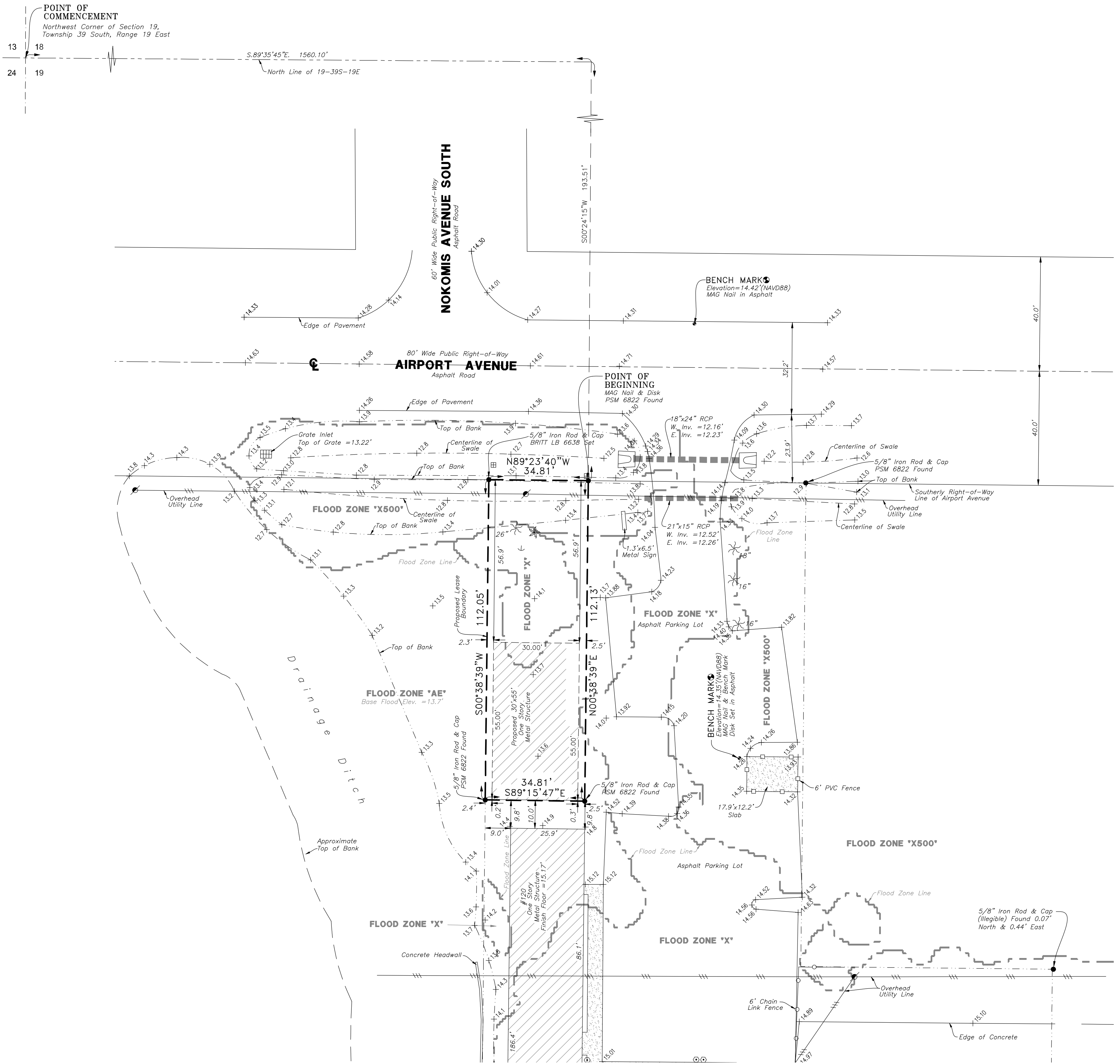


SCALE: 1" = 20'

LEGEND:
 Wood Power Pole
 Guy Wire
 Electric Service
 Sewer Service
 Miter End Section

TREE LEGEND
 Palm Tree
 Pine Tree & Size



DESCRIPTION: PROPOSED LEASE PARCEL
 A parcel of Land lying in Section 19, Township 39 South, Range 19 East, Sarasota County, Florida described as follows:
 COMMENCE at the Northwest Corner of Section 19, Township 39 South, Range 19 East, Sarasota County, Florida; thence S.89°35'45"E., along the North line of said Section 19, a distance of 1560.10 feet; thence S.00°24'15"W., perpendicular to said North line of Section 19, a distance of 193.66 feet to the South Right-of-Way Line of Airport Avenue (80 feet wide). As shown on the plat of VENICE AIRPORT SUBDIVISION, recorded in Plat Book 20, Page 7, of the Public Records of Sarasota County, Florida for the POINT OF BEGINNING; thence N.89°23'40"W., along said South Right-of-Way Line of Airport Avenue, a distance of 34.90 feet; thence S.00°38'39"E., leaving said South Right-of-Way Line, a distance of 112.05 feet; thence S.89°15'47"E., a distance of 34.81 feet; thence N.00°38'39"E., a distance of 112.15 feet to the POINT OF BEGINNING.
 Parcel Contains 3902 square feet, or 0.0896 acres more or less.

REPORT OF SURVEY:
 1. This plat represents a Boundary Survey showing visible improvements and spot elevations.
 2. Bearings shown hereon refer to an assumed meridian, the North line of the Northwest Quarter of Section 19-39S-19E = S.89°48'15"E.
 3. There may exist other underground fixed interior improvements, which are not visible and are not a part of this survey.
 4. Description shown hereon has been prepared for this plot.
 5. Subject to easements and rights of way of record, if any. No research has been made of assessments or rights of ways of record.
 6. This plot has been prepared without the benefit of a Commitment for Title Insurance or a Title Policy.
 7. Parcel shown hereon is situated in Flood Zone "AE", base flood elevation = 13.7 feet, Flood Zone "X", and Flood Zone "X500", base flood elevation Not Determined, per Flood Insurance Rate Map 12115C0329F, Index Map dated November 4, 2016.
 8. Accuracy: The expected use of the land is "Suburban". The minimum relative distance accuracy for this type of boundary survey is 1 foot in 7,500 feet. The accuracy obtained by measurement and calculation of a closed geometric figure was found to exceed this requirement.
 9. Elevations shown hereon refer to NAVD 88, based on NGS Bench Mark # 872 5858 C published elevation = 12.52 feet (NAVD 88).

SHEET 1 of 1	DATE OF SURVEY: FEBRUARY 15, 2023
	REVISIONS:
FIELD BOOK: 613	PAGE(S): 63
JOB NUMBER: 23-01-85	DRAWN BY: CBN

A BOUNDARY SURVEY
 A PART OF SECTION 19, TOWNSHIP 39 SOUTH, RANGE 19 EAST
 #120 AIRPORT AVENUE WEST, VENICE, FL. 34285

CERTIFIED TO:
 CSA CONSTRUCTION

BRITT SURVEYING, INC.
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