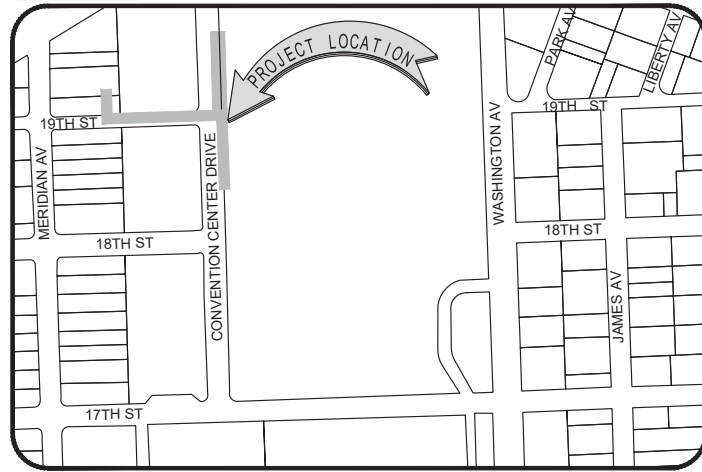


SPECIFIC PURPOSE SURVEY

Topographic Survey

LOCATION MAP

Not to Scale



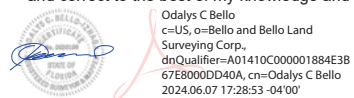
SURVEYOR'S REPORT AND GENERAL NOTES

(Not valid without the attached Survey Map)

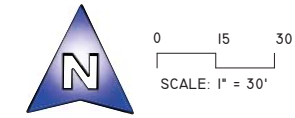
1. This is not a Boundary Survey.
2. References to "Deed", "Record" or "Plat" refer to documents and instruments of record as part of the pertinent information used for this survey work. Measured distances, directions and angles along boundary lines are in consistency with corresponding values from records, unless otherwise shown.
3. These lands are subject to additional restrictions of record that were not furnished to the undersigning registered surveyor. A title search has not been performed by the surveyor.
4. North arrow direction is based on an assumed Meridian. Bearings are based on an assumed meridian on a well-established line, said line is being noted as BR on the Survey Map.
5. Only above ground improvements are shown herein. Foundations, underground features and utilities have not been located.
6. Survey markers found in the field have no identification unless otherwise shown. Any survey marker set by our company is labeled LB 7262 or PSM 6169.
7. This Survey Map is intended to be displayed at the scale shown hereon. Data is expressed in U.S. Survey Foot.
8. This Survey Map is being prepared for the use of the party/parties that it is certified to and does not extend to any unnamed individual, entity or assignee.
9. **FLOODPLAIN INFORMATION:** As scaled from Federal Insurance Rate Map (FIRM) of Community No. 120651 (City of Miami Beach), Panel 0319, Suffix L, revised on Sept 11th, 2009, this real property falls in Zone "X" and "AE" with Base Flood Elevation 8 feet (NGVD 1929).
10. **HORIZONTAL ACCURACY:** Accuracy obtained thru measurements and calculations meets and exceeds the minimum horizontal feature accuracy for a Suburban area being equal to 1 foot in 7,500 feet.
11. **VERTICAL CONTROL AND ACCURACY:** The elevations as shown are referred to the National American Vertical Datum of 1988 (NAVD 1988). The closure in feet, as computed, meets the standard of plus or minus 0.05 feet times the squared root of the loop distance in miles. Elevation are based on a level loop from and to the following official Bench Marks:
 Bench Mark # 1: City Miami Beach Bench Mark CMB MA 12, Elevation = 7.56 feet (NAVD'88)
 Description: PK Nail & washer in traffic separator @ south side of Dade Boulevard & Meridian Avenue.
 Bench Mark # 2: City Miami Beach Bench Mark CMB 17 CH, Elevation = 2.46 feet (NAVD'88)
 Description: Nail & washer @ Southeast quadrant of intersection Meridian Avenue & 17th Street.

I HEREBY CERTIFY TO:
Main Street Engineering

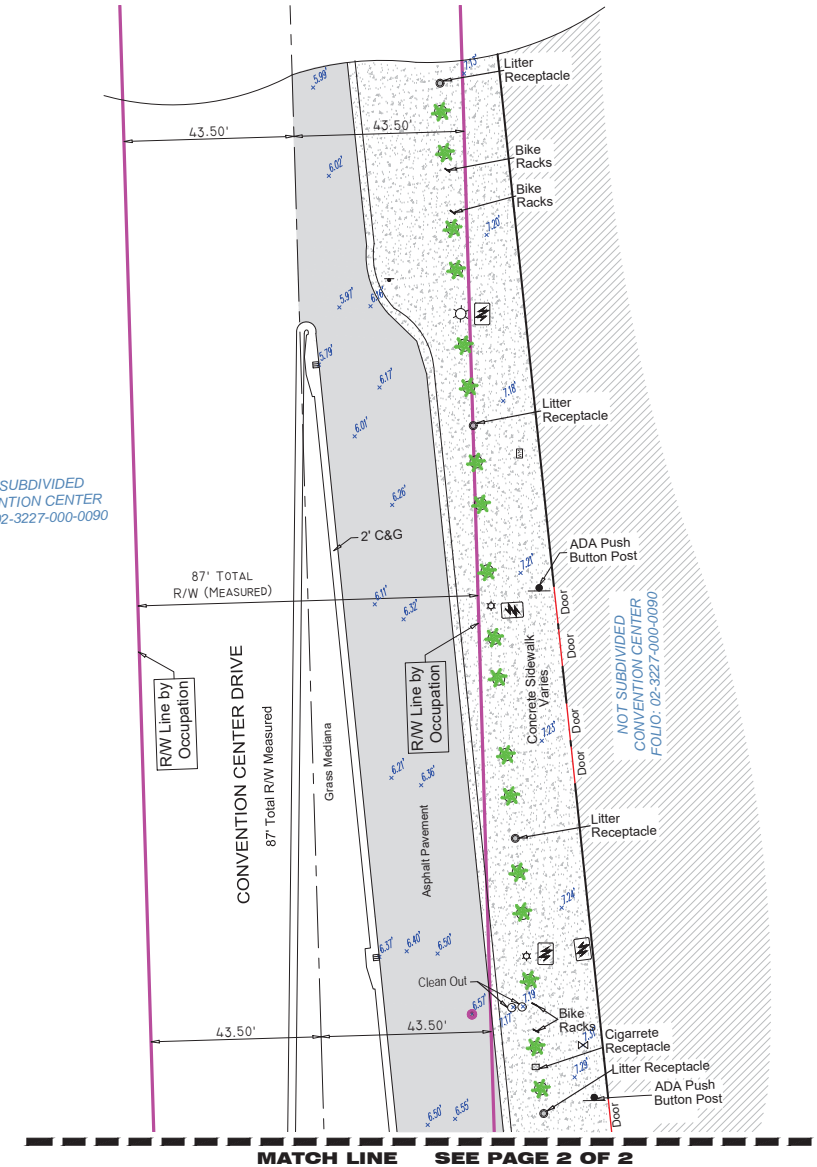
That this Survey conforms to the Standards of Practice as set forth by the Florida Board of Professional Surveyors and Mappers in applicable provisions of Chapter 5J-17, Florida Administrative Code pursuant to Section 472.027 Florida Statutes. This Survey is accurate and correct to the best of my knowledge and belief.



Odalys C. Bello-Iznaga
Professional Surveyor and Mapper LS6169 · State of Florida
Field Work Date: 08/01/2023
Additional Topographic Info added: 05/07/2024
Field Work Update: 06/07/2024



NOT SUBDIVIDED
CONVENTION CENTER
FOLIO: 02-3227-000-0090



LEGEND & ABBREVIATIONS

	= CONCRETE (CONC.)
	= CONCRETE BLOCK WALL
	= WOOD DECK
	= COVERED AREA
	= ASPHALT
	= TILE
	= PAVERS
	= STONE
	= CHAIN LINK FENCE (CLF)
	= WOOD FENCE (WF)
	= IRON METAL BARS FENCE (IF)
	= OVERHEAD WIRES
	= WATER VALVE (WV)
	= POWER POLE (PP)
	= GUY ANCHOR
	= WATER METER (WM)
	= CONC. LIGHT POLE (LP)
	= ELECTRIC BOX (EB)
	= STREET SIGN
	= SANITARY MANHOLE
	= DRAINAGE MANHOLE
	= MANHOLE
	= TELEPHONE MANHOLE
	= FIRE HYDRANT
	= CABLE BOX (CATV)
	= IRRIGATION VALVE (IV)
	= CATCH BASIN OR INLET
	= EXISTING ELEVATION
	= CONCRETE COLUMNS
	= TREE (NO IDENTIFIED)
	= PALM (NO IDENTIFIED)
PT	= POINT OF TANGENCY
PC	= POINT OF CURVATURE
PCC	= POINT OF COMPOUND CURVE
PRC	= POINT OF REVERSE CURVE
BM	= BENCH MARK
BR	= BEARING REFERENCE
DWP	= DETECTABLE WARNING PAD
DEPR.	= DEPRESSED
E	= PROPERTY LINE
C	= CENTER LINE
B	= BASE LINE
PSM	= PROFESSIONAL SURVEYOR AND MAPPER
C&G	= CURB & GUTTER
GA	= GUY ANCHOR
ENCR	= ENCROACHMENT
VG	= VALLEY GUTTER
(XX-XX)	= DENOTES PLAT BOOK XX - PAGE XX
ORB	= OFFICIAL RECORD BOOK
CBS	= CONCRETE BLOCK STRUCTURE
R/W	= RIGHT OF WAY
ELECT	= ELECTRIC
SEC	= SECTION
T	= TOWNSHIP
R	= RANGE
(M)	= FIELD MEASURED
(C)	= CALCULATED
(R)	= RECORD
(P)	= PER PLAT

BELLO & BELLO LAND SURVEYING
12230 SW 131 AVENUE • SUITE 201 • MIAMI FL 33186
Phone: 305.251.9606 • Fax: 305.251.6057 • LB#7262
e-mail: info@belloand.com • www.belloand.com

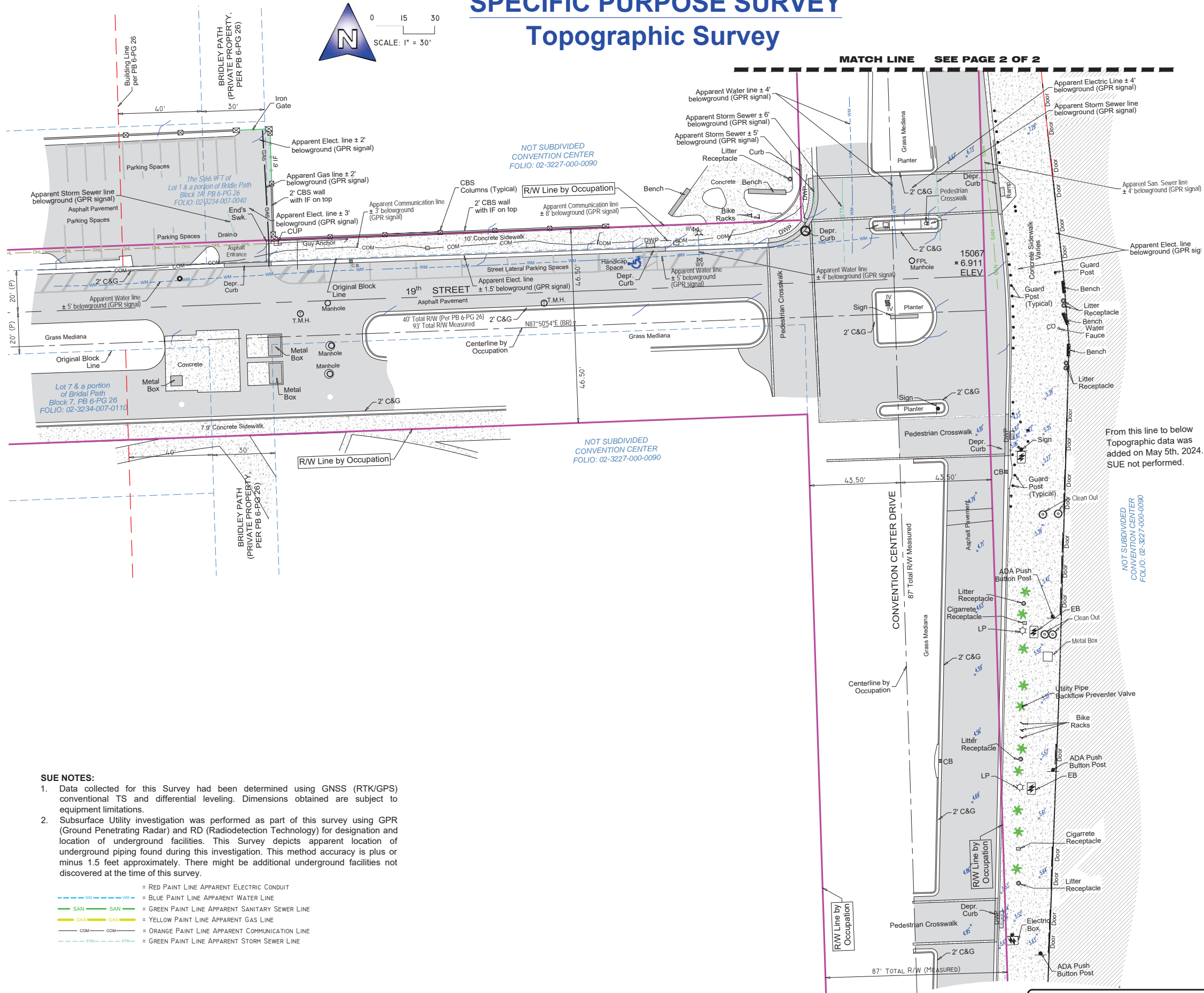
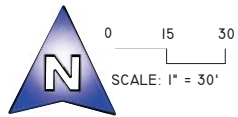
Additional deletions to this Survey Map are prohibited. This Survey Map and Report are not valid without the signature and original raised seal or without the authenticated electronic signature and seal of the undersigning Florida licensed Surveyor and Mapper.

Property Address:
1901 Convention Center Drive, Miami Beach, Florida 33125
Project No. 23839 D.B.: IC Page 1 of 2



SPECIFIC PURPOSE SURVEY

Topographic Survey



LEGEND & ABBREVIATIONS

	= CONCRETE (CONC.)
	= CONCRETE BLOCK WALL
	= WOOD DECK
	= COVERED AREA
	= ASPHALT
	= TILE
	= PAVERS
	= STONE
	= CHAIN LINK FENCE (CLF)
	= WOOD FENCE (WF)
	= IRON METAL BARS FENCE (IF)
	= OVERHEAD WIRES
	= WATER VALVE (WV)
	= POWER POLE (PP)
	= GUY ANCHOR
	= WATER METER (WM)
	= CONC. LIGHT POLE (LP)
	= ELECTRIC BOX (EB)
	= STREET SIGN
	= SANITARY MANHOLE
	= DRAINAGE MANHOLE
	= MANHOLE
	= TELEPHONE MANHOLE
	= FIRE HYDRANT
	= CABLE BOX (CATV)
	= IRRIGATION VALVE (IV)
	= CATCH BASIN OR INLET
	= EXISTING ELEVATION
	= CONCRETE COLUMNS
	= TREE (NO IDENTIFIED)
	= PALM (NO IDENTIFIED)
	PT = POINT OF TANGENCY
	PC = POINT OF CURVATURE
	PCC = POINT OF COMPOUND CURVE
	PRC = POINT OF REVERSE CURVE
	BM = BENCH MARK
	BR = BEARING REFERENCE
	DWP = DETECTABLE WARNING PAD
	DEPR. = DEPRESSED
	EL = PROPERTY LINE
	CL = CENTER LINE
	BL = BASE LINE
	PSM = PROFESSIONAL SURVEYOR AND MAPPER
	C&G = CURB & GUTTER
	GA = GUY ANCHOR
	ENCR = ENCROACHMENT
	VG = VALLEY GUTTER
	(XX-XX) = DENOTES PLAT BOOK XX - PAGE XX
	ORB = OFFICIAL RECORD BOOK
	CBS = CONCRETE BLOCK STRUCTURE
	R/W = RIGHT OF WAY
	ELECT = ELECTRIC
	SEC = SECTION
	T = TOWNSHIP
	R = RANGE
	(M) = FIELD MEASURED
	(C) = CALCULATED
	(R) = RECORD
	(P) = PER PLAT

SUE NOTES:

- Data collected for this Survey had been determined using GNSS (RTK/GPS) conventional TS and differential leveling. Dimensions obtained are subject to equipment limitations.
- Subsurface Utility investigation was performed as part of this survey using GPR (Ground Penetrating Radar) and RD (Radiodetection Technology) for designation and location of underground facilities. This Survey depicts apparent location of underground piping found during this investigation. This method accuracy is plus or minus 1.5 feet approximately. There might be additional underground facilities not discovered at the time of this survey.

	= RED PAINT LINE APPARENT ELECTRIC CONDUIT
	= BLUE PAINT LINE APPARENT WATER LINE
	= GREEN PAINT LINE APPARENT SANITARY SEWER LINE
	= YELLOW PAINT LINE APPARENT GAS LINE
	= ORANGE PAINT LINE APPARENT COMMUNICATION LINE
	= GREEN PAINT LINE APPARENT STORM SEWER LINE

Additions and deletions to this Survey Map are prohibited. This Survey Map and Report are not valid without the signature and original raised seal or without the authenticated electronic signature and seal of the undersigning Florida licensed Surveyor and Mapper.

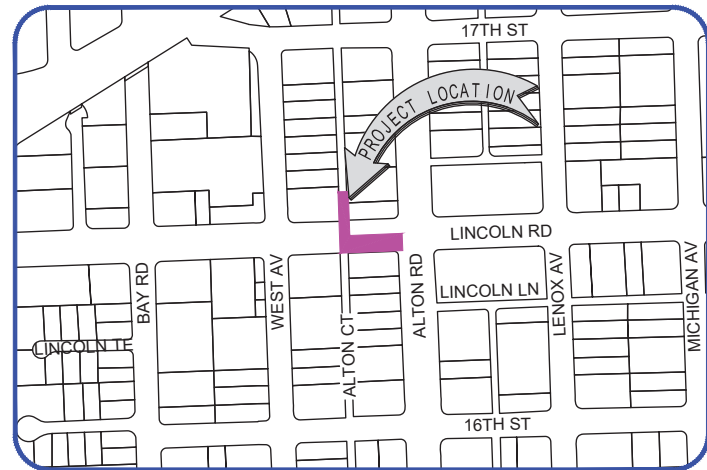
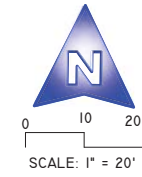
Property Address:
1901 Convention Center Drive, Miami Beach, Florida 33125
Project No. 23839 D.B.: IC Page 2 of 2

BELLO & BELLO LAND SURVEYING
12230 SW 131 AVENUE • SUITE 201 • MIAMI FL 33186
Phone: 305.251.9606 • Fax: 305.251.6057 • LB#7262
e-mail: info@belloiland.com • www.belloilandsurveying.com

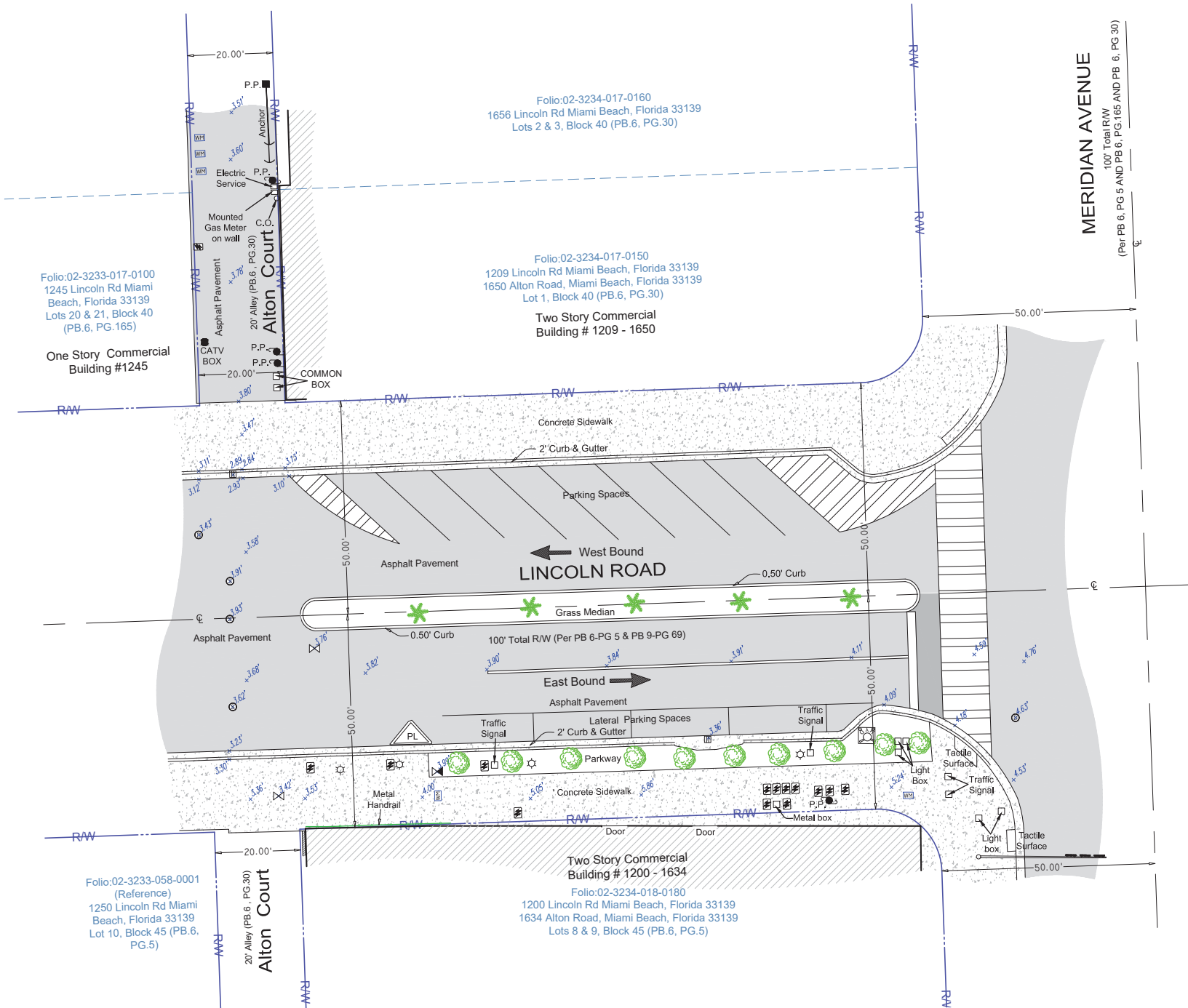


MAP OF TOPOGRAPHIC SURVEY

PORTION OF LANDS LYING IN SECTIONS 33 AND 34, TOWNSHIP 53 SOUTH,
RANGE 42 EAST, CITY OF MIAMI BEACH, MIAMI-DADE COUNTY, FLORIDA.



LOCATION MAP
Not to Scale



SURVEYOR'S REPORT AND GENERAL NOTES
(Not valid without the attached Survey Map)

- This is not a Boundary Survey. This is a Topographic survey of a portion of public right of ways. The underlying subdivisions as depicted on the survey is the following:
Plat of **FIRST ADDITION TO COMMERCIAL SUBDIVISION**, according to the plat thereof, as recorded in Plat Book 6, Page 30 of the Public Records of Miami-Dade County, Florida; AND Plat of **COMMERCIAL SUBDIVISION**, according to the plat thereof, as recorded in Plat Book 6, Page 5 of the Public Records of Miami-Dade County, Florida. These lands are subject to restrictions of record that were not furnished to the undersigning registered surveyor. A title search has not been performed by the surveyor.
- North arrow direction is based on an assumed Meridian. Bearings are based on an assumed meridian on a well-established line, said line is being noted as BR on the Survey Map.
- Foundations and/or any other underground structures have not been located.
- Survey markers found in the field have no identification unless otherwise shown. Any survey marker set by our company is labeled LB 7262 or PSM 6169.
- This Survey Map is intended to be displayed at the scale shown hereon. Data is expressed in U.S. Survey Foot.
- This Survey Map is being prepared for the use of the party/parties that it is certified to and does not extend to any unnamed individual, entity or assignee.
- FLOODPLAIN INFORMATION:** As scaled from Federal Insurance Rate Map (FIRM) of Community No. 120651 (City of Miami Beach), Panel 0314, Suffix L, revised on Sept 11th, 2009, this real property falls in Zone "AE" with Base Flood Elevation 8 feet (NGVD 1929).
- HORIZONTAL ACCURACY:** Accuracy obtained thru measurements and calculations meets and exceeds the minimum horizontal feature accuracy for a Suburban area being equal to 1 foot in 7,500 feet.
- VERTICAL CONTROL AND ACCURACY:** The elevations as shown are referred to the National American Vertical Datum of 1988 (NAVD 1988). The closure in feet, as computed, meets the standard of plus or minus 0.05 feet times the squared root of the loop distance in miles. Elevation are based on a level loop from and to the following official Bench Marks:
Bench Mark # 1: City Miami Beach Bench Mark CMB LR 05 R, Elevation = 2.82 feet (NAVD'88)
Description: PK nail & washer @ Northeast quadrant of intersection Michigan Avenue and 16th Street.
Bench Mark # 2: City Miami Beach Bench Mark LB 7388 35, Elevation = 2.69 feet (NAVD'88)
Description: Magnail & washer on top of curb @ Southwest quadrant of intersection Alton Road and 16th Street.

I hereby certify to Main Street Engineering that this Survey conforms to the Standards of Practice as set forth by the Florida Board of Professional Surveyors and Mappers in applicable provisions of Chapter 5J-17, Florida Administrative Code pursuant to Section 472.027 Florida Statutes. This Survey is accurate and correct to the best of my knowledge and belief.

Digitally signed by Odalys C Bello
DN: c=US, o=Bello and Bello Land Surveying Corp., dnQualifier=A01410C00001884E3, email=Odalys.C.Bello@belloland.com, cn=Odalys C Bello
Date: 2024.06.11 18:10:59 -0400'

Odalys C. Bello-Iznaga
Professional Surveyor and Mapper LS6169 - State of Florida
Field Work Date: 06/10/2024

LEGEND & ABBREVIATIONS			
	CONCRETE (CONC.)		WATER VALVE (WV)
	CONC. BLOCK WALL		POWER POLE (PP)
	WOOD DECK		GUY ANCHOR
	COVERED AREA		WATER METER (WM)
	ASPHALT		CONC. LIGHT POLE (LP)
	CHAIN LINK FENCE (CLF)		WELL
	WOOD FENCE (WF)		IRON METAL BARS FENCE (IF)
	OVERHEAD WIRES		STREET SIGN
	SANITARY MANHOLE		CATCH BASIN OR INLET
	EXISTING ELEVATION		POINT OF TANGENCY
	PERMANENT REFERENCE MONUMENT (PRM)		POINT OF CURVATURE
	PROPERTY CORNER		POINT OF COMPOUND CURVE
	ELECTRIC BOX (CATV)		POINT OF REVERSE CURVE
	FPL TRANSFORMER		BENCH MARK
			BEARING REFERENCE
			TEMPORARY BENCH MARK
			PROPERTY LINE
			CENTER LINE
			MONUMENT LINE
			CALCULATED
			FIELD MEASURED
			PER PLAT
			PROFESSIONAL SURVEYOR AND MAPPER
			AIR CONDITIONER PAD
			ENCROACHMENT
			FINISHED FLOOR ELEVATION
			OFFICIAL RECORD BOOK
			DENOTES PLAT BOOK XX - PAGE XX
			CONCRETE BLOCK STRUCTURE
			RIGHT OF WAY
			ELEVATION
			SECTION
			TOWNSHIP
			RANGE
			RADIUS
			IRRIGATION CONTROL VALVE

Additional deletions to this Survey Map are prohibited. This Survey Map and Report are not valid without the signature and original raised seal or without the authenticated electronic signature and seal of the undersigning Florida licensed Surveyor and Mapper.

Property Address: SW Corner of Intersection of Lincoln Rd & Alton Ct, Miami, Florida 33139
Project No. 23257 D.B.: R.S. Page 1 of 1

BELLO & BELLO LAND SURVEYING
12230 SW 131 AVENUE • SUITE 201 • MIAMI FL 33186
Phone: 305.251.9606 • Fax: 305.251.6057 • LB#7262
e-mail: info@belloland.com • www.belloandsurveying.com

