



LOCATION MAP
Not to Scale



Community number: 125099 Panel: 0356
Suffix: G F.I.R.M. Date: 4/15/2002 Flood Zone: X
Date of field work: 6/14/2010 Completion Date: 6/15/2010

Certified to:
Daytona Holdings, LLC; Garrett Law Firm, P.A.; Fidelity National Title Insurance Company, its' successors and/or assigns.

Property Address:
1210 North Nova Road
Daytona Beach, FL 32117

Survey number: SL 110845

Title Commitment Number 3104343, effective date April, 12, 2010, by Fidelity National Title Insurance Company.

- Easement in favor of The City of Daytona Beach, recorded July 14, 1968 in Official Records Book 1112, Page 258, Public Records of Volusia County, Florida. PLOTTED AND SHOWN
- Easement in favor of The City of Daytona Beach, recorded in Official Records Book 1131, Page 105, Public Records of Volusia County, Florida. PLOTTED AND SHOWN
- Easement in favor of The City of Daytona Beach, recorded in Official Records Book 1131, Page 187, Public Records of Volusia County, Florida. PLOTTED AND SHOWN
- Easement in favor of Florida Power and Light Company recorded in Official Records Book 3734, Page 2128, Public Records of Volusia County, Florida. PLOTTED AND SHOWN
- Terms and Provisions of that Beneficial Easement granted by Jack Jennings and Jean Jennings, his wife, recorded March 26, 1992, in Official Records Book 3734, Page 2132, Public Records of Volusia County, Florida. PLOTTED AND SHOWN
- Easements reservation as set forth in Warranty Deed from Jack Jennings and Jean Jennings, his wife, recorded March 25, 1992, in Official Records Book 3734, Page 2129, Public Records of Volusia County, Florida. PLOTTED AND SHOWN

Legal Description

A portion of Lot 7, Block 20, Mason and Carswell Holly Hill, as per map recorded in Map Book 2, Page 90, Public Records of Volusia County, Florida, being more particularly described as follows: Commence at the intersection of the Southerly line of 6th Street (a 40 foot right-of-way) with the Westerly line of Lot 8, Block 20, Mason and Carswell Subdivision; thence Easterly along the Southerly line of 6th Street, a distance of 813.65 feet to a point on the Westerly right-of-way of Nova Road; thence S24°58'17"E along the Westerly line of said Nova Road, a distance of 150.00 feet to the Point of Beginning of the following described parcel: thence continue S24°58'17"E, a distance of 150.73 feet to a point; thence S65°08'23"W, a distance of 8.04 feet to a point; thence S24°45'59"E along the Westerly line of said Nova Road, a distance of 334.89 feet to a point; thence S65°08'23"W, a distance of 125.00 feet; thence N24°58'17"W, a distance of 105.00 feet; thence S65°08'23"W, a distance of 51.46 feet; thence N24°58'17"W, a distance of 530.62 feet to a point in the Southerly right-of-way line of 6th Street (a 40 foot right-of-way); thence N65°08'23"E along said Southerly right-of-way line, a distance of 35.69 feet; thence S24°58'17"E, a distance of 150.00 feet; thence N65°08'23"E, a distance of 150.00 feet to the Point of Beginning.

TOGETHER WITH an Easement for Ingress and Egress as described in Official Records Book 3734, Page 2132, Public Records of Volusia County, Florida, across the following described property:

A portion of Lot 7, Block 20, Mason and Carswell Holly Hill, as per map recorded in Map Book 2, Page 90, Public Records of Volusia County, Florida, being more particularly described as follows: Commence at the intersection of the Southerly line of 6th Street (a 40 foot right-of-way) with the Westerly line of Lot 8, Block 20, Mason and Carswell Subdivision; thence Easterly along the Southerly line of 6th Street, a distance of 813.65 feet to a point on the Westerly right-of-way of Nova Road; thence S24°58'17"E along the Westerly line of said Nova Road, a distance of 150.00 feet; thence continue S24°58'17"E, a distance of 150.73 feet to a point; thence S65°08'23"W, a distance of 8.04 feet to a point; thence S24°45'59"E along the Westerly line of said Nova Road, a distance of 334.89 feet to the Point of Beginning of the following described lands: thence continue S24°45'59"E along the Westerly line of said Nova Road, a distance of 25.00 feet; thence S65°08'23"W, a distance of 125.00 feet; thence N24°45'59"W, a distance of 25.00 feet; thence N65°08'23"E, a distance of 125.00 feet to the Point of Beginning.

PER DEED

NOTES:
Adjoining properties shown hereon are per plat and/or from the best available sources. Swerdloff & Perry Surveying Inc. does not take responsibility for the reliability of this information.

In compliance with Florida Statutes 61G17-6.0031 (5) (E) if the location of easements or Right-Of-Way of record, other than those on record plat, is required, this information must be furnished to the surveyor and mapper.

GRAPHIC SCALE



370 Waymont Court • Lake Mary, FL 32746 • Voice 407.688.7631 • Fax 407.688.7691

LEGEND			
—○— Wood Fence	W.M.	Water Meter	N.T.S.
—○— Wire Fence	TEL.	Telephone Facilities	Not to Scale
C.L.F. Chain Link Fence	TEL.	Telephone Facilities	Official Records
F.N. Found Nail	TEL.	Telephone Facilities	Official Records Book
CONC. Concrete	B.R.	Bearing Reference	P.C.P. Permanent Control Point
R. Record	CH	Chord	P.R.M. Permanent Reference Monument
M. Field Measured	RAD	Radial	PG. Page
C. Clear	N.R.	Non Radial	P.V.M.T. Pavement
ENCR. Encroachment	A/C	Air Conditioner	E.O.P. Edge Of Pavement
C. Centerline	B.M.	Bench Mark	P.B. Plat Book
PL. Property Line	Calculated	Calculated	P.O.B. Point of Beginning
C.M. Concrete Monument	C. Concrete	Central Angle/Delta	P.O.C. Point of Commencement
F.I.R. Found Iron Rod	D.B.	Deed Book	P.O.L. Point on Line
R/W Right of Way	D.	Description or Deed	P.C. Point of Curvature
N&D Nail & Disk	D.H.	Drill Hole	P.R.C. Point of Reverse Curvature
D.E. Drainage Easement	D/W	Driveway	P.T. Point of Tangency
U.E. Utility Easement	ESMT	Easement	R. Radius (Radial)
FD. Found	EL	Elevation	R.O.E. Roof Overhang Easement
P. Plat	F.F.	Finished Floor	S.I.R. Set Iron Rod & Cap
O.H.U. Overhead Utilities	F.C.M.	Found Concrete Monument	S/W Sidewalk
TX. Transformer	F.P.K.	Found Parker-Kalon Nail	T.O.B. Top of Bank
CATV Cable Riser	L.	Length	TYP. Typical
CB Chord Bearing	L.B.	Licensed Business	W.C. Witness Corner
F.C.C. Found Cross Cut	L.A.E.	Limited Access Easement	10.05 Existing Elevation
F. Field	Line Break Not to Scale	Line Break Not to Scale	E.O.W. Edge of Water
	M.H. Manhole	Manhole	P.C.C. Point of Compound Curve
	O. Found	Found	P.I. Point of Intersection
	O.H.L. Overhead Lines	Overhead Lines	R/W Right of Way
			T.B.M. Temporary Bench Mark



Ralph Swerdloff
Louis R. Ramirez

Registered Land Surveyor No. 3411
Professional Surveyor and Mapper No. 6304