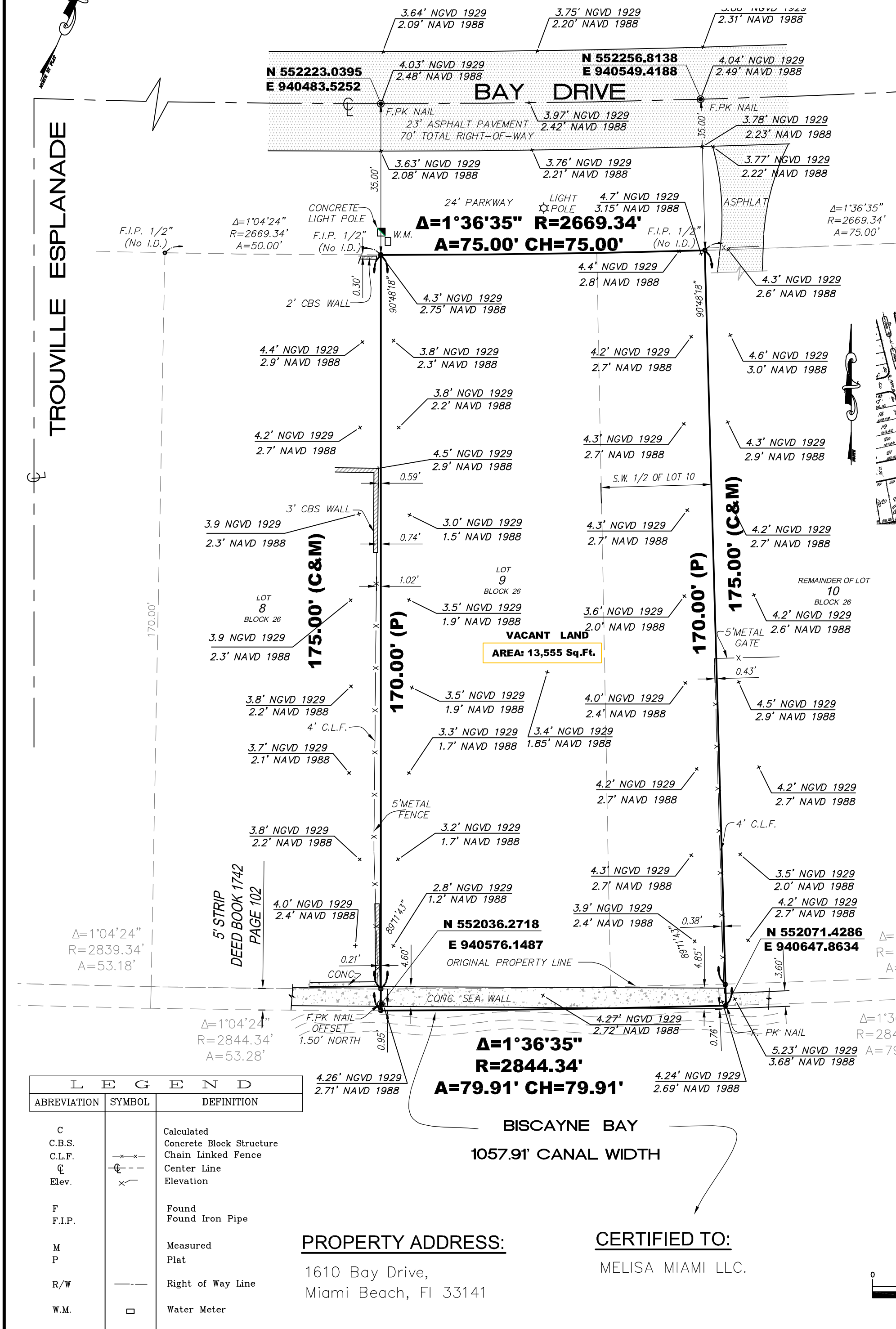


TOPOGRAPHIC SURVEY



LEGAL DESCRIPTION:

All of Lot 9 and the Southwesterly 1/2 of Lot 10, in Block 26, of "TROUVILLE SECTION ISLE OF NORMANDY", according to the Plat thereof, recorded in Plat Book 25 at Page 56 of the Public Records of Miami-Dade County, Florida; together with all common law and statutory riparian rights and water privileges appurtenant and adjacent or belonging thereto;

Also that part of a 5 foot strip of land conveyed by the Trustees of the Internal Improvement Fund of the State of Florida to Jessie L. Pape, a widow by deed, dated October 2, 1936 and recorded in Deed Book 1742, Page 102, of the Public Records of Miami-Dade County, Florida, lying Southeasterly and contiguous to the Southeasterly boundary of Lot 9 and the Southwesterly 1/2 of Lot 10, in Block 26, of Trouville Section of Isle of Normandy, according to the plat thereof recorded in Plat Book 25 at page 56 of the Public Records of Miami-Dade County, Florida, said 5 foot strip being of uniform width and lying between Westerly line of said Lot 9 and the Easterly line of said Southwesterly 1/2 of Lot 10 extended into Biscayne Bay; together with all riparian rights, appurtenant, adjacent or belonging thereto.

It is intended to convey hereby all of Lot 9, and that portion of Lot 10 lying between said Lot 9 and a straight line extending from mid-point of the northerly line of Lot 10 on Bay Drive to the mid-point of the southerly line of Lot 10 on Biscayne Bay and thence continuing into Biscayne Bay to include 5 foot strip above described.

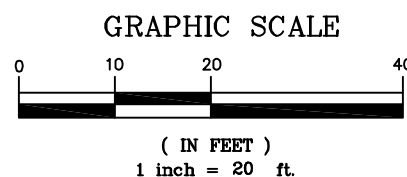
SURVEYOR'S NOTES:

- The above captioned Property was surveyed and described based on the above Legal Description: Provided by Client.
- All bearings and distances shown hereon are recorded and measured unless otherwise shown.
- The lands shown hereon were not abstracted for easements or other recorded encumbrances not shown on the plat and the same, if any may not be shown on this section.
- Foundations and/or footings that may cross beyond the boundary lines of the parcel herein described are not shown
- Elevations based on the National Geodetic Vertical Datum 1929, and North American Vertical Datum 1988.
- Fence ties are to be the center line of the fence.
- Wall ties are to face of the wall.
- Ownership subject to opinion of the Title.
- Underground utilities are not depicted hereon.
- Zoning and Setbacks are not verified by this survey.
- Benchmark : N-313 USCG, Elevation=3.78' N.G.V.D. 1929.
- The Canal width was obtained on site using Global Positioning System (GPS)

SURVEYOR'S CERTIFICATE:

I hereby certify that this survey meets the minimum technical standards as set forth by the Florida Board of Surveyors and Mappers in Chapter 5J-17 Florida Administrative Code, pursuant to section 472.027, Florida Statutes. And is true and correct to the best of my knowledge and belief.

NOT VALID UNLESS SEALED AND EMBOSSED WITH SURVEYOR'S SEAL
Date of Field Work: 02-14-2022



Address: 13801 SW 10th Terrace
Miami, FL 33184
Phone: (305) 345-9083
Fax: (305) 820-3558

EFRAIN LOPEZ
Professional Surveyor and Mapper # 6792
State of Florida.



RECORD OF REVISIONS:		DATE	DESCRIPTION
DATE	DESCRIPTION		
09-11-2009	DATE OF FIRM	09-11-2009	
0307	PANEL NUMBER	0307	
120651	COMMUNITY NUMBER	120651	
AE	FIRM ZONE	AE	
L	SUFFIX	L	
8	BASE FLOOD ELEVATION	8	
20'	SCALE	20'	
18-1016	JOB No.	18-1016	
02-14-2022	DATE	02-14-2022	
E.L.	REVISED	E.L.	
M.M.	DRAWN BY	M.M.	
SHEET 1		OF 1	