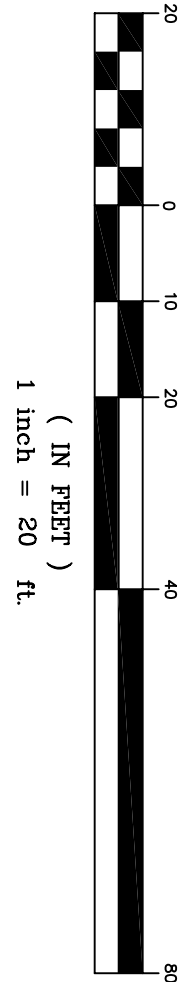


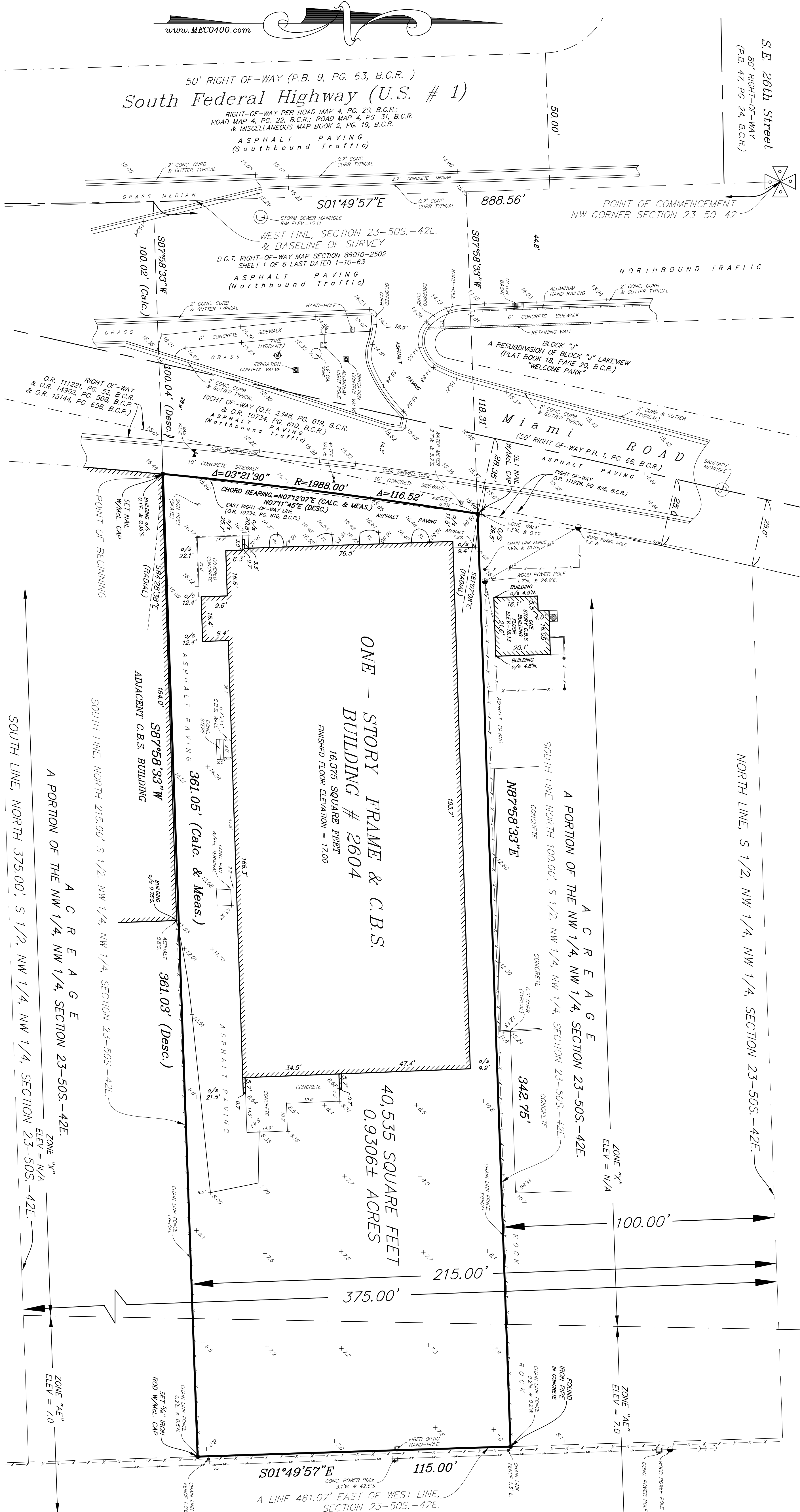


prepared by
MCLAUGHLIN ENGINEERING COMPANY (LB#285)
400 S.W. McLaughlin Avenue (N.E. 3rd Avenue),
FORT LAUDERDALE, FLORIDA 33301
PHONE: (954) 763-7611 FAX: (954) 763-7615

GRAPHIC SCALE



S. E. 26th Street
80' RIGHT-OF-WAY
(P.B. 47, PG. 24, B.C.R.)

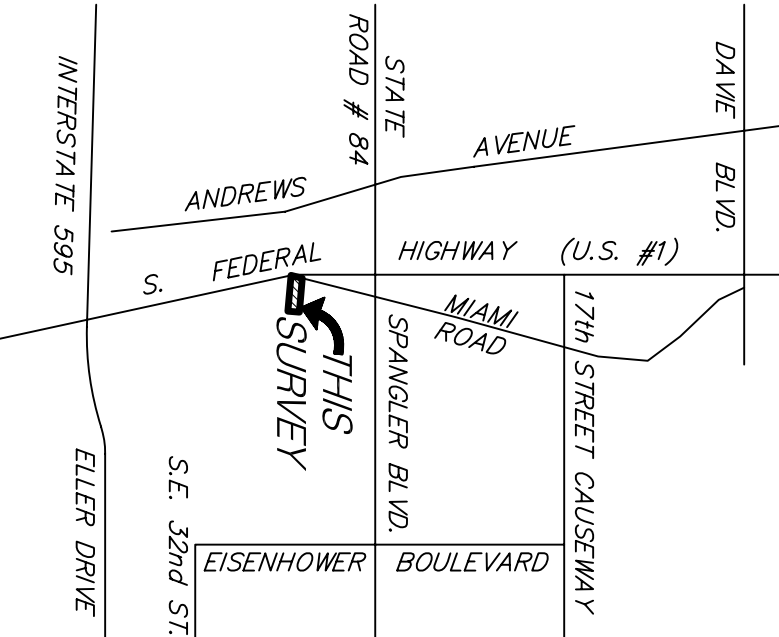


ALTA/ACSM LAND TITLE SURVEY

A Portion of Section 23, Township 50 South, Range 42 East, City of Hollywood, Broward County, Florida

A C R E A G E
A PORTION OF THE NW 1/4, SECTION 23-50S-42E.

Location Map
Not to Scale



Legal Description

The North 115 feet of that portion of the South 23 Township 50 South, Range 42 East; thence South 01°49'57" East, along the West line of Section 23, a distance of 888.56 feet; thence North 87°58'33" East along a line 215.00 feet South of and parallel with the North boundary of the Southwest one quarter (SW¼) of the Northwest one quarter (NW¼) of the Northwest one quarter (NW¼) of solid Section 23, a distance of 100.04 feet to the Point of Beginning, said point being on the Easterly Right-of-Way line for State Road 862 (I-595) as described in Official Records Book 10734, Page 610, of the Public Records of Broward County, Florida, being more particularly described as follows:

Commencing at the Northwest corner of Section 23, Township 50 South, Range 42 East; thence South 01°49'57" East, along the West line of Section 23, a distance of 888.56 feet; thence North 87°58'33" East along a line 215.00 feet South of and parallel with the North boundary of the Southwest one quarter (SW¼) of the Northwest one quarter (NW¼) of the Northwest one quarter (NW¼) of solid Section 23, a distance of 100.04 feet to the Point of Beginning, said point being on the Easterly Right-of-Way line for State Road 862 (I-595) as described in Official Records Book 10734, Page 610, of the Public Records of Broward County, Florida, thence Northeasterly 116.32° bearing solid right, 0.40 degree and the angle of 1988.00 feet, a central angle of 03°21'30", a chord bearing of North 07°11'45" East, to a point on a line 100.00 feet South of and parallel with said North boundary of the Southwest one quarter (SW¼) of the Northwest one quarter (NW¼) of the Northwest one quarter (NW¼) of solid Section 23, a distance of 342.75 feet to a point on a line 461.07 feet East of and parallel with the West line of aforesaid Section 23; thence South 01°49'57" East along said parallel line, 115.00 feet to a point on a line 215.00 feet South of and parallel with the North boundary of aforesaid Southwest one quarter (SW¼) of the Northwest one quarter (NW¼) of the Northwest one quarter (NW¼) of solid Section 23, a distance of 361.03 feet to the Point of Beginning.

Said lands situate, lying and being in the City of Hollywood, Broward County, Florida, and containing 40,535 square feet or 0.9306 acres, more or less.

LEGEND

- A = CENTRAL ANGLE (DETA)
A OR L = ARC LENGTH
CH.BG. = CHORD BEARING
H.BG. = HANGING BEARING
P.C. = POINT OF COMMENCEMENT
W/M.C. CAP = WITH MCLAUGHLIN ENGINEERING CO. CAP
C.B.S. = CONCRETE BLOCK AND STUCCO
I.C.V. = IRRIGATION CONTROL VALVE
R/W = RIGHT-OF-WAY
B.P. = BENCH MARK
P.L. = PLANTERS
- ELEV. = ELEVATION
A/C = AIR CONDITIONING
F.T. = CENTRAL LINE OF RIGHT-OF-WAY
S.E.T. = SOUTHERN BELT TELEPHONE CO.
B.C.R. = BROWARD COUNTY RECORDS
D.C.R. = DADE COUNTY RECORDS
P.C. = POINT OF COMMENCEMENT
P.G. = PAGE
R/W = RIGHT-OF-WAY
C.L. = CHAIN LINK FENCE
P.C.D. = POLLUTION CONTROL DEVICE

OFFICE NOTES

FIELD BOOK NO. 705 W/Mkshwhts, Phil. LG#202/55446
JOB ORDER NO. U-6473
CHECKED BY: DMP
DRAWN BY: DMP
REFERENCE DRAWING: 07 - 3 - 020
C:\Dwd2011\U6473\dwg\U6473.dwg 3/24/2011 3:19:57 PM EDT

NOTES:

- 1) This survey reflects all easements and rights-of-way, as shown on above referenced record plots. The subject property was not obstructed for other easements or rights-of-way of record by McLaughlin Engineering Company.
- 2) Underground improvements if any not located.
- 3) This drawing is not valid unless sealed with an embossed surveyors seal.
- 4) Boundary survey information does not infer Title or Ownership.
- 5) All iron rods 5/8" unless otherwise noted.
- 6) Reference Bench Mark: Broward County Bench Mark # 1855, Bench Mark Elevation = 10.84 (Bench Mark Elevation is referenced to the 1929 Geodetic Vertical Datum).
- 7) Easements shown refer to National Geodetic Vertical Datum (1929), and are indicated thus: 165' x 1" Elev. = 7.21
- 8) The property lies in Block Zones "X" and "4E", Easements and Easements Community Parcel No. 125113.
- 9) Bearings are referenced to an assumed meridian and assume the East line of Section 23-50S-42E, as South 01°49'57" East.

ALTA/ACSM CERTIFICATION

TO: City of Hollywood:
This is to certify that this map and the survey on which it is based were made in accordance with the 2011 Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys "Jointly established and adopted by ALTA and NSPS.
The undersigned further certifies that survey meets the Minimum Technical Standards as forth by the Florida Board of Professional Surveyors and Mappers in Chapter 51-17.05, Florida Administrative Code, pursuant to Section 417.027, Florida Statutes.
Date of last field work March 22nd, 2011.

Title Notes:

This survey reflects only easements, road reservations or rights-of-way of record affecting this property per Paramount Title Services, Inc. Search Number 11-804-1, dated March 16, 2011.

CERTIFICATION

We hereby certify that this survey meets the minimum technical standards as set forth by the Florida Board of Professional Surveyors and Mappers in Chapter 51-17.05 Florida Administrative Code, pursuant to Section 417.027, Florida Statutes.
Dated at Fort Lauderdale, Florida, this 22nd day of March, 2011.

MCLAUGHLIN ENGINEERING COMPANY

CARL E. ALBREKTSEN
Registered Land Surveyor No. 4185
State of Florida.

www.MECO400.com