R/W LINE

SURVEY NOTES:

SURVEY OF A PARCEL OF LAND IN SECTION 24, TOWNSHIP 23 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA.

NO ID#

SURVEY FOR BOUNDARY AND DESCRIPTION ONLY.

IMPROVEMENTS AND/OR UTILITIES, WHETHER ABOVEGROUND OR UNDERGROUND, ARE NOT LOCATED OR SHOWN ON THIS SURVEY.

BEARING REFERENCE: ASSUMED BEARING OF N00°13'54"E ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 23 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA.

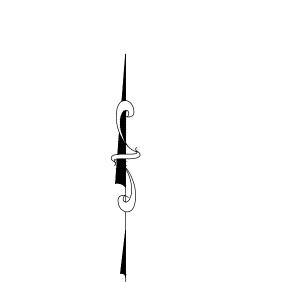
THIS SURVEY IS SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE.

THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR AND MAPPER UNLESS ELECTRONICALLY SIGNED AND SEALED IN ACCORDANCE WITH FLORIDA STATUTES CHAPTER 472.025.

THIS SURVEY MEETS THE STANDARDS OF PRACTICE FOR SURVEYS AS REQUIRED BY FLORIDA STATUTES CHAPTER 472 AND THE STANDARDS OF PRACTICE FOR SURVEYS AS REQUIRED BY CHAPTER 5J-17. FLORIDA ADMINISTRATIVE CODE.

DATE OF LAST FIELD WORK: MAY 21, 2024



(IN FEET)

DESCRIPTION FROM OFFICIAL RECORDS BOOK 8145, PAGE 903, PUBLIC RECORDS OF BREVARD COUNTY,

PARCEL 1

A PARCEL OF LAND LYING M THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 23 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 AND RUN N00 DEGREES 27'16"W, ALONG THE WEST LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 625.0 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N00 DEGREES 27'16"W, ALONG SAID WEST LINE, A DISTANCE OF 2023.27 FEET, TO THE WEST QUARTER CORNER OF SAID SECTION 24; THENCE N89 DEGREES 02'20"E, ALONG THE NORTH LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 2684.74 FEET, TO THE MID-SECTION CORNER OF SAID SECTION 24; THENCE S00 DEGREES 25'53"E, ALONG THE EAST LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 1353.69 FEET: THENCE S00 DEGREES 18'00"W . PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST 1/4. A DISTANCE OF 500.0 FEET; THENCE S00 DEGREES 25'53"E, PARALLEL WITH SAID EAST LINE OF THE SOUTHWEST 1/4, A DISTANCE OF 1306.81 FEET TO A POINT ON THE SOUTH LINE OF SAID SOUTHWEST 1/4; THENCE S89 DEGREES 18'00"W, ALONG SAID SOUTH LINE, A DISTANCE OF 1348.09 FEET; THENCE N00 DEGREES 27'16"W, PARALLEL WITH SAID WEST LINE OF THE SOUTHWEST 1/4, A DISTANCE OF 625.0 FEET; THENCE S89 DEGREES 18'00"W, PARALLEL WITH SAID SOUTH LINE OF THE SOUTHWEST 1/4, A DISTANCE OF 835.50 FEET, TO THE POINT OF BEGINNING.

LESS AND EXCEPT LANDS PER O.R. BOOK 1093, PAGE 912 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE WEST 1/2 OF SAID SOUTHWEST 1/4, AND RUN N00 DEGREES 42'00"W, A DISTANCE OF 40.0 FEET TO THE POINT OF BEGINNING; THENCE N89 DEGREES 19'00"E A DISTANCE OF 100.0 FEET; THENCE N00 DEGREES 42'00"W, A DISTANCE OF 65.0 FEET; THENCE N75 DEGREES 57'27"W, A DISTANCE OF 160.0 FEET; THENCE S22 DEGREES 28'50"W, A DISTANCE OF 115.0 FEET; THENCE N89 DEGREES 18'00"E, A DISTANCE OF 100.0 FEET

PARCEL 2

A PARCEL OF LAND LYING M THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 23 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 AND RUN S9 DEGREES 18'00"W, ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 500.0 FEET; THENCE N00 DEGREES 25'53"W, PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 1306.81 FEET; THENCE N89 DEGREES 18'00"E, PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 500.0 FEET TO A POINT ON THE SAID EAST LINE OF THE SOUTHWEST 1/4; THENCE S00 DEGREES 25'53"E, ALONG SAID EAST LINE, A DISTANCE OF 1306.81 FEET TO THE POINT OF BEGINNING.

DESCRIPTION BY SURVEYOR

A PARCEL OF LAND IN THE SOUTHWEST ONE-QUARTER OF SECTION 24, TOWNSHIP 23 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF SAID SOUTHWEST ONE-QUARTER AND RUN N00°13'54"E. ALONG THE WEST LINE OF SAID SOUTHWEST ONE-QUARTER, A DISTANCE OF 624.93 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE CONTINUE N00°13'54"E, ALONG SAID WEST LINE, A DISTANCE OF 2024.29 FEET TO THE NORTHWEST CORNER OF SAID SOUTHWEST ONE-QUARTER; THENCE N89°44'13"E, ALONG THE NORTH LINE OF SAID SOUTHWEST ONE-QUARTER, A DISTANCE OF 2684.10 FEET TO THE NORTHEAST CORNER OF SAID SOUTHWEST ONE-QUARTER: THENCE S00°14'35"W, ALONG THE EAST LINE OF SAID SOUTHWEST ONE-QUARTER, A DISTANCE OF 1935.24 FEET TO THE NORTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 10318, PAGE 1089, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N89°46'26"W, ALONG THE NORTH LINE OF SAID PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 10318, PAGE 1089, A DISTANCE OF 475.18 FEET TO THE NORTHWEST CORNER OF SAID PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 10318, PAGE 1089; THENCE S00°14'35"W, ALONG THE WEST LINE OF SAID PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 10318, PAGE 1089, A DISTANCE OF 693.57 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 10318, PAGE 1089 AND A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST CRISAFULLI ROAD, ACCORDING TO THE EAST CRISAFULLI ROAD MAINTENANCE MAP AS RECORDED IN ROAD PLAT BOOK 2, PAGE 12, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N89°35'42"W, ALONG SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 766.84 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 8295, PAGE 1058, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N00°33'19"E A DISTANCE OF 65.42 FEET TO THE NORTHEAST CORNER OF SAID PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 8295, PAGE 1058; THENCE N75°12'51"W A DISTANCE OF 159.11 FEET TO THE NORTHWEST CORNER OF SAID PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 8295, PAGE 1058; THENCE S23°50'29"W A DISTANCE OF 115.32 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 8295, PAGE 1058; THENCE CONTINUE S23°50'29"W A DISTANCE OF 3.32 FEET TO A POINT ON SAID NORTH RIGHT-OF-WAY LINE OF EAST CRISAFULLI ROAD; THENCE S89°58'33"W, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 404.99 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 7594, PAGE 730, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N00°13'57"E, ALONG THE EAST LINE OF SAID PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 7594, PAGE 730, A DISTANCE OF 587.97 FEET TO THE NORTHEAST CORNER OF SAID PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 7594, PAGE 730; THENCE S89°58'16"W, ALONG THE NORTH LINE OF SAID PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 7594, PAGE 730 AND ALONG THE NORTH LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 6582, PAGE 2835, AND ALONG THE NORTH LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 10104, PAGE 1031, AND ALONG THE NORTH LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 10115, PAGE 1888, AND ALONG THE NORTH LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 9139, PAGE 1750, (ALL BEING RECORDED IN THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA), A DISTANCE OF 835.35 FEET TO THE POINT OF BEGINNING. CONTAINING 142.13 ACRES, MORE OR LESS.



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SCOTT M. GLAUBITZ PROFESSIONAL LAND SURVEYOR FLORIDA LICENSE NUMBER 4151 Digitally signed by _eslie E Howard Date:

14:55:55 LESLIE E. HOWARD PROFESSIONAL SURVEYOR & MAPPER

2025.09.04

ABBREVIATIONS

FLORIDA LICENSE NUMBER 5611

A/C AIR CONDITIONER AVE AVENUE BLVD BOULEVARD

BM BENCH MARK BOC BEGINNING OF CURVE C/L CENTERLINE CA CENTRAL ANGLE

CB CHORD BEARING

CBS CONCRETE BLOCK STRUCTUR CH CHORD LENGTH CM CONCRETE MONUMEN CMP CORRUGATED METAL PIPE

CONC CONCRETE DEL DELTA / CENTRAL ANGLE DRI DEVELOPMENT OF REGIONAL IMPAC

ELEC ELECTRIC EL/ELEV ELEVATION EOC END OF CURVE

EOP EDGE OF PAVEMENT EOW EDGE OF WATER ERCP ELLIPTICAL REINFORCED CONCR

FD FOUND FFE FINISHED FLOOR ELEVATION

FP&L FLORIDA POWER AND LIGHT

ID# IDENTIFICATION NUMBER IR IRON ROD

IRC IRON ROD AND CAP LB LICENSED BUSINESS

LWP LIGHTER WOOD POST N&D NAIL AND DISK

NAVD88 NORTH AMERICAN VERTICAL DATUM 198 NGVD29 NATIONAL GEODETIC VERTICAL DATUM 19 NTI NON-TANGENT INTERSECTION

NTL NON-TANGENT LINE NTS NOT TO SCALE

OHE OVERHEAD ELECTRIC/ UTILITY

PCC POINT OF COMPOUND CURVATURE

PCP PERMANENT CONTROL POINT

PK PARKER-KALEN

POB POINT OF BEGINNING POC POINT OF COMMENCEMENT

PP POWER/UTILITY POLE PRC POINT OF REVERSE CURVATURE

PUD PLANNED UNIT DEVELOPMENT PVC POLYVINYL CHLORIDE PIPE

R/W RIGHT-OF-WAY

RCP REINFORCED CONCRETE PIPE RPB ROAD PLAT BOOK

FIELD BOOK: ---PAGE(S): ---

DESIGN/DRAWN:

PROJECT TITLE

PRESERVE POINTE

SHEET TITLE

BOUNDARY SURVEY

PROJECT NO.

DRAWING NO.

11694 800 002

SHEET