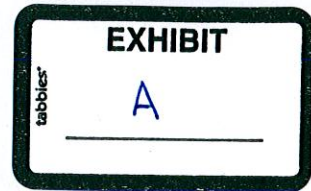




VERIFIED LEGAL DESCRIPTION FORM

(APPENDIX C)



The following legal description has been prepared by
Hartley Surveying, Inc.

and submitted to the City Planning Bureau for verification.

"This description has been
reviewed by the Bureau of
Engineering and is acceptable
based on a comparison with:

RECORD PLAT, ORB # PL(3),
HARTLEY SURVEY 10/29/14,
RAN TRAVERSES & CLOSURES.

By R. Hartley Date 12-7-2015

Jeff L. Hartley

Signature

Date **October 30, 2015**

Application Request (Office Use Only)

ANX2015-00025
GMP2015-00046
ZON2015-00045

FileNo.

Legal Description Including Acreage (To be typed by Applicant):

From the Northeast corner of Section 21, Township 23 South, Range 30 East, run South 89°58'25" West 100 feet along the North boundary of the Northeast 1/4 of said Section 21; thence South 33 feet for the point of beginning, said point of beginning being the intersection of the South right-of-way line of State Road #15 and the West right-of-way line of State Road #436; thence run South 200 feet along said West right-of-way line parallel with East boundary of the Northeast 1/4 of said Section 21; thence South 89°58'25" West 200 feet; thence North 200 feet to a point on the aforesaid South right-of-way line of State Road #15; thence North 89°58'25" East along said line of State Road #15, 200 feet to the Point of Beginning; said land lying and being situate in Orange County, Florida .

Less and except the following described property taken by the State of Florida, Department of Transportation in Stipulated Final Judgment recorded May 4, 2004 in Official Records Public Records of Orange County, Florida, more particularly described as follows:

From the Northwest corner of the Northeast 1/4 of Section 21, Township 23 South, Range 30 East, Orange County, Florida, run North 89°58'26" East 2356.46 feet along the North boundary of said Northeast 1/4 to a point; thence South 00°00'44" East 33.00 feet to the Northwest corner of that certain parcel of land being described and recorded in Official

Records Public Records of Orange County, Florida for the POINT OF BEGINNING; thence continue South 00°00'44" East 20.02 feet along the West boundary of said parcel of land to the Northeast corner of Tract F of AIRPORT BUSINESS CENTER PHASE TWO, as recorded in Plat Public Records of Orange County, Florida; thence North 89°58'26" East 199.96 feet parallel with the aforesaid North boundary of the Northeast 1/4 of Section 21 to a point on the existing West right of way line of State Road 436; thence North 00°00'19" East 20.02 feet along said existing West right of way line to a point on the North boundary of the aforesaid parcel of land being described and recorded in Official Records ; thence South 89°58'26" West 199.96 feet along said North boundary to the Point of Beginning .

Surveyor's Description

A parcel of land lying and situated in Section 21, Township 23 South, Range 30 East, Orange County, Florida, being more particularly described as follows:

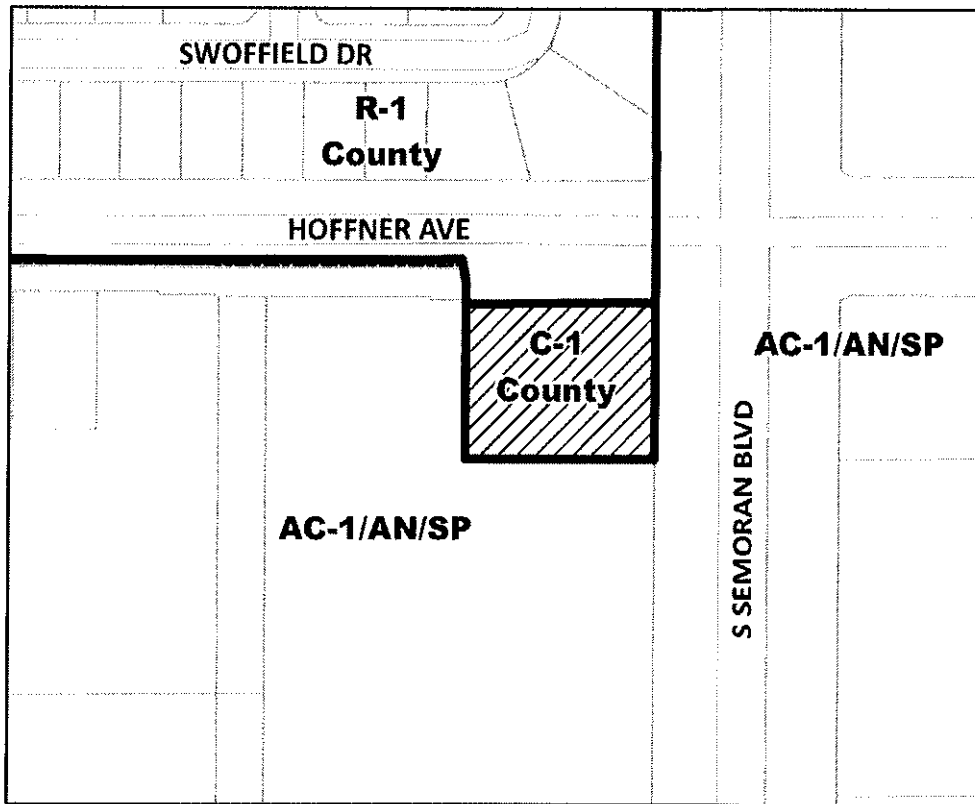
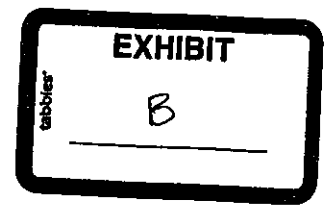
BEGIN at a point marking the Northeast Corner of Tract "F", AIRPORT BUSINESS CENTER PHASE TWO, according to Plat of the Public Records of Orange County, Florida, said point being coincident with the South Right-of-way Boundary of Hoffner Avenue; thence coincident with said South Right- of-way Boundary, N 89°59'14" E a distance of 200.00 feet to a point coincident with the West Right-of-way Boundary of South Semoran Boulevard; thence departing said South Right-of-way Boundary coincident with said West Right-of-way Boundary, S 00°05'11" E a distance of 179.93 feet to a point coincident with the Northerly Boundary of the aforementioned Tract "F"; thence departing said West Right-of-way Boundary coincident with said Northerly Boundary, S 89°58'27" W a distance of 200.31 feet to a point coincident with the Easterly Boundary of said Tract "F"; thence departing said Northerly Boundary coincident with said Easterly Boundary, N 00°00'49" E a distance of 179.98 feet to the POINT OF BEGINNING.

Less and except the following described property taken by the State of Florida, Department of Transportation in Order of Taking recorded January 24, 2013, in Official Records Public Records of Orange County, Florida, more particularly described as follows:

COMMENCE at a 1/2-inch iron rod and cap labeled "LB 3870" marking the Northeast corner of the plat of AIRPORT BUSINESS CENTER, PHASE TWO, Plat Public Records of Orange County, Florida, and being a point on the westerly existing right of way line of State Road 436 (Semoran Boulevard), as shown on the Florida Department of Transportation Right of Way Map, Section 75003-2550, F.P. 239454-2; thence North 00°00'18" East along said right of way line 153.30 feet for the POINT OF BEGINNING; thence departing said right of way line, North 58°20'55" West 19.04 feet to a point lying 69.75 feet southerly of, when measured perpendicular to, the center line of survey of State Road 15, as shown on the Florida Department of Transportation Right of Way Map, Section 75080, F.P. No. 239266-3; thence South 89°58'18" West parallel with said survey line 183.71 feet; thence North 00°00'41" West 16.73 feet to a point on the southerly existing right of way line of said State Road 15, as described in Official Records said Public Records; thence North 89°58'18" East along said southerly right of way line 199.93 feet to a point on said westerly existing right of way line of State Road 436; thence South 00°00'18" West along said right of way line 26.73 feet to the Point of Beginning.

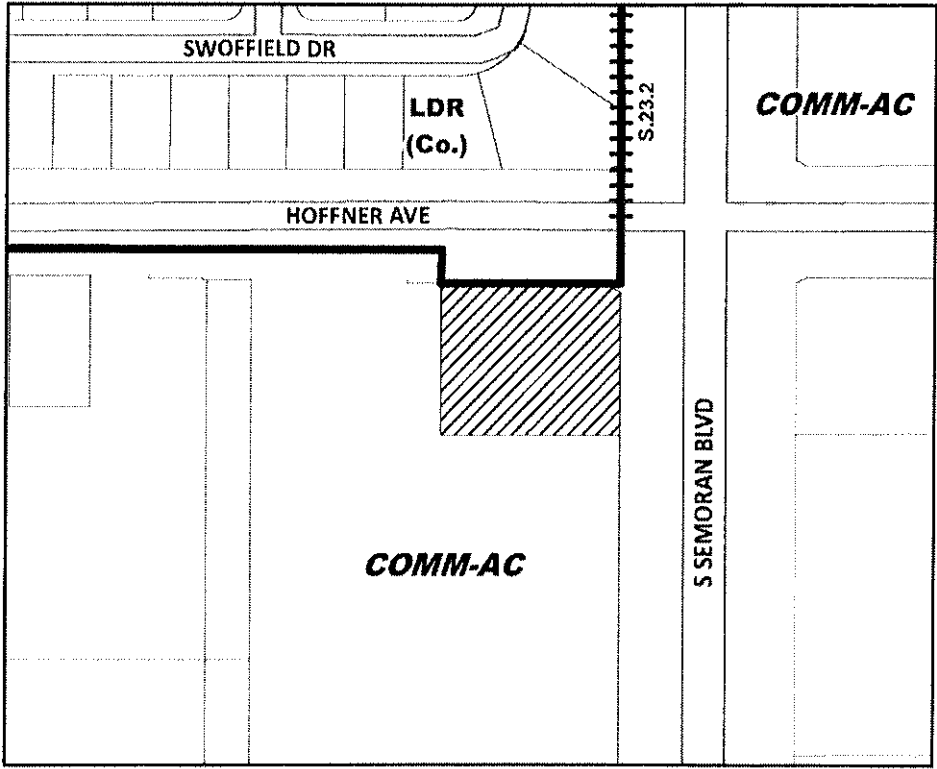
Containing 32,592 square feet or 0.75 acres, more or less.

*LISTING OF REFERENCED DOCUMENTS: PLAT= PB14, PG128
OFFICIAL RECORDS IN ORDER AS REFERENCED:
5/14/2004 ORB 7414, PG 2695; ORB 3541/624;
1/24/2013 ORB 10510, PG 1643; ORB 6539/81.R*

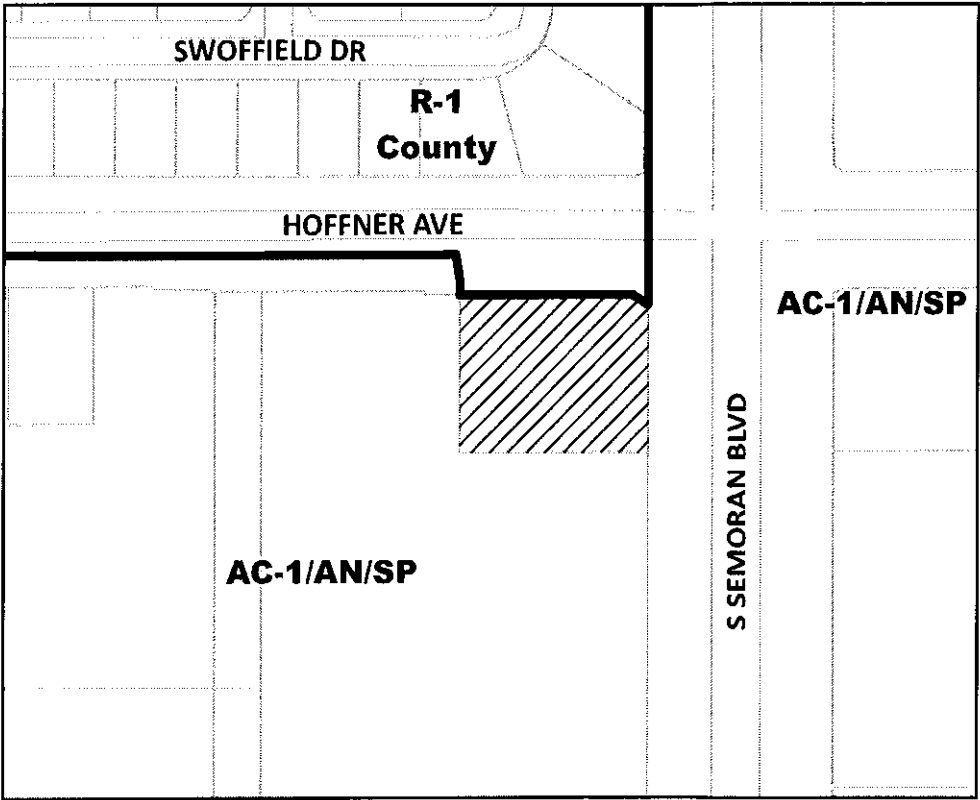


ANX2015-00025





Future Land Use - Proposed GMP2015-00046



Zoning - Proposed ZON2015-00045

