

Exhibit C

NOTICE OF DEVELOPMENT ORDER APPROVAL

In accordance with Chapter 10 of the Lee County Land Development Code, Development Order No. has been DOS2023-00078 approved and issued for the following property in Lee County, Florida.

See "Attachment A"

CAUTION: The Approved Development Order is not an approved subdivision plat and should not be construed as such. The sale and purchase of land subject to this Development Order should contain a legal description other than mere reference to the Development Order. A separate subdivision plat may also be recorded in the public records of Lee County. The contents of the approved Development Order are on file with the Lee County Development Services Division.

Current Project Name: 7-Eleven Store No. 42251

Current Applicable Strap Numbers: 014624L300007002A

This document is recorded to serve notice that any improvement to land, including but not limited to grading, drainage, construction of buildings or structures, or division of the property described above into smaller parcels shall be done in accordance with the above referenced Development Order. Improvements to the land described above have been approved in the Development Order.

ANY SALE OR PURCHASE OF ANY PORTION OF THE LAND SUBJECT TO THIS DEVELOPMENT ORDER MAY TRIGGER THE NEED FOR A NEW DEVELOPMENT ORDER, EXEMPTION, OR SUBDIVISION PLAT BEFORE ANY BUILDING PERMITS, OCCUPANCY PERMITS, OR OTHER APPROVALS MAY BE GRANTED.

Under penalties of perjury, I declare that I have read the foregoing and that the facts stated in it are true to the best of my knowledge and belief.

Electronically signed on 10/1/2024 by
Ohdet Kleinmann, Development Services Manager
Lee County Development Services

DESCRIPTION

A PARCEL OF LAND BEING THE LANDS DESCRIBED IN INSTRUMENT NUMBER 2018000171817, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA AND A PORTION OF LANDS DESCRIBED IN INSTRUMENT NUMBER 2015000242014, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT THE EASTERLY MOST CORNER OF LANDS DESCRIBED IN INSTRUMENT NUMBER 2018000171817, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE ALONG THE SOUTH LINE OF SAID LANDS AND THE EXTENSION THEREOF SOUTH 58°08'20" WEST, A DISTANCE OF 279.49 FEET; THENCE NORTH 31°51'40" WEST, A DISTANCE OF 287.65 FEET TO AN INTERSECTION WITH THE SOUTHEAST RIGHT-OF-WAY OF ISLAND PARK RD; THENCE ALONG SAID SOUTHEAST RIGHT-OF-WAY NORTH 58°22'42" EAST, A DISTANCE OF 255.64 FEET TO A POINT ON A NON TANGENTIAL CURVE TO THE RIGHT; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY EASTERLY 39.27 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°00'22", (CHORD BEARING SOUTH 76°37'07" EAST, A DISTANCE OF 35.36 FEET) TO AN INTERSECTION WITH THE SOUTHWEST RIGHT-OF-WAY OF U.S. 41 (TAMiami TRAIL); THENCE ALONG SAID SOUTHWEST RIGHT-OF-WAY SOUTH 31°37'18" EAST, A DISTANCE OF 236.62 FEET TO A POINT ON A NON TANGENTIAL CURVE TO THE LEFT; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY SOUTHEASTERLY 24.85 FEET ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 5,797.58 FEET, A CENTRAL ANGLE OF 00°14'44", (CHORD BEARING SOUTH 31°44'18" EAST, A DISTANCE OF 24.85 FEET) TO THE POINT OF BEGINNING.

CONTAINING 1.84 ACRES, MORE OR LESS.

NOTES:

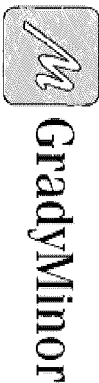
1. BEARINGS SHOWN HEREON ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED BY THE NATIONAL GEODETIC SURVEY FOR FLORIDA WEST ZONE, 1983 DATUM WITH 1990 ADJUSTMENT OBTAINED UTILIZING RTK GPS OBSERVATIONS ON THE FDOT NETWORK AND REFER TO THE SOUTHEAST RIGHT-OF-WAY LINE OF ISLAND PARK RD, LEE COUNTY, FLORIDA AS BEING N 58°22'42" E.
2. DIMENSIONS SHOWN HEREON ARE IN U.S. SURVEY FEET AND DECIMALS THEREOF.
3. THIS SKETCH AND DESCRIPTION IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OR THE DIGITAL SIGNATURE AND DIGITAL SEAL OF A LICENSED FLORIDA SURVEYOR AND MAPPER. NO ADDITIONS OR DELETIONS TO THIS SKETCH AND DESCRIPTION ARE PERMITTED WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE SIGNING PARTY.

* NOT A SURVEY *

SKETCH AND DESCRIPTION

A PARCEL OF LAND

LYING IN
SECTION 1, TOWNSHIP 46 SOUTH, RANGE 24 EAST
LEE COUNTY, FLORIDA

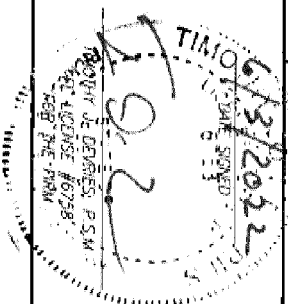


O. Grady Minor and Associates, P.A.
3800 Via Del Rey
Bonita Springs, Florida 34134

Civil Engineers • Land Surveyors • Planners • Landscape Architects
Cert. of Auth. EB 00003151 Cert. of Auth. LB 00003151
Bonita Springs: 239.947.1144 www.GradyMinor.com Fort Myers: 239.690.4380

*NOT VALID WITHOUT
SHEET 2 OF 2*

DRAWN BY:	AH
CHECKED BY:	TJD
JOB CODE:	CC71141IP
SCALE:	N/A
DATE:	2 JUNE 2022
FILE:	21-126-SL
SHEET:	1 of 2



ISLAND PARK RD

N 58°22'42" E

255.64'

128.51'

127.13'

(IN #2015000242014)

N 31°51'40" W

287.65'

A PORTION OF
(IN #2015000242014)

(IN #2018000171817)

S 58°08'20" W

128.00'

279.49'

151.49'

(IN #2015000242014)

EASTERLY MOST CORNER OF
IN #2018000171817

P.O.B.

S 31°37'18" E

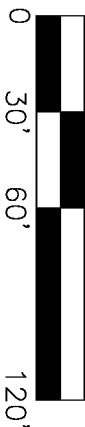
236.62'

U.S. 41 (TAMIAMI TRAIL)

CURVE TABLE					
CURVE #	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	25.00'	39.27'	90°00'22"	S 76°37'07" E	35.36'
C2	5797.58'	24.85'	0°14'44"	S 31°44'18" E	24.85'

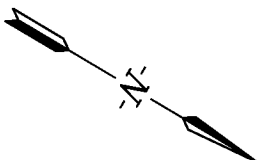
LEGEND

POB POINT OF BEGINNING
IN INSTRUMENT NUMBER



SCALE: 1" = 60'

THIS PLAN MAY HAVE BEEN ENLARGED OR
REDUCED FROM INTENDED DISPLAY SCALE FOR
REPRODUCTION REASONS



* NOT A SURVEY *

*NOT VALID WITHOUT
SHEET 1 OF 2*

SKETCH AND DESCRIPTION

A PARCEL OF LAND

LYING IN

SECTION 1, TOWNSHIP 46 SOUTH, RANGE 24 EAST
LEE COUNTY, FLORIDA



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SHEET: 2 of 2