

# ORLANDO-APOPKA AIRPORT, A CONDOMINIUM

## SECTION 35, TOWNSHIP 20 SOUTH, RANGE 27 EAST THE CITY OF APOPKA, ORANGE COUNTY, FLORIDA

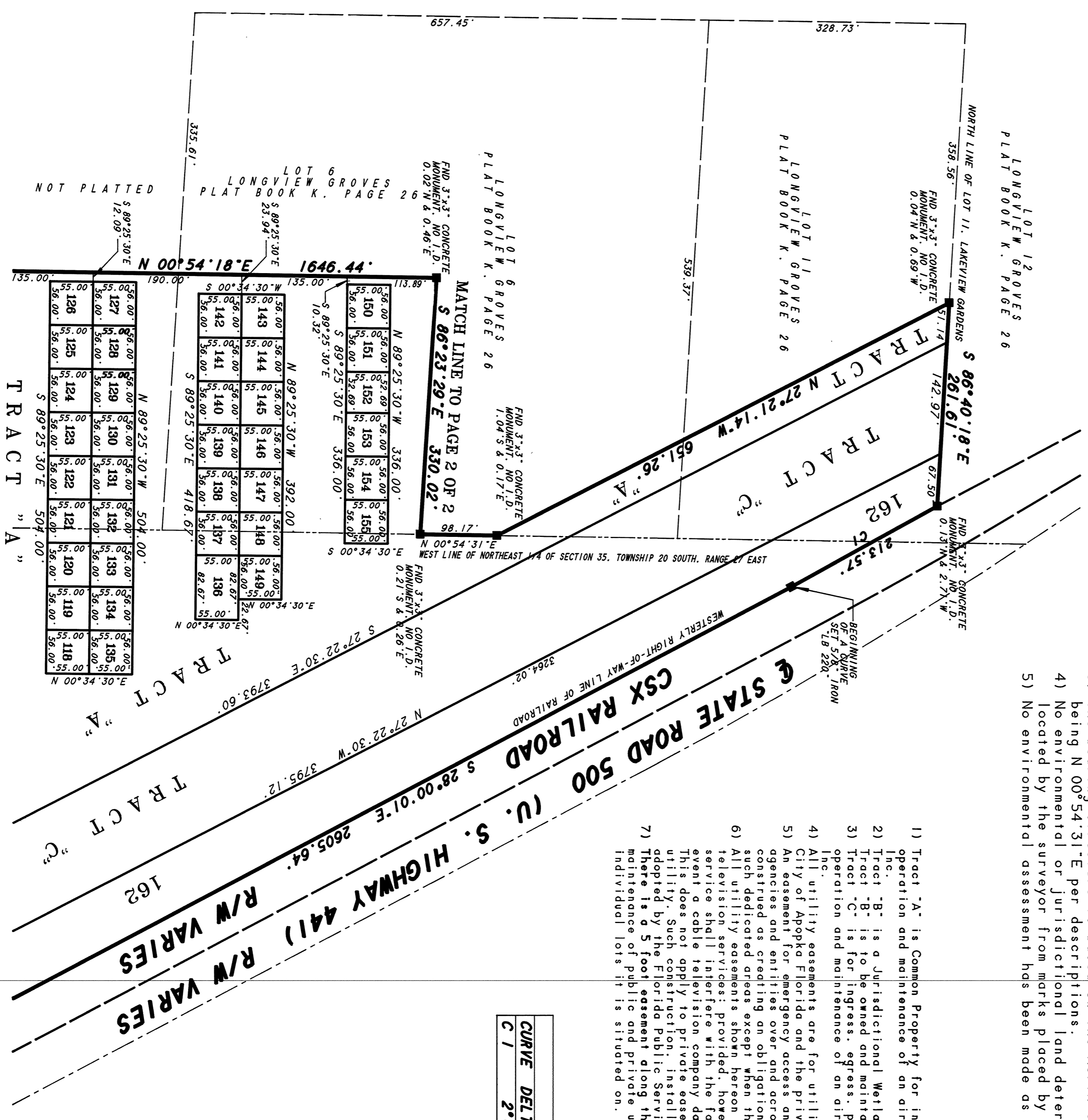
**DESCRIPTION:**  
Commence at the Southwest corner of the Northwest 1/4 of Section 35, Township 20 South, Range 27 East, Orange County, Florida and run N 0°54'22"E along the West line of the Northwest 1/4 of said Section 35, 60.00 feet to the Point of Beginning; thence continue N 0°54'31"E along said West line, 1251.37 feet to the Northwest corner of the Northwest 1/4 of the Southeast 1/4 of said Section 35; thence run N 86°06'12"W along the South line of the Northwest 1/4 of said Section 35, 330.00 feet; thence run N 0°54'18"E, 1646.44 feet; thence run S 86°23'29"E, 330.02 feet to a point on the West line of the Northwest 1/4 of said Section 35; thence run N 0°54'31"E along said West line, 98.17 feet; thence run N 27°21'14"W, 651.26 feet to a point on the North line of Lot 11 of LAKEVIEW GROVES, according to the plat thereof as recorded in Plat Book K, Page 26 of the Public Records of Orange County, Florida; thence run S 86°40'18"E along said North line, 261.61 feet to a point on the West line of the CSX Railroad; said point being on a curve concave Southwesterly having a radius of 5699.65 feet, a chord of 213.55 feet and a chord bearing of S 29°04'25"E; thence run Southwesterly along said curve and right-of-way line, 213.57 feet to the end of said curve; thence run S 28°00'01"E, hence run S 28°00'01"E, 2605.64 feet to a point on the East line of the Northwest 1/4 of said Section 35; thence run S 0°56'14"W along said East line and right-of-way line, 62.00 feet; thence run S 28°00'01"E along said right-of-way line, 931.77 feet; thence leaving said right-of-way line run N 86°09'03"W, 451.42 feet to a point on the East line of the Northwest 1/4 of the Southeast 1/4 of said Section 35; thence run S 0°56'14"W along said East line, 306.96 feet; thence run N 86°10'29"W, 1320.47 feet to the Point of Beginning; Containing 3869897.98 Square Feet or 88,8406 Acres.

- SURVEYOR'S NOTES:**
- 1) The surveyor has not abstracted the land shown hereon for easements, rights-of-way or any other matter recorded or unrecorded that may affect the use or title of this land.
  - 2) No sub-surface installations or improvements have been located other than shown.
  - 3) The bearing structure is based on the North-South quarter section line of Section 35, Township 20 South, Range 27 East as being N 00°54'31"E per descriptions.
  - 4) No environmental or jurisdictional land determination has been made as a part of this survey. The wetlands shown were located by the surveyor from marks placed by others.
  - 5) No environmental assessment has been made as a part of this survey.

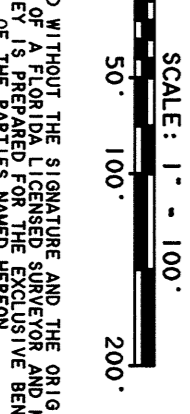
- CONDOMINIUM NOTES:**
- 1) Tract "A" is Common Property for ingress, egress, parking, utilities, drainage, taxi ways, open space and access for the operation and maintenance of an airport. Tract "A" is to be owned and maintained by the Orlando-Apopka Airport Association.
  - 2) Tract "B" is a jurisdictional Wetland area, no construction, tree removal or alterations shall be permitted in this area.
  - 3) Tract "C" is for ingress, egress, parking, utilities, drainage, taxi ways and runway, open space and access for the operation and maintenance of an airport. Tract "C" is to be owned and maintained by the Orlando-Apopka Airport Association.
  - 4) All utility easements are for the installation and maintenance of the utilities and maintenance of the installation and maintenance of the City of Apopka, Florida and all public/private agencies and entities over and across all tracts, roadways, access, and utility easements shown hereon. Nothing herein shall such dedicated areas except when the obligation is voluntarily assumed by the governing body, or maintenance within the television services; provided, however, no such construction, installation, maintenance, and operation of cable television service shall interfere with the facilities and services of a public utility. It shall be solely responsible for the damages, event a cable television company grants to or obtained by a particular electric, telephone, gas, or other public utility. Such construction, installation, maintenance, and operation shall comply with the National Electrical Safety Code as applicable to the construction, installation, maintenance, and operation of the utility.
  - 5) There is a 5 foot easement along the rear lot lines of Lots 1 through 98 and Lots 118 through 149 for the installation and maintenance of public and private utilities. The 5 foot utility easement is to be owned and maintained by the owners of the individual lots it is situated on.

**CURVE - DATA - CHART**

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C 1	2°08'49"	5699.65	213.57	106.80	213.55	S 29°04'25"E



NOT VALID WITHOUT THE SIGNATURE AND THE SEALING OF THE SURVEYOR. THIS SURVEY IS A PRELIMINARY SURVEY FOR THE PURPOSES OF THE PLAT HEREON.



**DOUDNEY  
SURVEYING  
AND MAPPING  
CORP.**

PROFESSIONAL SURVEYORS AND MAPPERS 200 EAST COMMERCIAL STREET SANFORD, FLORIDA 32771 (407) 322-1451 FAX: (407) 322-1495

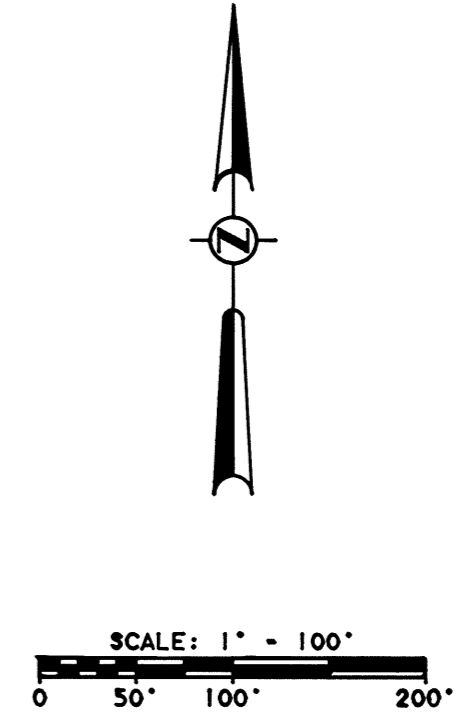
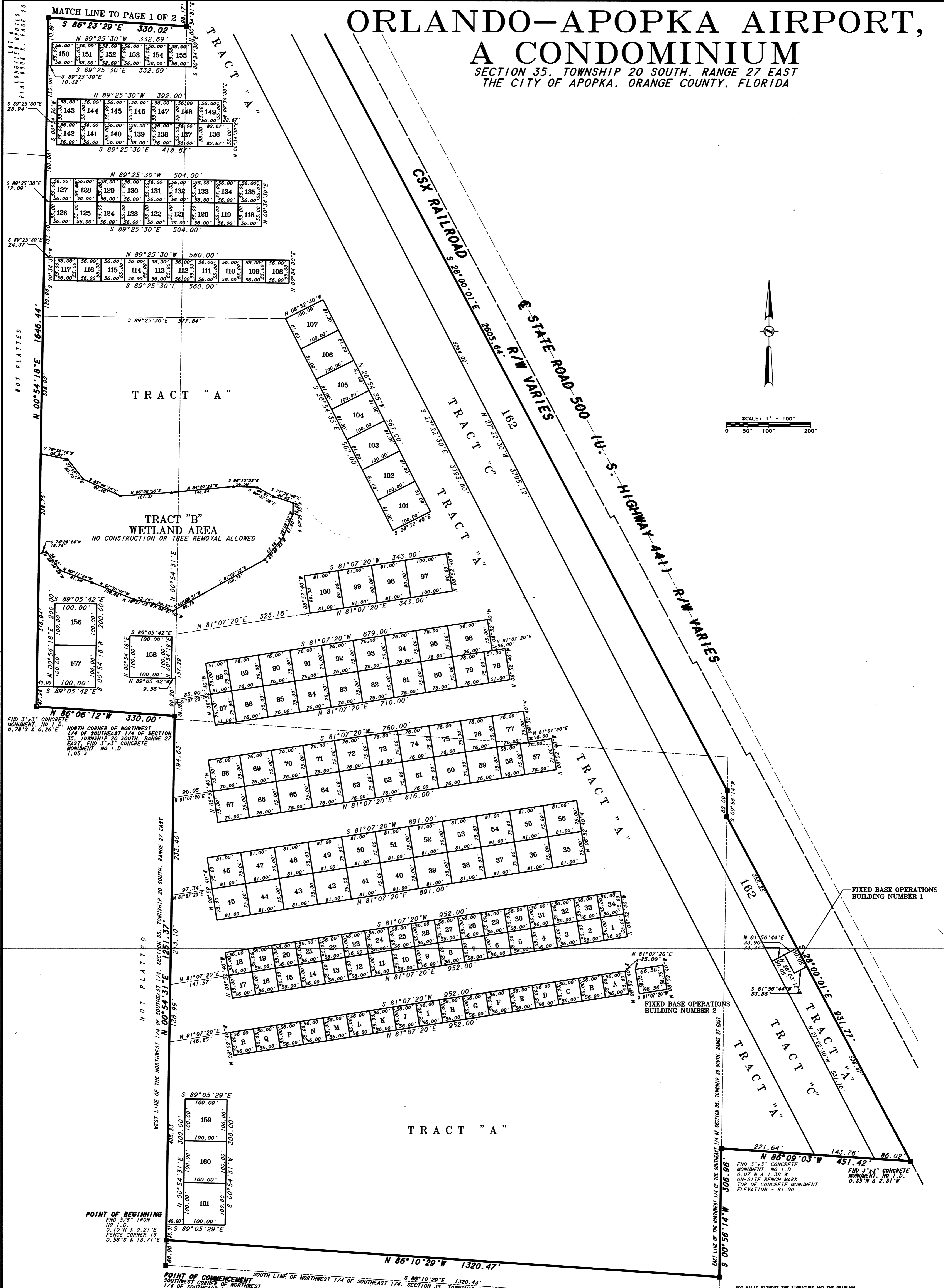
FIELD: H.C.E. REVISIONS: DATE:  
TECHNICIAN: D.A.D.  
COMP. FILE: 46-03  
DRAWN FILE: 46-03-1  
CHECKED BY: D.M.W.

DOUDNEY SURVEYING AND MAPPING CORP. BY: David A. Doudney, President, Professional Registration Number: 3939  
Field Date: 21 April, 2004

*David A. Doudney*

# ORLANDO-APOPKA AIRPORT, A CONDOMINIUM

SECTION 35, TOWNSHIP 20 SOUTH, RANGE 27 EAST  
THE CITY OF APOPKA, ORANGE COUNTY, FLORIDA



**DOUDNEY  
SURVEYING  
AND MAPPING  
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**PROFESSIONAL SURVEYORS AND MAPPERS 200 EAST COMMERCIAL STREET SANFORD, FLORIDA 32771 (407) 322-1451**

FIELD:	H.C.E.	REVISIONS:	DATE:
TECHNICIAN:	D.A.D.		
COMP. FILE:	46-03		
DRAFT FILE:	46-03-P2		
CHECKED BY:	D.W.D.		

*David A. Doudney*  
DOUDNEY SURVEYING AND MAPPING CORP. By: David A. Doudney, President, Florida Registration Number 3939  
Field Date: 21 April, 2004  
PAGE 2 OF 2  
NO. 46-03

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. THIS SURVEY IS PREPARED FOR THE EXCLUSIVE BENEFIT OF THE PARTIES NAMED HEREIN.

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