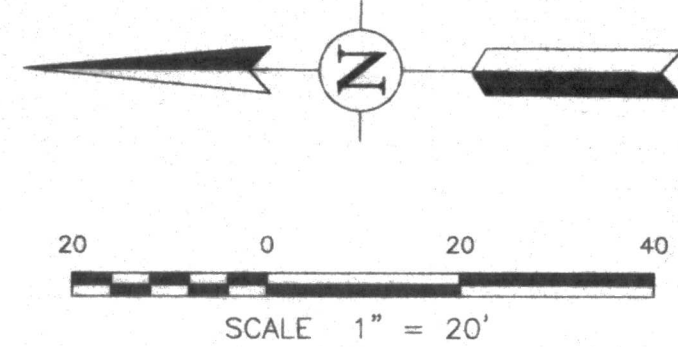




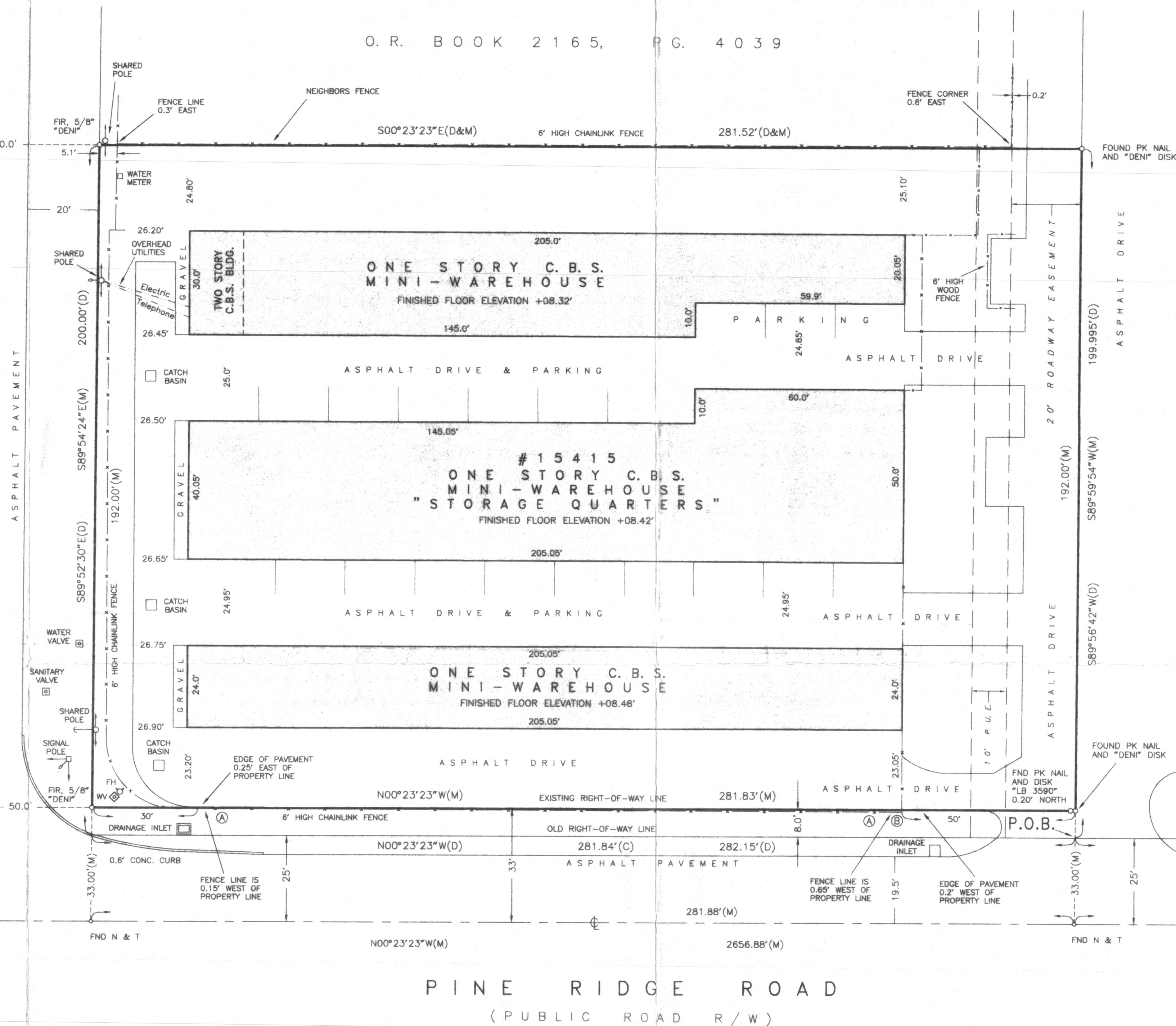
LEGEND

ALUM = ALUMINUM  
BM = BENCHMARK  
CATV = CABLE TV  
CB = CONCRETE BLOCK & STUCCO  
CM = CONCRETE MONUMENT  
CMP = CORRUGATED METAL PIPE  
CONC = CONCRETE  
COT = COUNTRY ROAD  
DE = DRAINAGE EASEMENT  
ELEV = ELEVATION  
ESMT = EASEMENT  
FI = FIRE HYDRANT  
FIR = FOUND IRON RE-BAR, SIZE  
FND = FOUND  
FPL = FLUORIDE POWER AND LIGHT  
GPS = GLOBAL POSITIONING SYSTEM  
GR = GRADE  
GRD = GROUND  
HWM = HEADWALL  
INT = INTERIOR END SECTION  
MIS = MISCELLANEOUS  
MNH = MANHOLE  
MWH = MEAN HIGH WATER  
MON = MONUMENT  
N & C = NAIL AND CAP  
N & D = NAIL AND DISC  
N & T = NAIL AND TIN  
NAODS = NORTH AMERICAN DATUM 1983  
NAVD83 = NORTH AMERICAN DATUM 1983  
NAVD83 = NORTH AMERICAN DATUM 1983  
NGVD29 = NATIONAL GEODETIC VERTICAL DATUM 1929  
NGS = NATIONAL GEODETIC SURVEY  
OR = OFFICIAL RECORDS BOOK  
PB = PLAT BOOK  
PC = POINT OF CURVATURE  
PCC = POINT OF COMPOUND CURVATURE  
PCP = PERMANENT CONTROL POINT  
PI = POINT OF INTERSECTION  
PK = PARKER-KALON  
PMB = POINT OF BEGINNING  
PP = POINT OF COMMENCEMENT  
PP = POINT OF BEGINNING  
PRC = POINT OF REVERSE CURVATURE  
PRM = PERMANENT REFERENCE MONUMENT  
PUE = PUBLIC UTILITY EASEMENT  
PVC = POLYVINYL CHLORIDE  
RCP = REINFORCED CONCRETE PIPE  
RES = RESIDENCE  
RGE = RANGE  
RSP = RAILROAD SPIKE  
R/W = RIGHT-OF-WAY  
SAR = SANITARY SEWER  
SC = SANITARY CLEANOUT  
SM = SET 5/8" IRON RE-BAR  
WITH CAP "DENI ASSOC."  
SR = STATE ROAD  
SS = STORM SEWER  
ST = STATION  
TEL = TELEPHONE PEDESTAL  
TBM = TEMPORARY BENCHMARK  
TWP = TOWNSHIP  
TYP = TYPICAL  
USC & GS = U.S. COAST AND GEODETIC SURVEY  
USGS = U.S. GEOLOGICAL SURVEY  
UTS = UNITED TELEPHONE SYSTEM  
WC = WITNESS CORNER 5/8" IRON RE-BAR  
WITH CAP "DENI ASSOC. WITNESS"  
WM = WATER METER  
WV = WATER VALVE

(C) = CALCULATED DATA  
(D) = DEED DATA  
(F) = FIELD DATA  
(G) = GRID DATA  
(M) = MEASURED DATA  
(P) = PLAT DATA

R = RADIUS  
Δ = CENTRAL ANGLE  
L = ARC LENGTH  
Ch = CHORD  
CB = CHORD BEARING  
E = BASE LINE  
CL = CENTER LINE  
P.L. = PROPERTY LINE

GLADIOLUS DRIVE - S.R. 865  
(PUBLIC ROAD R/W)



FND 8" SPIKE &  
DENI DISK AT  
NW CORNER OF  
SECTION 32-45-24

29 32  
30 31

#### GENERAL NOTES

Dimensions are expressed in feet and decimal parts thereof unless otherwise noted.

Bearings are based on calls from subject parcel deed; the center line of Pine Ridge Road, bearing N00°23'23"W.

Subject property contains a total of 1,242 acres or 54,082 square feet.  
East Building contains 5,550 square feet.  
Middle Building contains 8,800 square feet.  
West Building contains 4,920 square feet.

Elevations are based on National Geodetic Vertical Datum of 1929 (NGVD29) originated on US&GS benchmark K245.

The subject property is in Zone A10 with a Base Flood Elevation of 8 feet (NGVD29), as designated on the Flood Insurance Rate Map Community-Panel No.125124-0325 C, revised November 4, 1992, by scaled map location and graphic plotting only. Zone A8 is defined on said Flood Insurance Rate Map as: Area of 100-year flood; base flood elevations and flood hazard factors determined.

Subject property has parking spaces paint striped: 20 regular spaces.

According to the property owner, there are no gas lines servicing subject property.

The subject properties are located in unincorporated Lee County Light Industrial II, and General Commercial CG Zoning Districts with the following minimum setbacks required according to the current regulations (effective date: 6-30-98) provided by the Zoning Department clerk on September 21, 1998:

| Minimum Setbacks Light Industrial | Minimum Setbacks General Commercial |
|-----------------------------------|-------------------------------------|
| Street = 25 feet                  | Street = 25 feet                    |
| Side yard = 20 feet               | Side yard = 15 feet                 |
| Rear yard = 15 feet               | Rear yard = 25 feet                 |

#### ENCROACHMENT NOTES

- (A) The six foot high chainlink fence along the westerly property line is outside the property by 0.15 foot at north end to 0.65 foot at the south end.
- (B) The west edge of the west asphalt drive 50 foot north of the southwest property corner is 0.2 foot outside the property.

#### SURVEYOR'S CERTIFICATION

To: Martin E. and Kimberly S. Hawley  
KeyCorp Real Estate Capital Markets, Inc., its successors and assigns  
First American Title Insurance Company  
Guardian Title and Guaranty Agency

This is to certify to the best of my professional knowledge and belief that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys", jointly established and adopted by ALTA, ACSM and NSPS in 1997, and includes items 1, 3, 6, 7(a), (b)(1), 8, 9, 10, 11, and 13 of Table A thereof, and pursuant to the Accuracy Standards (as adopted by ALTA and ACSM and in effect on the date of this certification) of an Urban Survey.

Date of Original Survey: January 10, 1998  
Date of Update Survey: September 21, 1998

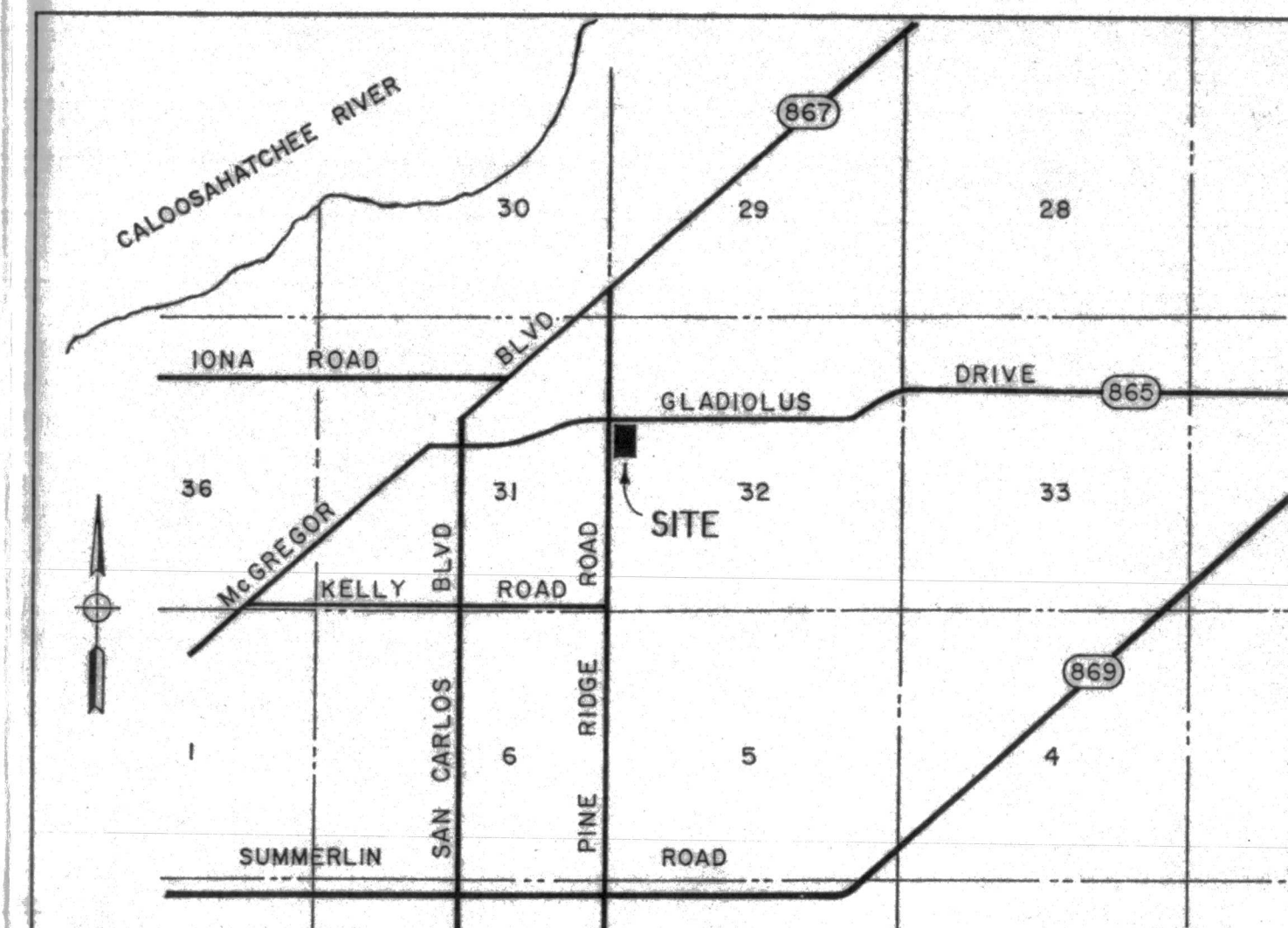
*Ben R. Homola*  
Ben R. Homola - Professional Surveyor and Mapper  
State of Florida Registration License No. LS 3950

Deni Associates, Inc. - Surveying and Mapping Business  
State of Florida Certificate of Authorization No. LB 3542

Not valid without the signature and the original raised seal of a Florida licensed Surveyor and Mapper.



LOCATION MAP  
(NOT TO SCALE)



#### LEGAL DESCRIPTION

A TRACT OR PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, BEING A PART OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 24 EAST, FURTHER BOUNDED AND DESCRIBED AS FOLLOWS:

STARTING AT THE SOUTHWEST CORNER OF SAID FRACTION OF SECTION 32; THENCE N89°56'42"E ALONG THE SOUTH LINE OF SAID FRACTION FOR 25.00 FEET TO A POINT ON THE EASTERLY LINE RIGHT-OF-WAY LINE OF PINE RIDGE ROAD (50.00 FEET WIDE); THENCE N00°23'23"W ALONG SAID RIGHT-OF-WAY LINE FOR 340.00 FEET TO THE PRINCIPAL PLACE OF BEGINNING; THENCE CONTINUE N00°23'23"W ALONG SAID RIGHT-OF-WAY LINE FOR 282.15 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF GLADIOLUS DRIVE (S.R. # 865, 100 FEET WIDE); THENCE S89°52'30"E ALONG SAID RIGHT-OF-WAY LINE FOR 200.00 FEET; THENCE S00°23'23"E FOR 281.52 FEET; THENCE S89°56'42"W FOR 199.995 FEET TO THE PRINCIPAL PLACE OF BEGINNING.

LESS THE WESTERLY 8.00 FEET THEREOF FOR ROADWAY PURPOSES.

SAID PARCEL SUBJECT TO A ROADWAY EASEMENT OVER AND ACROSS THE SOUTHERLY 20.00 FEET.

SAID PARCEL SUBJECT TO A PUBLIC UTILITY EASEMENT OVER AND ACROSS THE NORTHERLY 10.00 FEET OF THE SOUTHERLY 30.00 FEET.

SAID PARCEL SUBJECT TO ALL RIGHT-OF-WAYS, EASEMENTS, AND RESTRICTIONS OF RECORD.

SAID PARCEL CONTAINS 1.24 ACRES, MORE OR LESS.

#### P.O.C.

FND PK NAIL & WASHER  
"LB 4919" AT  
SW CORNER OF THE  
NW QUARTER OF  
SECTION 32-45-24

## ALTA/ACSM LAND TITLE SURVEY

**Deni Associates, Inc.**  
6241 ARC WAY  
FORT MYERS  
FLORIDA 33912  
(941) 275-8875  
FAX (941) 275-7029

Professional Surveyors

| DATE     | ORDER NO.  | FIELD BK. | REVISIONS           |
|----------|------------|-----------|---------------------|
| 10-20-98 | 9712006.03 | LC 73-67  | ADD CERTIFICATION   |
| 9-21-98  | 9712006.02 | LC 73-67  | UPDATE TO ALTA/ACSM |
| 1-10-98  | 9712006    | LC 73-67  | BOUNDARY SURVEY     |

STORAGE QUARTERS  
SECTION 32, TWP. 45 S., RGE. 24 E.  
LEE COUNTY, FLORIDA

FILE 9712006.DWG | S. 32 | T. 45 S. | R. 24 E. | 523