ADD2016-00090 Lee County ePlan

Description

EXHIBIT A

Parcel of land in Section 4, Township 46 South, Range 25 East, Lee County, Florida, being more particularly described as follows:
Commencing at the south quarter corner of said Section 4; thence N. 0°59'17" W. along the north-south quarter line, a distance of 100.01 feet to an intersection with the north right-of-way line of Alico Road, as described in Order of Taking recorded in Official Records Book 3208, Page 357, Public Records of Lee County, Florida, and the Point-of-Beginning of this description; thence S.89°38'46" W. along said north right-of-way line, a distance of 1561.48 feet; thence N. 0°21'51" W. along the west line of that certain parcel of land as described in Official Records Book 3883, Page 243, Public Records of Lee County, Florida being also the east line of Domestic Avenue, formerly known as "Haitian Road", as described in Official Records Book 4401, Page 4469 of said Public Records, a distance of 2540.00 feet; thence N. 02°43'29" W. along said east line of "Domestic Avenue" and also being the west line of that certain parcel of land as described in Official Records Book 3883, Page 251 of said Public Records, a distance of 3613.89 feet to an intersection with the south line of a drainage right-of-way as described in Official Records Book 3442, Page 3231 of said Public Records; thence N. 88°52'48" E. along said south right-of-way line, a distance of 1643.33 feet to an intersection with the said north-south quarter line; thence N. 89°06'32" E. continuing along said south right-of-way line, a distance of 227.31 feet; thence S. 0°59'17" E. along a line lying 227.38 feet east of (as measured at right angles) and parallel to the said north-south quarter line being also the east line of "Lee Road Extension" as recorded in Official Records Book 4512, Page 3861, of said Public records and said east line's northerly extension, a distance of 6175.65 feet to an intersection with the said northerly right-of-way line of Alico Road; thence S. 89°44'24" W. along said right-of-way line, a distance of 226.21 feet; thence S. 89°38'46" W. continuing along said right-of-way line, a distance of 1.19 feet to the said Point-of-Beginning of this description.
Containing 254.58 acres, more or less.
Subject to a 50 foot drainage easement as described in Official Records Book 1234, Page 1001, of the south 50 feet thereof, also subject to a 20 foot Utility Easement as described in Official Records Book 4512, Page 3861, of the north 20 feet of the south 70 feet thereof; subject to the said easement for Lee Road Extension along the east boundary line thereof, subject to a 170 foot wide Florida Power and Light Easement as described in Official Records Book 876, pages 610 through 613, and also subject to a 100 foot wide Access, Drainage, and Utility Easement as described in Official Record Book 4512, page 3861, all of the Public Records of Lee County, Florida.

SURVEYOR'S NOTES:
THE DESCRIPTION SHOWN HEREON IS NEW.
THIS MAP IS NOT A CERTIFICATION OF TITLE, ZONING, SETBACKS OR FREEDOM OF ENCUMBRANCES AND WAS PREPARED WITHOUT BENEFIT OF ABSTRACT OF TITLE.
PARCEL IS SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS OF WAY OF RECORD.
ORIENTATION BASED ON THE SOUTH LINE OF SECTION 4, AS BEARING N.89°38'46"E.
CERTIFICATE OF AUTHORIZATION LICENSE BUSINESS NO. 6891.
UNLESS IT BEARS THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR AND MAPPER, AND BOTH SHEETS ARE INCLUDED, THIS MAP IS NOT VALID.
THIS IS NOT A SURVEY!

APPROVED
ADD2016-00090
Chick Jakacki, Planner
Lee Co Division of Zoning
5/27/2016

RECEIVED
JAN 18 2006
COMMUNITY DEVELOPMENT

Applicant's Legal Checked
by 18JAN06

ABBREVIATIONS:
BK. = BOOK
BLVD. = BOULEVARD
C.A. = CENTRAL ANGLE
C.B. = CHORD BEARING
CHD. = CHORD
C/L = CENTERLINE
EASE. = EASEMENT
O.R. = OFFICIAL RECORD
PG. = PAGE
P.O.B. = POINT-OF-BEGINNING
P.O.C. = POINT-OF-COMMENCEMENT
RAD. = RADIUS
RD. = ROAD
R/W = RIGHT-OF-WAY

DESCRIPTION DRAWING
Parcel of Land in Section 4, T. 46 S., R. 25 E.,
Lee County, Florida

ADD 2005-00242

PREPARED BY:

Mark A. Hatfield, P.S.M. Date
Fla. Cert. No. 4155

MD MORRIS - DEPEW ASSOCIATES, INC.
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JAN. 17, 2006

THIS SKETCH TO ACCOMPANY DESCRIPTION IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF THE LICENSED FLORIDA SURVEYOR AND MAPPER

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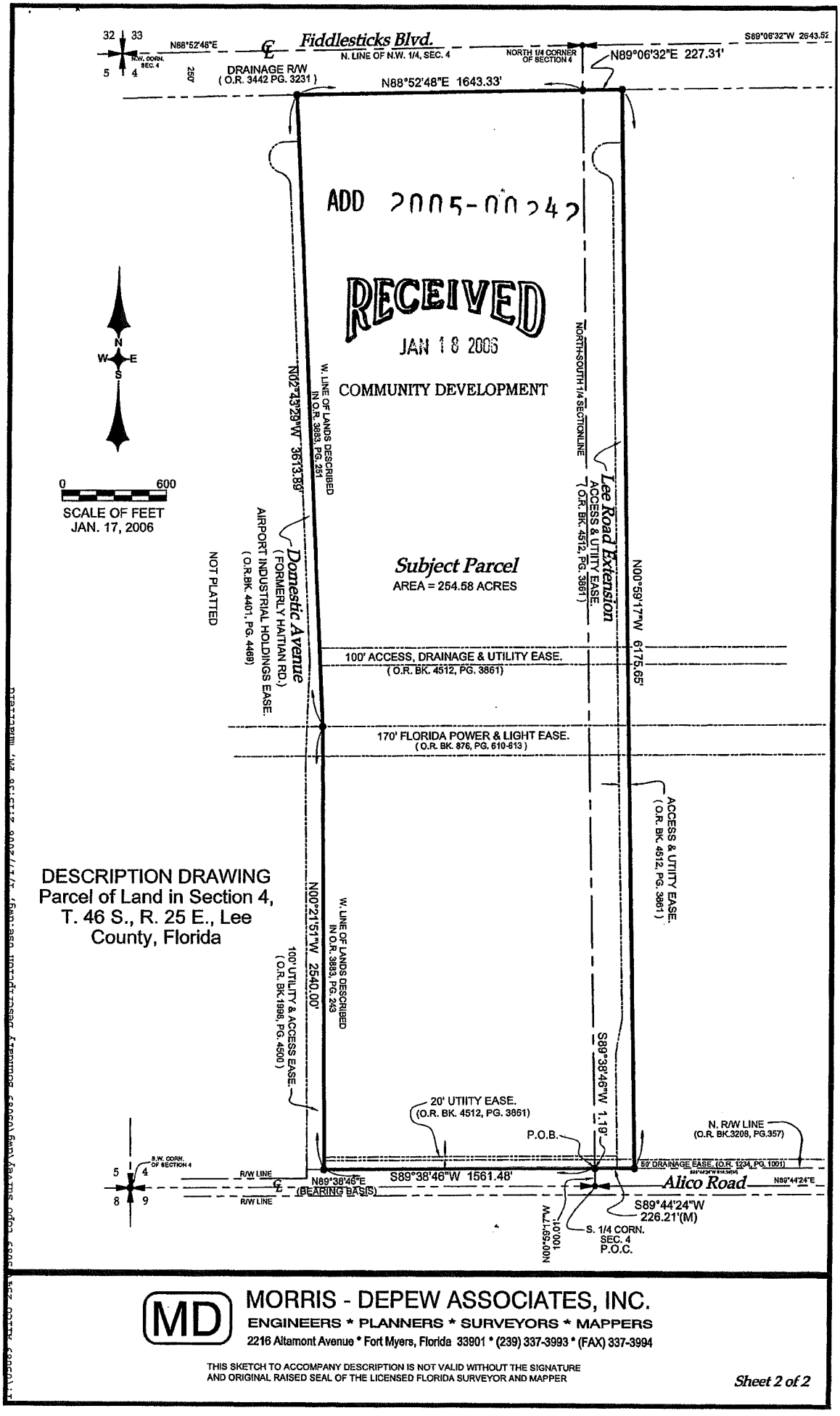

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