	SILK OAK	"Grevillea robusta"	6	22	15
86	ROYAL PALM	"Roystonea elata"	15	30	20
87	SILK OAK	"Grevillea robusta"	7	22	20
88	SILK OAK	"Grevillea robusta"	9	25	30
89	ROYAL PALM	"Roystonea elata"	15	30	25
90	ROYAL PALM	"Roystonea elata"	10	30	20
91	ROYAL PALM	"Roystonea elata"	14	30	25
92	ROYAL PALM	"Roystonea elata"	12	25	25
95	BRAZILIAN PEPPER	"Schinus terebinthifolius"	7	15	25
96	LIVE OAK	"Quercus virginiana"	14	28	40
98	LIVE OAK	"Quercus virginiana"	20	30	50
99	LIVE OAK	"Quercus virginiana"	20	30	55
101	LIVE OAK	"Quercus virginiana"	30	35	70

Note: The type/species of trees, as indicated hereon, are subject to correction pursuant to visual verification by a qualified botanist or other individual with similar expertise.

I HEREBY CERTIFY THAT THIS "BOUNDARY SURVEY" OF THE PROPERTY DESCRIBED HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS RECENTLY SURVEYED AND DRAWN UNDER MY SUPERVISION AND DIRECTION. THIS SURVEY COMPLIES WITH THE STANDARDS OF PRACTICE REQUIREMENTS ADOPTED BY THE FLORIDA STATE BOARD OF SURVEYORS AND MAPPERS PURSUANT TO CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.

Schwebke-Shiskin & Associates, Inc.

MARK STEVEN JOHNSON, PRINCIPAL
PROFESSIONAL LAND SURVEYOR No. 4775
STATE OF FLORIDA.

NOTE: This sketch is not valid unless it bears the signature and the original raised seal of a Florida licensed surveyor and mapper.

Section 22, Township 52 South, Range 40 East, Miami-Dade County, Florida

BOUNDARY SURVEY

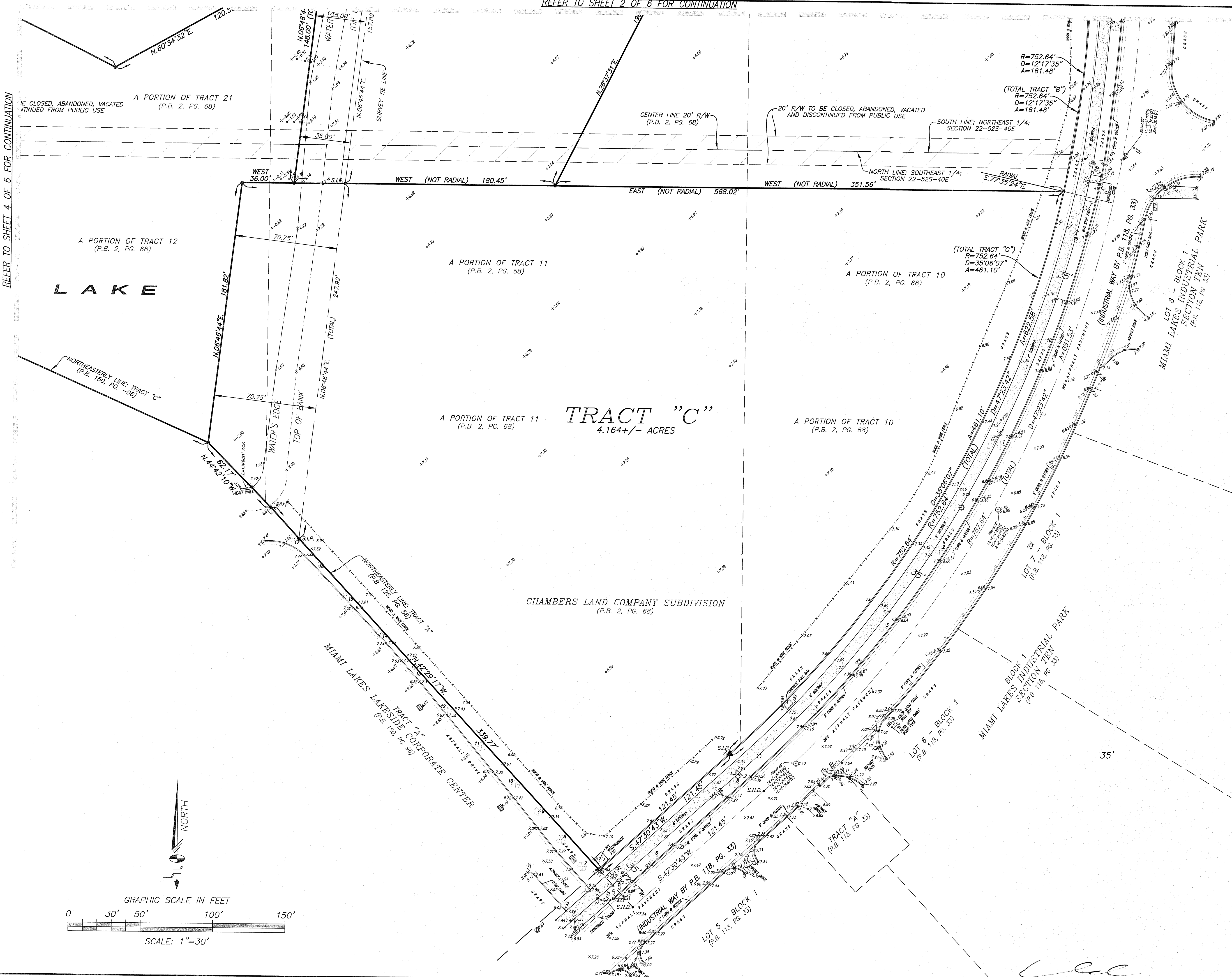
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Sheet 1
of 6

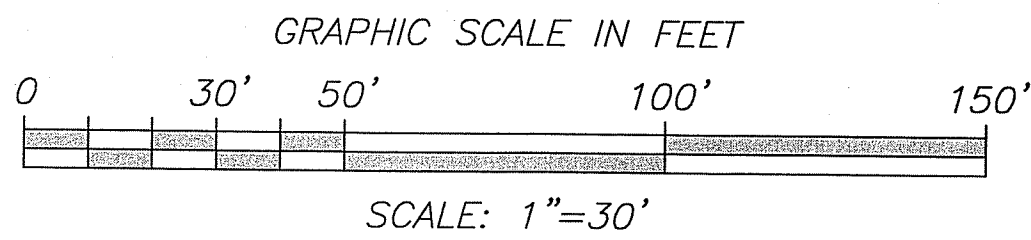
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REFER TO SHEET 4 OF 6 FOR CONTINUATION

REFER TO SHEET 2 OF 6 FOR CONTINUATION



- GENERAL LEGEND:**
- ALUMINUM LIGHT POST
 - CABLE TELEVISION BOX
 - CATCH BASIN
 - CENTERLINE
 - ELEVATIONS (SEE NOTES FOR DATUM)
 - FIRE HYDRANT
 - IRRIGATION HAND HOLE
 - PROPERTY LINE
 - SANITARY SEWER MANHOLE
 - SIGN POST
 - STORM SEWER MANHOLE
 - STREET LIGHT HAND HOLE
 - WATER METER
 - WATER VALVE
 - TREE LOCATION (SEE TREE DATA)
- ABBREVIATIONS:**
- R denotes RADIUS
 - Δ denotes DELTA ANGLE
 - Δ denotes ARC DISTANCE
 - T denotes TANGENT DISTANCE
 - PCP denotes PERMANENT CONTROL POINT
 - PRM denotes PERMANENT REFERENCE MONUMENT
 - PI denotes PLAT BOOK
 - PO denotes PAGE
 - POC denotes POINT OF COMMENCEMENT
 - POB denotes POINT OF BEGINNING
 - OU denotes OVERHEAD UTILITY WIRES
 - ORB denotes OFFICIAL RECORDS BOOK
 - CP denotes POINT OF CURVATURE
 - CB denotes CONCRETE BLOCK STRUCTURE
 - CONC denotes CONCRETE
 - CLF denotes CHAIN LINK FENCE
 - WIP denotes WOOD FENCE
 - F.I.P. denotes FOUND IRON PIPE
 - F.N.D. denotes FOUND NAIL & BRASS DISC
 - S.N.D. denotes SET IRON PIPE & BRASS DISC
 - CL denotes CLEAR
 - ENCLOSURE denotes ENCLOSURE
 - (D) denotes DEED INFORMATION
 - (L) denotes INFORMATION BY LEGAL DESCRIPTION
 - (M) denotes MEASURED INFORMATION
 - (R) denotes RECORD OR PLATTED INFORMATION
 - C.M.P. denotes CORRUGATED METAL PIPE
 - 1-322 denotes TREE NUMBERS
 - UNK denotes UNDERGROUND UNKNOWN UTILITY
 - S.I.P. denotes SET IRON PIPE & LB-87 CAP



BOUNDARY SURVEY

REVISIONS

Order No.	Field Book	Remarks

Schuelke - Shiskin & Associates, Inc.
LAND PLANNERS
ENGINEERS
3240 CORPORATE WAY, MIRAMAR, FLORIDA 33025
TEL: (954) 435-7010 FAX: (954) 438-3288

CERTIFICATE OF AUTHORIZATION
No. LB-87

DATE: 06/29/16
DRAWN BY: RWF
CHECKED BY: AS SHOWN
SCALE: AS SHOWN

NOTE: This sketch is not valid unless it bears the signature and the original raised seal of a Florida licensed surveyor and mapper.

Section 22, Township 52 South, Range 40 East, Miami-Dade County, Florida

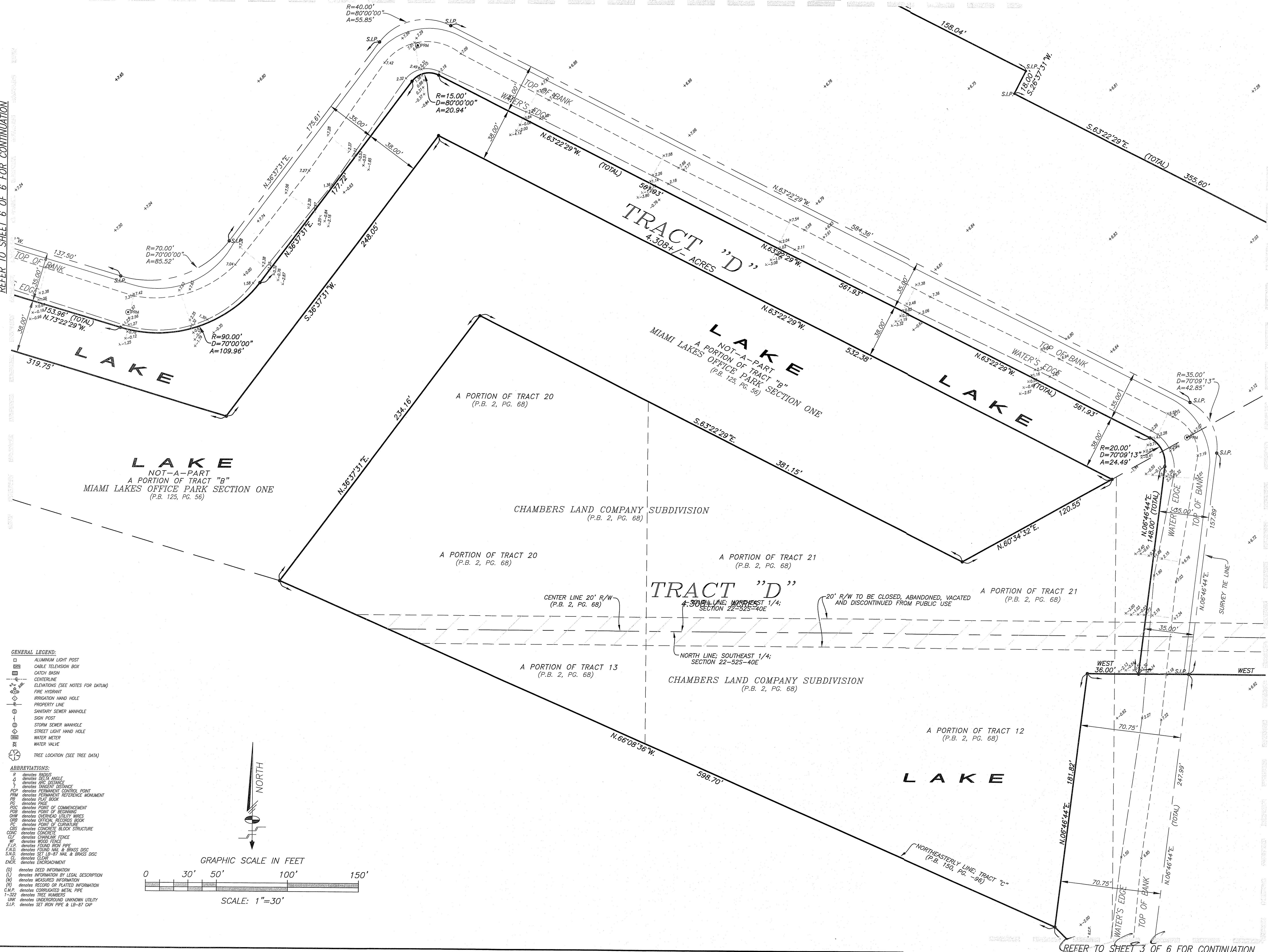
REFER TO SHEET 6 OF 6 FOR CONTINUATION

REFER TO SHEET 5 OF 6 FOR CONTINUATION

REFER TO SHEET 6 OF 6 FOR CONTINUATION

REFER TO SHEET 2 OF 6 FOR CONTINUATION

REFER TO SHEET 3 OF 6 FOR CONTINUATION



Schwabe - Shiskin & Associates, Inc.
LAND PLANNERS
3240 CORPORATE WAY, MIAMI, FLORIDA 33125
TEL: (954) 435-7010 FAX: (954) 438-3288

BOUNDARY SURVEY

Section 22, Township 52 South, Range 40 East, Miami-Dade County, Florida

REVISIONS

Date	Order No.	Field Book	Remarks

Sheet of 4
of 6

FILE NO. ML - 1147

CERTIFICATE OF AUTHORIZATION
No. LB-87

LAND SURVEYORS

Drawn By: RNF
Survey Date: 06/29/16
Checked By: [Signature]
Date: 06/29/16
Scale: AS SHOWN
Order No. 205880
F.B. No.: Pg.

NOTE: This sketch is not valid unless it bears the signature and the original raised seal of a Florida licensed surveyor and mapper.

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