

Maps for case #:

DCI 2006-00089

SURVEY PLAT

OF
A PARCEL OF LAND
LYING IN
SECTION 18, TOWNSHIP 46 SOUTH, RANGE 25 EAST,
LEE COUNTY, FLORIDA

SPECIAL NOTE:
Indicates the coordinates of point,
Datum = Plane Coordinate for the Florida West Zone
NAD 1988 (1990 Adjustment).
This datum was not used for the bearing basis of this survey.

- ABBREVIATIONS:**
P.B. = Plat Book
P.C. = Point of Curve
P.T. = Point of Tangency
P.I. = Point of Intersection
P.C.C. = Point of Compound Curve
P.R.C. = Point of Reverse Curve
I.R. = Iron Rod
C.M. = Concrete Monument
P.C.P. = Permanent Control Point
P.R.M. = Permanent Reference Monument
CONC. = Concrete
E.O.P. = Edge of Pavement
M. = Measured
F.N.D. = Found
N/D = Nail and Disk
EL. = Elevation
B.M. = Bench Mark
P.U.E. = Public Utility Easement
DR. = Drainage
P. = Plat
T.O.B. = Top of Bank
D.B. = Deed Book
O.R. = Official Records Book
PG. = Page
F. = Field
C. = Calculated
FF = Finish Floor
I.E. = Invert Elevation
R.C.P. = Reinforced Concrete Pipe
C.B. = Catch Basin
M.H. = Manhole
PK = Parker Kalon
OH = Overhead Lines
D = Deed



DESCRIPTION
A tract or parcel of land located in the southwest one-quarter of the northwest one-quarter (SW 1/4 - NW 1/4), Section 18, Township 46 South, Range 25 East, Lee County, Florida, more particularly described as follows:

Commencing at the point of intersection of the north line of the south one-quarter of the northwest one-quarter of the northwest one-quarter (S 1/4 - NW 1/4 - NW 1/4) of said Section 18 with a line 1,238.60 feet (measured on a perpendicular), east of the west line of said Section 18, said point being in the centerline of Creek Drive; thence South, 630 feet, parallel with the west line of said Section 18 and along the centerline of Creek Drive, thence northwesterly, 319.00 feet, parallel with the north line of said fraction of a section; thence southerly 248.30 feet, parallel with the west line of said Section 18, to the Point of Beginning.

Thence continuing southerly, 0.70 feet along said line; thence westerly, 108.10 feet perpendicular to the last mentioned line to a point on the east line of an unrecorded roadway easement (50 feet wide); thence southerly 233.33 feet, parallel with the west line of said Section 18, to the southeast corner of a public road as conveyed by deed recorded in Deed Book 276 at page 103, of the public records of Lee County, Florida; thence westerly, 30.00 feet perpendicular to the last mentioned line along the south line of said public road; thence southerly, 387.88 feet parallel with the west line of said Section 18, to a point on the south line of the northwest one-quarter of said Section 18; thence easterly, 150 feet more or less along the south line of said fraction of a section to a point where said line intersects the waters of Mullock Creek; thence northeasterly along the waters of Mullock Creek to a point where a line parallel with the west line of said Section 18 as measured easterly, 1077.96 feet, perpendicular to said west line intersects the waters of Mullock Creek; thence northerly, 188 feet more or less, parallel with the west line of said Section 18; thence westerly, 55.00 feet perpendicular to the last mentioned line to a concrete monument; thence northerly, 160.00 feet parallel with the west line of said Section 18 to a concrete monument; thence easterly, 19.33 feet perpendicular to the last mentioned line to a concrete monument; thence northerly, 89.00 feet parallel with the west line of said Section 18; thence easterly, 60.67 feet, perpendicular to the last mentioned line to a point 1102.96 feet easterly of as measured perpendicular to the west line of said Section 18; thence northerly, 68.00 feet parallel with the west line of said Section 18, to a point on the northerly line of a roadway easement (20 feet wide) as recorded in Official Record Book 1304, page 2360, of the public records of Lee County, Florida; thence easterly, 110.63 feet perpendicular to the last mentioned line along the northerly line of said roadway easement to a point on the westerly right-of-way line of Creek Drive; thence westerly, 275.44 feet perpendicular to the last mentioned line along the westerly right-of-way line of Creek Drive; thence southerly, 20.00 feet parallel with the west line of said Section 18 and along the westerly right-of-way line of Creek Drive to the Point of Beginning.

SUBJECT TO THE right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the above described property.

SUBJECT TO AND TOGETHER WITH a roadway easement described as follows:

From the point of intersection of the north line of the south one-quarter of the northwest one-quarter of the northwest one-quarter (S 1/4 - NW 1/4 - NW 1/4) of said Section 18, with a line 1238.6 feet, as measured on a perpendicular, east from the west line of said Section 18, 871.09 feet, parallel with said Section line, along the centerline of Creek Drive (50 feet wide); thence west, 25.00 feet, perpendicular to said section line to a point on the westerly right-of-way line of Creek Drive and the Point of Beginning;

Thence continuing westerly, 110.63 feet along the southerly line of said roadway easement (20 feet wide); thence southerly, 46.00 feet, parallel with said section line along the easterly line of said roadway easement (25 feet wide); thence westerly, 25.00 feet, perpendicular to said section line to a point on the westerly line of said roadway easement; thence northerly, 68.00 feet, parallel with the west line of said Section 18, to a point on the northerly line of said roadway easement (20 feet wide); thence easterly, 135.63 feet, perpendicular to said section line, along the northerly line of said roadway easement to a point on the westerly right-of-way line of Creek Drive; thence southerly, 20.00 feet parallel with the west line of said Section 18 and along the westerly right-of-way line of Creek Drive to the Point of Beginning.

O.R. 3239, P. 2145
A tract or parcel of land lying in the Southwest Quarter of the Northwest Quarter of Section 18, Township 46 South, Range 25 East, which tract or parcel is described as follows:

From the Southwest corner of said fraction of a Section run Southeasterly along the Southerly line of said quarter-quarter Section for 655.32 feet to a point 640 feet easterly from (as measured on a perpendicular) the Westerly line of said Section 18 and the Point of Beginning of the lands herein described.

From said point of beginning continue southeasterly along the southerly line of said quarter-quarter section for 81.91 feet to an intersection with a line parallel with and 720 feet easterly from (as measured on a perpendicular) said westerly line of Section 18; thence run Northerly parallel with and 720 feet easterly of said Section line for 386.45 feet to a point on the Southerly line of a County Road 50 feet wide as described in Deed recorded in Deed Book 276 at page 103 of the Public Records of Lee County; thence run Westerly perpendicular to said Section line along the Southerly line of said County road for 80 feet; thence run southerly parallel with said Section line 350.65 feet to the point of beginning.

SUBJECT TO THE right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the herein described parcel.

O.R. 3239, P. 2142
A tract or parcel of land lying in the Southwest Quarter of the Northwest Quarter of Section 18, Township 46 South, Range 25 East, which tract or parcel is described as follows:

From the Southwest corner of said fraction of a Section run Southeasterly along the Southerly line of said quarter-quarter Section for 737.23 feet to a point 720 feet easterly from (as measured on a perpendicular) the Westerly line of said Section 18 and the Point of Beginning of the lands herein described.

From said point of beginning continue southeasterly along the southerly line of said quarter-quarter section for 81.91 feet to an intersection with a line parallel with and 800 feet easterly from (as measured on a perpendicular) said westerly line of Section 18; thence run Northerly parallel with and 800 feet easterly of said Section line for 386.05 feet to a point on the Southerly line of a County Road 50 feet wide as described in Deed recorded in Deed Book 276 at page 103 of the Public Records of Lee County; thence run Westerly perpendicular to said Section line along the Southerly line of said County road for 80 feet; thence run southerly parallel with said Section line 368.45 feet to the point of beginning.

SUBJECT TO THE right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the herein described parcel.

NOTES:
Survey based on Deed recorded in Official Record Book 3418, Page 851, surrounding deeds of record, previous surveys by this firm and field located monumentation.

Bearings based on Deed recorded in Official Record Book 3418 at Page 851 with the centerline of Creek Drive to bear SOUTH.

Dimensions are in feet and decimal parts thereof.

Elevations are based on N.G.V.D. of 1929 and U.S.C.&G.S. Benchmark

Parcel subject to Easements, Restrictions, Reservations and Rights-of-Way (Recorded and Unrecorded, Written and Unwritten).

Parcel lies in Flood Zone A14, Base Flood Elevation of +11. This information taken from Flood Insurance Rate Map 125124 0455 B, effective date 9-19-84 (index dated 5-05-03).

The F.E.M.A. Flood Zone information indicated hereon is based on maps supplied by the Federal Government. This flood information must be verified with all permitting regulatory entities prior to commencing any work or application dependent on said flood information.

Iron rods "set" are 5/8" x 18" rebar with yellow cap bearing corporation No. LB4919.

Underground improvements, utilities and/or foundations were not located unless otherwise noted.

Wetlands, if any, were not located.

The property is subject to any claim that any part of said land is owned by the state of Florida by right of sovereignty, riparian rights and the title to filled-in lands, if any.

Date of last field work: 9-29-05.
Survey meets or exceeds the accuracy standards of an Urban Survey (1:15,000).

- LEGEND**
- ☐ = Storm Manhole
 - ⊙ = Buried Cable Marker
 - ⊕ = Signal Box
 - ⊗ = Electrical Box
 - ⊛ = Concrete Light Pole
 - ⊙ = Wood Light Pole
 - ⊙ = Wood Utility Pole
 - ⊙ = Guy Anchor
 - ⊙ = Catch Basin
 - ⊙ = Irrigation Valve
 - ⊙ = Water Valve
 - ⊙ = Sanitary Manhole
 - ⊙ = Telephone Box
 - ⊙ = Fire Hydrant
 - ⊙ = Ground Light
 - ⊙ = Concrete Signal Pole
 - ⊙ = Cable Television Box
 - ⊙ = Power Transformer
- CERTIFIED TO:**
- Marco Community Bank, its successors and/or assigns
- Applicant's Legal Checked**
by W. E. Bean 3/1/07
- *Not valid without the signature and the original raised seal of a Florida licensed Surveyor and Mapper**
BEAN, WHITAKER, LUTZ & KAREH, INC.
WILLIAM E. BEAN (FOR THE FIRM)
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 32671
- This certification is only for the plat described hereon.
- It is not a certification of Title, zoning, setbacks, or freedom of Encumbrances.
- This Survey was prepared without liability. Abstract of Title and all matter of Title should be referred to an Attorney at Law.

MULLOCK CREEK MARINA DCI 2006-00089

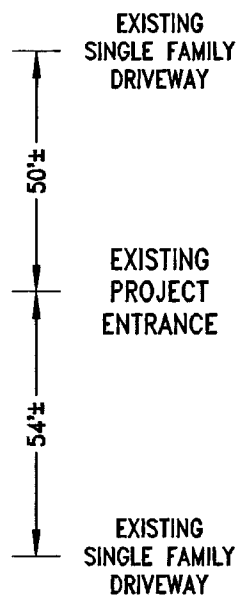
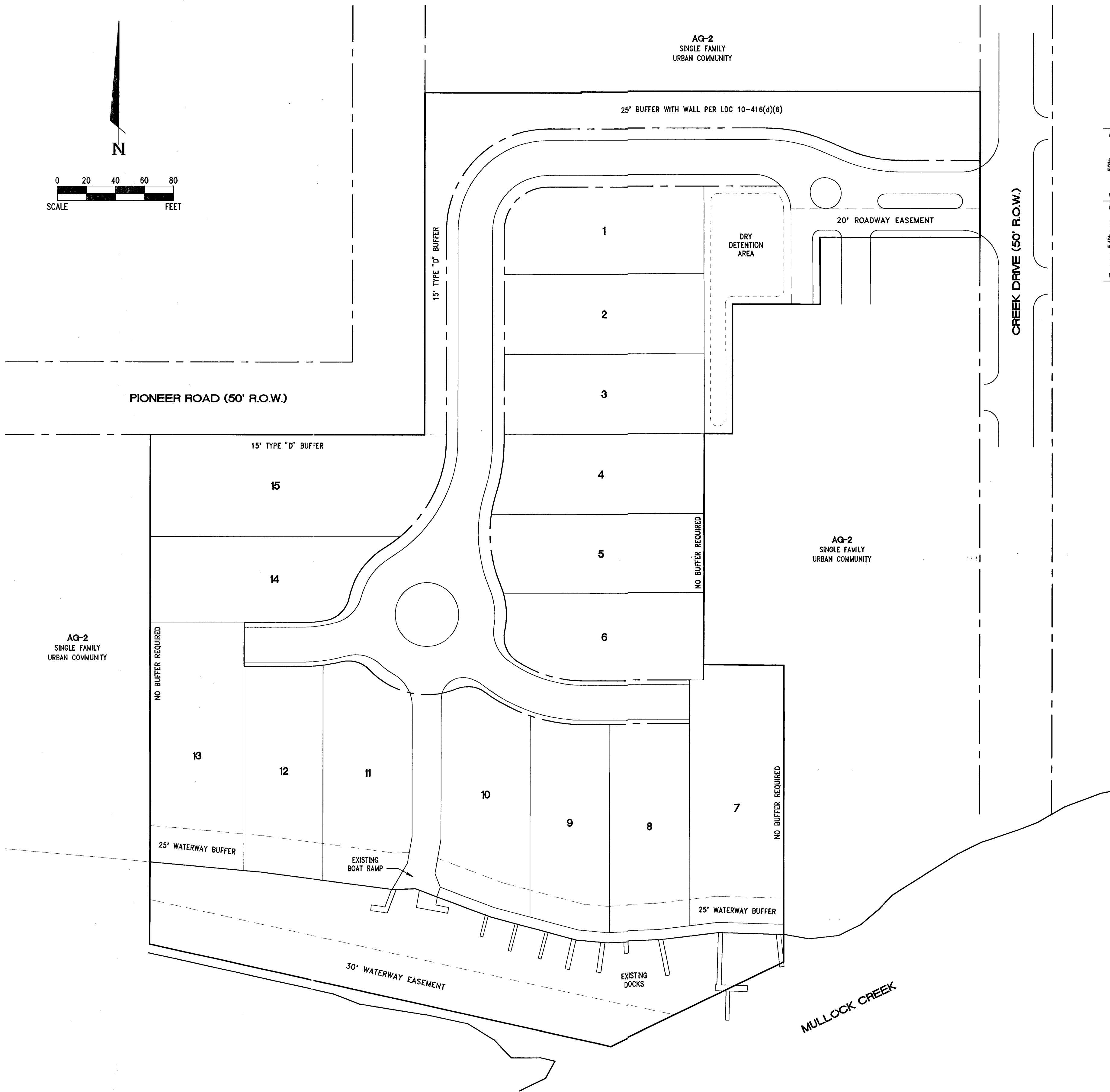
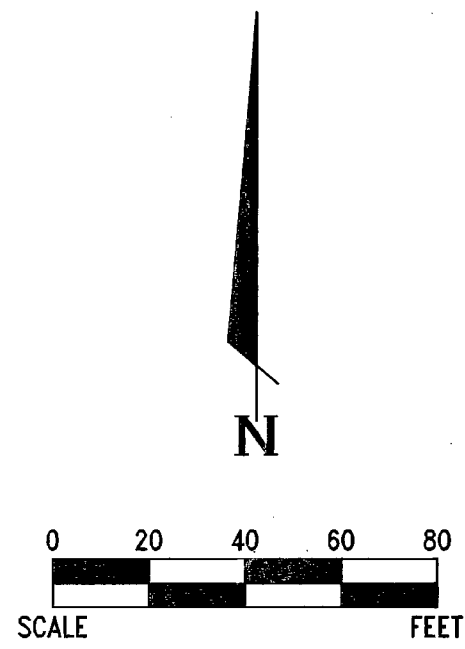
Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919)
CIVIL ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS

13041-1 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-6910 (239) 481-1331

SR35872_SPC.DWG	PROJECT NO.	DRAWN BY	SCALE	SHEET	FILE NO. (S-T-R)
10-18-04	35872	WBP	1" = 40'	1 OF 1	18-46-25

NOTE
Mean High Water Elevation shown is from Mean High Water Survey FDEP No. 2050, using Tide Interpolation Point 823 for an Elevation of 1.23'.

Revised 1-22-07 to add State Plane Coordinates
Revised 9-22-06 to change certification only (Survey not updated)
Revised 9-29-05 to change Boundary
Revised 9-14-05 to change certification
Revised 1-25-05 to remove Heavy Vegetation note.



SITE DATA

TOTAL SITE AREA:	5.31 ACRES
SUBMERGED LANDS:	0.84 ACRES
NET SITE AREA:	4.67 ACRES
DWELLING UNITS:	15 UNITS
NET PROJECT DENSITY:	3.2 DU/AC
MAXIMUM BUILDING HEIGHT:	30 FEET
MAXIMUM LOT COVERAGE:	45 PERCENT
EXISTING LAND USE:	URBAN COMMUNITY

FILE #	0407RMC/P
DATE	10/06
SCALE	NOTED
DESIGN	GFM
DRAWN	GFM
CHECK	GFM

GARY F. MULLER, AICP
 1482 ARGYLE DRIVE • FT. MYERS, FLORIDA 33919 • (239) 939-0111

SEC 18, TWP 46S., RGE 25E.
 LEE COUNTY, FLORIDA

MASTER CONCEPT PLAN
 VILLAS AT HIDDEN
 HARBOR MARINA

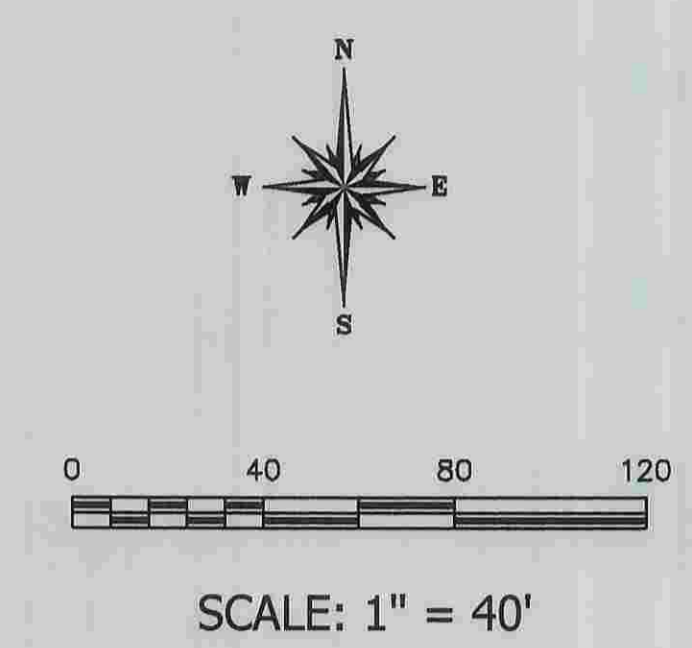
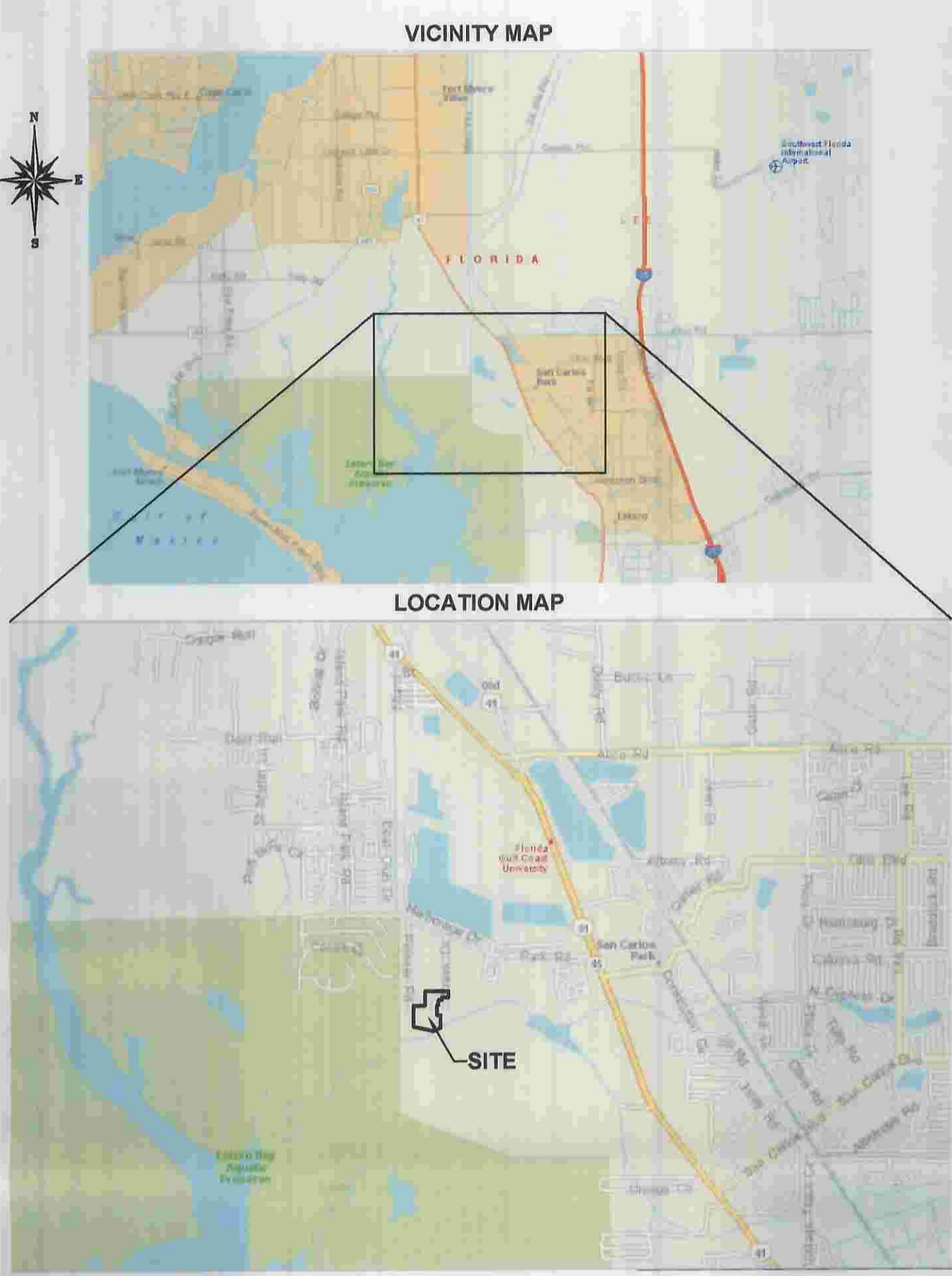
DWG. NO.
0407

DCI 2006-00089

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 OCT 20 2006

COMMUNITY DEVELOPMENT

EXHIBIT D-7-M



LEGEND

424/422	Melaleuca/Brazilian Pepper	0.24 Ac.
437	Australian Pine	0.34 Ac.
510	Streams and Waterways	0.47 Ac.
740	Disturbed Lands	0.84 Ac.
742/612	Borrow Areas / Mangrove	0.04 Ac.
1841	Marinas	3.38 Ac.
TOTAL SITE = 5.31 ACRES		

- State Jurisdictional (Professional Opinion)
Wetland Limits Not Verified by SFWMD, to date
- Stormwater Ditch - State Jurisdictional (Professional Opinion)
- Direction of Ditch Flow
- Photo Locations

SCALE: 1" = 40'

CAD FILE: Villas Hidden Harbor

DWG NO: MAPS

SHEET 1 OF 2

DESIGN BY: JAA
DRAWN BY: DPB
CHECKED BY: JAA
DATE: JAN. 26, 2005

Jeffrey A. Adair
Jeffrey A. Adair

ERC
ENVIRONMENTAL RESTORATION CONSULTANTS, INC.

P.O. BOX 110994
NAPLES, FL 34108
Telephone: 239.992.0086
Cell: 239.287.2706
EMAIL: ERCINC@comcast.net

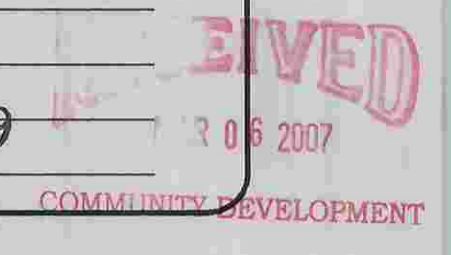
NOTE: The undersigned and ENVIRONMENTAL RESTORATION CONSULTANTS, INC. make no representations or warranties as to the completeness of the information reflected herein pertaining to easements, right of way, setback lines, renovations, agreements or other matters of record. This instrument is intended to reflect or set forth only those items shown in the references above. ENVIRONMENTAL RESTORATION CONSULTANTS, INC. and not research the public records for matters affecting the lands shown.
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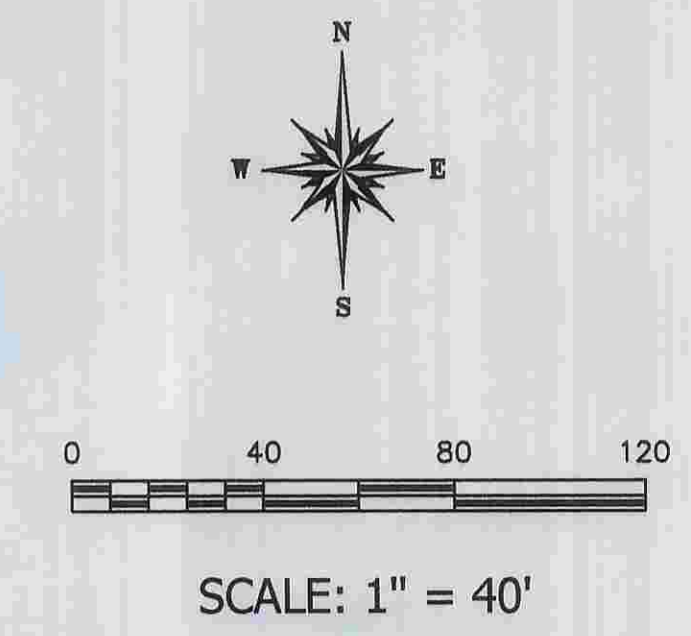
CLIENT:
PINNACLE CONSTRUCTION COMPANY
2715 E. OAKLAND PARK BLVD., SUITE 201
FORT LAUDERDALE, FL 33306

VILLAS at HIDDEN HARBOR MARINA
(A.K.A. MULLOCK CREEK MARINA)
LEE COUNTY, FLORIDA
SECTION 18 TOWNSHIP 46 S., RANGE 25 E.
LOCATION and FLUCCS MAP

DATE	REVISIONS:
9/25/06	Title block revisions, per Client's request
1/31/07	Per Jan. 07 Inspection

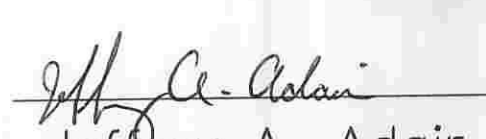
DCI 2006-00089






LEGEND

13 Boca fine sand (upland)
 56 Isles muck (hydric)

SCALE: 1" = 40'	DESIGN BY: JAA DRAWN BY: DPB CHECKED BY: JAA DATE: JAN. 26, 2005
CAD FILE: Villas Hidden Harbor	 Jeffrey A. Adair
DWG NO: MAPS SHEET 2 of 2	



ENVIRONMENTAL RESTORATION CONSULTANTS, INC.
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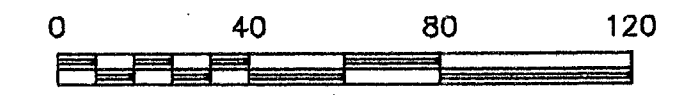
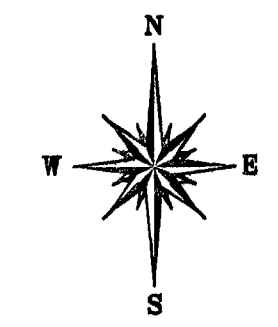
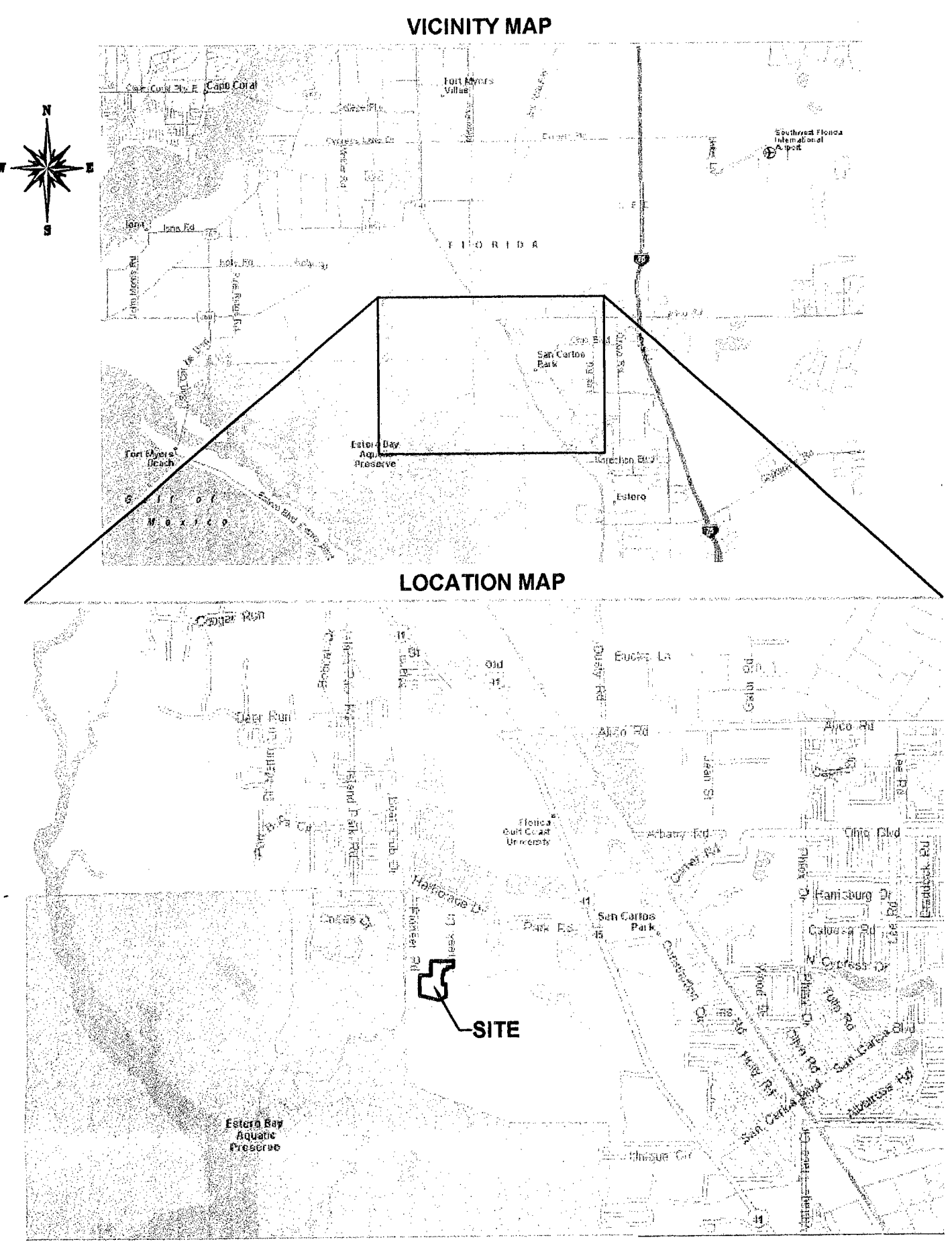
P.O. BOX 110994,
 NAPLES, FL 34108
 Telephone: 239.992.0088
 Cell: 239.287.2706
 EMAIL: ERCINC@comcast.net

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 FORT LAUDERDALE, FL 33306

VILLAS at HIDDEN HARBOR MARINA
(A.K.A. MULLOCK CREEK MARINA)
 LEE COUNTY, FLORIDA
 SECTION 18 TOWNSHIP 46 S., RANGE 25 E.
SOILS MAP

DATE	REVISIONS:
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 001 2006-00089



SCALE: 1" = 40'

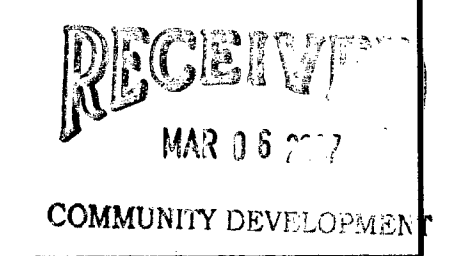
LEGEND

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- Direction of Ditch Flow
- Photo Locations

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SCALE: 1" = 40'

CAD FILE: Villas Hidden Harbor

DWG NO: MAPS

SHEET 1 OF 2

DESIGN BY: JAA
DRAWN BY: DPB
CHECKED BY: JAA
DATE: JAN. 26, 2005

Jeffrey A. Adair
Jeffrey A. Adair

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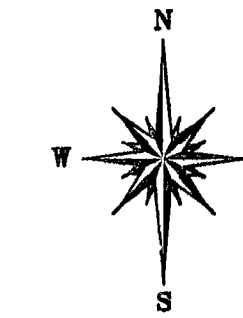
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LOCATION and FLUCCS MAP

DATE	REVISIONS:
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1/31/07	Per Jan. 07 Inspection



SCALE: 1" = 40'

LEGEND

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- 56 Isles muck (hydric)

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COMMUNITY DEVELOPMENT

SCALE: 1" = 40'	DESIGN BY: JAA DRAWN BY: DPB CHECKED BY: JAA DATE: JAN. 26, 2005
CAD FILE: Villas Hidden Harbor	
DWG NO: MAPS	<i>Jeffrey A. Adair</i> Jeffrey A. Adair
SHEET 2 OF 2	

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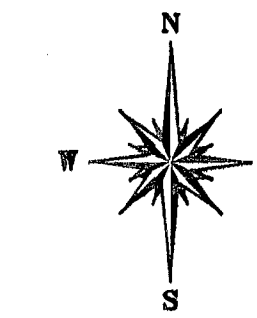
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SECTION 18 TOWNSHIP 46 S., RANGE 25 E.
SOILS MAP

DATE	REVISIONS:
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1/31/07	Per Jan. 07 Inspection



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LEGEND

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1841	Marinas	3.38 Ac.

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SCALE:	1" = 40'
CAD FILE:	Drawings
DWG NO.:	FLUCCS
SHEET	1 OF 1

DESIGN BY: JAA
DRAWN BY: DPB
CHECKED BY: JAA
DATE: JAN. 26, 2005

Jeffrey A. Adair
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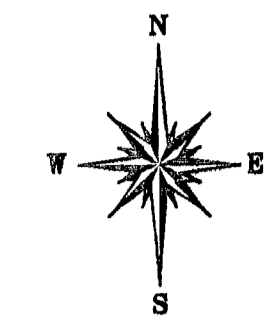
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CLIENT:
DAVID DOUGLAS ASSOCIATES, INC.
1821 Victoria Avenue
Fort Myers, FL 33901

Villas at Hidden Harbor Marina
5.3 Acre Parcel
LEE COUNTY, FLORIDA
SECTION 18 TOWNSHIP 46 S., RANGE 25 E.
FLUCCS MAP

DATE	REVISIONS:
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Cell: 239.267.2706
EMAIL: ERCINC@comcast.net

NOTE: The undersigned and ENVIRONMENTAL RESTORATION CONSULTANTS, INC. make no representations or warranties as to the completeness of the information reflected herein pertaining to assessments, right of way, setback lines, restrictions, easements or other matters of record. This instrument is intended to reflect as set forth only those items shown in the referenced record. ENVIRONMENTAL RESTORATION CONSULTANTS, INC. did not research the public records for matters affecting the lands shown.

NOTE: This instrument is the property of ENVIRONMENTAL RESTORATION CONSULTANTS, INC. and shall not be reproduced in whole or in part without written permission of ENVIRONMENTAL RESTORATION CONSULTANTS, INC. ©

CLIENT:
DAVID DOUGLAS ASSOCIATES, INC.
1821 Victoria Avenue
Fort Myers, FL 33901

Villas at Hidden Harbor Marina
5.3 ACRE PARCEL
LEE COUNTY, FLORIDA
SECTION 18 TOWNSHIP 46 S., RANGE 25 E.

SOILS MAP

DATE	REVISIONS:
9/25/06	Title block revisions, per Client's request

SURVEY PLAT

OF
A PARCEL OF LAND
LYING IN
SECTION 18, TOWNSHIP 46 SOUTH, RANGE 25 EAST,
LEE COUNTY, FLORIDA

DESCRIPTION

A tract or parcel of land located in the southwest one-quarter of the northwest one-quarter (SW 1/4 - NW 1/4), Section 18, Township 46 South, Range 25 East, Lee County, Florida, more particularly described as follows:

Commencing at the point of intersection of the north line of the south one-quarter of the northwest one-quarter of the northwest one-quarter (S 1/4 - NW 1/4 - NW 1/4) of said Section 18 with a line 1,238.60 feet (measured on a perpendicular), east of the west line of said Section 18, said point being in the centerline of Creek Drive; thence South, 630 feet, parallel with the west line of said Section 18 and along the centerline of Creek Drive; thence northwesterly, 319.00 feet, parallel with the north line of said fraction of a section; thence southerly 248.30 feet, parallel with the west line of said Section 18, to the Point of Beginning.

Thence continuing southerly, 0.70 feet along said line; thence westerly, 108.10 feet perpendicular to the last mentioned line to a point on the east line of an unrecorded roadway easement (50 feet wide); thence southerly 233.33 feet, parallel with the west line of said Section 18, to the southeast corner of a public road as conveyed by deed recorded in Deed Book 276 at page 103, of the public records of Lee County, Florida; thence westerly, 30.00 feet perpendicular to the last mentioned line along the south line of said public road; thence southerly, 387.89 feet parallel with the west line of said Section 18, to a point on the south line of the northwest one-quarter of said Section 18; thence easterly, 150 feet more or less along the south line of said fraction of a section to a point where said line intersects the waters of Mullock Creek; thence northwesterly along the waters of Mullock Creek to a point where a line parallel with the west line of said Section 18 as measured easterly, 1077.36 feet, perpendicular to said west line intersects the waters of Mullock Creek; thence northerly, 188 feet more or less, parallel with the west line of said Section 18; thence westerly, 55.00 feet perpendicular to the last mentioned line to a concrete monument; thence northerly, 160.00 feet parallel with the west line of said Section 18 to a concrete monument; thence easterly, 19.33 feet perpendicular to the last mentioned line to a concrete monument; thence northerly, 89.00 feet parallel with the west line of said Section 18; thence easterly, 63.67 feet, perpendicular to the last mentioned line to a point 1122.96 feet easterly of as measured perpendicular to the west line of said Section 18; thence northerly, 68.00 feet parallel with the west line of said Section 18, to a point on the northerly line of a roadway easement (20 feet wide) as recorded in Official Record Book 1304, page 2360, of the public records of Lee County, Florida; thence easterly, 110.63 feet perpendicular to the last mentioned line along the northerly line of said roadway easement to a point on the westerly right-of-way line of Creek Drive; thence northerly, 80.00 feet perpendicular to the last mentioned line along the westerly right-of-way line of Creek Drive; thence westerly, 275.44 feet perpendicular to the last mentioned line to the Point of Beginning.

SUBJECT TO THE right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the above described property.

SUBJECT TO AND TOGETHER WITH a roadway easement described as follows:

From the point of intersection of the north line of the south one-quarter of the northwest one-quarter of the northwest one-quarter (S 1/4 - NW 1/4 - NW 1/4) of said Section 18, with a line 1238.6 feet, as measured on a perpendicular, east from the west line of said Section 18; thence south, 671.09 feet, parallel with said Section line, along the centerline of Creek Drive (50 feet wide); thence west, 25.00 feet, perpendicular to said section line to a point on the westerly right-of-way line of Creek Drive and the Point of Beginning;

Thence continuing westerly, 110.63 feet along the southerly line of said roadway easement (20 feet wide); thence southerly, 46.00 feet, parallel with said section line along the easterly line of said roadway easement (25 feet wide); thence westerly, 25.00 feet, perpendicular to said section line to a point on the westerly line of said roadway easement; thence northerly, 68.00 feet, parallel with the west line of said Section 18, to a point on the northerly line of said roadway easement (20 feet wide); thence easterly, 135.63 feet, perpendicular to said section line, along the northerly line of said roadway easement to a point on the westerly right-of-way line of Creek Drive; thence southerly, 20.00 feet parallel with the west line of said Section 18 and along the westerly right-of-way line of Creek Drive to the Point of Beginning.

O.R. 3239, P. 2145

A tract or parcel of land lying in the Southwest Quarter of the Northwest Quarter of Section 18, Township 46 South, Range 25 East, which tract or parcel is described as follows:

From the Southwest corner of said fraction of a Section run Southeasterly along the Southerly line of said quarter-quarter Section for 655.32 feet to a point 640 feet easterly from (as measured on a perpendicular) the Westerly line of said Section 18 and the Point of Beginning of the lands herein described.

From said point of beginning continue southeasterly along the southerly line of said quarter-quarter section for 81.91 feet to an intersection with a line parallel with and 720 feet easterly from (as measured on a perpendicular) said westerly line of Section 18; thence run Northerly parallel with and 720 feet easterly of said Section line for 386.45 feet to a point on the Southerly line of a County Road 50 feet wide as described in Deed recorded in Deed Book 276 at page 103 of the Public Records of Lee County; thence run Westerly perpendicular to said Section line along the Southerly line of said County road for 80 feet; thence run southerly parallel with said Section line 350.85 feet to the point of beginning.

SUBJECT TO THE right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the herein described parcel.

O.R. 3239, P. 2142

A tract or parcel of land lying in the Southwest Quarter of the Northwest Quarter of Section 18, Township 46 South, Range 25 East, which tract or parcel is described as follows:

From the Southwest corner of said fraction of a Section run Southeasterly along the Southerly line of said quarter-quarter Section for 737.23 feet to a point 720 feet easterly from (as measured on a perpendicular) the Westerly line of said Section 18 and the Point of Beginning of the lands herein described.

From said point of beginning continue southeasterly along the southerly line of said quarter-quarter section for 81.91 feet to an intersection with a line parallel with and 800 feet easterly from (as measured on a perpendicular) said westerly line of Section 18; thence run Northerly parallel with and 800 feet easterly of said Section line for 386.05 feet to a point on the Southerly line of a County Road 50 feet wide as described in Deed recorded in Deed Book 276 at page 103 of the Public Records of Lee County; thence run Westerly perpendicular to said Section line along the Southerly line of said County road for 80 feet; thence run southerly parallel with said Section line 368.45 feet to the point of beginning.

SUBJECT TO THE right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the herein described parcel.

NOTES:

Survey based on Deed recorded in Official Record Book 3418, Page 851, surrounding deeds of record, previous surveys by this firm and field located monumentation.

Bearings based on Deed recorded in Official Record Book 3418 at Page 851 with the centerline of Creek Drive to bear SOUTH.

Dimensions are in feet and decimal parts thereof.

Elevations are based on N.G.V.D. of 1929 and U.S.C.&G.S. Benchmark

Parcel subject to Easements, Restrictions, Reservations and Rights-of-Way (Recorded and Unrecorded, Written and Unwritten).

Parcel lies in Flood Zone A14, Base Flood Elevation of +11. This information taken from Flood Insurance Rate Map 125124 0455 B, effective date 9-19-84 (index dated 5-05-03).

The F.E.M.A. Flood Zone information indicated hereon is based on maps supplied by the Federal Government. This flood information must be verified with all permitting regulatory entities prior to commencing any work or application dependent on said flood information.

Iron rods "set" are 5/8" x 18" rebar with yellow cap bearing corporation No. LB4919.

Underground improvements, utilities and/or foundations were not located unless otherwise noted.

Wetlands, if any, were not located.

This plat prepared as a Boundary Survey and is not intended to delineate the Jurisdiction or Jurisdictional areas of any federal, state, regional or local agency, board, commission or other entity.

Parcel area by deed is 5.26 acres more or less. Parcel area to the Mean High Water Line is 4.67 acres more or less.

The property is subject to any claim that any part of said land is owned by the state of Florida by right of sovereignty, riparian rights and the title to filled-in lands, if any.

Date of last field work: 9-29-05.

Survey meets or exceeds the accuracy standards of an Urban Survey (1:15,000).

*Not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper
BEAN, WHITAKER, LUTZ & KAREH, INC.

WILLIAM E. BEAN (FOR THE FIRM)
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 3261
- This certification is only for the lands described hereon.
- It is not a certification of Title, Zoning, Subdivisions, or Freedom of Encumbrances.
- This Survey was prepared without benefit of Abstract of Title and all matter of Title should be referred to an Attorney at Law.

RECEIVED
OCT 20 2006

COMMUNITY DEVELOPMENT
DCI 2006-00089

Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919)
CIVIL ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS
13041-1 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910 (239) 481-1331

SR35872.DWG	PROJECT NO.	DRAWN BY	SCALE	SHEET	FILE NO. (S-T-R)
DATE	35872	WBP	1" = 40'	1 OF 1	18-46-25

LEGEND

- ☉ = Storm Manhole
- ⊙ = Buried Cable Marker
- ⊠ = Signal Box
- ⊞ = Electrical Box
- ⊞ = Concrete Light Pole
- ⊞ = Wood Light Pole
- ⊞ = Wood Utility Pole
- ⊞ = Guy Anchor
- ⊞ = Catch Basin
- ⊞ = Irrigation Valve
- ⊞ = Water Valve
- ⊞ = Sanitary Manhole
- ⊞ = Telephone Box
- ⊞ = Fire Hydrant
- ⊞ = Ground Light
- ⊞ = Concrete Signal Pole
- ⊞ = Cable Television Box
- ⊞ = Power Transformer

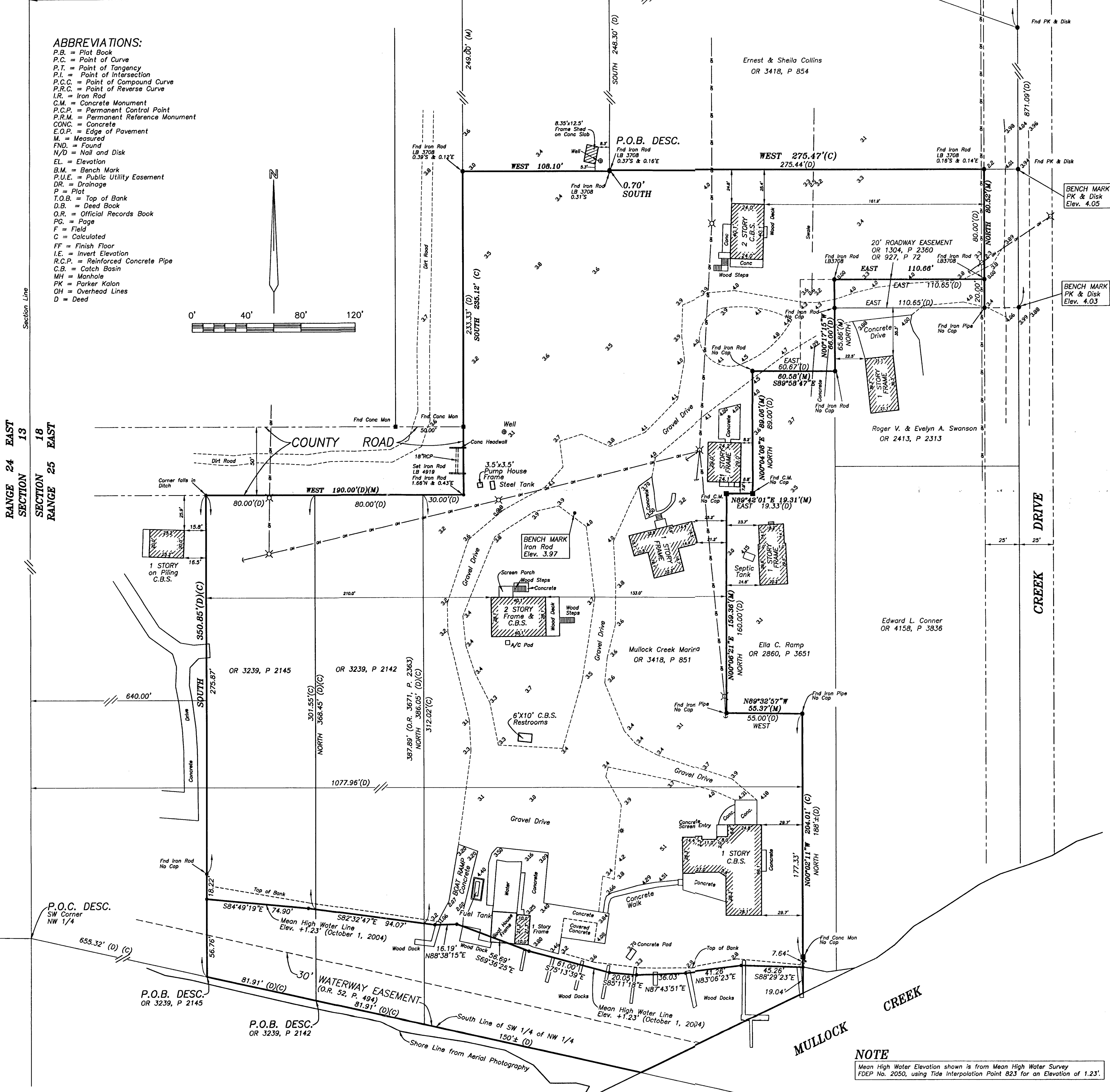
NOTE

Mean High Water Elevation shown is from Mean High Water Survey FDEP No. 2050, using Tide Interpolation Point 823 for an Elevation of 1.23'.

- ABBREVIATIONS:**
- P.B. = Plat Book
 - P.C. = Point of Curve
 - P.T. = Point of Tangency
 - P.I. = Point of Intersection
 - P.C.C. = Point of Compound Curve
 - P.R.C. = Point of Reverse Curve
 - I.R. = Iron Rod
 - C.M. = Concrete Monument
 - P.C.P. = Permanent Control Point
 - P.R.M. = Permanent Reference Monument
 - CONC. = Concrete
 - E.O.P. = Edge of Pavement
 - M. = Measured
 - FND. = Found
 - N/D = Not and Disk
 - EL. = Elevation
 - B.M. = Bench Mark
 - P.U.E. = Public Utility Easement
 - DR. = Drainage
 - P. = Plot
 - T.O.B. = Top of Bank
 - D.B. = Deed Book
 - O.R. = Official Records Book
 - P.S. = Page
 - F. = Field
 - C. = Calculated
 - FF. = Finish Floor
 - I.E. = Invert Elevation
 - R.C.P. = Reinforced Concrete Pipe
 - C.B. = Catch Basin
 - MH = Manhole
 - PK = Parker Kalon
 - OH = Overhead Lines
 - D = Deed



RANGE 24 EAST
SECTION 13
SECTION 18
RANGE 25 EAST

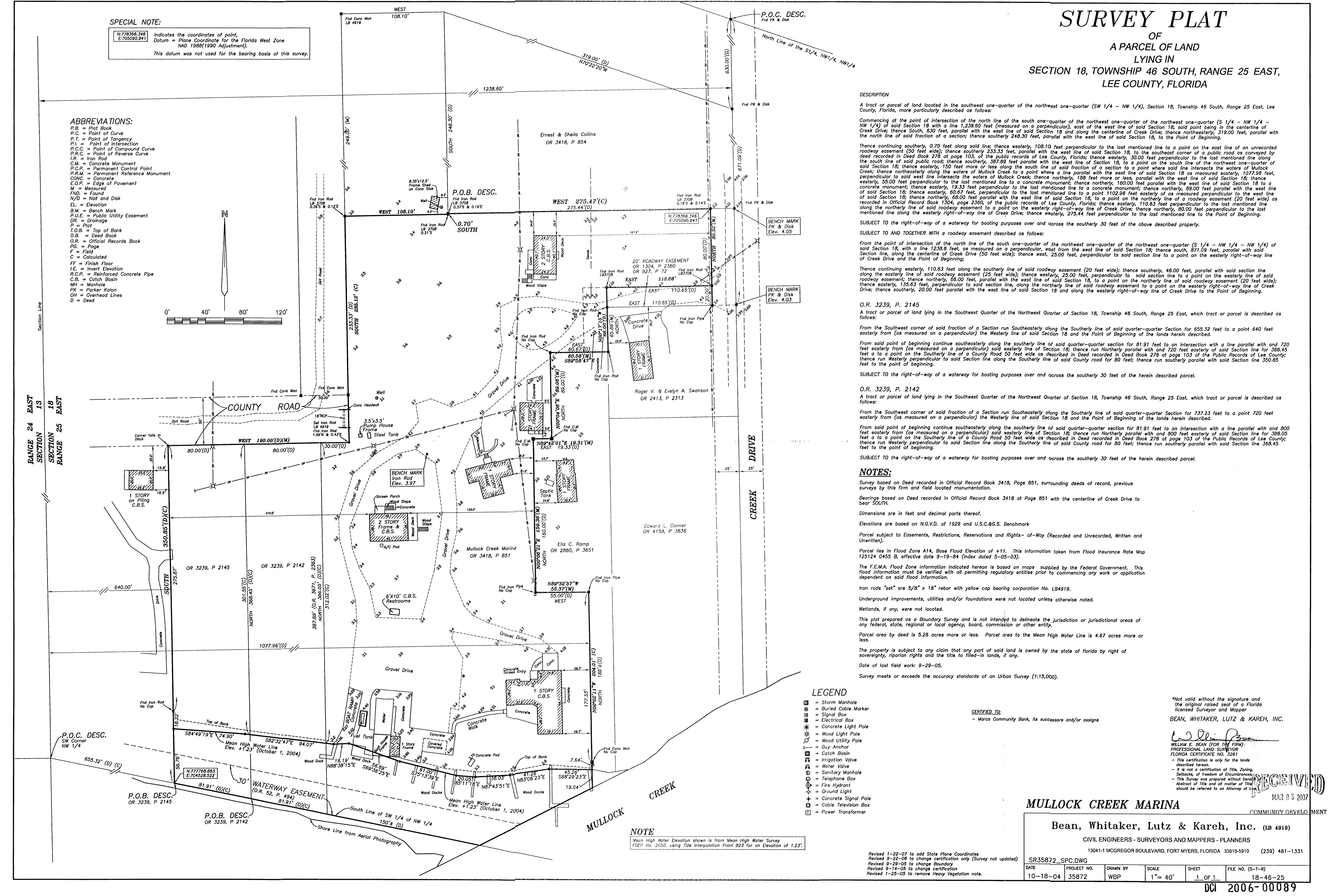


SURVEY PLAT

OF
A PARCEL OF LAND
LYING IN
SECTION 18, TOWNSHIP 46 SOUTH, RANGE 25 EAST,
LEE COUNTY, FLORIDA

SPECIAL NOTE:
N:778366.346
E:705090.841
Indicates the coordinates of point,
Datum = Plane Coordinate for the Florida West Zone
NAD 1988(1990 Adjustment).
This datum was not used for the bearing basis of this survey.

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- P.B. = Plot Book
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DESCRIPTION
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Thence continuing southerly, 0.70 feet along said line; thence westerly, 108.10 feet perpendicular to the last mentioned line to a point on the east line of an unrecorded roadway easement (50 feet wide); thence southerly 233.33 feet, parallel with the west line of said Section 18, to the southeast corner of a public road as conveyed by deed recorded in Deed Book 276 of page 103, of the public records of Lee County, Florida; thence westerly, 30.00 feet perpendicular to the last mentioned line along the south line of said public road; thence southerly, 387.89 feet parallel with the west line of Section 18, to a point on the south line of the northwest one-quarter of said Section 18; thence easterly, 150 feet more or less along the south line of said fraction of a section to a point where said line intersects the waters of Mullock Creek; thence northeasterly along the waters of Mullock Creek to a point where a line parallel with the west line of said Section 18, as measured easterly, 1077.96 feet, perpendicular to said west line intersects the waters of Mullock Creek; thence northerly, 188 feet more or less, parallel with the west line of said Section 18; thence westerly, 35.00 feet perpendicular to the last mentioned line to a concrete monument; thence northerly, 160.00 feet parallel with the west line of said Section 18 to a concrete monument; thence easterly, 85.00 feet parallel with the west line of said Section 18, to a point on the northerly line of a roadway easement (20 feet wide) of said Section 18; thence easterly, 60.67 feet, perpendicular to the last mentioned line to a point 1102.96 feet easterly of as measured perpendicular to the west line of said Section 18; thence northerly, 66.00 feet parallel with the west line of said Section 18, to a point on the northerly line of a roadway easement (20 feet wide) as recorded in Official Record Book 1304, page 2360, of the public records of Lee County, Florida; thence easterly, 110.63 feet perpendicular to the last mentioned line along the northerly line of said roadway easement to a point on the westerly right-of-way line of Creek Drive; thence northerly, 80.00 feet perpendicular to the last mentioned line along the westerly right-of-way line of Creek Drive; thence westerly, 275.44 feet perpendicular to the last mentioned line to the Point of Beginning.

SUBJECT TO the right-of-way of a waterway for boating purposes over and across the southerly 30 feet of the above described property.

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Thence continuing westerly, 110.63 feet along the southerly line of said roadway easement (20 feet wide); thence southerly, 48.00 feet, parallel with said section line along the easterly line of said roadway easement (25 feet wide); thence westerly, 25.00 feet, perpendicular to said section line to a point on the westerly line of said roadway easement; thence northerly, 66.00 feet, parallel with the west line of said Section 18, to a point on the northerly line of said roadway easement (20 feet wide); thence easterly, 135.63 feet, perpendicular to said section line, along the northerly line of said roadway easement to a point on the westerly right-of-way line of Creek Drive; thence southerly, 20.00 feet parallel with the west line of said Section 18 and along the westerly right-of-way line of Creek Drive to the Point of Beginning.

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NOTES:

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Date of last field work: 9-29-05.

Survey meets or exceeds the accuracy standards of an Urban Survey (1:15,000).

- LEGEND**
- ⊗ = Storm Manhole
 - ⊙ = Buried Cable Marker
 - ⊠ = Signal Box
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 - ⊙ = Fire Hydrant
 - ⊙ = Ground Light
 - ⊙ = Concrete Signal Pole
 - ⊙ = Cable Television Box
 - ⊙ = Power Transformer

CERTIFIED TO:
- Marco Community Bank, its successors and/or assigns

*Not valid without the signature and the original raised seal of a Florida licensed Surveyor and Mapper
BEAN, WHITAKER, LUTZ & KAREH, INC.
WILLIAM E. BEAN (FOR THE FIRM):
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 3261
- This certification is only for the lands described hereon.
- It is not a certification of Title, Zoning, Setbacks, or Freedom of Encumbrances.
- This Survey was prepared without benefit of Abstract of Title and all matter of Title should be referred to an Attorney at Law.

MULLOCK CREEK MARINA

Bean, Whitaker, Lutz & Kareh, Inc. (LB 4919)

CIVIL ENGINEERS - SURVEYORS AND MAPPERS - PLANNERS

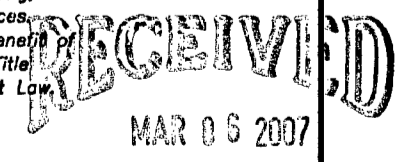
13041-1 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919-5910 (239) 481-1331

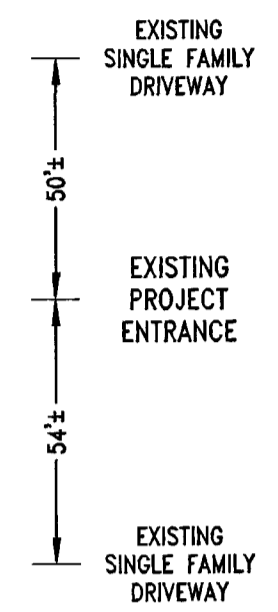
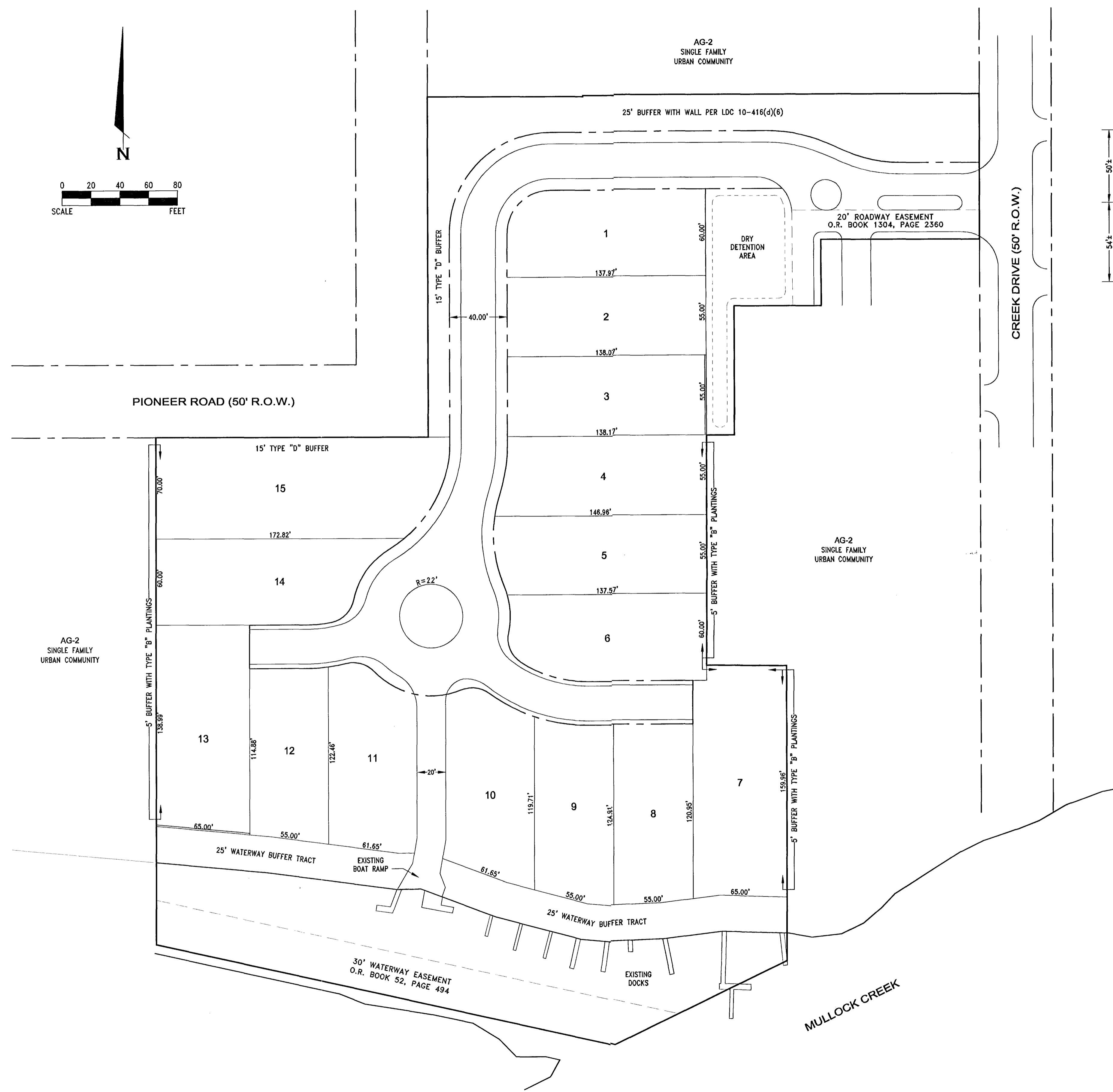
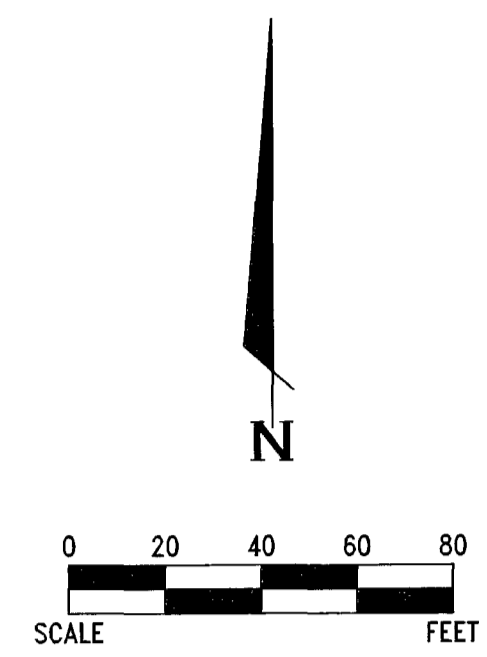
SR35872_SPC.DWG

DATE	PROJECT NO.	DRAWN BY	SCALE	SHEET	FILE NO. (S-T-R)
10-18-04	35872	WBP	1" = 40'	1 OF 1	18-46-25

DCI 2006-00089

NOTE
Mean High Water Elevation shown is from Mean High Water Survey FDEP No. 2050, using Tide Interpolation Point 823 for an Elevation of 1.23'.





SITE DATA

TOTAL SITE AREA:	5.31 ACRES
SUBMERGED LANDS:	0.64 ACRES
NET SITE AREA:	4.67 ACRES
DWELLING UNITS:	15 UNITS
NET PROJECT DENSITY:	3.2 DU/AC
MAXIMUM BUILDING HEIGHT:	30 FEET
MAXIMUM LOT COVERAGE:	45 PERCENT
EXISTING LAND USE:	URBAN COMMUNITY

EXHIBIT D-7-M

FILE #	0407RMP2
DATE	02/07
SCALE	NOTED
DESIGN	GFM
DRAWN	GFM
CHECK	GFM

GARY F. MULLER, AICP
 1482 ARGYLE DRIVE • FT. MYERS, FLORIDA 33919 • (239) 939-0111

SEC-18, TWP 46S., RGE 29E.
 LEE COUNTY, FLORIDA

**MASTER CONCEPT PLAN
 VILLAS AT HIDDEN
 HARBOR MARINA**

DWG. NO.
0407

