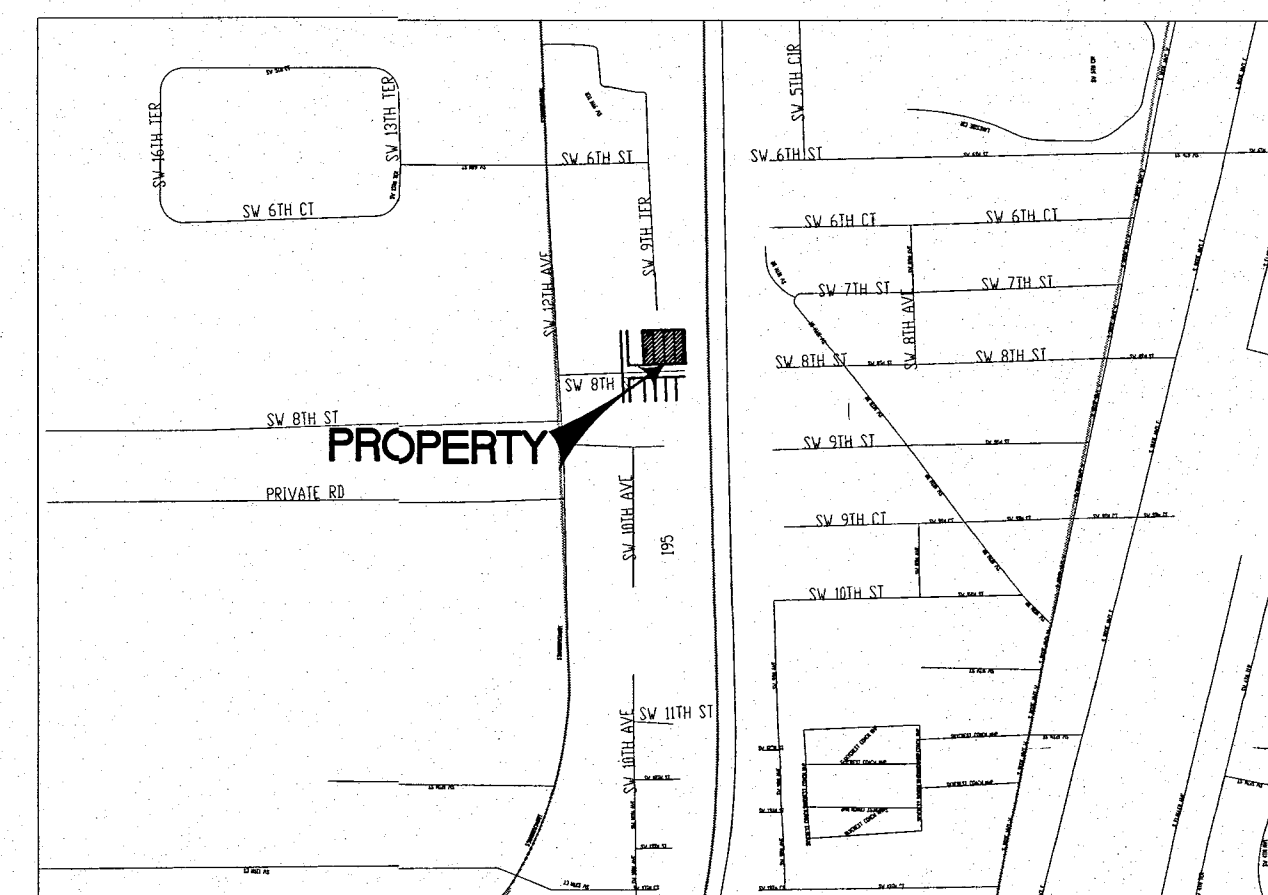


Permit 16-3879

MAQ SERVICES, INC.
Professional Land Surveyors, Mapper
CERTIFICATE No.L.B. 8064
STATE OF FLORIDA
Main Line: (305) 901-1317
Fax: (305) 901-1323



PAGE 1 OF 2
NOT VALID WITHOUT PAGE 2 OF 2



JOB No. 16-04929-41 CLIENT: JMPM INVESTMENT CO LTD
PROPERTY ADDRESS 929 & 941 SW 8 ST, POMPANO BEACH FL 33069
LEGAL DESCRIPTION: (FURNISHED BY CLIENT)

LOT 8, LESS THE FOLLOWING DESCRIBED PARCEL; BEGIN AT THE SOUTHEAST CORNER OF SAID LOT 8; THENCE NORTHWESTERLY 160.03 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE S88°19'02"W 5.77 FEET; THENCE S0°50'09"E 160.08 FEET; THENCE N88°16'42"E 9.35 FEET TO THE POINT OF BEGINNING, IN BLOCK 11, OF THE AMENDED PLAT OF FAIRVIEW, AS RECORDED IN PLAT BOOK 10, PAGE 25 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

FOLIO 4942 02 03 0880
LOTS 9, 10 AND 11, BLOCK 11, AMENDED PLAT OF FAIRVIEW, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 10, PAGE 25, OF
THE PUBLIC RECORDS OF BROWARD, COUNTY FLORIDA

SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, EASEMENTS AND RIGHT-OF-WAY OF RECORD, UNDERGROUND ENCROACHMENTS IF ANY, NOT LOCATED.

SURVEYOR'S NOTES:

- 1- IF SHOWN, BEARINGS AND ANGLES ARE REFERRED TO SAID PLAT IN LEGAL DESCRIPTION.
- 2- THE RELATIVE CLOSURE IN THE FIELD MEASURED BOUNDARY IS BETTER THAN: 1 FOOT IN 7,500 FEET; LINEAR (SUBURBAN).
- 3- A TITLE REPORT WAS NOT PROVIDED FOR THIS SURVEY. THEREFORE, THERE MAY BE RESTRICTIONS ON THIS PARCEL THAT ARE NOT SHOWN THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA. NO EXPRESSED OR IMPLIED DETERMINATION OF TITLE OR OWNERSHIP TO THE LAND DESCRIBED IS MADE.
- 4- THERE MAY BE UNDERGROUND UTILITY LOCATIONS AND SUBSURFACE FEATURES WITHIN THE PARCEL THAT ARE NOT SHOWN. THERE IS NO VISIBLE SURFACE OR OVERHEAD ENCROACHMENT, OTHER THAN SHOWN ON THIS SURVEY.
- 5- IF IT IS A VIOLATION OF RULE 54-17 OF THE FLORIDA ADMINISTRATIVE CODE TO ALTER THIS SURVEY DRAWING WITHOUT THE PRIOR WRITTEN CONSENT OF THE SURVEYOR.

ELEVATION INFORMATION:

BASED ON THE FLOOD INSURANCE RATE MAP OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY DATED OR
 REVISED ON 08-18-14, THE HEREIN DESCRIBED PROPERTY IS SITUATED WITHIN ZONE AH
 BASE FLOOD ELEVATION 7.00 COMMUNITY 120055 PANEL NUMBER 0357 SUFFIX H
 ELEVATIONS(WHEN SHOWN) REFER TO N.A.V.D., 1988 DATUM,
 COUNTY BENCHMARK USED # 0718 ELEVATIONS 9.683 (NGVD29) FEET B.M. LOCATION SW 12 AVE
SW 8 ST

CERTIFIED TO:
JPM INVESTMENT CO LTD



LEGEND AND ABBREVIATIONS

0.00

- ELEVATION
- DRWY. ■ DRIVEWAY
- U.P. ■ UTILITY POLE
- B.O.B. ■ BASIS OF BEARINGS
- A/C ■ AIR CONDITIONING PAD
- A ■ ARC DISTANCE
- BLDG. ■ BUILDING
- C.B. ■ CATCH BASIN
- C.B.S. ■ CONCRETE BLOCK STRUCTURE
- CH. ■ CHORD DISTANCE
- CL. ■ CLEAR
- C/L ■ CENTER LINE
- CONC. ■ CONCRETE

F.N. = FOUND NAIL
P.O.C. = POINT OF COMMENT-CEMENT
F.D.H. = FOUND DRILL HOLE
P.T. = POINT OF TANGENCY
E.N.C. = ENCROACHMENT
F.H. = FIRE HYDRANT
F.I.P. = FOUND IRON PIPE
F.I.R. = FOUND REBAR
I.F.E. = LOWEST FLOOR ELEVATION
I.P. = LIGHT POLE
(M) = MEASURED
(R) = RECORD
(R & M) = RECORD & MEASURED

- E.M. = ELECTRIC METER
- P.I. = POINT OF INTERSECTION
- P.R.C. = POINT OF REVERSE CURVE
- P.C. = POINT OF CURVATURE
- F.N.D. = FOUND NAIL/DISK
- P.C.C. = POINT OF COMPOUND CURVE
- M/L = MONUMENT LINE
- N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
- O.E. = OVERHEAD ELECTRIC LINE
- P.B. = PLAT BOOK
- P.C.P. = PERMANENT CONTROL POINT
- P.G. = PAGE
- P.O.B. = POINT OF BEGINNING
- P/L = PROPERTY LINE
- N.T.S. = NOT TO SCALE

 = CONCRETE FOUNDATION
 Δ = CENTRAL ANGLE
 -// - = WOOD FENCE
 -X- = CHAIN LINK FENCE
 = C.B.S. WALL
 B/C = BLOCK CORNER
 R = RADIUS
 RAD. = RADIAL
 RES. = RESIDENCE
 R/W = RIGHT OF WAY
 SEC. = SECTION
 S.I.P. = SET IRON PIPE
 S.T.Y. = STORY
 SWK = SIDEWALK
 UE. = UTILITY EASEMENT

— OVERHEAD ELECTRIC
 UTILITY CONC. POLE
 WATER METER

— OVERHEAD ELECTRIC
 UTILITY CONC. POLE
 WATER METER

— OVERHEAD ELECTRIC
 UTILITY CONC. POLE
 WATER METER

SURVEY DATE: 04-05-16

The image is a composite graphic. At the top center, a black silhouette of a surveyor stands next to a tripod-mounted level. To the right of the surveyor is a large, bold, black 'MAO' logo. Below the surveyor and logo is a circular seal for the 'STATE OF MISSOURI SURVEYORS'. The seal contains the text 'Professional Land Surveyors' at the top, 'Certificate No. L.S. 12623' in the center, and '1-1323' at the bottom. The seal also features a signature and the words 'STATE OF MISSOURI' and 'SURVEYORS'. Overlaid on the entire image is a large, bold, red 'DRC' watermark. At the bottom, the text 'LEONARD D. QUENEAU, S.' is visible, along with 'Certificate No.' and 'STATE OF MISSOURI'.

"NOT VALID WITHOUT THE SIGNATURE, DATE AND THE ORIGINAL
 RAISED SEAL OF THE REGISTERED SURVEYOR AND MAPPER."
PZ20-12000049
1/6/2021