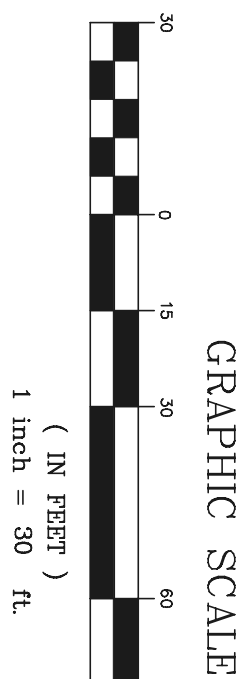


LOCATION SKETCH
NOT TO SCALE



CHICAGO TITLE INSURANCE COMPANY COMMITMENT FOR TITLE INSURANCE UNDER COMMITMENT ORDER NUMBER 4270750 EFFECTIVE DATE MAY 28, 2015 AT 1100 PM				
SCHEDULE B, SECTION II	INSTRUMENT NAME AND ORG/P/G	AFFECTS/NOT AFFECTS	PARCELS(S) NOT PLOTTED/	AFFECTS/NOT AFFECTS
ITEM NUMBER				
6	DECLARATION OF RESTRICTIONS--OR# 12606, PAGE 663	AFFECTS	I, II & III	NOT PLOTTED
7	DEVELOPER AGREEMENT--OR# 13426, PAGE 284	AFFECTS	I, II & III	NOT PLOTTED
8	DEVELOPER AGREEMENT--OR# 16006, PAGE 28	AFFECTS	I, II & III	NOT PLOTTED
8	CONCURRENT RIGHTS OF OTHERS--OR# 13948, PAGE 678	AFFECTS	I, II & III	SEE LOC. SKETCH
9	CONCURRENT RIGHTS OF OTHERS--OR# 14069, PAGE 770	AFFECTS	I, II & III	SEE LOC. SKETCH
9	PLAT OF MARQUET PLAZA NO. 1--PLAT BOOK 123, PAGE 50	AFFECTS	I & II	PLOTTED
10	DECLARATION OF COVENANTS FOR WATER MANAGEMENT--OR# 15071, PAGE 620	AFFECTS	I, II & III	BLANKET
10	DECLARATION OF COVENANTS FOR WATER MANAGEMENT--OR# 15071, PAGE 620	AFFECTS	I, II & III	BLANKET
10	ASSIGNMENT OF DEVELOPERS RIGHTS--OR# 16215, PAGE 314	AFFECTS	I, II & III	BLANKET
10	AGREEMENT--OR# 18009, PAGE 805	AFFECTS	I, II & III	BLANKET
10	AGREEMENT--OR# 19811, PAGE 880	AFFECTS	I, II & III	NOT PLOTTABLE
11	DECLARATION OF RESTRICTIVE COVENANTS--OR# 15536, PAGE 85	AFFECTS	I & II	BLANKET
12	DEC. OF REPROFAC. ESM/MTS/OPERATING AGREEMENT--OR# 15721, PAGE 657	AFFECTS	I & II	NOT PLOTTABLE
12	AGREEMENT--OR# 19811, PAGE 887	AFFECTS	I & II	NOT PLOTTABLE
13	DECLARATION OF RESTRICTIONS--OR# 16215, PAGE 316	AFFECTS	I & II	NOT PLOTTABLE
13	RESTRICTIVE COVENANT--OR# 19811, PAGE 867	AFFECTS	I & II	NOT PLOTTABLE

LEGAL DESCRIPTION:

A PARCEL OF LAND IN MARSH COUNTY, FLORIDA, IS BEING CREATED BY THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, FROM A PARCEL OF LAND IN MARSH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING SAID PARCEL OF THE NORTHWEST CORNER OF SAID PLAT MAP #89-20 WEST, DISTANCE OF 165.00 FEET; THENCE SOUTH 91°57'00" E 89.920 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88°59'00" E 120.00 FEET; THENCE NORTH 88°59'26" E EAST ALONG THE SOUTHERLY LINE OF SAID PLAT AND ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF LAKEMESH CAVIS STREET, A DISTANCE OF 248.00 FEET; THENCE NORTH 89°26'00" E 63.01 FEET; THENCE SOUTH 89°26'00" E 100.32 FEET TO THE POINT OF BEGINNING.

LESS THAT PORTION DEDICATED AS RIGHT-OF-WAY AS SHOWN ON SAID PLAT MAP #89-20 WEST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SAD PLAT #1, THENCE SOUTH 43°59'26" WEST FOR A DISTANCE OF 70.71 FEET TO THE POINT LING ON THE SOUTH LINE OF SAID PLAT; THENCE SOUTH 88°59'26" WEST FOR 97.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88°59'26" E 100.32 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89°26'00" E 100.32 FEET TO THE POINT OF BEGINNING.

THESE ARE FOR THE BENEFIT OF PARCEL 1, AS CREATED BY DECLARATION OF RECIPROCAL AGREEMENT AND OPERATING AGREEMENT FILED AUGUST 25, 1988 IN OFFICIAL RECORDS BOOK 15727, PAGE 657, FOR THE PURPOSES DESCRIBED IN THAT AGREEMENT OVER UNDER AND ACROSS THE LAND INTERESTS SET FORTH IN SAID INSTRUMENT, AS AFFECTED BY THE CONDITIONS SET FORTH IN SAID INSTRUMENT, AS AFFECTED BY THE AGREEMENT RECORDED ON SEPTEMBER 23, 1992 IN OFFICIAL RECORDS BOOK 887 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

PART II

EXEMPTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF RECIPROCAL AGREEMENT AND OPERATING AGREEMENT DATED DECEMBER 10, 1992, AND ASSIGNED TO DEVELOPERS RIGHTS FILED IN OFFICIAL RECORDS BOOK 16215, AT PAGE 314, FOR THE PURPOSES PROVIDED IN SAID AGREEMENT OVER UNDER AND ACROSS THE LAND MORE PARTICULARLY DESCRIBED IN THAT AGREEMENT, AS AFFECTED BY THE CONDITIONS SET FORTH IN SAID INSTRUMENT, AS AFFECTED BY THE AGREEMENT RECORDED ON DECEMBER 20, 1990 IN OFFICIAL RECORDS BOOK 18099, PAGE 905 AND DECEMBER 20, 1990 IN OFFICIAL RECORDS BOOK 18099, PAGE 905 AND DECEMBER 20, 1990 IN OFFICIAL RECORDS BOOK 18099, PAGE 905 AND DECEMBER 20, 1990 IN OFFICIAL RECORDS OF BROWARD COUNTY, FLORIDA.

NOTICE

THE SURETYPED HENRY WAS PREPARED BY THE BENEFIT OF A TITLE COMMITMENT ISSUED BY CHICAGO TITLE INSURANCE COMPANY (ORDER NO. 427075) WITH AN EFFECTIVE DATE OF MAY 28, 2013 AT 11:00 PM. ITEMS 1 THROUGH 13 OF SCHEDULE B II WERE REVERSED AND SHOWN HENRY WHEN APPLICABLE.

1. DEFECTS, LENS, ENCUMBRANCES, ADVERSE CLAIMS OR OTHER MATTERS, IF ANY, CREATED, FIRST APPEARING IN THE PUBLIC RECORDS OF THE COUNTY OF COOK, ILLINOIS, PRIOR TO THE DATE OF THE PROPOSED INSURED ACQUIRES FOR VALUE OF THE ESTATE OR INTEREST OR MORTGAGE THEREON COVERED BY THIS COMMITMENT.

STANDARD EXCEPTION, NO COMMENT

2. TAXES AND ASSESSMENTS FOR THE YEAR 2013 AND SUBSEQUENT YEARS, WHICH ARE NOT YET DUE AND PAYABLE.

STANDARD EXCEPTION, NO COMMENT

3. STANDARD EXCEPTIONS:

A. EASEMENTS, CLAIMS OF EASEMENTS, BOUNDARY LINE DISPUTES, OVERLAPS, ENCROACHMENTS OR OTHER MATTERS NOT SHOWN BY THE PUBLIC RECORDS WHICH WOULD BE DISCLOSED BY AN ACQUAINTANCE SURETY OF THE LAND.

B. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS.

C. ANY LENS, OR RIGHT TO A LENS, FOR SERVICES, LABOR, OR MATERIALS, HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.

D. TAXES OR ASSESSMENTS WHICH ARE NOT SHOWN AS EXISTING LENS IN THE PUBLIC RECORDS.

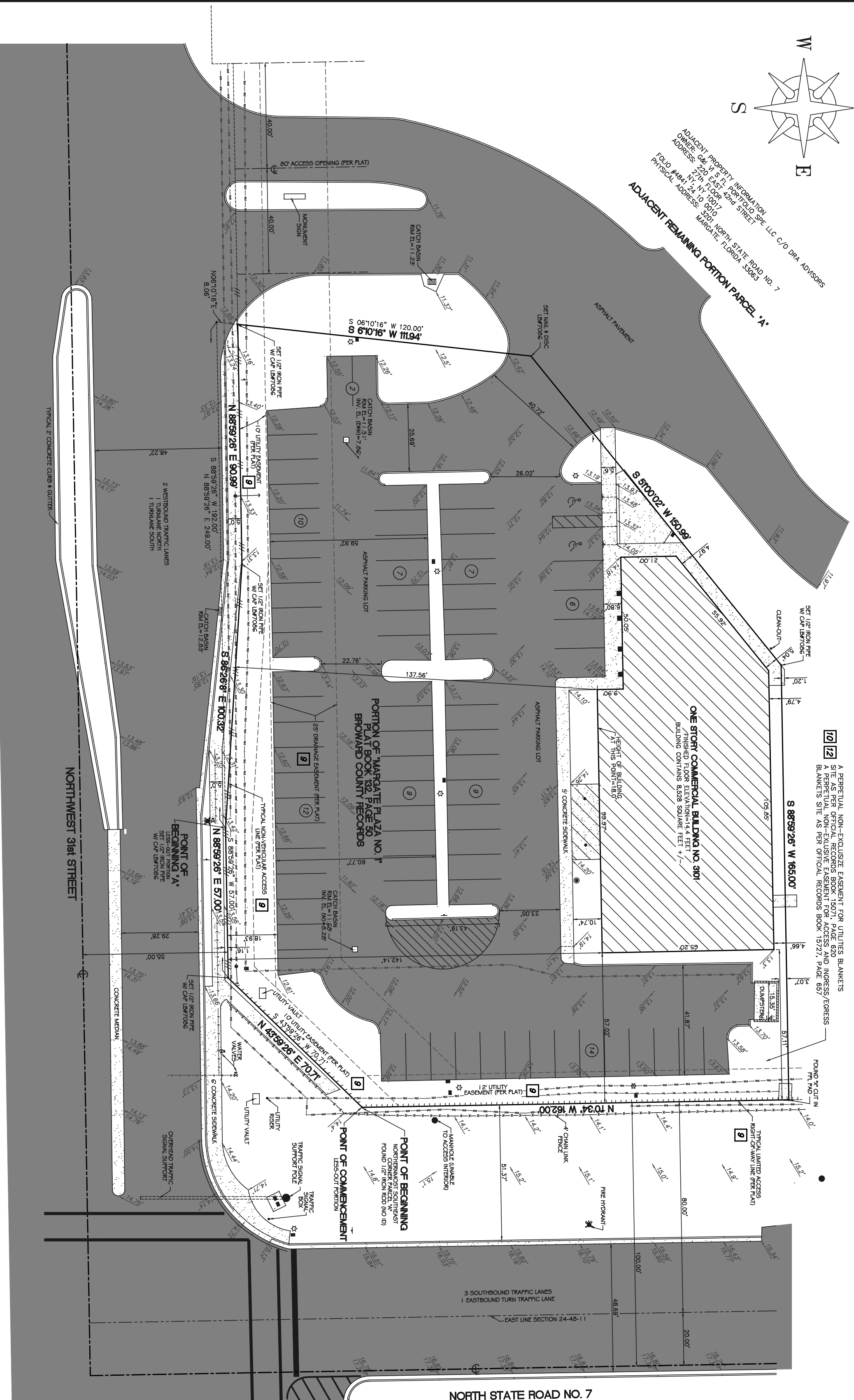
STANDARD EXCEPTIONS, NO COMMENT

4. INTENTIONALLY DELETED

NO COMMENT

NOTES

1. ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NATIONAL GEODETIC VERTICAL DATUM OF 1929. BASED ON BROWARD COUNTY BENCHMARK NO. 2556, ELEVATION = 12.848 FEET.
2. UNDERGROUND IMPROVEMENTS AND/OR UNDERGROUND ENCLOSACHMENTS NOT LOCATED OR SHOWN.
3. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF PARCEL "A" BEING NORTH 07°00'34" WEST. (AS PER RECORD PLAT)
4. ROOF OVERHANG NOT LOCATED OTHERWISE SHOWN.
5. LANDS SHOWN HEREON CONTAINING 53,189 SQUARE FEET, 1.9221 ACRES, MORE OR LESS.
6. THIS SURVEY IS FOR TITLE AND MORTGAGE PURPOSES ONLY.
7. REASONABLE EFFORTS WERE MADE REGARDING THE EXISTENCE AND LOCATION OF UNDERGROUND UTILITIES. THIS FIRM, HOWEVER, DOES NOT ACCEPT RESPONSIBILITY FOR THIS INFORMATION. BEFORE EXCAVATION, CONTACT THE APPROPRIATE UTILITY COMPANIES FOR FIELD VERIFICATION.
8. THIS SITE LIES IN SECTION 24, TOWNSHIP 48 SOUTH, RANGE 41 EAST, BROWARD COUNTY, FLORIDA.
9. ALL BEARINGS AND DISTANCES SHOWN HEREON ARE BOTH MEASURED ON THE GROUND AND RECORD (AS PER PLAT) UNLESS OTHERWISE SHOWN.
10. ~~10. --- DENOTES OVERHEAD WIRES.~~
11. ~~11. --- DENOTES EXISTING GRADE ELEVATION.~~
12. ALL UNDERGROUND UTILITIES SHOWN HEREON WERE MARKED IN THE FIELD BY SUNSHINE STATE ONE CALL. CONTACT NUMBERS 070305435 (SR 7) AND 070305471 (NATURAL GAS).
13. AS PER THE CITY OF MARGATE, THIS SITE IN ZONED B-2 (COMMUNITY BUSINESS DISTRICT)
14. AS PER BROWARD COUNTY, LAND USE IS (71) TRANSIT ORIENTED CORRIDOR.
15. AS PER MUNICIDOE.COM THE FOLLOWING SETBACKS APPLY.
- A. STREET YARD SETBACKS--THE MINIMUM SETBACK FROM ALL STREETS SHALL BE 25 FEET IN DEPTH EXCEPT WHERE A GREATER SETBACK IS REQUIRED UNDER ANOTHER PROVISION OF THIS CODE.
- B. SIDE YARD SETBACKS--AUTING NON-RESIDENTIAL ZONED PROPERTY=ZERO (0) FEET.
- C. REAR YARD SETBACKS--AUTING NON-RESIDENTIAL ZONED PROPERTY=TWENTY (20) FEET.
- D. NO BUILDING SHALL BE ERRECTED OR ALTERED TO A HEIGHT EXCEEDING ONE HUNDRED (100) FEET.
- E. SITE SHOWN HEREON CONTAINS 76 TOTAL PARKING SPACES, 2 OF WHICH ARE DESIGNATED AS HAND-CAR 17) AS PER ITEM #16 OF ALTA TABLE A. THERE WAS NO OBSERVED EVIDENCE OF CURRENT EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS.
- 18) AS PER ITEM #17 OF ALTA TABLE A, THERE WAS NO OBSERVED EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SLUMP OR SANITARY LANDFILL.
- 19) CONCRETE ALONG NORTH LINE ENCROACHES INTO DULACRE NORTH SITE.



**KERI
LAND
SURVEYING**

**1 840 NORTH PINE ISLAND ROAD
PLANTATION, FLORIDA 33322
PHONE (954) 473-8010 FAX (954) 473-8020
CERTIFICATE OF AUTHORIZATION LB-7086
E-MAIL: KERLANDSURVEYING@YAHOO.COM**

C4 MOLIOR, LLC
3101 NORTH STATE ROAD 7
MARGATE, FLORIDA 33063

NO.	DATE	REVISION COMMENT
1		
2		
3		
4	6-12-13	LEGAL AND CERTIFICATION REQUEST AS PER ATTORNEY COMMENTS
5	6-14-13	COMMUNITY DATE REQUESTED, REQUESTED NOTICE SECTION PER ATTORNEY COMMENTS
6	6-12-13	LEGAL AND CERTIFICATION REQUEST AS PER ATTORNEY COMMENTS
7	6-04-13	ATTORNEY COMMENT'S ADDRESSED
8	5-21-13	LEGAL REQUESTED TO ACQUIRE LESS-DUTY, TITLE COMMUNITARIAN SHIRT ADDED
9	5-16-13	ATTORNEY COMMENT'S ADDRESSED

ALTA/ACSM SURVEY

CERTIFICATION:

TO: C4 HOLDINGS, A NORTH CAROLINA LIMITED LIABILITY COMPANY; CHICAGO TITLE INSURANCE COMPANY; REGIONAL BANK, AN ALABAMA BANKING CORPORATION; JEFFREY HODGINS, LLC, A COLORADO LIMITED LIABILITY COMPANY; BUCKBRIER, LLC, A COLORADO LIMITED LIABILITY COMPANY AND LEP LIFE, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 41% INTEREST; A.M. WILLIAMSON CREW CENTRE, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 59% INTEREST; ANY TRAVEL IN COMMON.

AND BECAUSE THE TOTAL ESTATE OF THE DECEASED OWNER IS A REVENUE MADE FROM THE OPERATION OF THE BUSINESS OF THE COMPANY, THE SURVIVOR OWNERS, BY THEIR JOINT AND SEVERAL ACTIONS, HAVE ESTABLISHED AND AGREED UPON CERTAIN REQUIREMENTS FOR THE LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND AGREED UPON BY ALL TEN OWNERS, WHO INCLUDE THE SURVIVOR OWNERS, TO BE COMPLETED BY THE SURVIVOR OWNERS:

THE SURETORS WERE CONSENTED ON APRIL 4, 2013:

FLOOD INFORMATION

CLIENT: C4 MOLIOR, LLC
PROJECT NO.: 18723, 18908
SURVEY DATE: APRIL 4, 2018
301 NORTH STATE ROAD 7
MARGATE, FLORIDA 33063
SCALE: 1"=30'
FILE: C4 MOLIOR, LLC

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OF 1