

DESCRIPTION

Parcel in
Sections 4 and 9, Township 42 South, Range 23 East
Charlotte County, Florida

A tract or parcel of land being a portion of Tracts "O-1" and "R" as shown on the record plat of "TURNLEAF PHASE 1", recorded in Plat Book 27, Page 13A, a portion of Tracts "F", "R-1" and Lots 390 through 392, as shown on the record plat of "TURNLEAF PHASE 1A", recorded in Plat Book 28, Page 11A, both of Charlotte County Records, lying in Section 9, Township 42 South, Range 23 East, Charlotte County, Florida, and lands lying in the Southeast Quarter (SE ¼) of Section 4, Township 42 South, Range 23 East, Charlotte County, Florida, said tract or parcel of land being more particularly described as follows:

BEGINNING at the Northeast Corner of Lot 8 as shown on said record plat of "TURNLEAF PHASE 1", run N89°37'27"E for 4.62 feet; thence run N00°22'33"W for 240.15 feet; thence run N89°37'27"E for 100.05 feet; thence run S00°22'33"E for 237.59 feet; thence run N89°37'27"E for 122.33 feet to a point on a non-tangent curve; thence run Southerly along an arc of a curve to the left of radius 50.00 feet (delta 36°52'12") (chord bearing S18°03'33"W) (chord 31.62 feet) for 32.18 feet to a point of tangency; thence run S00°22'33"E for 57.13 feet to a point of curvature; thence run Southeasterly along an arc of a curve to the left of radius 50.48 feet (delta 43°46'17") (chord bearing S22°23'57"E) (chord 37.64 feet) for 38.57 feet; thence run S85°45'00"W along a non-tangent line for 135.37 feet to a point on a curve; thence run Southerly along an arc of a curve to the left of radius 460.00 feet (delta 01°05'40") (chord bearing S04°47'50"E) (chord 8.79 feet) for 8.79 feet; thence run S84°39'20"W for 95.00 feet to a point on a curve; thence run Northerly along an arc of a curve to the right of radius 555.00 feet (delta 04°58'07") (chord bearing N02°51'36"W) (chord 48.11 feet) for 48.13 feet to a point of tangency; thence run N00°22'33"W for 97.52 feet to the POINT OF BEGINNING.

Containing 1.22 acres more or less.

Bearings hereinabove mentioned are State Plane for the Florida West Zone (NAD1983)(NSRS 2011) and are based on the Easterly line of said Lot 8 to bear N00°22'33"W.

Scott A. Wheeler (For The Firm)
Professional Surveyor and Mapper
Florida Certificate No. 5949

