ITEMS CORRESPONDING TO SCHEDULE B-II

(5) 5. Restrictions, covenants, conditions, easements, dedications and all other matters as contained on the Plat of PALM VIEW SUBDIVISION, recorded in Plat Book 6, Page 29, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(6) 6. Terms, conditions and provisions of the Agreement of Lease between City of Miami Beach, Florida, a municipal corporation, Owner/Landlord, and Lincoln Plaza Partners, LLC, a Florida limited liability company, Tenant, dated September 1, 1999, and recorded September 3, 1999, in Official Records Book 18770, Page 447, as assigned pursuant to assignment of Tenant's interest to LNR Jefferson, LLC, a Florida limited liability company, in that certain Assignment and Assumption Agreement, recorded June 5, 2001, in Official Records Book 19700, Page 3095; Consent to Assignment and Assumption by the City of Miami Beach Florida, recorded May 17, 2001, in Official Records Book 19669, Page 1035, and Assignment and Assumption of Ground Lease to Lincoln Miami Beach Investments, LLC, a Delaware limited liability company, now known as 1691 MICHIGAN AVE INVESTMENTS LP, a Delaware limited partnership, recorded July 20, 2006, in Official Records Book 24738, Page 4073, as further assigned to CLPF-Lincoln LLC, a Delaware limited liability company, by Assignment and Assumption of Ground Lease dated April 6, 2016, recorded April 15, 2016 in Official Records Book 30039, page 4656, as assigned by that certain ASSIGNMENT AND Assumption Agreement recorded _____, 2024, in Official Records Book _____, page _____, of the Public Records of Miami-Dade County, Florida.

NOTE: The lease contains Reciprocal Rights of First Refusal.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(7) 7. Utility Easement in favor of the Florida Power & Light Company, recorded in Official Records Book 20947, Page 1744, of the Public Records of Miami-Dade County, Florida.
THIS ITEM IS PLOTTED HEREON.

(8) 8. Order granting variance by Board of Adjustment of the City of Miami Beach, Florida recorded July 28, 2003, in Official Records Book 21462, Page 349, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(9) 9. Order granting variance by the Board of Adjustment of the City of Miami Beach, Florida, recorded March 8, 2006, in Official Records Book 24299, Page 3554, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(10) 10. Order granting variance by Board of Adjustment of the City of Miami Beach, Florida, recorded March 5, 2012, in Official Records Book 28020, Page 130, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(11) 11. Order of the City of Miami Beach Design Review Board recorded April 2, 2013 in Official Records Book 28560, Page 1500, as modified by Order of the City of Miami Beach Design Review Board recorded July 2, 2014 in Official Records Book 29214, Page 4180, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(12) 12. Order of the City of Miami Beach Design Review Board recorded October 9, 2015 in Official Records Book 29810, Page 1981, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(13) 13. Supplemental Order of the Design Review Board - City of Miami Beach, Florida, File No. 23201, filed April 7, 2016 in Official Records Book 30028, page 4142, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(14) 14. Notice pursuant to Section 713.10(2) of the Florida Statutes filed July 25, 2016 in Official Records Book 30165, page 739, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(15) 15. Notice pursuant to Section 713.10(2) of the Florida Statutes filed March 2, 2018 in Official Records Book 29982, page 2188, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

(16) 16. Notice of Landlord recorded June 3, 2003, in Official Records Book 20434, Page 1620, and recorded August 15, 2003, in Official Records Book 20597, Page 4698, of the Public Records of Miami-Dade County, Florida.
THE SURVEYED PROPERTY LIES WITHIN THIS ITEM; HOWEVER, THIS ITEM CONTAINS NO PLOTTABLE EASEMENTS OR RESTRICTIONS AND THEREFORE IS NOT PLOTTED HEREON.

ZONING INFORMATION

THE SURVEYED PROPERTY IS ZONED "CD-3 & GU" - COMMERCIAL HIGH INTENSITY & GOVERNMENT USE DISTRICT, CITY OF MIAMI BEACH, FLORIDA.

FRONT SETBACK:
CD-3: 0' MINIMUM
INTERIOR SIDE SETBACK:
CD-3: 10' MINIMUM WHEN ABUTTING A RESIDENTIAL DISTRICT, OTHERWISE NONE
STREET SIDE SETBACK:
CD-3: 10' MINIMUM WHEN ABUTTING A RESIDENTIAL DISTRICT, UNLESS SEPARATED BY A STREET OR WATERWAY OTHERWISE NONE
REAR SETBACK: CD-3: 5' MINIMUM, 10' MINIMUM WHEN ABUTTING A RESIDENTIAL DISTRICT UNLESS SEPARATED BY A STREET OR WATERWAY IN WHICH CASE IT SHALL BE 0 FEET. NOT WITHSTANDING THE FOREGOING, ROOFTOP ACCESSORY TO NON-OCEAN FRONT CONTRIBUTING STRUCTURES IN HISTORIC DISTRICT AND INDIVIDUALLY DESIGNATED HISTORIC BUILDINGS MAY FOLLOW EXISTING NONCONFORMING REAR PEDESTAL SETBACKS
GU SETBACKS: THE DEVELOPMENT REGULATIONS (SETBACKS, FLOOR AREA RATIO, SIGNS, PARKING, ETC.) IN THE GU GOVERNMENT USE DISTRICT SHALL BE THE AVERAGE OF THE REQUIREMENTS CONTAINED IN THE SURROUNDING ZONING DISTRICTS AS DETERMINED BY THE PLANNING AND ZONING DIRECTOR, WHICH SHALL BE APPROVED BY THE CITY COMMISSION

HEIGHT RESTRICTIONS:
CD-3: LOTS FRONTING ONLY 17TH STREET: 80'
GU: IN CASES INVOLVING THE USE OF GU PROPERTY BY THE PRIVATE SECTOR, FOR DEVELOPMENTS INCORPORATING PUBLIC PARKING SPACES WITHIN THE STRUCTURE(S), OWNED BY AND/OR OPERATED BY OR FOR THE BENEFIT OF THE CITY, THE PERMITTED BUILDING HEIGHT SHALL BE 100 FEET FOR THOSE SITES LOCATED WITHIN THE AREA BOUNDED BY: 17TH STREET ON THE NORTH, NORTH LINCOLN LANE ON THE SOUTH, ALTON ROAD ON THE WEST, AND WASHINGTON AVENUE ON THE EAST

MAXIMUM LOT COVERAGE:
CD-3: NO REQUIREMENT NOTED
GU: NO SPECIFIC REQUIREMENT NOTED

PARKING FORMULA:
THERE SHALL BE NO OFF-STREET PARKING REQUIREMENT FOR USES IN TIER 3 AREAS A, B AND C EXCEPT FOR THOSE LISTED BELOW.
OFFICES: ONE SPACE PER 400 SQUARE FEET OF FLOOR AREA, PROVIDED, HOWEVER, OFFICES LOCATED ON THE GROUND FLOOR SHALL PROVIDE ONE SPACE PER 300 SQUARE FEET OF FLOOR AREA

PARKING REQUIRED: 297 REQUIRED SPACES BASED UPON 118,658 SQ. FT. OF OFFICE SPACE
NO SPECIFIC REQUIREMENT REGARDING RETAIL NOT ASSOCIATED WITH PRIMARY HOTEL USE

THE ZONING INFORMATION SHOWN ABOVE WAS OBTAINED FROM NV5 ZONING REPORT DATED FEBRUARY 26, 2024 (REVISED 2/27/2024), SITE NO. 2202302561, PURSUANT TO ITEM 6a & 6b OF TABLE A.

VICINITY MAP - NOT TO SCALE

MISCELLANEOUS NOTES

(MN1) SURVEY PREPARED BY: THE SURVEY WAS PREPARED BY BOCK AND CLARK CORPORATION LB7386, A WHOLLY OWNED SUBSIDIARY OF NV5, 12487 TELECOM DRIVE, TAMPA, FL 33637. PHONE (800) 767-8397 OR EMAIL MIKE.VUKODER@NV5.COM.

(MN2) AN ADDRESS OF 1691 MICHIGAN AVENUE WAS POSTED ON THE SURVEYED PROPERTY.

(MN3) THE SURVEYED PROPERTY CONTAINS AN AREA OF 1.763 ACRES (76,452 SQUARE FEET), MORE OR LESS.

(MN4) ONLY OBSERVABLE SURFACE AND ABOVE GROUND STRUCTURES WERE LOCATED. NO UNDERGROUND IMPROVEMENTS, SUCH AS FOUNDATION FOOTINGS, WERE LOCATED. SOME FEATURES SHOWN ON THIS PLAT MAY BE SHOWN OUT OF SCALE FOR CLARITY. ALL DIMENSIONS SHOWN ARE IN FEET AND DECIMALS THEREOF.

(MN5) THERE ARE 689 STRIPED REGULAR PARKING SPACES AND 9 STRIPED HANDICAPPED PARKING SPACES FOR A TOTAL OF 698 STRIPED PARKING SPACES ON THE SURVEYED PROPERTY.

(MN6) NO DIVISION OR PARTY WALLS WERE DESIGNATED BY THE CLIENT OR LOCATED BY SURVEYOR WITH RESPECT TO ADJOINING PROPERTIES.

(MN7) THE LOCATION OF THE UTILITIES SHOWN HEREON ARE FROM OBSERVED VISIBLE EVIDENCE OF ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF SUBTERRANEAN USES. ALWAYS CALL SUNSHINE 811 BEFORE YOU DIG. THEY NOTIFY UTILITY COMPANIES WHERE YOU ARE PLANNING TO DIG. THE UTILITY SENDS A LOCATOR TO MARK THE APPROXIMATE LOCATION OF UNDERGROUND LINES, PIPES AND CABLES ON THE SURVEYED PROPERTY. THE PROCESS TAKES TWO FULL BUSINESS DAYS - DAY 1 STARTS THE DAY AFTER YOU CALL. LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION AND/OR A PRIVATE UTILITY LOCATE REQUEST MAY BE NECESSARY. NO UNDERGROUND UTILITIES OR IMPROVEMENTS WERE LOCATED BY THE SURVEYOR AND IS NOT LIABLE FOR UTILITIES OBSTRUCTED OR COVERED FROM VIEW.

(MN8) AT THE TIME OF SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION, BUILDING ADDITIONS.

(MN9) AT THE TIME OF SURVEY, THE SURVEYOR WAS UNAWARE OF ANY PROPOSED CHANGES IN STREET RIGHT OF WAY LINES OR OBSERVABLE EVIDENCE OF STREET OR SIDEWALK REPAIRS.

(MN10) THE SURVEYED PROPERTY HAS DIRECT ACCESS TO MICHIGAN AVENUE, A 70 FOOT WIDE DEDICATED PUBLIC RIGHT-OF-WAY, 17TH STREET, A 70 FOOT WIDE DEDICATED PUBLIC RIGHT-OF-WAY AND AN UNNAMED 20 FOOT WIDE DEDICATED PUBLIC ALLEYWAY, AS SHOWN HEREON.

(MN11) OWNERSHIP OF FENCES, IF ANY, WAS NOT DETERMINED UNDER THE SCOPE OF THIS SURVEY.

(MN12) THERE ARE NO GAPS, GORES, OVERLAPS OR HIATUS INHERENT TO THE SURVEYED PROPERTY BASED ON THE FIELD SURVEY PERFORMED AND THE TITLE COMMITMENTS PROVIDED.

(MN13) BEARINGS SHOWN HEREON ARE BASED ON THE EAST RIGHT OF WAY LINE OF MICHIGAN AVENUE, MIAMI DADE COUNTY, FLORIDA TO BEAR S 00°00'00" E, ASSUMED.

(MN14) THIS SURVEY IS NOT INTENDED FOR CONSTRUCTION OR CONSTRUCTION DESIGN PURPOSES.

(MN15) ADJOINER INFORMATION SHOWN HEREON WAS OBTAINED FROM THE COUNTY'S PROPERTY APPRAISER WEB SITE.

(MN16) AT THE TIME OF SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF SITE USE AS A BURIAL GROUND OR CEMETERY.

(MN17) BUILDING HEIGHT IS THE ARCHITECTURAL HEIGHT TAKEN AT THE LOCATION SPECIFIED HEREON.

(MN18) TABLE A, ITEM 18: THERE ARE NO PLOTTABLE OFFSITE EASEMENTS OR SERVITUDE THAT WERE DISCLOSED IN THE RECORD DOCUMENTS PROVIDED TO THE SURVEYOR OR WERE OBSERVED IN THE PROCESS OF CONDUCTING THE SURVEY.

RECORD DESCRIPTION

LEASEHOLD ESTATE:

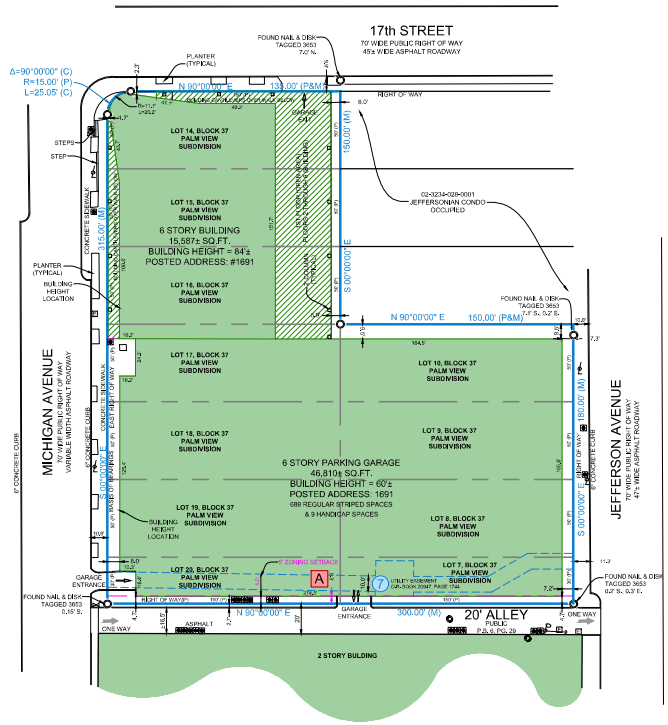
Lessee's interest in that certain Lease by and between the City of Miami Beach, Florida, a municipal corporation, as Owner/Landlord, and Lincoln Plaza Partners, LLC, a Florida limited liability company, as Tenant, dated September 1, 1999, and memorialized by that certain Agreement of Lease dated September 1, 1999, and recorded September 3, 1999, in Official Records Book 18770, Page 447; as assigned pursuant to assignment of Tenant's interest to LNR Jefferson, LLC, a Florida limited liability company, in that certain Assignment and Assumption Agreement, recorded June 5, 2001, in Official Records Book 19700, Page 3095; Consent to Assignment and Assumption by the City of Miami Beach Florida, recorded May 17, 2001, in Official Records Book 19669, Page 1035, and Assignment and Assumption of Ground Lease to Lincoln Miami Beach Investments, LLC, a Delaware limited liability company, now known as 1691 MICHIGAN AVE INVESTMENTS LP, a Delaware limited partnership, recorded July 20, 2006, in Official Records Book 24738, Page 4073, and being assigned to CLPF- Lincoln, LLC, recorded 4/15/2016, in Official Records Book 30039, Page 4656, of the Public Records of Miami-Dade County, Florida, as assigned by that certain ASSIGNMENT AND Assumption Agreement recorded _____, 2024, in Official Records Book_____, page _____ of the Public Records of Miami-Dade County, Florida, demising the following described land:

Lots 7 through 10, inclusive, and Lots 14 through 20, inclusive, in Block 37, PALM VIEW SUBDIVISION, according to the plat thereof, as recorded in Plat Book 6, Page 29, of the Public Records of Miami-Dade County, Florida, less and except the Improvements located thereon.

TOGETHER WITH FEE SIMPLE ESTATE:

The Improvements located on Lots 7 through 10, inclusive, and Lots 14 through 20, inclusive, in Block 37, PALM VIEW SUBDIVISION, according to the plat thereof, as recorded in Plat Book 6, Page 29, of the Public Records of Miami-Dade County, Florida.

THE LANDS SURVEYED, SHOWN AND DESCRIBED HEREON ARE THE SAME LANDS AS DESCRIBED IN THE TITLE COMMITMENT PROVIDED BY CHICAGO TITLE INSURANCE COMPANY, COMMITMENT NO. 10292498, DATED JANUARY 30, 2024 (REVISED 2/27/2024).



SCALE : 1" = 40'

0' 20' 40' 80'

LEGEND OF SYMBOLS & ABBREVIATIONS

LIGHT POLE	SIGNAL LIGHT	SANITARY MANHOLE	
POWER POLE (WITH ARMS)	TRAFFIC SIGNAL BOX	CLEAN OUT	
GUY WIRE	SIGNAL LIGHT POLE	GREASE TRAP	
ELECTRIC MANHOLE	VAULT	GAS MANHOLE	
ELECTRIC METER	SIGN (AS NOTED)	GAS VALVE	
ELECTRIC VAULT	TOWER	GAS METER	
TRANSFORMER	MONITORING WELL	HANDICAPPED PARKING	
AIR CONDITIONER UNIT	FLAG POLE	BENCHMARK	
TELEPHONE MANHOLE	WATER VALVE	(R)	RECORD
TELEPHONE PEDESTAL	FIRE HYDRANT	(M)	MEASURED
CABLE BOX	SIAMESE FIRE HYDRANT	(C)	CALCULATED
MITERED END SECTION	WATER MANHOLE	(P)	PLAT
STORM DRAIN MANHOLE	BACKFLOW PREVENTER	PG	PAGE
STORM DRAIN INLET	WATER METER	O.R.	OFFICIAL RECORDS
STORM PIPE	WELL HEAD	P.B.	PLAT BOOK
SET 5/8" IRON ROD & CAP NV5 L.B. 7386, UNLESS OTHERWISE NOTED	POINT OF ACCESS	F.D.O.T.	FLORIDA DEPARTMENT OF TRANSPORTATION

BOUNDARY LINE — EASEMENT LINE
BUILDING LINE — OH — OVERHEAD WIRES
SETBACK LINE — FENCE LINE

ALTA/NSPS LAND TITLE SURVEY

for

1691 Michigan Ave
NV5 Project No. 202304571, 001
1691 Michigan Ave, Miami Beach, FL

BASED UPON TITLE COMMITMENT NO. 10292498
OF CHICAGO TITLE INSURANCE COMPANY
BEARING AN EFFECTIVE DATE OF JANUARY 30, 2024 @ 11:00 P.M. (REVISED 2/27/2024)

Surveyor's Certification

To: RK Rivani, LLC; Amerant Bank, its successors and assigns; Chicago Title Insurance Company; and Bock & Clark Corporation, an NV5 Company:

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 6a, 6b, 7a, 7b1, 7c, 8, 9, 10, 13, 14, 16, 17, 18 and 19 of Table A thereof. The field work was completed on December 28, 2023.

ALSO:
I, MARK G. LEIST, HEREBY CERTIFY THAT THIS SKETCH OR THE BOUNDARY SURVEY REPRESENTED HEREON MEETS THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF FLORIDA AS SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO CHAPTER 472 OF THE FLORIDA STATUTES AND CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE.

PRELIMINARY

MARK G. LEIST
REGISTRATION NO. PSM 5836
IN THE STATE OF FLORIDA
DATE OF FIELD SURVEY: DECEMBER 28, 2023
DATE OF LAST REVISION: MARCH 5, 2024
NETWORK PROJECT NO. 202304571-001 RLS
THIS SURVEY IS CERTIFIED TO DATE OF FIELD SURVEY, NOT DATE OF SIGNATURE, NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

SHEET 1 OF 1

NV5
REAL ESTATE TRANSACTION SERVICES
1-800-SURVEYS (787-8397)
SURVEY • ZONING • ENVIRONMENTAL • ASSESSMENT
Bock & Clark Corporation - 4580 Stephen Circle, Suite 300, Canton, OH, 44718
www.nv5.com/services/real-estate-transaction-services bockmaywehelpyou@nv5.com

FLORIDA PROJECT NO. 5202306766

FLOOD NOTE

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE AE (EL 8) (NGVD 29) OF THE FLOOD INSURANCE RATE MAP, COMMUNITY NO. 120651, MAP NUMBER 12086C0311L, WHICH BEARS AN EFFECTIVE DATE OF SEPTEMBER 11, 2009 AND IS IN A SPECIAL FLOOD HAZARD AREA, AS SHOWN ON THE FEMA WEBSITE (HTTP://MSC.FEMA.GOV) BY FIRMETTE CREATED ON DECEMBER 18, 2023. WE HAVE LEARNED THIS COMMUNITY DOES CURRENTLY PARTICIPATE IN THE PROGRAM. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND A FLOOD ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THIS DETERMINATION OR APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY. "Zones AE and A1-A30 are the flood insurance rate zones used for the 1-percent-annual-chance floodplains that are determined for the FIS by detailed methods of analysis. In most instances, BFEs derived from the detailed hydraulic analyses are shown at selected intervals in this zone. Mandatory flood insurance purchase requirements apply. AE zones are areas of inundation by the 1-percent-annual-chance flood, including areas with the 2-percent wave runup, elevation less than 3.0 feet above the ground, and areas with wave heights less than 3.0 feet. These areas are subdivided into elevation zones with BFEs assigned. The AE zone will generally extend inland to the limit of the 1-percent-annual-chance Stillwater Flood Level (SWEL)."

PROJECT REVISION RECORD

DATE	DESCRIPTION	DATE	DESCRIPTION
01/05/2024	FIRST DRAFT	02/21/2024	CLIENT
01/11/2024	REVISED TITLE & ZONING	03/05/2024	REVISED TITLE
01/18/2024	CERTIFICATION		
FIELD WORK: DS	DRAFTED: ML	CHECKED BY: MGL	FB & PG:

SIGNIFICANT OBSERVATIONS

A PARKING GARAGE APPEARS TO LIE WITHIN 5' ZONING SETBACK LINE BY 0.3'± AS SHOWN HEREON.

LEGAL

THIS SURVEY WAS PREPARED FOR THE PURPOSE OF THIS REAL ESTATE TRANSACTION ONLY AND NO FURTHER PARTIES OTHER THAN THOSE CERTIFIED ABOVE SHALL RELY ON IT FOR ANY OTHER PURPOSE OR TRANSACTION