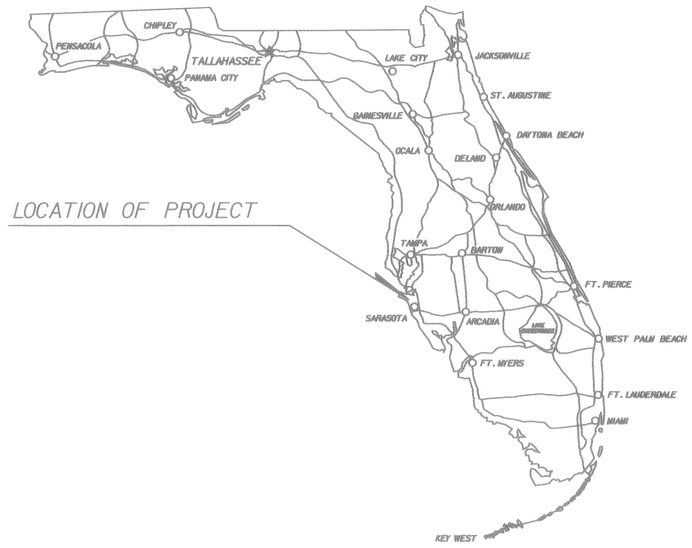
AERIAL PHOTOGRAPHY DATE
FEBRUARY 05, 2000

STATE OF FLORIDA
DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY MAP

STATE ROAD 684 (US41, CORTEZ ROAD)
STATE PROJECT No. 13040-000

FINANCIAL PROJECT ID 1960911
MANATEE COUNTY
LENGTH = 1.353 MILES



GENERAL NOTES

1. BEARINGS AND COORDINATES SHOWN ON THIS RIGHT OF WAY MAP ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, 1983 NORTH AMERICAN DATUM, 1990 ADJUSTMENT, DERIVING A BEARING OF S 89°35'41"E ALONG THE SURVEY BASE LINE BETWEEN STATION 399+00.00 AND STATION 400+11.48 AS SHOWN ON F.D.O.T. RIGHT OF WAY CONTROL SURVEY OF 13040-XXXX.

2. PROPERTY BOUNDARIES DETERMINED FROM FIELD SURVEY, PLATS OF RECORD AND RECORD TITLE. ALL REFERENCED OFFICIAL RECORDS AND PLATS ARE RECORDED IN THE COUNTY OF PROJECT LOCATION UNLESS NOTED OTHERWISE.

3. UNDERGROUND FOUNDATION ENCROACHMENTS NOT LOCATED.

4. ONLY FIXED IMPROVEMENTS PERTINENT TO THE PARCELS TO BE ACQUIRED ARE SHOWN. FIXED INTERIOR IMPROVEMENTS NOT LOCATED.

5. THIS RIGHT OF WAY MAP WAS PREPARED FOR THE PURPOSE OF PREPARING LEGAL LAND DESCRIPTIONS, ACQUISITION DOCUMENTS, MONUMENTATION, PROPERTY MANAGEMENT AND AS AN AID IN APPRAISAL OF THE RIGHT OF WAY REQUIRED FOR TRANSPORTATION FACILITIES.

   THIS MAP IS NOT A SURVEY.

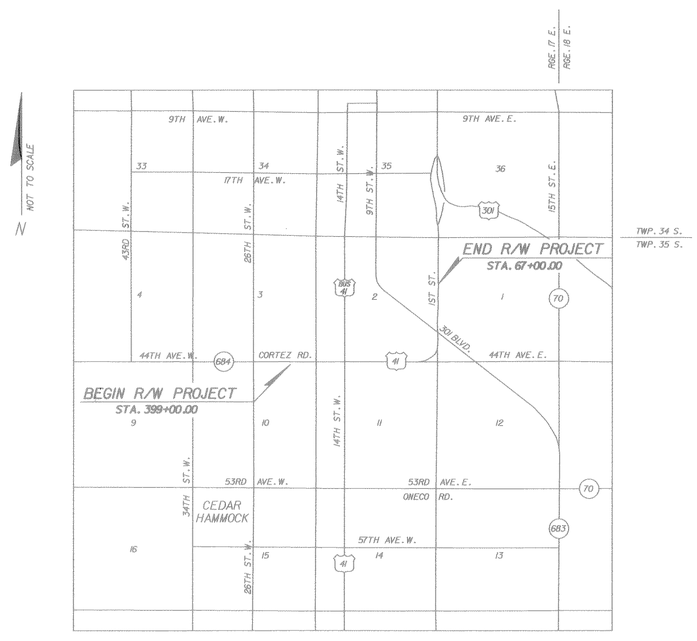
6. THIS RIGHT OF WAY MAP IS SUPPORTED BY A RIGHT OF WAY CONTROL SURVEY DATED, JULY 7, 2000, PREPARED UNDER THE RESPONSIBLE CHARGE OF JAMES N. GATCH, JR., FLORIDA PROFESSIONAL SURVEYOR AND MAPPER, No. 4295. CERTIFIED COPIES OF THIS SURVEY (SECTION 13040-XXXX) ARE FILED OF RECORD IN THE DISTRICT ONE OFFICE IN BARTOW, FLORIDA.

7. ALL DISTANCES AND BEARINGS ARE CALCULATED UNLESS NOTED OTHERWISE. DELTA ANGLES AND BEARINGS HAVE BEEN ROUNDED TO THE NEAREST SECOND. THE EFFECTS OF ROUNDING MUST BE CONSIDERED WHEN USING THIS MAP.

8. ATTENTION IS DIRECTED TO THE FACT THAT THESE MAPS MAY HAVE BEEN REDUCED IN SIZE BY REPRODUCTION. THIS MUST BE CONSIDERED WHEN SCALING DATA.

LEGEND

A.K.A.	=	ALSO KNOWN AS
AC.	=	ACRE(S)
AHD.	=	AHEAD
A.P.P.R.O.M.C	=	AS PER PUBLIC RECORD OF MANATEE COUNTY
AVE.	=	AVENUE
B.O.S.	=	BEGINNING OF SURVEY
BK.	=	BACK
BLDG.	=	BUILDING
BLVD.	=	BOULEVARD
BUS.	=	BUSINESS
CB	=	CHORD BEARING
C.B.S.	=	CONCRETE BLOCK STRUCTURE
C.I.R.	=	CAPPED IRON ROD
C.M.	=	CONCRETE MONUMENT
CO.	=	COUNTY
COM.	=	COMMERCIAL
CONC.	=	CONCRETE
COR.	=	CORNER
C.P.	=	CONCRETE PIPE
C.R.	=	COUNTY ROAD
CT.	=	COURT
D	=	DEGREE OF CURVATURE
D.B.	=	DEED BOOK
D.E.P.	=	DEPARTMENT OF ENVIRONMENTAL PROTECTION
D.H.	=	DRILLED HOLE
DR.	=	DRIVE
E.O.S.	=	END OF SURVEY
EQ.	=	EQUATION
ESM'T.	=	EASEMENT
EXIST.	=	EXISTING
F.A.	=	FEDERAL AID
F.D.O.T.	=	FLORIDA DEPARTMENT OF TRANSPORTATION
F.D.O.T. C.M.	=	4"x4"x24" C.M. CAPPED WITH F.D.O.T. BRASS DISK
F.K.A.	=	FORMERLY KNOWN AS
FND.	=	FOUND
F.P.I.D.	=	FINANCIAL PROJECT IDENTIFICATION NUMBER
FPL	=	FLORIDA POWER & LIGHT COMPANY
GOV'T.	=	GOVERNMENT
I.P.	=	IRON PIPE
I.P.C.	=	IRON PIPE & CAP
I.R.	=	IRON ROD
I.R.C.	=	IRON ROD & CAP
INC.	=	INCORPORATED
L	=	LENGTH OF CURVE
L/A	=	LIMITED ACCESS
L.A.	=	LICENSE AGREEMENT
LB	=	SURVEYING BUSINESS REGISTRATION No.
LS	=	SURVEYOR REGISTRATION No.
L.L.	=	LAND LINE
LN.	=	LANE
LT.	=	LEFT
LTD.	=	LIMITED
MAINT.	=	MAINTAINED
MAS.	=	MASONRY
M.B.	=	MAP BOOK
M.H.	=	MANHOLE
MHWL	=	MEAN HIGH WATER LINE
MI.	=	MILE(S)
MON.	=	MONUMENT
N/A	=	NOT APPLICABLE
N.A.D.	=	NORTH AMERICAN DATUM
N.& D.	=	NAIL & DISK
No.	=	NUMBER
N.T.S.	=	NOT TO SCALE
O.R.B.	=	OFFICIAL RECORD BOOK
O/S	=	OFFSET
P. BK.	=	PLAT BOOK
P.B.S. & J.	=	POST, BUCKLEY, SCHUH & JERNIGAN, INC.
P.C.	=	POINT OF CURVATURE
P.C.C.	=	POINT OF COMPOUND CURVATURE
P.C.P.	=	PERMANENT CONTROL POINT
P.I.	=	POINT OF INTERSECTION
P.K.	=	PARKER-KALON NAIL
P.K.& D.	=	PARKER-KALON NAIL & DISK
P.L.S.	=	PROFESSIONAL LAND SURVEYOR
P.O.C.	=	POINT ON CURVE
P.O.L.	=	POINT ON LINE
P.O.T.	=	POINT ON TANGENT
P.P.	=	POWER POLE
P.R.C.	=	POINT OF REVERSE CURVATURE
P.R.M.	=	PERMANENT REFERENCE MONUMENT
P.T.	=	POINT OF TANGENCY
PG.	=	PAGE
PL.	=	PLACE
PRELIM.	=	PRELIMINARY
PROJ.	=	PROJECT
R	=	RADIUS
RD.	=	ROAD
RDWY.	=	ROADWAY
REF.	=	REFERENCE
RES.	=	RESIDENCE
RGE.	=	RANGE
R.L.S.	=	REGISTERED LAND SURVEYOR
R.R.	=	RAILROAD
R.R. SPK.	=	RAILROAD SPIKE
RT.	=	RIGHT
SEC.	=	SECTION
S.F.	=	SQUARE FEET
S.I.R.	=	SET 5/8" CAPPED IRON ROD, LB 2230
S.M.F.	=	STORMWATER MANAGEMENT FACILITY
S/P.K.&D.	=	SET PARKER-KALON NAIL & DISK, LB 2230
S.R.	=	STATE ROAD
ST.	=	STREET
STA.	=	STATION
STY.	=	STORY
SUB.	=	SUBDIVISION
SW.	=	SIDEWALK
T	=	TANGENT LENGTH OF CURVE
T-C	=	TANGENT TO CURVE
TERR.	=	TERRACE
T.I.I.T.F.	=	TRUSTEES OF THE INTERNAL IMPROVEMENT TRUST FUND
TWP.	=	TOWNSHIP
W.P.I.	=	WORK PROGRAM ITEM
W/	=	WITH
ZMS	=	ZOLLER, MAJJAR & SHROYER, INC.
E.	=	EASTING STATE PLANE COORDINATE VALUE
N.	=	NORTHING STATE PLANE COORDINATE VALUE
℄	=	BASE LINE
℄	=	CENTERLINE
℄	=	PROPERTY LINE OF PARENT TRACT
Δ	=	DELTA (CENTRAL ANGLE)
(C)	=	CALCULATED DATA
(D)	=	DEED DATA
(F)	=	FIELD DATA
(P)	=	PLAT DATA
(R)	=	RADIAL
#	=	NUMBER
⬡	=	BLOCK IDENTIFIER



VICINITY MAP
(NOT TO SCALE)

LEGEND

- COUNTY LINE
- TOWNSHIP LINE
- SECTION LINE
- PROPERTY LINE
- CITY LINE
- FENCE LINE
- RIGHT OF WAY LINE
- BASE OR SURVEY LINE
- RAILROADS
- LIMITED ACCESS LINE
- MEAN HIGH WATER LINE

INDEX

SHEET No.	SHEET DESCRIPTION
1	COVER SHEET
2	KEY MAP
3-13	DETAIL SHEETS
14	PARENT TRACT DETAILS
15-16	SURVEY BASE LINE REFERENCE POINTS
17-18	TABLE OF OWNERSHIP

COVER SHEET
SR 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M. A. Byce — DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE	REVISION	BY	DATE

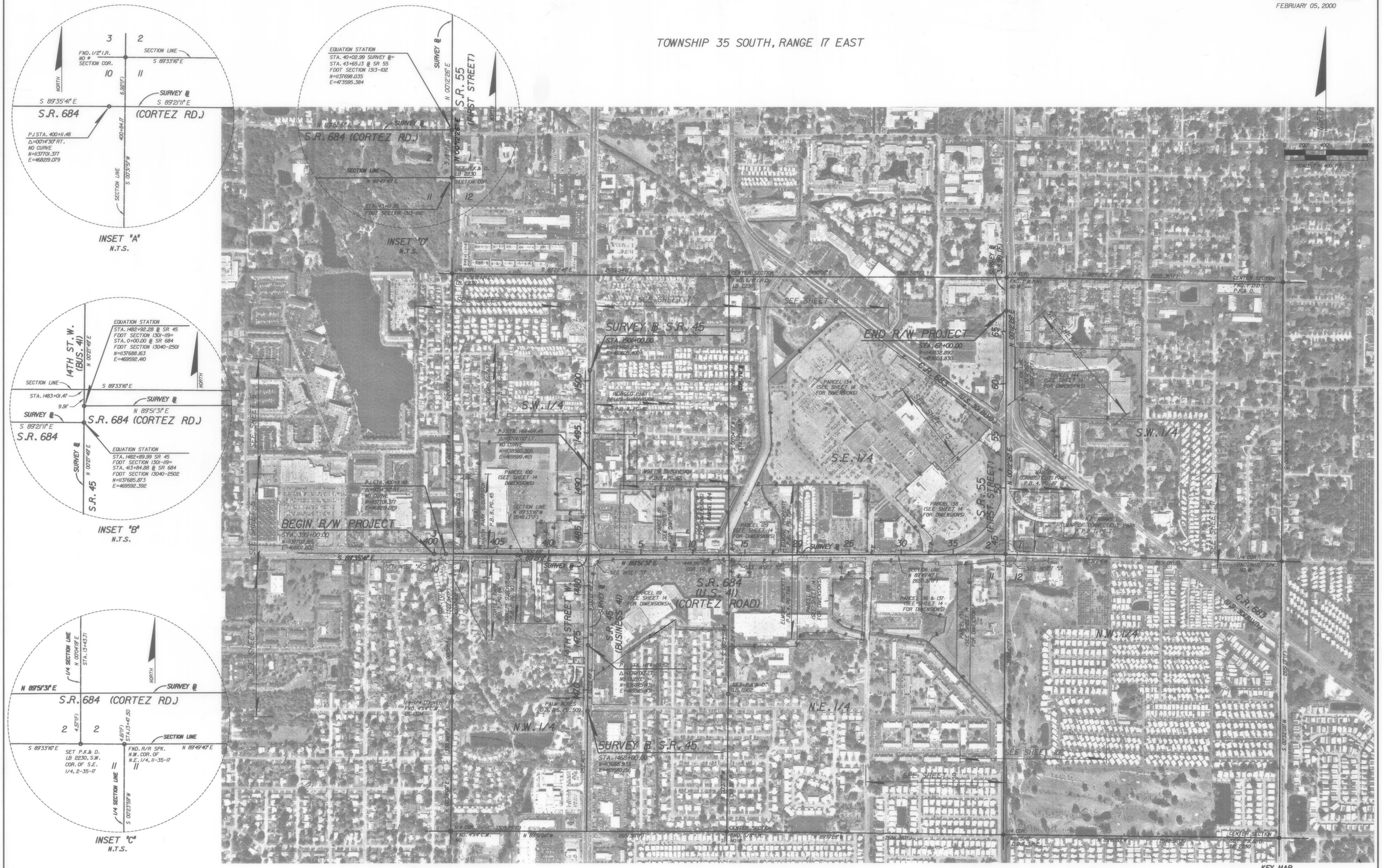
	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/12/01
CHECKED	DSQA	10/12/01

F.A. PROJECT NO. N/A — SECTION 13040-000
STATE ROAD NO. 684 (CORTEZ ROAD) — MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, MAJJAR & SHROYER, INC. — FIELD BOOK NO'S 429484
OLD W.P.I. NO. 1115432 — SCALE: NONE
F.P. ID. 1960911 — SHEET 1

AERIAL PHOTOGRAPHY DATE
FEBRUARY 05, 2000

TOWNSHIP 35 SOUTH, RANGE 17 EAST



KEY MAP
SR 684 (US41 CORTEZ RD.)
FROM: US 41 BUSINESS (14TH ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

RIGHT OF WAY MAP	FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAPPING	APPROVED BY M.A. Kyzn DATE 10/16/01 FOR DISTRICT SECRETARY	REVISION	BY	DATE	REVISION	BY	DATE		BY	DATE	F.A. PROJECT NO. N/A SECTION 13040-000	MAPS PREPARED BY ZOLLER, NAJJAR & SHROYER, INC.	FIELD BOOK NO'S 421484
									PRELIM	DB	7/19/01		OLD W.P.J. NO. 1115432	SCALE: 1" = 400 FEET
									FINAL	JNG	10/12/01	STATE ROAD NO. 684 (US41, CORTEZ ROAD) MANATEE COUNTY	F.P. ID. 1960911	SHEET 2
									CHECKED	DSQA	10/12/01			

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C-1	Δ = 165°28'42" RT.	34.58'	99.86'	S 89°30'21" E	68.60'

LINE	DIRECTION	DISTANCE
L1	S00°38'49"W	8.00'(C)
L2	N89°21'11"W	10.00'(C)
L3	N00°38'49"E	8.00'(C)
L4	S89°21'11"E	27.21'(C)
L5	N78°37'44"W	27.46'(C)
L6	N00°38'49"E	13.00'(C)
L7	S89°21'11"E	10.00'(C)
L8	S00°38'49"W	13.00'(C)

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M.A. [signature] DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE
Rev. Esm't Recording Data	L. Albritton	04-14-05
VOID Par. 701	L. Albritton	03-17-03
Add Par. 701	DB	08-16-02
Rev. Par. 101-103		
Void Par. 100 & 700		

REVISION	BY	DATE
Add P. 500A, 500B	L. Albritton	11/03/2005

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/12/01
CHECKED	DSQA	10/12/01

F.A. PROJECT NO. N/A — SECTION 13040-000

STATE ROAD NO. 684 (CORTEZ ROAD) — MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
OLD W.P.I. NO. 1115432
F.P. ID. 1960911 — SHEET 3

FIELD BOOK NO'S: 421484
SCALE: 1" = 40 FEET

SECTION 11, TOWNSHIP 35 SOUTH, RANGE 17 EAST

AERIAL PHOTOGRAPHY DATE: FEBRUARY 05, 2000

NORTH

SCALE: 1" = 40 FT.

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C-2	Δ = 64°54'40" (C)	130.00'	147.26'	N 32°01'05" E	139.50'
C-3	Δ = 80°10'15" (RT.)	29.00'	40.58'	N 49°38'39" E	37.35'

PALM ACRES
DEED BOOK 315, PAGE 509

SURVEY ℄ S.R. 45
STA. 1468+00.00
N=1468988.535
E=463696.162

RESERVED

DRIVEWAY (F)

DRAINAGE CANAL

TAMIAMI TRAIL (U.S. 41) (P)

SURVEY ℄ S.R. 45

N 00°28'49" E

P.I. STA. 1474+29.52
Δ=00°01'00" LT.
NO CURVE
N=1468825.432
E=463585.432

N 00°27'49" E

1470

1475

1480

EXISTING R/W LINE (SEC. 1301-119)

EXISTING R/W LINE (ORB. 1160, PG. 615)

EXISTING R/W LINE (SEC. 1301-159)

EXISTING R/W LINE (ORB. 1305, PG. 3078)

EXISTING R/W LINE (O.R.B. 1751, PG. 7055)

EXISTING R/W LINE PER TANGELO PARK (P.B. 9, PG. 14)

ORLANDO AVENUE (F)

S 83°34'45" E

N 83°41'02" W

60' (P)

BLANKET CROSS ACCESS EASEMENT (O.R.B. 1561, PG. 1348)

6' E.P.&L. EASEMENT (O.R.B. 1591, PG. 1568)

UTILITY EASEMENT (O.R.B. 1588, PG. 5294)

10' EQ UTILITY EASEMENT (O.R.B. CIT, PG. 587)

12' UTILITY EASEMENT (O.R.B. 1588, PG. 5296)

40' ACCESS & UTILITY EASEMENT (O.R.B. 1561, PG. 1348)

S SEWER EASEMENT (O.R.B. 100, PG. 348)

12' WIDE WATERLINE EASEMENT (O.R.B. 1305, PG. 3146)

12' WIDE E.P.&L. EASEMENT (O.R.B. 1267, PG. 917)

20' WIDE SEWER LINE EASEMENT (O.R.B. 1305, PG. 3146)

BLANKET EASEMENT FOR PEDESTRIAN AND VEHICULAR USE (O.R.B. 1278, PG. 1501)

INSET "E" (BELOW LEFT)

(SEE SHEET 14 FOR COMPLETE PARENT TRACT)

20' UTILITY EASEMENT (O.R.B. 617, PG. 570)

5' UTILITY EASEMENT (O.R.B. 298, PG. 634)

5' UTILITY EASEMENT (O.R.B. 299, PG. 259)

20' UTILITY EASEMENT (O.R.B. 679, PG. 633)

5' UTILITY EASEMENT (O.R.B. 299, PG. 249)

5' UTILITY EASEMENT (O.R.B. 299, PG. 206)

CENTERLINE F.P.&L. EASEMENT (D.B. 330, PG. 374)

20' UTILITY EASEMENT (O.R.B. 673, PG. 120)

CENTERLINE F.P.&L. EASEMENT (D.B. 380, PG. 92)

10' DRAINAGE EASEMENT (O.R.B. 1561, PG. 1339)

VOID 107 VOID 106 VOID 105 VOID 104 VOID 103 VOID 102 VOID 101 VOID 100 VOID 99 VOID 98 VOID 97 VOID 96 VOID 95 VOID 94 VOID 93 VOID 92 VOID 91 VOID 119A

LINE DATA TABLE

LINE	DIRECTION	DISTANCE
L5	S82°12'19"E	10.22'(C)
L6	S00°27'48"W	10.00'(C)
L7	N89°32'12"W	10.22'(C)
L125	N89°32'12"W	9.00'(C)
L126	N00°27'49"E	10.00'(C)
L127	S89°32'11"E	9.00'(C)

S.R. 684 (CORTEZ ROAD)
FROM US 41 BUSINESS (14th ST. W.) TO CR. 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES.
THIS MAP IS NOT A SURVEY.

SEE SHEET 5

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M.A. Lyn DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE
Remove Parcel 900A	L. Albritton	03-17-03
Void Par. 713A	L. Albritton	03-17-03
Void Par. 107 thru 110, 112		
Rev. Par. 111 & 113, 900A	DB	08-16-02
Add Par. 713A		

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/12/01
CHECKED	DSQA	10/12/01

F.A. PROJECT NO. N/A SECTION 13040-000

STATE ROAD NO. 684 (CORTEZ ROAD) MANATEE COUNTY

F.P. ID. 1960911

MAPS PREPARED BY: ZOLLER, MAJAR & SHROYER, INC.
OLD W.P.I. NO. 1115432
FIELD BOOK NO'S: 421484
SCALE: 1" = 40 FEET
SHEET 4

RIGHT OF WAY MAP	FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAPPING	APPROVED BY: [signature] FOR DISTRICT SECRETARY	DATE 10/16/01

REVISION	BY	DATE
VOID PARCELS 714A, 714B	L ALBRITTON	MAR 17, 2003
REMOVE OLD R/W LINE	L ALBRITTON	AUG 28, 2002
VOID PARCELS 105, 112, 113, 114	BD	AUG 16, 2002
REVISE PARCELS 104, 106	BD	AUG 16, 2002
ADD PARCEL 714	BD	AUG 16, 2002
Add Par. 500C	L. Albritton	Nov. 3, 2005
DELETE BKGROUND INSET "I"	J ROSS	OCT 14, 2003
VOID PARCEL 714C	L ALBRITTON	MAR 17, 2003

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/12/01
CHECKED	DSQA	10/12/01

F.A. PROJECT NO. N/A — SECTION 13040-000

STATE ROAD NO. 684 (CORTEZ ROAD) — MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.

OLD W.P.I. NO. 1115432

F.P. ID. 1960911

FIELD BOOK NO'S: 421484

SCALE: 1" = 40 FEET

AERIAL PHOTOGRAPHY DATE
FEBRUARY 05, 2000

SECTION 2, TOWNSHIP 35 SOUTH, RANGE 17 EAST

GREGORY ESTATES
DEED BOOK 276, PAGE 269

NOT INCLUDED (P)

38th AVENUE WEST (F)
STREET (P)

S.R. 45 (BUSINESS 41)

TAMIAMI TRAIL (P)
HIGHWAY U.S.-41 (P)

TAMIAMI (U.S. 41) (P)

SURVEY ℄ S.R.45
STA. 1501+00.00
N=1139495.836
E=469605.400

NORTH
0 20' 40' 80'
SCALE: 1" = 40 FT.

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING
C-115	Δ 88°55'56"	R 17.25' (C)	27.08' (C)	N 44°42'40" W
C-116	Δ 90°00'00"	R 17.25' (C)	27.01' (C)	N 45°15'51" E
C-117	Δ 90°41'05"	R 24.25' (C)	38.38' (C)	N 45°40'09" E
C-118	Δ 89°15'32"	R 24.25' (C)	37.78' (C)	N 44°17'39" W

LINE DATA TABLE

LINE	DIRECTION	DISTANCE
L24	S 89°38'41" E	32.46'(C)
L25	S 89°38'41" W	32.46'(CALCD)

TRACT "A"
TRACT "B"

13 TH ST. (P) & (F)

39 TH AVE. W. (P) & (F)

REVISED PLAT
BELL'S SUBDIVISION
PLAT BOOK 8, PAGE 61

DEF. SHEET 5

S.R. 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M.A. Yr DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE
Add Par. 500D & 501	L.Albritton	Nov.3, 2005
Void Par. 115 thru 118	DB	08-16-02

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A SECTION 13040-000
STATE ROAD NO. 684 (CORTEZ ROAD) MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
OLD W.P.J. NO. 1115432
F.P. ID. 1960911

FIELD BOOK NO'S: 421484
SCALE: 1" = 40 FEET
SHEET 6

MOTT'S SUBDIVISION
PLAT BOOK 7, PAGE 65

TOWNSHIP 35 SOUTH, RANGE 17 EAST

AERIAL PHOTOGRAPHY DATE
FEBRUARY 05, 2009

NOT A PART OF THIS PLAT

BLANKET CROSS EASEMENT ACCESS AND PARKING AGREEMENT (O.R.B. 942, PG. 1369)

(SEE SHEET 14 FOR COMPLETE PARENT TRACTS)

20' DRAINAGE EASEMENT (O.R.B. 1036, PG. 2244)

F.P.& L. EASEMENT (O.R.B. 1039, PG. 3800)

DRAINAGE CANAL(P)

9TH ST.(P)

SUBJECT TO CROSS EASEMENT ACCESS AND PARKING AGREEMENT (O.R.B. 942, PG. 1369)

10' x 12' FLORIDA POWER AND LIGHT POLE EASEMENT PER OFFICIAL RECORD BOOK NUMBER 1779, PAGE 7086

12' WATERLINE EASEMENT (O.R.B. 1205, PG. 3146)

1-STORY CONCRETE BLOCK COMMERCIAL

1-STORY CONCRETE BLOCK COMMERCIAL 2.50'OVERHANG

1-STORY METAL FRAME COMMERCIAL

ALUMINUM OVERHANG

EXISTING R/W LINE (SEC. 13040-2508)

ORIGINAL LOT LINE

SECTION LINE S 89°33'16" E

SURVEY B N 89°51'31" E

S.R. 684 (CORTEZ ROAD)

EXISTING R/W LINE (SEC. 13040-2501)

F.P.&L. EASEMENT (O.R.B. 907, PG. 1476)

NOTE: R/W LINE CONTINUES SEE SHEET 5

SEE SHEET 5

SEE INSET "F" BELOW

SEE SHEET 8

SEE INSET "G" BELOW LEFT

(SEE SHEET 14 FOR COMPLETE PARENT TRACT)

EXISTING R/W LINE (SEC. 13040-2501)

F.P.&L. EASEMENT (O.R.B. 907, PG. 1476)

EXISTING R/W LINE (SEC. 13040-2501)

SECTION 2

SECTION 11

1/4 SECTION LINE N 00°04'19" E

SECTION LINE

INSET "F" N.T.S.

INSET "G" N.T.S.

INSET "C" N.T.S.

NON-EXCLUSIVE EASEMENT (O.R.B. 1091, PG. 3606)

SET P.K.S. O. LB 6230, S.R. CORR. OF S. 1/4, S-35-17

FND. R/R SPK N.W. COR. OF N.E. 1/4 S-35-17

SECTION LINE

1/4 SECTION LINE N 00°04'19" E

S 0°23'35" E

12' WIDE WATERLINE EASEMENT (O.R.B. 1305, PG. 3146)

20' WIDE SEWER LINE EASEMENT (O.R.B. 1305, PG. 3146)

12' WATERLINE EASEMENT (O.R.B. 1205, PG. 3146)

CROSS EASEMENT (O.R.B. 942, PG. 1369)

12' WATERLINE EASEMENT (O.R.B. 226, PG. 40)

12' WATERLINE EASEMENT (O.R.B. 226, PG. 40)

F.P.&L. EASEMENT (O.R.B. 945, PG. 807)

101' F.P.&L. EASEMENT (O.R.B. 1267, PG. 1917)

F.P.&L. EASEMENT (O.R.B. 889, PG. 1783)

10' F.P.&L. EASEMENT (O.R.B. 1267, PG. 1917)

30' INGRESS/EGRESS EASEMENT (O.B. 172, PG. 445)

ACCESS EASEMENT (O.R.B. 1278, PG. 1501) (O.R.B. 1561, PG. 2941) (O.R.B. 1953, PG. 1788) (O.R.B. 1570, PG. 552)

ACCESS EASEMENT (O.R.B. 1278, PG. 1501) (O.R.B. 1561, PG. 2941) (O.R.B. 1953, PG. 1788) (O.R.B. 1570, PG. 552)

BLANKET INGRESS & EGRESS EASEMENT (O.R.B. 1091, PG. 1517)

BLANKET WATER & SEWER EASEMENT (O.R.B. 1091, PG. 1525)

S.R. 684 (CORTEZ RD.)

S.R. 684 (CORTEZ ROAD) FROM US 41 (BUSINESS, 14th ST. W.) TO CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

LINE DATA TABLE

LINE	DIRECTION	DISTANCE
L28	S02°14'53"W	5.00'(C)
L29	N00°14'53"E	5.00'(C)
L30	S00°23'59"W	34.25'(C)
L31	N89°36'01"W	23.50'(C)
L32	N00°08'29"E	15.00'(C)
L33	N89°51'31"E	10.00'(C)
L34	S00°08'29"E	14.72'(C)
L46	S00°08'29"E	10.00'(C)
L47	N00°08'29"W	40.00'(C)
L99	N89°51'31"E	34.35'(C)
L102	N62°18'52"E	29.33'(C)
L103	N61°40'56"E	50.21'(C)
L104	S89°40'16"E	81.50'(C)
L105	S00°08'29"E	0.66'(C)
L106	N00°08'29"W	0.80'(C)

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING
C-8	Δ = 01°11'43" LT.	2906.79'(C)	60.65'(C)	S89°32'37"E
C-9	Δ = 00°37'89" LT.	2906.79'(C)	31.86'(C)	N00°36'09"W
C-10	Δ = 90°00'04" RT.	25.00'(C)	39.27'(C)	S46°25'59"W
C-11	Δ = 03°22'19" RT.	28.00'(C)	43.69'(C)	N41°52'40"W
C-15	Δ = 00°30'58" LT.	2906.79'(C)	25.90'(C)	N89°53'10"W
C-16	Δ = 01°41'06" LT.	2906.79'(C)	34.25'(C)	N89°11'18"W
C-17	Δ = 00°00'00" LT.	2906.79'(C)	10.59'(C)	S87°56'45"E
C-18	Δ = 01°36'40" LT.	2921.79'(C)	50.19'(C)	N86°31'22"W
C-19	Δ = 00°30'33" LT.	2921.79'(C)	25.91'(C)	N87°12'02"W
C-20	Δ = 02°32'39" RT.	2822.79'(C)	125.32'(C)	S86°28'40"E
C-21	Δ = 00°05'22" RT.	2822.79'(C)	4.41'(C)	S85°13'31"E
C-22	Δ = 00°22'39" LT.	2906.79'(C)	19.16'(C)	S85°18'21"E

VOID PARCELS 708, 709, 710, 715B	L. ALBRITTON	MAR. 17, 2003.
VOID PARCELS 126, 127, 711, 712	DB	AUG. 16, 2002
REVISE PARCELS 900A, 900B, 900C	DB	AUG. 16, 2002
REVISE PARCELS 125A, 708, 709, 710	DB	AUG. 16, 2002
REVISE PARCELS 119B, 120, 121A, 124	DB	AUG. 16, 2002
ADD PARCELS 715B, 728, 729, 901	DB	AUG. 16, 2002

REVISION	BY	DATE

CHANGE PARCEL 900C TO 900	L. ALBRITTON	MAR. 17, 2003
ADD PARCEL 801	L. ALBRITTON	MAR. 17, 2003
REMOVE PARCEL 900B	L. ALBRITTON	MAR. 17, 2003
VOID PARCELS 726, 729	L. ALBRITTON	MAR. 17, 2003

REVISION	BY	DATE

VOID PARCEL 901	J. L. ROSS	FEB 09, 2004
ADD O.R. 1779, PG. 7088 PARCEL 121	ROSS	JUNE 30, 2003
VOID PARCEL 800	L. ALBRITTON	APR. 28, 2003
REVISE PARCEL 121	L. ALBRITTON	APR. 28, 2003

REVISION	BY	DATE

REVISION	BY	DATE

REVISION	BY	DATE

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M. L. Myr DATE: 10/16/01
FOR DISTRICT SECRETARY

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A | SECTION 13040-000

STATE ROAD NO. 684 (CORTEZ ROAD) | MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
OLD W.P.I. NO. 1115432
F.P. ID. 1960911 | SHEET 7

FIELD BOOK NO'S 421484
SCALE: 1" = 40 FEET

TOWNSHIP 35 SOUTH, RANGE 17 EAST

(SEE SHEET 14 FOR COMPLETE PARENT TRACTS)

ELMORE PROPERTY
PLAT BOOK 4, PAGE 79A

AERIAL PHOTOGRAPHY DATE: FEBRUARY 05, 2000

NORTH

SCALE: 1" = 40' FT.

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING
C-12	45°41'35" RT.	325.01(C)	259.31(C)	S67°23'52"E

SEE SHEET 9

SEE SHEET 7

SECTION 2

SECTION 11

SECTION LINE

S.R. 684 (CORTEZ ROAD)

5TH STREET W.

ORIGINAL LOT LINE

EXISTING R/W LINE (SEC. 13040-2501)

EXISTING R/W LINE O.R.B. 1365, PG. 2605

OVERLAPPING LINES

25' DRIVEWAY EASEMENT (O.R.B. 999, PG. 7)

25' DRIVEWAY EASEMENT (O.R.B. 999, PG. 13)

10' F.P.&L. EASEMENT (O.R.B. 733, PG. 174)

4' F.P.&L. EASEMENT (O.R.B. 889, PG. 1123)

6' F.P.&L. EASEMENT (O.R.B. 1105, PG. 1820)

60' ACCESS EASEMENT (O.R.B. 1033, PG. 2838)

5' UTILITY EASEMENT (O.R.B. 276, PG. 49)

BLANKET SEWER & WATERLINE EASEMENT (O.R.B. 1291, PG. 1525)
UNPLOTTABLE F.P.&L. EASEMENT (O.R.B. 725, PG. 345)
BLANKET INGRESS/EGRESS PARKING & DRAINAGE EASEMENT (O.R.B. 1091, PG. 1517)

(SEE SHEET 14 FOR COMPLETE PARENT TRACTS)

ELMORE PROPERTY
PLAT BOOK 4, PAGE 79A
FOR CONTINUATION SEE SHEET 9

S.R. 684 (US 41, CORTEZ ROAD)
FROM US 41 BUSINESS (14th ST. W.) TO CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: _____ DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE
Void Par. 126, 128-134, 136 712, 716, 717, 719, 720, 902, 903 & 904	DB	08-16-02

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A — SECTION 13040-000

STATE ROAD NO. 684 (US 41, CORTEZ ROAD) — MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
FIELD BOOK NO'S: 421484
OLD W.P.I. NO. 1115432
SCALE: 1" = 40 FEET
F.P. ID. 1960911
SHEET 8

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING
C-13	Δ=02°17'55" RT.	694.20'(C)	27.85'(C)	S 88°42'34" W
C-24	Δ=01°36'00" RT.	681.20'(C)	19.02'(C)	S 86°45'36" W
C-42	Δ=00°49'31" RT.	694.20'(C)	10.00'(C)	S 50°03'43" W
C-43	Δ=00°49'31" RT.	694.20'(C)	10.00'(C)	S 38°10'52" W

LINE DATA TABLE

LINE	DIRECTION	DISTANCE
L-1	S89°51'32"W	20.00'(C)
L-2	S89°50'31"W	16.01'(C)
L14	N51°49'08"W	3.00'(C)
L15	N38°10'52"E	10.00'(C)
L16	S51°49'08"E	3.00'(C)
L38	N39°56'17"W	3.00'(C)
L39	N50°03'43"E	10.00'(C)
L40	S39°56'17"E	3.00'(C)

S.R. 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

REVISION	BY	DATE	REVISION	BY	DATE	REVISION	BY	DATE
VOID PARCELS 126, 131, 132, 134, 135	DB	AUG 16, 2002	VOID PARCEL 910	ROSS	FEB 09, 2004			
REVISE PARCELS 138A, 138B	DB	AUG 16, 2002	VOID PARCELS 905, 906, 907, 908	DB	AUG 16, 2002			
ADD PARCEL 910	DB	AUG 16, 2002	VOID PARCELS 136, 137, 139, 140, 721	DB	AUG 16, 2002			

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY M. A. [signature] DATE 10/16/01
FOR DISTRICT SECRETARY

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A — SECTION 13040-000
STATE ROAD NO. 684 (CORTEZ ROAD) — MANATEE COUNTY

MAPS PREPARED BY ZOLLER, NAJJAR & SHROYER, INC.
FIELD BOOK NO'S 421484
OLD W.P.I. NO. 1115432
SCALE: 1" = 40 FEET
F.P. ID. 196091I
SHEET 9

AERIAL PHOTOGRAPHY DATE
FEBRUARY 05, 2000

SEE SHEET II

TOWNSHIP 35 SOUTH, RANGE 17 EAST

SEE SHEET 9 & 11 FOR THIS AREA

EXISTING R/W LINE (SEC. 13040-2501)

L=834.76' (C) CB = 35°32'08"W
Δ = 06°00'55" RT. R=7934.20' (C)

S.R. 684 (CORTEZ ROAD)

SECTION 2 | 36 | 37 | N 89°51'31" E | 38 | SURVEY ℄ | 39 | 40 | SURVEY BASELINE EXTENDED

SECTION 11 | SECTION LINE | N 89°49'40" E

S.R. 55 (1ST STREET) | SURVEY ℄ | SECTION LINE | N 00°12'26" E

CONNECTICUT AVE. (P) | 35.00'(F) | 15.00'(P) | EXISTING R/W LINE (SEC. 13340-102) | 338.09'(C) | N 00°12'26" E | ORIGINAL LOT LINE

30.00' | 44+91.39 | S.J.R. | N 89°47'34" W | 140.00'(F) | 140'(P) | S/P.K.D

64.00'(C) | N 07°25'25" E | 50'(P) | 44+41.54 | 81.00'(C) | S.J.R. | 140'(P) | R=35'(P) | C.P.K. | 50'(P) | N 83°45'57" W | 65.00' | 43+98.06 | S/P.K.D | N 88°29'51" W | 104.20'(F) | S.J.R.

BLK "A" | 2

MAP OF CONNECTICUT PARK
LOTS 1 & 2 BLK. "A"
PLAT BOOK 4, PAGE 87

N.S. ADAMS
PLAT OF LOTS 3-7, 9-17 & 38-50
PART OF LOT 8, ALL IN BLK. "A"
MAP OF CONNECTICUT PARK
PLAT BOOK 7, PAGE 7

ORIGINAL LOT LINE | 50'(P) | N 07°35'25" E | 60.85'(C) | 50'(P) | N 07°35'25" E | 89.55'(C) | ORIGINAL LOT LINE

S.J.R. | S 89°59'08" E | 150.00'(F) | 300.00'(P) | FND. D.H.

S 89°48'28" E | 125.00'(C) | 140'(P) | S 00°01'32" W | 142.25'(F) | 142.25'(C)

FND. 5/8"J.R. NO# | S 88°49'28" E | 250.00'(F) | 250'(P) | FND. 5/8"J.R. NO#

S 89°48'28" E | 125.00'(C) | 140'(P) | S 00°01'34" W | 143.69'(F) | 143.69'(C)

N 88°29'51" W | 640.00'(F) | 640'(P) | S/P.K.D

CORTEZ ROAD(P) | S 88°31'24" E | 2651.09' | SECTION 1 | SECTION 12 | 1/4 COR. | FND. R/R/ SPK. NO#

NORTH

0 20' 40' 80'

SCALE: 1" = 40 FT.

SEE INSET "D"

EXISTING R/W LINE (SEC. 13040-2501) | SECTION LINE | S 88°31'24" E | 100.00'(C)

20' SEWER EASEMENT (O.R.B. 677, PG. 599) | CB = N89°51'48"E | Δ = 03°12'26" RT. | R = 2814.79'(C) | 157.35'(D) | L = 157.56'(C) | S88°31'24"E | 64.08'(C) | 64.78' | 64.23' | 42.34'(D) (42.44'(C)) S88°31'25"E | 30.62'(C) | S 88°31'24" E | 100.00'(C)

C38 | C39 | C40 | 41+07.25 | 64.08' RT. | 41+07.25 | 94.83' RT. | 37.00'(C) | S89°51'34"W | 46.52'(C) | N 88°16'23" E | EXISTING R/W LINE (O.R.B. 1464 PG. 1698) | N 00°29'17" E | 22.45'(C)

723 | ROOF OVERHANG | 1-STORY CONCRETE BLOCK COMMERCIAL | 239.38'(C) | 270.00'(C) | EXTING R/W O.R.B. 867 PG. 573 | N00°29'17"E | 350.00'(C) | SUBJECT TO F.P.&L. BLANKET EASEMENT (O.R.B. 89, PG. 139Z) | N86°30'43"W | 200.00'(C)

CURVE DATA TABLE

CURVE	DELTA		RADIUS	LENGTH	CHORD BEARING
C-4	Δ = 94°01'15"	RT.	35.00'	57.43'	N 44°08'43"W
C-5	Δ = 43°58'06"	LT.	460.00'	353.12'	S 67°10'03"E
C-14	Δ = 83°58'23"	RT.	40.00'(D)	58.62'(C)	S 41°46'43"E
C-38	Δ = 02°08'15"	RT.	2814.79'(C)	105.00'(C)	N 89°25'43"E
C-39	Δ = 00°45'12"	RT.	2814.79'(C)	37.04'(C)	S 89°01'10"E
C-40	Δ = 00°19'00"	RT.	2814.79'(C)	15.53'(C)	S 88°36'09"E

F.P.&L. EASEMENT (O.R.B. 875, PG. 946) | 35°71.03' | 93.98' | 38°45.12' | 76.54' | 39°39.00' | 70.37'

UTILITY EASEMENT (O.R.B. 690, PG. 77) | L=334.80'(C) | Δ = 06°34'52" | R=2914.79'(C) | CB=N86°39'05"E | Δ = 02°32'24" LT. | R = 2914.79'(C) | L = 129.22'(C) | CB = N86°11'35"E

L=407.24'(C) | Δ = 08°11'22" RT. | CB = N81°25'20"E | R=2814.79'(C) | Δ = 01°18'15" RT. | R = 2814.79'(C) | L = 64.08'(C) | CB = N81°42'28"E

Δ = 01°38'44" LT. | R = 2914.79'(C) | L = 83.71'(C) | CB = N85°04'01"E

Δ = 01°51'41" RT. | R = 2814.79'(C) | L = 91.45'(C) | CB = N84°12'30"E

Δ = 01°54'59" RT. | R = 2814.79'(C) | L = 94.29'(C) | CB = N86°05'52"E

INGRESS/EGRESS EASEMENT (O.R.B. 769, PG. 895)

F.P.&L. EASEMENT (O.R.B. 689, PG. 1131)

722 VOID | 140 VOID | 140 VOID | 135 VOID

EXTING R/W O.R.B. 867 PG. 573 | EXISTING R/W (SEC. 13040-2501) | O.R.B. 867 PG. 573

F.P.&L. EASEMENT (O.R.B. 89, PG. 139)

30' FDOT DRAINAGE EASEMENT (O.R.B. 195, PG. 100)

N 00°29'17" E | 350.00'(C) | S00°29'17"W | 350.00'(C) | 356.17'(D) | 356.17'(C) | 1st STREET

DRAINAGE EASEMENT (O.R.B. 350, PG. 671)

30' | 30' | 215.00'(C) | S87°16'40"W | 93.38'(D)

INSET "D"
N.T.S.

EQUATION STATION
STA. 40+02.99 SURVEY ℄=
STA. 40+01.14
FDOT SECTION 13040-2501=
STA. 43+65.13 ℄ SR 55
FDOT SECTION 1313-102
N=1137698.035
E=473595.384

SURVEY ℄ | N 00°12'26" E | S.R. 55 (FIRST STREET)

N 89°51'31" E | SURVEY ℄ | S.R. 684 (CORTEZ RD.)

2 | 1 | 3.18'(F) | N 00°12'26" E | SET P.K.& D. LB 2230

SECTION LINE | N 89°49'40" E | SECTION COR.

11 | 12

STA. 43+61.95
FDOT SECTION 1313-102

S.R. 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY | DATE
M.A. Hyman | 10/10/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE
Void Par. 139-142,147,722	DB	08-16-02

REVISION	BY	DATE

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A | SECTION 13040-000

STATE ROAD NO. 684 (CORTEZ ROAD) | MANATEE COUNTY

MAPS PREPARED BY: ZOLLER/AAJAR & SHROYER, INC.
OLD W.P.I. NO. 1115432
F.P. ID. 1960911

FIELD BOOK NO'S: 42484
SCALE: 1" = 40 FEET
SHEET 10

CURVE DATA TABLE

CURVE	DELTA		RADIUS	LENGTH	CHORD BEARING
C-4	Δ = 94°08'13"	RT.	35.00'	57.43'	N 44°08'43"W
C-5	Δ = 43°58'06"	LT.	460.00'	353.00'	S 67°10'03"E
C-6	Δ = 65°24'02"	RT.	410.00'	468.00'	N 56°27'05"W
C-7	Δ = 53°23'01"	RT.	10.00'	9.31'	N 46°19'01"E
C-14	Δ = 83°58'23"	RT.	40.00'(C)	58.62'(C)	N 41°46'45"W
C-25	Δ = 31°23'18"	LT.	460.00'(C)	252.00'(C)	S 60°52'39"E
C-43	Δ = 00°49'31"	RT.	694.20'(C)	10.00'(C)	S 38°10'52"W

S.R. 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

RIGHT OF WAY MAP	FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAPPING	APPROVED BY M.A. [signature] DATE 10/16/01 FOR DISTRICT SECRETARY	Add Note - Parcel 142 / Vold Parcel 142 / Rev. Par. 138A, B — REVISION	S.J.Nemeth / DB — BY	12-31-02 / 08-16-02 — DATE	REVISION	BY	DATE	PRELIM / FINAL / CHECKED	BY / DB / JNG / DSQA	DATE / 7/19/01 / 10/16/01 / 10/16/01	F.A. PROJECT NO. N/A — SECTION 13040-000 — STATE ROAD NO. 684 (CORTEZ ROAD) — MANATEE COUNTY	MAPS PREPARED BY ZOLLER, NAJJAR & SHROYER, INC. — OLD W.P.I. NO. 1115432 — F.P. ID. 1960911	FIELD BOOK NO'S 421484 — SCALE: 1" = 40 FEET — SHEET 11

S.R. 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

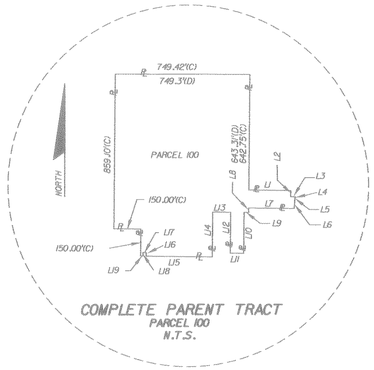
RIGHT OF WAY MAP	FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAPPING	APPROVED BY M.A. [signature] DATE 10/16/01 FOR DISTRICT SECRETARY	REVISION: Void Par. 143-145 & 724 / BY: DB / DATE: 08-16-02		BY / DATE PRELIM: DB 7/19/01 FINAL: JNG 10/16/01 CHECKED: DSQA 10/16/01	F.A. PROJECT NO. N/A SECTION 13040-000 STATE ROAD NO. 684 (CORTEZ ROAD) MANATEE COUNTY	MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC. FIELD BOOK NO'S: 421484 OLD W.P.I. NO. 1115432 SCALE: 1" = 40 FEET F.P. ID. 196091I SHEET 12

RIGHT OF WAY MAP	FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAPPING	APPROVED BY M. A. [signature] DATE 10/16/01 FOR DISTRICT SECRETARY	Void Par. 143-146, 725 B 727 A, B	DB	08-16-02					BY	DATE	PRELIM	DB	7/19/01	F.A. PROJECT NO. N/A	SECTION 13040-000	MAPS PREPARED BY ZOLLER, NAJJAR & SHROYER, INC.	FIELD BOOK NO'S 421484
			REVISION	BY	DATE	REVISION	BY	DATE	FINAL	JNG	10/16/01	STATE ROAD NO. 684 (CORTEZ ROAD)	MANATEE COUNTY	OLD W.P.J. NO. 1115432	SCALE: 1" = 40 FEET		
									CHECKED	DSQA	10/16/01			F.P. ID. 1960911	SHEET 13		

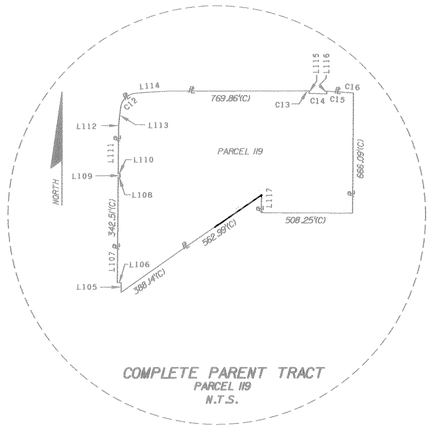
AERIAL PHOTOGRAPHY DATE
FEBRUARY 05, 2000

LINE DATA TABLE

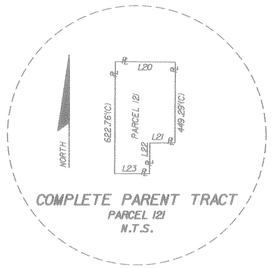
LINE	DISTANCE(D)	DISTANCE(C)
L1	232.91'(D)	233.00'(C)
L2	35.00'(D)	35.40'(C)
L3	25.0'(D)	25.00'(C)
L4		6.22'(C)
L5		1.00'(C)
L6		58.21'(C)
L7	255.09'(D)	253.91'(C)
L8	25.00'(D)	25.00'(C)
L9	25.00'(D)	25.00'(C)
L10	226.5'(D)	226.50'(C)
L11		75.00'(C)
L12		226.50'(C)
L13		100.00'(C)
L14		248.50'(C)
L15		367.99'(C)
L16	20.0'(D)	20.00'(C)
L17	(8.0'(D)	(8.00'(C)
L18	20.0'(D)	20.00'(C)
L19		12.81'(C)
L20		335.00'(C)
L21		140.00'(C)
L22		170.00'(C)
L23		195.01'(C)
L24		76.11'(C)
L25		5.14'(C)
L26		65.78'(C)
L27		25.47'(C)
L28		47.68'(C)
L29		69.32'(C)
L30		150.57'(C)
L31		73.93'(C)
L32		76.30'(C)
L33		230.30'(C)
L34		25.00'(C)
L35		27.26'(C)
L36		237.62'(C)
L37		21.89'(C)
L38		6.72'(C)
L39	307.53'(D)	310.42'(C)
L40	25.00'(D)	25.00'(C)
L41	200.00'(D)	200.00'(C)
L42	10.00'(D)	10.00'(C)
L43	205.35'(D)	205.35'(C)
L44	150.56'(D)	152.94'(C)
L45	139.42'(D)	139.42'(C)
L46	140.00'(D)	140.00'(C)
L47	94.00'(D)	93.37'(C)
L48	82.00'(D)	82.00'(C)
L49	106.88'(D)	106.88'(C)
L50	240.00'(D)	240.00'(C)
L51	90.00'(D)	90.00'(C)
L52	200.00'(D)	200.00'(C)
L53	300.00'(D)	300.00'(C)
L54		63.13'(C)
L55	140.00'(D)	140.69'(C)
L56	139.42'(D)	139.42'(C)
L57	265.00'(D)	265.41'(C)
L58	13.00'(D)	13.00'(C)
L59	13.00'(D)	13.00'(C)
L60		33.21'(C)
L61		48.15'(C)
L62		30.00'(C)
L63		355.00'(C)
L64		312.46'(C)
L65		91.00'(C)
L66	187.40'(D)	186.41'(C)
L67	238.00'(D)	242.00'(C)
L68	136.00'(D)	139.00'(C)
L69	121.00'(D)	121.00'(C)
L70	54.00'(D)	59.00'(C)
L71	56.17'(D)	59.02'(C)
L72		168.93'(C)
L73		225.00'(C)
L74		256.99'(C)
L75		37.29'(C)
L76		39.25'(C)
L77		20.16'(C)
L78		115.21'(C)
L79		173.50'(C)
L80		149.99'(C)
L81		237.62'(C)
L82	28.00'(D)	28.00'(C)
L83		50.00'(C)
L84		28.00'(C)
L85	121.00'(D)	121.43'(C)
L86	220.00'(D)	220.00'(C)
L87	47.33'(D)	47.33'(C)
L88	302.50'(D)	302.69'(C)
L89	149.36'(D)	149.36'(C)
L90		188.85'(C)
L91		9.49'(C)
L92		17.00'(C)
L93		75.41'(C)
L94	331.20'(D)	331.20'(C)
L95	14.08'(D)	14.08'(C)
L96	260.84'(D)	260.84'(C)
L97	36.50'(D)	36.50'(C)
L98	60.00'(D)	60.00'(C)
L99	100.53'(D)	100.53'(C)
L100		29.75'(C)
L101		58.37'(C)
L102		5.28'(C)
L103		9.26'(C)
L104		133.55'(C)
L105		53.01'(C)
L106		21.50'(C)
L107		242.10'(C)
L108		10.00'(C)
L109		20.00'(C)
L110		10.00'(C)
L111		245.39'(C)
L112		45.11'(C)
L113		72.26'(C)
L114		174.88'(C)
L115		15.00'(C)
L116		15.00'(C)
L117		99.44'(C)
L118		488.38'(C)
L119		266.24'(C)
L120		189.98'(C)
L121		152.25'(C)
L122		208.47'(C)
L122		99.56'(C)
L123		10.00'(C)
L124		9.46'(C)
L125		27.26'(C)
L126		25.00'(C)



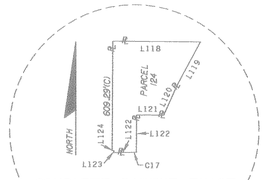
COMPLETE PARENT TRACT
PARCEL 100
N.T.S.



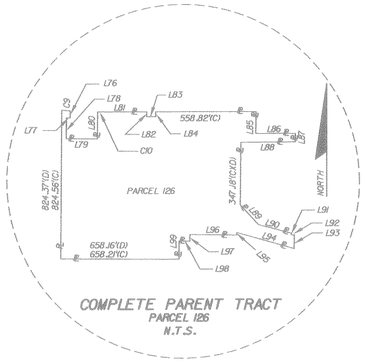
COMPLETE PARENT TRACT
PARCEL 119
N.T.S.



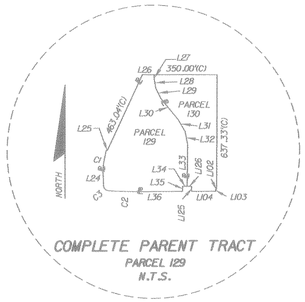
COMPLETE PARENT TRACT
PARCEL 121
N.T.S.



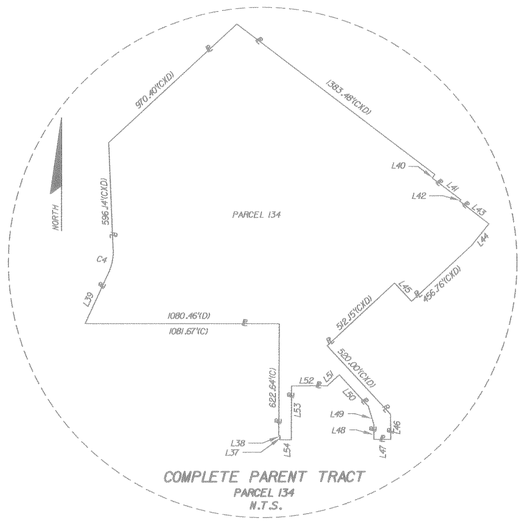
COMPLETE PARENT TRACT
PARCEL 124
N.T.S.



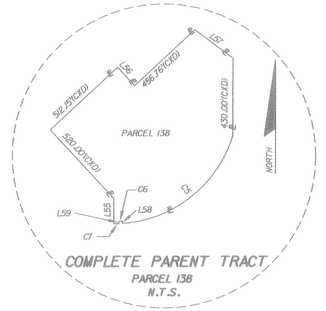
COMPLETE PARENT TRACT
PARCEL 126
N.T.S.



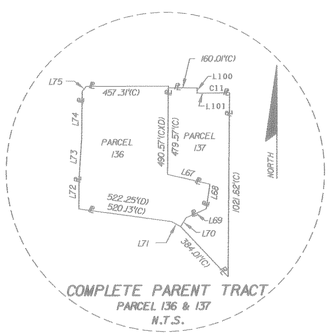
COMPLETE PARENT TRACT
PARCEL 129
N.T.S.



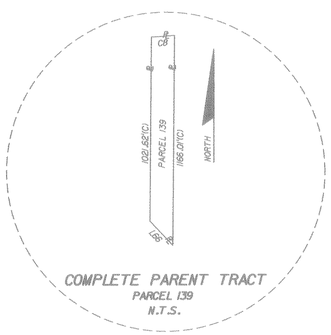
COMPLETE PARENT TRACT
PARCEL 134
N.T.S.



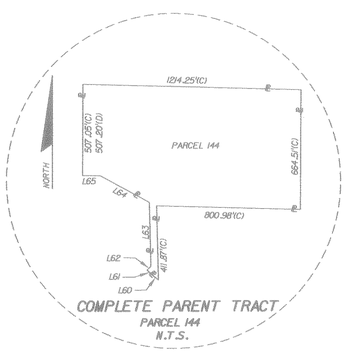
COMPLETE PARENT TRACT
PARCEL 138
N.T.S.



COMPLETE PARENT TRACT
PARCEL 136 & 137
N.T.S.



COMPLETE PARENT TRACT
PARCEL 139
N.T.S.



COMPLETE PARENT TRACT
PARCEL 144
N.T.S.

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING
C1	Δ = 16°13'35" RT.	428.54'(C)	121.36'(C)	N 09°17'00" E
C2	Δ = 03°35'09" RT.	2822.79'(C)	176.62'(C)	N 88°30'54" W
C3	Δ = 89°22'19" RT.	28.00'(C)	43.68'(C)	N 47°52'40" W
C4	Δ = 27°22'40" RT.	277.33'(C)	132.52'(C) 132.99'(D)	N 11°27'25" E
C5	Δ = 68°50'56" RT.	694.20'(C)	834.18'(C) 829.69'(D)	S 57°32'08" W
C6	Δ = 01°36'00" RT.	681.20'(C)	19.02'(C) 19.02'(D)	S 86°45'38" W
C7	Δ = 02°17'55" RT.	694.20'(C)	27.85'(C) 27.85'(D)	S 88°42'34" W
C8	Δ = 02°32'24" LT.	2914.79'(C)	129.22'(C)	N 86°11'35" E
C9	Δ = 00°55'18" LT.	2906.79'(C)	46.76'(C)	S 85°57'26" E
C10	Δ = 00°41'57" LT.	2906.79'(C)	35.47'(C)	S 89°47'30" E
C11	Δ = 02°23'44" LT.	2914.79'(C)	121.81'(C)	N 88°39'39" E
C12	Δ = 81°34'48" RT.	93.00'(C)	132.42'(C)	N 45°09'24" E
C13	Δ = 00°23'22" RT.	2822.79'(C)	19.18'(C)	S 89°56'48" E
C14	Δ = 05°00'00" RT.	280'.79'(C)	98.01'(C)	S 86°45'10" E
C15	Δ = 02°37'59" RT.	2822.79'(C)	129.72'(C)	S 86°26'01" E
C16	Δ = 00°22'39" LT.	2906.79'(C)	19.16'(C)	S 85°18'27" E
C17	Δ = 00°30'38" LT.	2906.79'(C)	25.90'(C)	N 89°53'10" W

S.R. 684 (CORTEZ ROAD)
FROM: US 41 BUSINESS (14TH ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES
THIS MAP IS NOT A SURVEY.

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY M. E. Kay DATE 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE	REVISION	BY	DATE

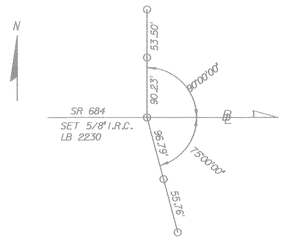
	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A SECTION 13040-000
STATE ROAD NO. 684 (CORTEZ ROAD) MANATEE COUNTY

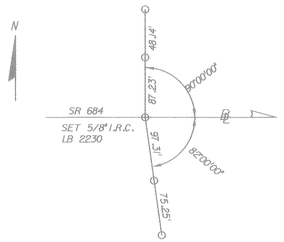
MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
OLD W.P.J. NO. 1115432
F.P. ID. 19609111

FIELD BOOK NO'S: 421184
SCALE: NONE
SHEET 14

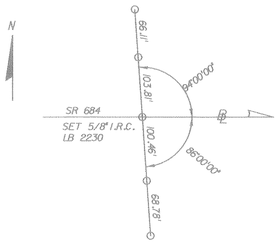
BEGIN R/W PROJECT
STA. 399+00.00
SR 684 (CORTEZ RD.)



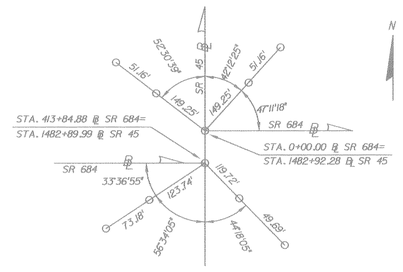
P.I. STA. 400+11.48
Δ = 00°14'30" RT.
SR 684 (CORTEZ RD.)



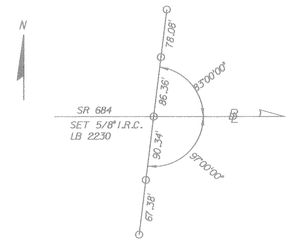
P.O.T. STA. 407+00.00
SR 684 (CORTEZ RD.)



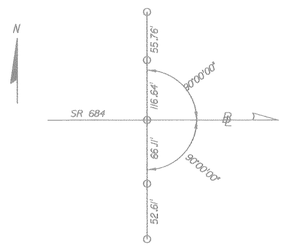
EQUATION STA. 413+84.88
SR 684 (CORTEZ RD.)



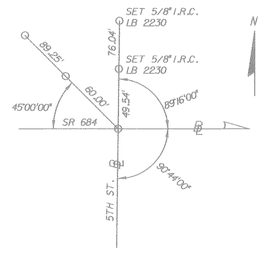
P.O.T. STA. 9+00.00
SR 684 (CORTEZ RD.)



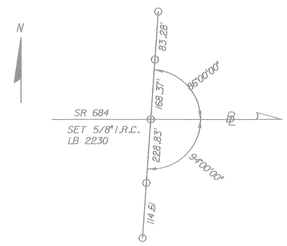
P.O.T. STA. 17+00.00
SR 684 (CORTEZ RD.)



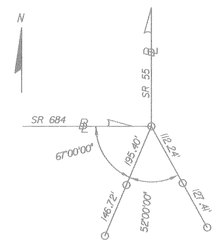
P.O.T. STA. 26+74.65 ℄ SR 684=
STA. 30+00.00 ℄ 5TH ST.



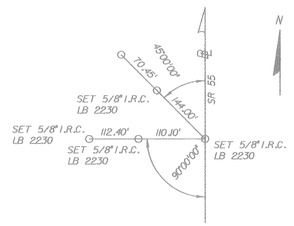
P.O.T. STA. 35+19.00
SR 684 (CORTEZ RD.)



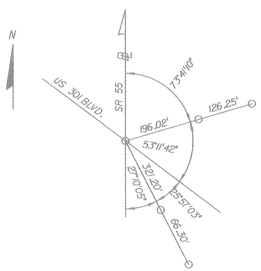
STA. 40+02.99 ℄ SR 684=
STA. 43+65.13 ℄ SR 55



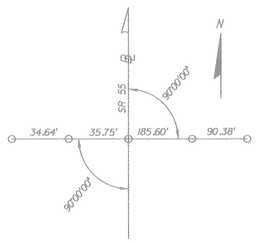
P.O.T. STA. 48+31.12
SR 55 (1ST ST.)



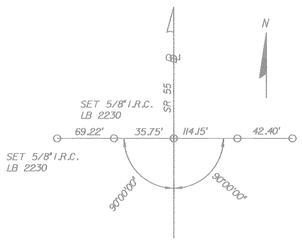
STA. 55+69.48 ℄ SR 55=
STA. 541+57.45 ℄ CR 683



P.O.T. STA. 61+00.00
SR 684 (CORTEZ RD.)



END R/W PROJECT
STA. 67+00.00
SR 684 (CORTEZ RD.)

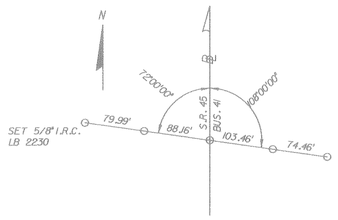


LEGEND:
○ – SET PK & D (LB2230 UNESS OTHERWISE NOTED)

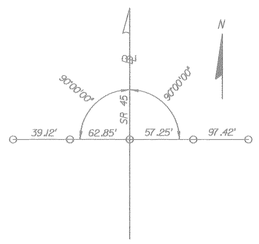
REFERENCE POINTS
S.R. 684 (US41, CORTEZ RD.)
FROM: US 41 BUSINESS (14TH ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES.

RIGHT OF WAY MAP	FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAPPING	APPROVED BY M.A. W	DATE 10/16/01										BY	DATE	F.A. PROJECT NO. N/A	SECTION 13040-000	MAPS PREPARED BY ZOLLER,MAJJAR & SHROKER,INC.	FIELD BOOK NO'S 421484	
		FOR DISTRICT SECRETARY										PRELIM	DB	7/19/01					
												FINAL	JNG	10/16/01	STATE ROAD NO. 684 (US41,CORTEZ ROAD)	MANATEE COUNTY	OLD W.P.I. NO. 1115432	SCALE: NONE	
				REVISION	BY	DATE	REVISION	BY	DATE			CHECKED	DSQA	10/16/01			F.P. ID. 1960911		SHEET 15

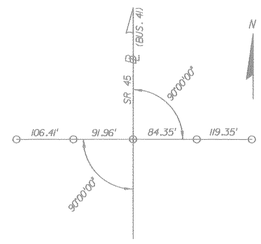
STA. 1468+00.00
SR 45 (BUS. 41)



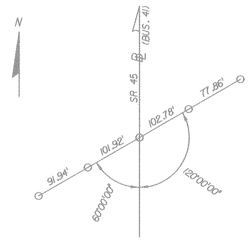
P.I. STA. 1474+29.52
Δ = 00°01'00" LT.
SR 45 (BUS. 41)



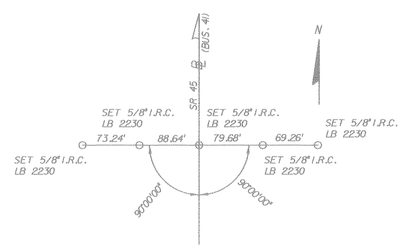
P.O.T. STA. 1488+00.00
SR 45 (BUS. 41)



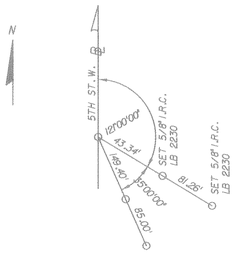
P.I. STA. 1491+64.45
Δ = 00°06'00" LT.
SR 45 (BUS. 41)



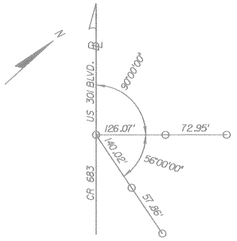
STA. 1501+00.00
SR 45 (BUS. 41)



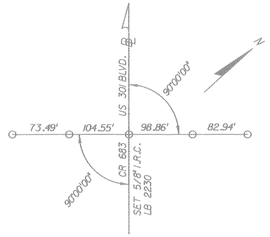
STA. 20+00.00
5TH ST. W.



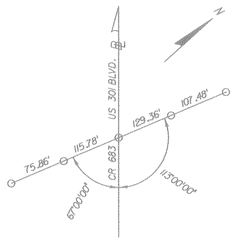
STA. 536+00.00
CR 683 (US 301 BLVD.)



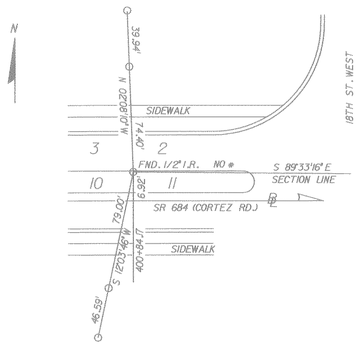
P.O.T. STA. 547+00.00
CR 683 (US 301 BLVD.)



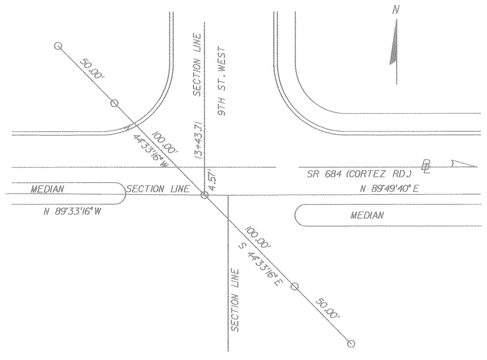
STA. 550+00.00
CR 683 (US 301 BLVD.)



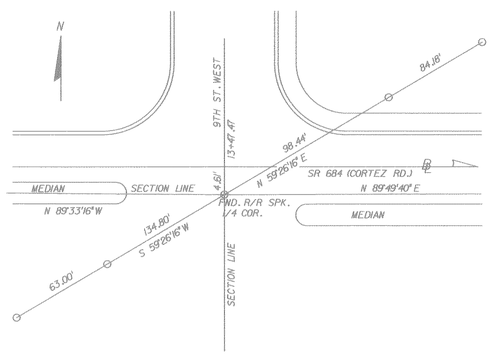
S.W. CORNER, SECTION 2
TWP. 35 S., RGE. 17 E.



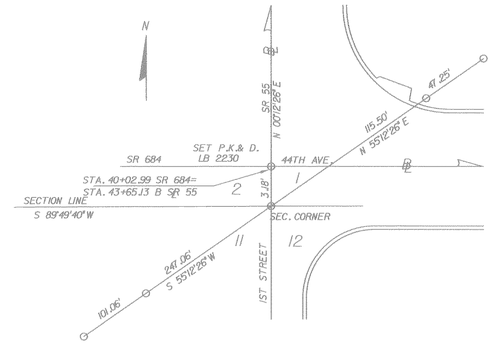
S.E. CORNER OF S.W. 1/4
SEC. 2, TWP. 35 S., RGE. 17 E.



N.E. CORNER OF N.W. 1/4
SEC. 11, TWP. 35 S., RGE. 17 E.



S.E. CORNER OF SECTION 2
TWP. 35 S., RGE. 17 E.



LEGEND:
○ – SET PK & D (LB2230 UNESS OTHERWISE NOTED)

REFERENCE POINTS
S.R. 684 (US 41, CORTEZ ROAD)
FROM: US 41 (14TH ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES.

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M.D. Kyn DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE	REVISION	BY	DATE

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO.: N/A SECTION 13040-000
STATE ROAD NO. 684 (US 41, CORTEZ ROAD) MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
OLD W.P.J. NO. 1115432
F.P. ID. 196091

FIELD BOOK NO'S: 421484
SCALE: NONE
SHEET 16

TABLE OF OWNERSHIPS

PARCEL NO.	SHEET NO.	NAME	AREA TAKEN	REMAINDERS LEFT	REMAINDERS RIGHT	COMMENTS	RECORDING DATA
~~100~~	~~2, 3, 5, 6~~	~~LEFMARK/BVT~~ ~~BRADENTON ASSOCIATES~~	~~552 S.F.~~	~~16.701 AC.~~		VOID	
101	3	DANIEL I. FERBER	130 S.F.		24,677 S.F.		
102	3	GREGORY A. BANK, A SINGLE PERSON	80 S.F.		5,336 S.F.		
103	3	MILLER MITCHELL AND RUBY S. MITCHELL, HUSBAND & WIFE	202 S.F.		6,485 S.F.		O.R. 1876, PG. 5252 (1861227)
104	5	GE CAPITAL FRANCHISE FINANCE CORPORATION	526 S.F.		16,030 S.F.		O.R. 1877, PG. 575 (# 1862532)
~~105~~	~~5~~	~~SPLASH SUNFUN BEACHWEAR, Inc.~~	~~2,807 S.F.~~		~~11,497 S.F.~~	VOID	
106	5	BANK OF AMERICA, N. A. f/k/a INTER CITY NATIONAL BANK of BRADENTON, TRUSTEE	140 S.F.	1.604 AC.			O.R. 1886, PG. 2590 (#1879558)
~~107~~	~~4~~	~~MILLER MITCHELL AND RUBY MITCHELL, HUSBAND AND WIFE~~	~~19 S.F.~~	~~5,895 S.F.~~		VOID	
~~108~~	~~4~~	~~JANE A. GATTUSO, WIDOW~~	~~205 S.F.~~	~~7,985 S.F.~~		VOID	
~~109~~	~~4~~	~~FIRKINS ACQUISITIONS, INC., A FLORIDA CORPORATION~~	~~549 S.F.~~	~~1.315 AC.~~		VOID	
~~110~~	~~4~~	~~MARLENE J. BERGIN, A MARRIED PERSON~~	~~3,276 S.F.~~	~~2.063 AC.~~		VOID	
111	4	MARSHALL GOLDMAN AND MERLE GOLDMAN	90 S.F.	34,063 S.F.			
~~112~~	~~4, 5~~	~~GENERAL MILLS RESTAURANT GROUP, INC., A FLORIDA CORPORATION, A/K/A GMRI, INC.~~	~~5,150 S.F.~~	~~1.468 AC.~~		VOID	
~~113~~	~~5~~	~~AUM NAMAH SHIVAYA, INC., A FLORIDA CORPORATION~~	~~1,762 S.F.~~	~~37,428 S.F.~~		VOID	
~~114A~~ ~~114B~~	~~5~~	~~MARY GLENN GOEBEL, AS TRUSTEE OF THE ESTATE OF THELMA U. BECK~~	~~4,997 S.F.~~ ~~1,355 S.F.~~		~~3.231 AC.~~	VOID	
~~115~~	~~6~~	~~ELEANOR JEAN SHEPHERD, THE SURVIVING SPOUSE OF DONALD SHEPHERD, DECEASED~~	~~1,757 S.F.~~		~~21,113 S.F.~~	VOID	
~~116~~	~~6~~	~~BERTHA SHELTON ALLI~~	~~110 S.F.~~		~~0~~	VOID	
~~117~~	~~6~~	~~WILLIAM BRADFORD, TRUSTEE OF THE BETTY L. BRADFORD AND WILLIAM BRADFORD REVOCABLE TRUST DATED SEPT. 9, 1993~~	~~816 S.F.~~		~~13,194 S.F.~~	VOID	
~~118~~	~~6~~	~~ARTHUR RUSCHER AND CHARLOTTE RUSCHER, HUSBAND AND WIFE~~	~~3,302 S.F.~~		~~1.557 AC.~~	VOID	
119A 119B	2, 4, 5, 7, 14	CORTEZ POINTE, LLC	35,093 S.F. 1,669 S.F.		22.460 AC.		O.R. 1890, PG. 7938 (DKT # 1888695)
120	2, 7	EVELYN H. WINTER, (1/2 INTEREST), M.B. HARRISON, JR., AS TRUSTEE u/a/d DECEMBER 17, 1999, (1/4 INTEREST), AND EVELYN JANE HOSKINS, (1/4 INTEREST)	1,677 S.F.	4.792 AC.			O.R. 1899, PG. 5299 (#1906283)
121	2, 7	ANN JUSTER	2,036 S.F.	4.183 AC.			O.R. 1921, PG. 1440 (DKT # 1946747)
122	7	XTC HOLDING CORPORATION, a Florida corporation	1,380 S.F.	16,714 S.F.			O.R. 1876, PG. 5248 (1861226)
123		NOT USED					
124	2, 7	PUBLIC STORAGE EURO PARTNERSHIP V, LTD., A CALIFORNIA LIMITED PARTNERSHIP	1,356 S.F.	3.876 AC.			O.R. 1876, PG. 5242 (1861225)
125A 125B	7	JANE T. DONNELLY, AS TRUSTEE OF THE C. EUGENE DONNELLY TESTAMENTARY TRUST UNDER THE WILL DATED SEPTEMBER 8, 1992.	388 S.F. 837 S.F.	31,274 S.F.			O.R. 1877, PG. 579 (#1862533)
~~126A~~ ~~126B~~ ~~126C~~	~~2, 7, 8, 9~~	~~BRADENTON ASSOCIATES, A NEW YORK GENERAL PARTNERSHIP~~	~~1,774 S.F.~~ ~~5,376 S.F.~~ ~~11,481 S.F.~~		~~17.893 AC.~~	VOID	
~~127~~	~~7~~	~~IMPERIAL INVESTMENTS, INC., A FLORIDA CORPORATION~~	~~2,558 S.F.~~		~~23,003 S.F.~~	VOID	
~~128~~	~~8~~	~~BLUE DOLPHIN CAR WASH OF BRADENTON, A FLORIDA PARTNERSHIP~~	~~4,616 S.F.~~		~~21,939 S.F.~~	VOID	
~~129A~~ ~~129B~~	~~2, 7, 8~~	~~CONLEY BUICK, INC., A FLORIDA CORPORATION~~	~~10,327 S.F.~~ ~~394 S.F.~~	~~4.665 AC.~~		VOID	

PARCEL NO.	SHEET NO.	NAME	AREA TAKEN	REMAINDERS LEFT	REMAINDERS RIGHT	COMMENTS	RECORDING DATA
~~130A~~ ~~130B~~	~~2, 8~~	~~BERTHA M. CONLEY~~	~~2,769 S.F.~~ ~~391 S.F.~~		~~3.193 AC.~~	VOID	
~~131~~	~~8, 9~~	~~CHARLES C. DOTY AND MARCIA K. DOTY, HUSBAND AND WIFE~~	~~3,223 S.F.~~		~~2.393 AC.~~	VOID	
~~132~~	~~8, 9~~	~~THE CORTEZ ROAD OF BRADENTON TRUST, A FLORIDA GENERAL PARTNERSHIP~~	~~2,766 S.F.~~		~~31,844 S.F.~~	VOID	
~~133~~	~~8~~	~~TOYS "R" US, INC., A DELAWARE CORPORATION~~	~~7,280 S.F.~~		~~6.252 AC.~~	VOID	
~~134A~~ ~~134B~~	~~2, 8, 9~~	~~SIMON CAPITAL LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP~~	~~2,132 S.F.~~ ~~1,784 S.F.~~		~~57.791 AC.~~	VOID	
~~135~~	~~9~~	~~FIRST COMMERCIAL BANK BUILDING, A JOINT VENTURE~~	~~4,437 S.F.~~		~~1.272 AC.~~	VOID	
~~136~~	~~2, 8, 9~~	~~ALDINA, L.C., A FLORIDA LIMITED LIABILITY CO., AS TRUSTEE OF THE DEWEY LAND TRUST~~	~~11,123 S.F.~~	~~8.803 AC.~~		VOID	
~~137~~	~~9~~	~~THE SPORTS AUTHORITY FLORIDA, INC., A FLORIDA CORPORATION~~	~~1,906 S.F.~~	~~5.568 AC.~~		VOID	
138A 138B	9, 10, 11	SEARS ROEBUCK AND CO., A NEW YORK CORPORATION	30 S.F. 30 S.F.	15.051 AC.			
~~139~~	~~9, 10~~	~~SMITH FAMILY - BRADENTON LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP,~~	~~38,888 S.F.~~	~~2.392 AC.~~		VOID	
~~140~~	~~2, 9, 10~~	~~BILL BRISTOW AND WILMA L. BRISTOW AND JEAN K. HUNSAKER~~	~~588 S.F.~~	~~32,577 S.F.~~		VOID	
~~141~~	~~10~~	~~STEAK'N SHAKE, INC., AN INDIANA CORPORATION~~	~~1,628 S.F.~~	~~1.057 AC.~~		VOID	
~~142~~	~~10, 11~~	~~DESOTO ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP~~	~~1,583 S.F.~~	~~2.121 AC.~~		~~863 S.F. T.I.I.T.F. PARCEL T.I.I.T.F. PARCEL TRANSFERRED TO F.D.O.T. PER O.R.BK. 1718, PG. 7117~~ VOID	
~~143~~	~~12, 13~~	~~MOTIVA ENTERPRISES, LLC, A DELAWARE LIMITED LIABILITY COMPANY~~	~~1,910 S.F.~~		~~30,186 S.F.~~	VOID	
~~144~~	~~2, 12, 13~~	~~DESOTO JUNCTION L.P., A PENNSYLVANIA LIMITED PARTNERSHIP~~	~~780 S.F.~~	~~17.959 AC.~~		VOID	
~~145~~	~~2, 12, 13~~	~~DOVER HOLDING, LLC, A NEW YORK LIMITED LIABILITY COMPANY~~	~~4,644 S.F.~~		~~5.886 AC.~~	VOID	
~~146~~	~~13~~	~~C & C REALITY, A FLORIDA GENERAL PARTNERSHIP~~	~~1,918 S.F.~~		~~30,894 S.F.~~	VOID	
~~147~~	~~10~~	~~S & A PROPERTIES CORPORATION, A DELAWARE CORPORATION~~	~~120 S.F.~~	~~2.480 AC.~~		VOID	
~~700A~~ ~~700B~~	~~3~~	~~DANIEL FERBER, DANIEL L. FERBER AND CANDICE HUNTER AS TRUSTEES OF THE DANIEL FERBER REVOCABLE TRUST AGREEMENT DATED DECEMBER 16, 1992~~	~~171 S.F.~~ ~~375 S.F.~~			VOID	
~~701~~	~~3~~	~~MILLER MITCHELL AND RUBY MITCHELL, HUSBAND AND WIFE~~ VOID	~~137 S.F.~~			~~SEE PARCEL # 103 FOR REMAINDER~~ VOID	
~~702~~	~~4~~	~~MARLENE J. BERGIN, A MARRIED PERSON~~	~~288 S.F.~~			VOID	
~~703~~	~~4~~	~~MARSHALL GOLDMAN AND MERLE GOLDMAN~~	~~576 S.F.~~			VOID	
~~704~~	~~5~~	~~INTER CITY NATIONAL BANK OF BRADENTON, N/K/A BANK OF AMERICA, N.A., AND LESLIE A. BEAR, AS CO. TRUSTEES~~	~~324 S.F.~~			VOID	
~~705A~~ ~~705B~~	~~5~~	~~SPLASH SUNFUN BEACHWEAR, Inc.~~	~~480 S.F.~~ ~~240 S.F.~~			VOID	
706		NOT USED					
~~707~~	~~5~~	~~AUM NAMAH SHIVAYA, INC., A FLORIDA CORPORATION~~	~~296 S.F.~~			VOID	
~~708~~	~~7~~	~~EVELYN H. WINTER, (1/2 INTEREST), M.B. HARRISON, JR., AS TRUSTEE u/a/d DECEMBER 17, 1999, (1/4 INTEREST), AND EVELYN JANE HOSKINS, (1/4 INTEREST)~~ VOID	~~228 S.F.~~			~~SEE PARCEL # 120 FOR REMAINDER~~ VOID	
~~709~~	~~7~~	~~ANN JUSTER~~ VOID	~~30 S.F.~~			~~SEE PARCEL # 121 FOR REMAINDER~~ VOID	
~~710~~	~~7~~	~~PUBLIC STORAGE EURO PARTNERSHIP V, LTD., A CALIFORNIA LIMITED PARTNERSHIP~~ VOID	~~225 S.F.~~			~~SEE PARCEL # 124 FOR REMAINDER~~ VOID	
500A	3	CENTRE POINT COMMONS, LLC, a Delaware limited liability company	2,443 S.F.			DONATION	O.R. 2059, PG. 5837
500B	3		4,386 S.F.			DONATION	" " "
500C	5		1,463 S.F.			DONATION	" " "
500D	6		6,110 S.F.			DONATION	" " "
501	6	BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO NATIONSBANK N.A., AS SOLE SURVIVING TRUSTEE	1,073 S.F.			DONATION	O.R. 2059, PG. 5815

PARCEL NUMBER IDENTIFICATION

NUMBER	TYPE USE
100–699	DEEDS OF ALL TYPES
700–799	TEMPORARY EASEMENTS
800–899	PERMANENT EASEMENTS
900–999	LICENSE AGREEMENT

REVISION	BY	DATE	REVISION	BY	DATE
NAME CHANGE PARCEL 104	ROSS	MAY 16, 2003			
Name Change Par. 122	L. Albritton	04-30-03			
Revise Par 121	L. Albritton	04-28-03			
NAME CHANGE PARCEL 101	J ROSS	APR 23, 2003			
NAME CHANGE PARCELS 101, 106	J ROSS	APR 01, 2003			
VOID PARCELS 701, 708, 709, 710	L. ALBRITTON	MAR 17, 2003			
NAME CHANGE PARCEL 119	L. ALBRITTON	AUG 28, 2002			
REV PAR 138A, 138B, 708, 709, 710	DB	08/06/02			
REV PAR 120, 121A, 121B, 124, 125A, 125B	DB	AUG 06, 2002			
REV PAR 101, 102, 103, 104, 106, 111, 119	DB	08/06/02			
VOID PARCEL 704, 705, 707	DB	08/06/02	Add P. 500A,B,C,D & 501	L.Albritton	Nov.3,2005

REVISION	BY	DATE	REVISION	BY	DATE
VOID PAR 116, 117, 118, 126, 127	DB	AUG 06, 2002	VOID 146, 147, 700, 702, 703	DB	AUG 06, 2002
VOID PAR 110, 112, 113, 114, 115	DB	AUG 06, 2002	VOID PAR 142, 143, 144, 145	DB	AUG 06, 2002
VOID PAR 105, 107, 108, 109	DB	AUG 06, 2002	VOID PAR 137, 139, 140, 141	DB	AUG 06, 2002
ADD PARCEL 701	DB	AUG 06, 2002	VOID PAR 133, 134, 135, 136	DB	AUG 06, 2002
ADD NOTE PARCEL 142	J ROSS	MAR 27, 2002	VOID PAR 128, 129, 130, 131, 132	DB	AUG 06, 2002

APPROVED BY: M. A. [signature] DATE 10/16/01
FOR DISTRICT SECRETARY

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	OCT 14, 01
CHECKED	DSQA	10/14/01

S.R. 684 (US 41, CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

F.A. PROJECT NO. N/A — SECTION 13040-000
STATE ROAD NO. 684 (US 41, CORTEZ ROAD) — MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
FIELD BOOK NO'S: 421484
OLD W.P.I. NO. 1115432
SCALE: NONE
F.P. ID. 1960911

TABLE OF OWNERSHIPS

PARCEL NO.	SHEET NO.	NAME	AREA TAKEN	REMAINDERS LEFT	REMAINDERS RIGHT	COMMENTS	RECORDING DATA
~~711~~	~~7~~	~~JANE T. DONNELLY, AS TRUSTEE OF THE C. EUGENE DONNELLY TESTAMENTARY TRUST UNDER THE WILL DATED SEPTEMBER 8, 1992.~~	~~681 S.F.~~			~~VOID~~	
~~712A~~	~~7~~	~~CONLEY BUICK, INC., A FLORIDA CORPORATION~~	~~324 S.F.~~			~~VOID~~	
~~712B~~			~~401 S.F.~~				
~~712C~~	~~8~~		~~154 S.F.~~				
~~712D~~			~~224 S.F.~~				
~~713 A~~	~~4~~	~~CORTEZ POINTE, LLC~~ VOID	~~451 S.F.~~			~~SEE PARCEL # 119 FOR REMAINDER~~ VOID	
~~713 B~~	~~7~~		~~57 S.F.~~				
~~714A~~	~~5~~	~~FFCA ACQUISITION CORPORATION, A DELAWARE CORPORATION~~ VOID	~~98 S.F.~~			~~SEE PARCEL # 104 FOR REMAINDER~~ VOID	
~~714B~~			~~398 S.F.~~				
~~714C~~			~~182 S.F.~~				
715		NOT USED					
~~716~~	~~8~~	~~BERTHA M. CONLEY~~	~~198 S.F.~~			VOID	
~~717A~~	~~8~~	~~CHARLES C. DOTY AND MARCIA K. DOTY, HUSBAND AND WIFE~~	~~220 S.F.~~			VOID	
~~717B~~			~~220 S.F.~~				
718		NOT USED					
~~719~~	~~8~~	~~TOYS "R" US, INC., A DELAWARE CORPORATION~~	~~399 S.F.~~			VOID	
~~720~~	~~8~~	~~BRADENTON ASSOCIATES, A NEW YORK GENERAL PARTNERSHIP~~	~~280 S.F.~~			VOID	
~~721~~	~~9~~	~~THE SPORTS AUTHORITY FLORIDA, INC., A FLORIDA CORPORATION~~	~~1323 S.F.~~			VOID	
~~722~~	~~10~~	~~S & A, PROPERTIES CORPORATION, A DELAWARE CORPORATION~~	~~455 S.F.~~			VOID	
723	10	STEAK'N SHAKE, INC., AN INDIANA CORPORATION	1015 S.F.		1.071 AC.		
~~724~~	~~12~~	~~MOTNA ENTERPRISES, LLC, A DELAWARE LIMITED LIABILITY COMPANY~~	~~415 S.F.~~			VOID	
~~725A~~	~~13~~	~~DOVER HOLDING, LLC, A NEW YORK LIMITED LIABILITY COMPANY~~	~~1096 S.F.~~			VOID	
~~725B~~			~~924 S.F.~~				
726		NOT USED					
~~727A~~	~~13~~	~~G & G REALTY, A FLORIDA GENERAL PARTNERSHIP~~	~~224 S.F.~~			VOID	
~~727B~~			~~608 S.F.~~				
~~728~~	~~7~~	~~ELEANOR T. WALMSLEY, A MARRIED WOMAN~~ VOID	~~624 S.F.~~			~~SEE PARCEL # 122 FOR REMAINDER~~ VOID	
~~729~~	~~7~~	~~JANE T. DONNELLY, AS TRUSTEE OF THE C. EUGENE DONNELLY TESTAMENTARY TRUST UNDER THE WILL DATED SEPTEMBER 8, 1992.~~ VOID	~~391 S.F.~~			~~SEE PARCEL # 125 FOR REMAINDER~~ VOID	
801	7	CORTEZ POINTE, LLC	517 S.F.			SEE PARCEL 119 FOR REMAINDER	O.R. 1890, PG. 7938 (DKT #1888695)
~~900~~	~~7~~	~~ANN JUSTER~~ VOID	~~16,248~~ S.F.			VOID	
900	7	CORTEZ POINTE, LLC	1013 S.F.			SEE PARCEL #119 FOR REMAINDER	
~~901~~	~~7~~	~~BRADENTON ASSOCIATES, A NEW YORK GENERAL PARTNERSHIP~~	~~1095 S.F.~~		~~18.321 AC.~~	VOID	
~~902~~	~~8~~	~~TOYS "R" US, INC., A DELAWARE CORPORATION~~	~~370 S.F.~~			VOID	
~~903~~	~~8~~	~~SIMON CAPITAL LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP~~	~~1537 S.F.~~			VOID	
~~904~~	~~8~~	~~BRADENTON ASSOCIATES, A NEW YORK GENERAL PARTNERSHIP~~	~~577 S.F.~~			VOID	
~~905~~	~~9~~	~~FIRST COMMERCIAL BANK BUILDING, A JOINT VENTURE~~	~~5415 S.F.~~			VOID	
~~906~~	~~9~~	~~S & A PROPERTIES CORPORATION, A DELAWARE CORPORATION~~	~~911 S.F.~~		~~1.489 AC.~~	VOID	
~~907~~	~~9~~	~~SIMON CAPITAL LIMITED PARTNERSHIP, A DELAWARE LIMITED CORPORATION~~	~~3250 S.F.~~			VOID	
~~908~~	~~9~~	~~ALDINA, L.C., A FLORIDA LIMITED LIABILITY CO., AS TRUSTEE OF THE DEWEY LAND TRUST~~	~~1120 S.F.~~			VOID	
~~909~~	~~11~~	~~SEARS ROEBUCK AND CO., A NEW YORK CORPORATION~~	~~3375 S.F.~~			VOID	
~~910~~	~~9~~	~~THE SPORTS AUTHORITY, INC., A FLORIDA CORPORATION~~	~~71 S.F.~~		~~5.612 AC.~~	VOID	

REVISION	BY	DATE	REVISION	BY	DATE	REVISION	BY	DATE
ADD PARCES 713A, 713B, 714A	DB	AUG 16, 2002	VOID PARCELS 711, 712, 716, 717	DB	AUG 16, 2002	VOID PARCELS 907, 908, 909	DB	AUG 16, 2002
REVISE PARCELS 900C, 723, 800	DB	AUG 16, 2002	ADD PARCELS 729, 901, 910	DB	AUG 16, 2002	VOID PARCELS 727, 902, 903, 904, 905, 906	DB	AUG 16, 2002
REVISE PARCELS 900A, 900B	DB	AUG 16, 2002	ADD PARCELS 714B, 714C, 728	DB	AUG 16, 2002	VOID PARCELS 719, 720, 721, 722, 724, 725	DB	AUG 16, 2002
						VOID PARCELS 901, 910	J.I. ROSS	FEB 09, 2004
						VOID PARCEL 900	L. ALBRITTON	APR 28, 2003

PARCEL NUMBER IDENTIFICATION	
NUMBER	TYPE USE
100-699	DEEDS OF ALL TYPES
700-799	TEMPORARY EASEMENTS
800-899	PERMANENT EASEMENTS
900-999	LICENSE AGREEMENT

REVISION	BY	DATE	REVISION	BY	DATE

S.R. 684 (US 41, CORTEZ ROAD)
FROM: US 41 BUSINESS (14th ST. W.) TO: CR 683 (US 301 BLVD.)
SEE SHEET ONE FOR LEGEND AND GENERAL NOTES

RIGHT OF WAY MAP

FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY MAPPING

APPROVED BY: M.A. Lee DATE: 10/16/01
FOR DISTRICT SECRETARY

REVISION	BY	DATE
ADD PARCEL 801	L. ALBRITTON	MAR 17, 2003
REVISE PARCEL 900	L. ALBRITTON	MAR 17, 2003
VOID PARCELS 728, 729	L. ALBRITTON	MAR 17, 2003
VOID PARCELS 713, 714	L. ALBRITTON	MAR 17, 2003
REVISE PARCELS 723, 800	DB	AUG 16, 2002

	BY	DATE
PRELIM	DB	7/19/01
FINAL	JNG	10/16/01
CHECKED	DSQA	10/16/01

F.A. PROJECT NO. N/A SECTION 13040-000
STATE ROAD NO. 684 (US 41, CORTEZ ROAD) MANATEE COUNTY

MAPS PREPARED BY: ZOLLER, NAJJAR & SHROYER, INC.
OLD W.P.I. NO. 1115432
FIELD BOOK NO'S: 421484
SCALE: NONE
F.P. ID. 196091I
SHEET 18