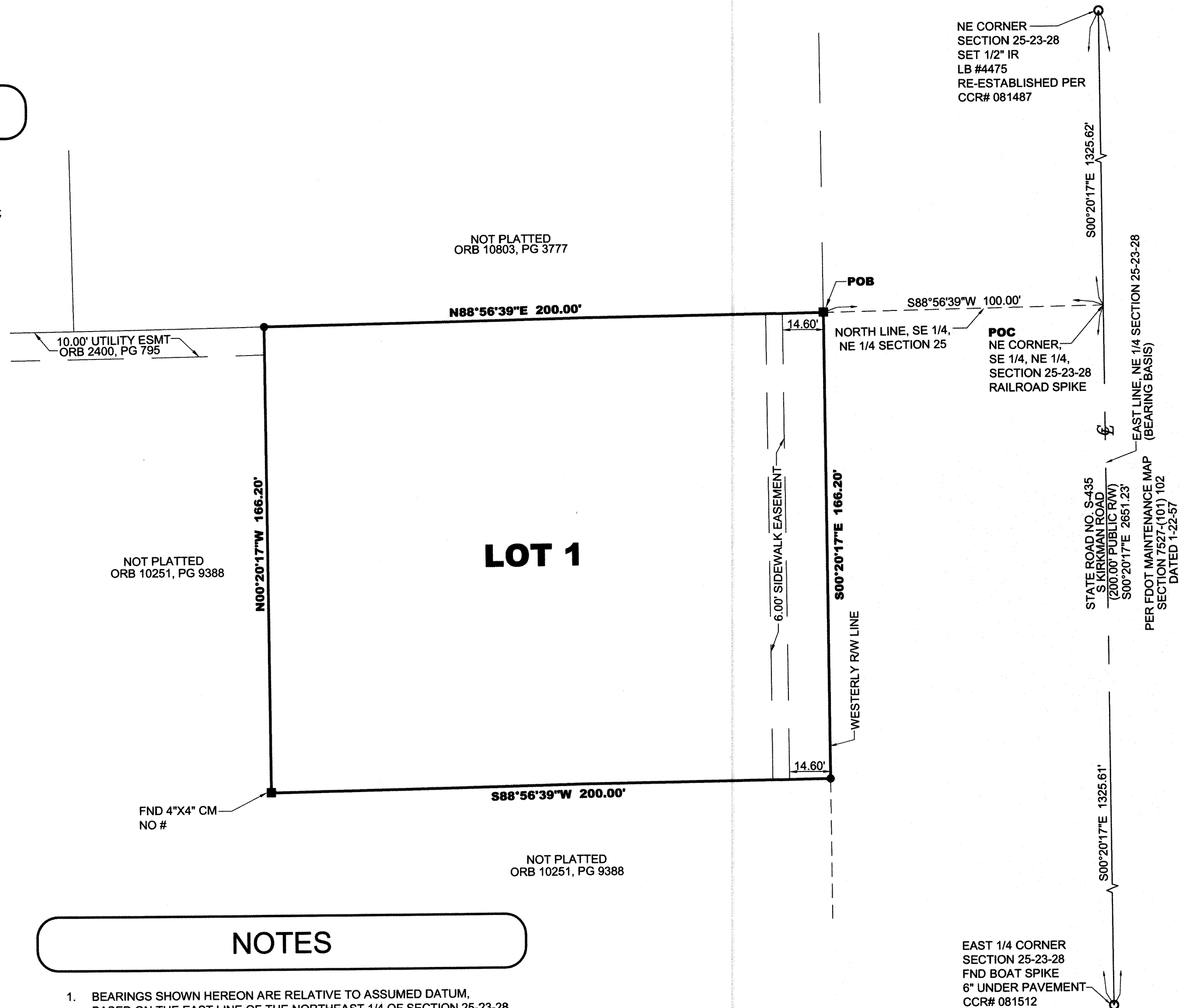


LOCATED IN THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 23 SOUTH, RANGE 28 EAST, CITY OF ORLANDO, ORANGE COUNTY, FLORIDA.

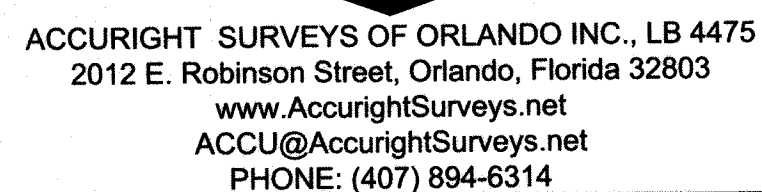
COMMENCE AT A RAILROAD SPIKE AT THE NORTHEAST CORNER OF THE SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER, RUN SOUTH 88 DEGREES 56 MINUTES 39 SECONDS WEST, 100 FEET ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER TO A SET IRON PIPE AT THE PLACE OF BEGINNING IN THE WESTERLY RIGHT-OF-WAY LINE OF SAID KIRKMAN ROAD; RUNNING THENCE (1) ALONG THE SAID LINE OF KIRKMAN ROAD, SOUTH 00 DEGREES 20 MINUTES 17 SECONDS EAST, 166.2 FEET TO A SET IRON PIPE THENCE (2) SOUTH 88 DEGREES 56 MINUTES 39 SECONDS WEST, 200 FEET TO A POINT; THENCE (3) NORTH 00 DEGREES 20 MINUTES 17 SECONDS WEST, 166.2 FEET TO A POINT; AND THENCE (4) NORTH 88 DEGREES 56 MINUTES 39 SECONDS EAST, 200 FEET TO THE PLACE OF BEGINNING.

CONTAINS: 33,237 SQUARE FEET OR 0.763 ACRES MORE OR LESS.



1. BEARINGS SHOWN HEREON ARE RELATIVE TO ASSUMED DATUM, BASED ON THE EAST LINE OF THE NORTHEAST 1/4 OF SECTION 25-23-28 BEING: S00°20'17"E.
2. DEVELOPMENT OF THE PROPERTY DEPICTED ON THIS PLAT IS SUBJECT TO THE REQUIREMENTS OF CHAPTER 59, THE CONCURRENCY MANAGEMENT ORDINANCE OF THE CITY OF ORLANDO, WHICH GOVERNS THE CITY'S ABILITY TO ISSUE BUILDING PERMIT ON THIS PROPERTY. APPROVAL OF THIS PLAT SHALL NOT BE DEEMED TO PROVIDE ANY VESTED RIGHTS, EXCEPT AS TO THOSE MATTERS DEPICTED HEREON, THAT ARE CONSISTENT WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, OR WERE REQUIRED BY THE CITY OF ORLANDO AS A CONDITION OF PLATTING.
3. LANDS HEREON ARE SUBJECT TO CABLE TELEVISION INSTALLATION AND SERVICE AGREEMENT RECORDED IN ORB 4231, PAGE 2658, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
4. LANDS HEREON ARE SUBJECT TO PAY TELEVISION PROGRAMMING SERVICE AGREEMENT RECORDED IN ORB 5200, PAGE 5015, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
5. LANDS HEREON ARE SUBJECT TO EASEMENT IN FAVOR OF ALLAMANDA INVESTMENTS, LLC RECORDED UNDER OFFICIAL RECORDS INSTRUMENT NUMBER 20170039597, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (BLANKET TYPE EASEMENT)
6. LANDS HEREON ARE SUBJECT TO EASEMENT IN FAVOR OF ALLAMANDA INVESTMENTS, LLC RECORDED UNDER OFFICIAL RECORDS INSTRUMENT NUMBER 20170039598 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (BLANKET TYPE EASEMENT)

- - DENOTES A PERMANENT REFERENCE MONUMENT, A 4"x4" CONCRETE MONUMENT WITH A BRASS DISC MARKED "PRM LB 4475", UNLESS OTHERWISE NOTED.
- - DENOTES A BRASS DISC MARKED "PRM LB 4475", UNLESS OTHERWISE NOTED.
- CCR - CERTIFIED CORNER RECORD
- ℄ - CENTERLINE SYMBOL
- CM - CONCRETE MONUMENT
- FND - FOUND
- LB - LICENCED BUSINESS
- MEAS - MEASURED
- N&D - NAIL & DISK
- ORB - OFFICIAL RECORDS BOOK
 - PLAT BOOK
- PG - PAGE
- POB - POINT OF BEGINNING
- PRM - PERMANENT REFERENCE MONUMENT
- PSM - PROFESSIONAL SURVEYOR AND MAPPER
- R/W - RIGHT-OF-WAY
- (T) - TOTAL LOT DIMENSION



NOTICE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

VICINITY MAP (NOT TO SCALE)

INTERSTATE NO. 4

UNIVERSAL BOULEVARD

INTERNATIONAL DRIVE

S KIRKMAN ROAD

W SAND LAKE ROAD

FLORIDA'S TURNPIKE

SITE

N

E

S

W

KNOW ALL BY THESE PRESENTS, 2511 HOWELL, LLC, a Florida limited liability company, being the owner in fee simple of the lands described in the foregoing caption to this plat, does hereby dedicate said lands and plat for the uses and purposes therein expressed and dedicates the Sidewalk Easement to the perpetual use of the public.

IN WITNESS WHEREOF, The undersigned have here-unto set their hands on this _____ day of _____, 2017.

OWNER: 2511 HOWELL, LLC, a Florida limited liability company

BY:

TIMOTHY CLOE, MANAGING MEMBER

SIGNED IN THE PRESENCE OF:

ISI _____ ISI _____

/P/ _____ /P/ _____

STATE OF FLORIDA, COUNTY OF ORANGE

THIS IS TO CERTIFY, That on this _____ day of _____, 2017, before me, an officer duly authorized to take acknowledgements in the State and County aforesaid, personally appeared Timothy Cloe, Managing Member of 2511 Howell, L.L.C., a Florida limited liability company, personally known to me or produced the following identification: _____, and (did) (did not) take an oath that he is the person described in and who executed the foregoing dedication and severally acknowledged the execution thereof to be his free act and deed for the uses and purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.

NOTARY PUBLIC
My Commission Number _____
My commission expires _____

KNOW ALL BY THESE PRESENTS, That the undersigned, being a professional surveyor and mapper that has prepared the foregoing plat ~~was made~~ under my direction and supervision and that the plat complies with all of the survey requirements of Chapter 177, Florida Statutes; and that said land is located in the City of Orlando, Orange County, Florida.

Dated: 7/12/17

Signed: _____

Registration Number:

LB #4475

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on the _____, the _____ approved the foregoing plat.

MAYOR

ATTEST:

CITY CLERK

Examined and Approved: _____
Date

City Planning Official

Examined and Approved: _____
Date

City Engineer

Reviewed for conformity to Chapter 177, Florida Statutes.

City Surveyor _____ Date _____

I HEREBY CERTIFY that the foregoing plat was Recorded in the Orange County
 Official Records on _____ as File No. _____
 County Comptroller in and for Orange County, Florida.

BY