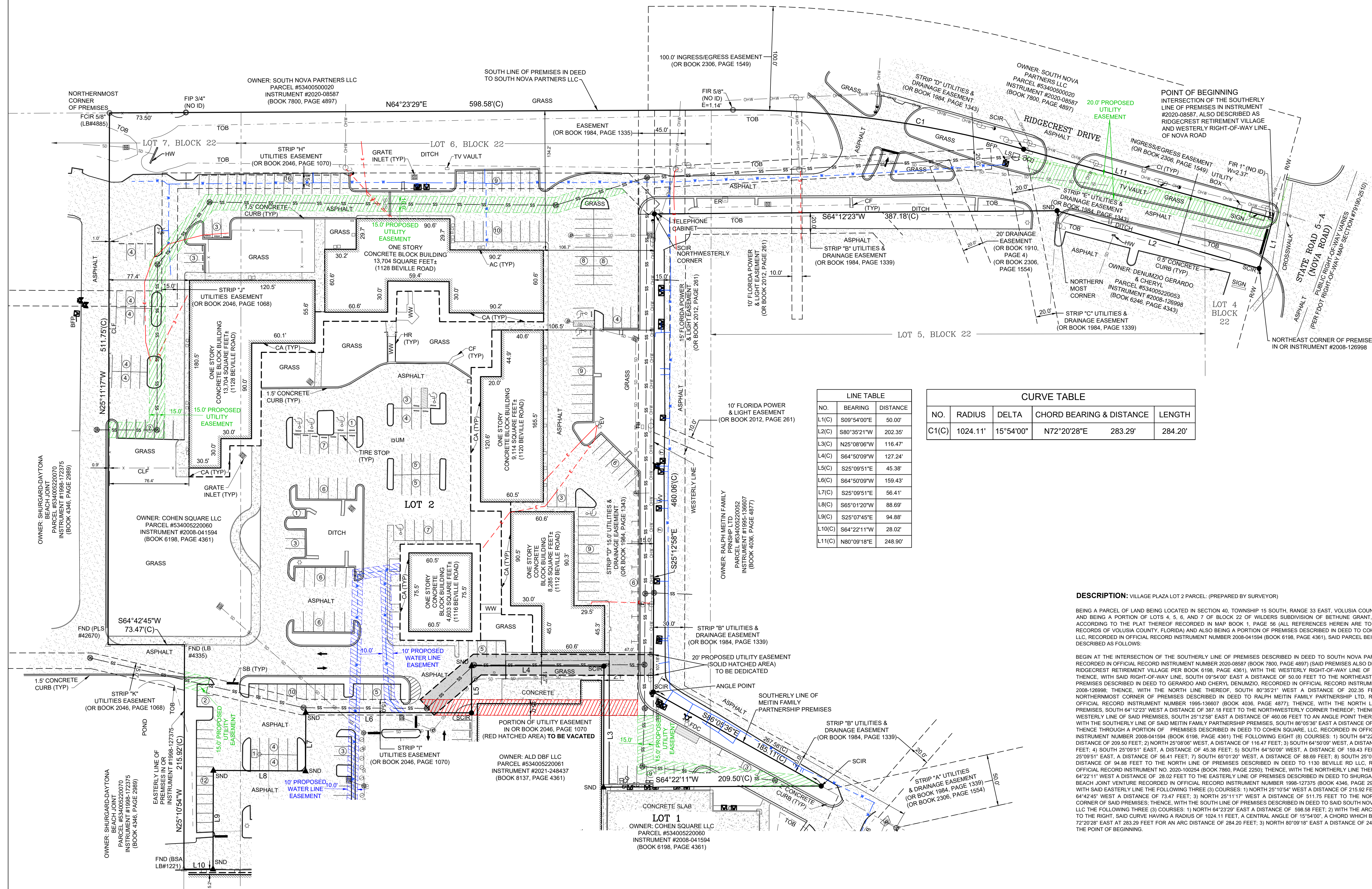
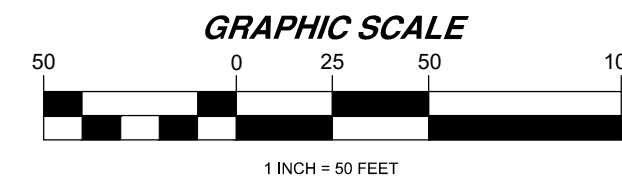
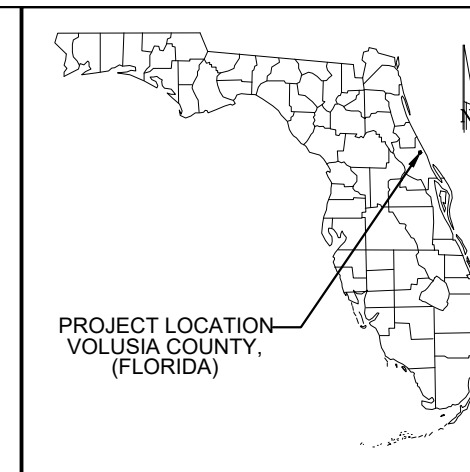
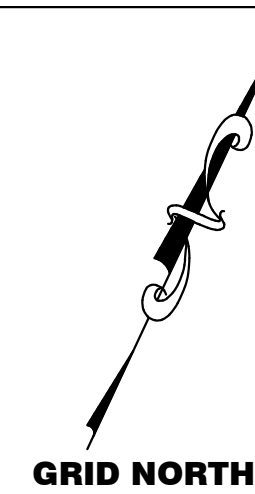
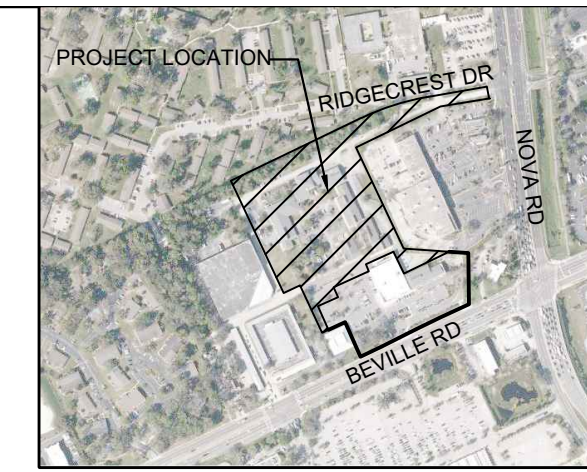


SECTION 40, TOWNSHIP 15 SOUTH, RANGE 33 EAST
CITY OF DAYTONA BEACH, VOLUSIA COUNTY, FLORIDA



LINE TABLE		
NO.	BEARING	DISTANCE
L1(C)	S09°54'00"E	50.00'
L2(C)	S80°35'21"W	202.35'
L3(C)	N25°08'06"W	116.47'
L4(C)	S64°50'09"W	127.24'
L5(C)	S25°09'51"E	45.38'
L6(C)	S64°50'09"W	159.43'
L7(C)	S25°09'51"E	56.41'
L8(C)	S65°01'20"W	88.69'
L9(C)	S25°07'45"E	94.88'
L10(C)	S64°22'11"W	28.02'
L11(C)	N80°09'18"E	248.90'

CURVE TABLE				
NO.	RADIUS	DELTA	CHORD BEARING & DISTANCE	LENGTH
C1(C)	1024.11'	15°54'00"	N72°20'28"E 283.29'	284.20'

DESCRIPTION: VILLAGE PLAZA LOT 2 PARCEL (PREPARED BY SURVEYOR)

BEING A PARCEL OF LAND BEING LOCATED IN SECTION 40, TOWNSHIP 15 SOUTH, RANGE 33 EAST, VOLUSIA COUNTY, FLORIDA AND BEING A PORTION OF LOTS 4, 5, 6, AND 7 OF BLOCK 22 OF WILKINS SUBDIVISION OF BETHUNE GRANT, SECTION 40 ACCORDING TO THE PLAT THEREOF RECORDED IN MAP BOOK 1, PAGE 56 (ALL REFERENCES HEREIN ARE TO THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA) AND ALSO BEING A PORTION OF PREMISES DESCRIBED IN DEED TO COHEN SQUARE, LLC, RECORDED IN OFFICIAL RECORD INSTRUMENT NUMBER 2008-041594 (BOOK 6198, PAGE 4361); SAID PARCEL BEING FURTHER DESCRIBED AS FOLLOWS:

BEGIN AT THE INTERSECTION OF THE SOUTHERLY LINE OF PREMISES DESCRIBED IN DEED TO SOUTH NOVA PARTNERS, LLC, RECORDED IN OFFICIAL RECORD INSTRUMENT NUMBER 2020-08587 (BOOK 7800, PAGE 4897) (SAID PREMISES ALSO DESCRIBED AS RIDGECREST RETIREMENT VILLAGE PER BOOK 6198, PAGE 4361), WITH THE WESTERLY RIGHT-OF-WAY LINE OF NOVA ROAD; THENCE, WITH SAID RIGHT-OF-WAY LINE, SOUTH 09°54'00" EAST A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF PREMISES DESCRIBED IN DEED TO GERARDO AND CHERYL, DENUNZIO, RECORDED IN OFFICIAL RECORD INSTRUMENT NUMBER 2008-126998; THENCE, WITH THE NORTH LINE THEREOF, SOUTH 80°35'21" WEST A DISTANCE OF 202.35 FEET TO THE NORTHERMOST CORNER OF PREMISES DESCRIBED IN DEED TO RALPH MEITIN FAMILY PARTNERSHIP LTD, RECORDED IN OFFICIAL RECORD INSTRUMENT NUMBER 1996-13667 (BOOK 4026, PAGE 4877); THENCE, WITH THE NORTH LINE OF SAID PREMISES, SOUTH 64°12'23" WEST A DISTANCE OF 387.18 FEET TO THE NORTHWESTERLY CORNER THEREOF; THENCE, WITH THE WESTERLY LINE OF SAID PREMISES, SOUTH 25°12'58" EAST A DISTANCE OF 400.00 FEET TO AN ANGLE POINT THEREIN; THENCE, WITH THE SOUTHERLY LINE OF SAID MEITIN FAMILY PARTNERSHIP PREMISES, SOUTH 80°05'38" EAST A DISTANCE OF 185.11 FEET; THENCE THROUGH A PORTION OF PREMISES DESCRIBED IN DEED TO COHEN SQUARE, LLC, RECORDED IN OFFICIAL RECORD INSTRUMENT NUMBER 2008-041594 (BOOK 6198, PAGE 4361) THE FOLLOWING EIGHT (8) COURSES: 1) SOUTH 84°22'11" WEST, A DISTANCE OF 200.60 FEET; 2) NORTH 25°18'00" WEST, A DISTANCE OF 116.47 FEET; 3) SOUTH 64°50'09" WEST, A DISTANCE OF 127.24 FEET; 4) SOUTH 25°09'51" EAST, A DISTANCE OF 45.38 FEET; 5) SOUTH 64°50'09" WEST, A DISTANCE OF 159.43 FEET; 6) SOUTH 25°09'51" EAST, A DISTANCE OF 56.41 FEET; 7) SOUTH 65°01'20" WEST, A DISTANCE OF 88.69 FEET; 8) SOUTH 25°07'45" EAST, A DISTANCE OF 94.88 FEET TO THE NORTH LINE OF PREMISES DESCRIBED IN DEED TO 1130 BEVILLE RD LLC, RECORDED IN OFFICIAL RECORD INSTRUMENT NO. 2020-100254 (BOOK 7800, PAGE 2250); THENCE, WITH THE NORTHERLY LINE THEREOF, SOUTH 64°22'11" WEST A DISTANCE OF 28.02 FEET TO THE EASTERLY LINE OF PREMISES DESCRIBED IN DEED TO SHURGARD-DAYTONA BEACH JOINT VENTURE RECORDED IN OFFICIAL RECORD INSTRUMENT NUMBER 1998-127375 (BOOK 4346, PAGE 2899); THENCE, WITH SAID EASTERLY LINE THE FOLLOWING THREE (3) COURSES: 1) NORTH 25°10'54" WEST A DISTANCE OF 215.92 FEET; 2) SOUTH 64°42'45" WEST A DISTANCE OF 73.47 FEET; 3) NORTH 25°11'17" WEST A DISTANCE OF 511.75 FEET TO THE NORTHEAST CORNER OF SAID PREMISES; THENCE, WITH THE SOUTHERLY LINE OF PREMISES DESCRIBED IN DEED TO SOUTH NOVA PARTNERS LLC THE FOLLOWING THREE (3) COURSES: 1) NORTH 64°23'29" EAST A DISTANCE OF 598.58 FEET; 2) WITH THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 1024.11 FEET, A CENTRAL ANGLE OF 15°54'00", A CHORD WHICH BEARS NORTH 72°30'28" EAST AT 283.29 FEET FOR AN ARC DISTANCE OF 284.20 FEET; 3) NORTH 80°09'18" EAST A DISTANCE OF 248.90 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 8.182 ACRES OF LAND, MORE OR LESS.

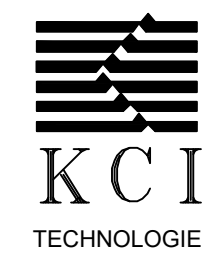
SURVEYOR'S NOTES

- THIS BOUNDARY SURVEY WAS PREPARED IN ACCORDANCE WITH STANDARDS OF PRACTICE FOR SURVEYORS AND MAPPERS AS SET FORTH IN ADMINISTRATIVE RULE 5J-17, FLORIDA ADMINISTRATIVE CODE.
- ADDITIONS OR DELETIONS BY ANYONE OTHER THAN THE SIGNING SURVEYOR AND MAPPER IS PROHIBITED WITHOUT WRITTEN CONSENT FROM KCI TECHNOLOGIES, INC.
- THE BASIS OF BEARINGS FOR THIS SURVEY IS GRID NORTH STATE PLANE COORDINATE SYSTEM, FLORIDA EAST (NGS ZONE 901), THE NORTH RIGHT-OF-WAY LINE OF STATE ROAD 400 BEARS SOUTH 64°22'11" WEST.
- THE SUBJECT PROPERTY CONTAINS 8.182 ACRES (356,408 SQUARE FEET) OF LAND, MORE OR LESS, AS SURVEYED.
- ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA), FLOOD INSURANCE RATE MAP (F.I.R.M.) PANEL NO. 12127C 0367 J WITH AN EFFECTIVE DATE OF 9/29/2017, THE PROPERTY SHOWN ON THIS SURVEY SITE LIES WITHIN "ZONE X", (AREA OF MINIMAL FLOOD HAZARD)
- THE FIELD WORK FOR THIS SURVEY WAS COMPLETED ON SEPTEMBER 22, 2021.
- THE UNDERGROUND UTILITIES SHOWN ON THIS SURVEY ARE BASED ON LOCATION OF SURFACE MARKINGS MADE BY KCI TECHNOLOGIES, INC. PRIOR TO THE FIELD SURVEY.
- PRINTED COPIES OF THIS SURVEY ARE NOT CONSIDERED VALID WITHOUT THE ORIGINAL SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. DIGITAL COPIES OF THIS SURVEY ARE NOT VALID WITHOUT AN ELECTRONIC SIGNATURE AS SET FORTH IN ADMINISTRATIVE RULE 5J-17, FLORIDA ADMINISTRATIVE CODE.

KCI JOB #512106157.00		
REV#	REVISION	DATE
0	ISSUED	2/13/22

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH STANDARDS OF PRACTICE FOR SURVEYORS AND MAPPERS AS SET FORTH IN ADMINISTRATIVE RULE 5J-17, FLORIDA ADMINISTRATIVE CODE.

PAUL R. JACKSON
FLORIDA PROFESSIONAL
SURVEYOR & MAPPER NO. 6719



KCI TECHNOLOGIES
ENGINEERS, SURVEYORS AND PLANNERS
LICENSED BUSINESS # 6901
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DAMP, FL 33619
PHONE: (813) 740-2300

BOUNDARY SURVEY
LOT 2- VILLAGE PLAZA
DAYTONA BEACH, FL.
FOR
REAL ESTATE NATIONAL , LLC
DATE: FEB 13, 2023 SCALE: 1" = 50' SHEET: 1 OF 1