

**SURVEYOR'S NOTES:**

North arrow based on plat assumed median  
 Reference Bearing: State Plane Coordinate System, 83/89  
 3.4 denotes existing elevation  
 Elevations based on N.G.V.D. 1929 Datum  
 Bench Mark No.: Basic Elevation: 14.324  
 FIRM 120168 1516 K 2/18/05, AE 6'

**Monumentation:**

- ⊕ = set 1/2" Iron Pipe, P.L.S. No. 2749
- = Found 1/2" Iron Pipe
- = Found 1/2" Iron Bar
- △ = Set P.K. Nail, P.L.S. No. 2749
- ▲ = Found P.K. Nail
- ▲ = Found Nail
- ▲ = Found Drill Hole

**CERTIFICATION:**

I HEREBY CERTIFY that the attached SKETCH TO ACCOMPANY Legal Description is true and correct to the best of my knowledge and belief; that it meets the minimum technical standards adopted by the Florida Board of Land Surveyors, Chapter 61G17-6, Florida Statute Section 472.027, and the American Land Title Association, and that there are no visible encroachments unless shown hereon.

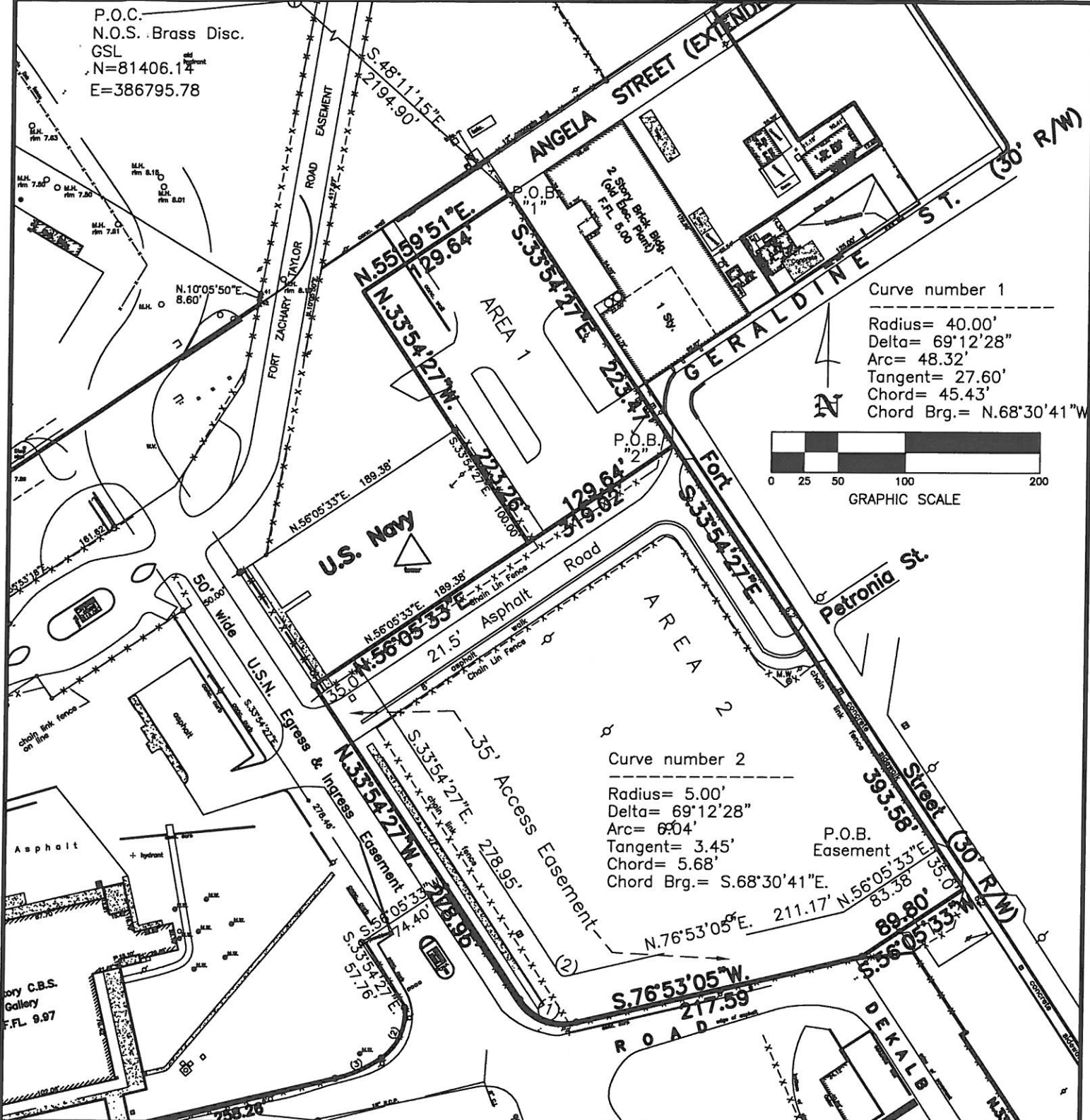
FREDERICK H. HILDEBRANDT  
 Professional Land Surveyor & Mapper No. 2749  
 Professional Engineer No. 36810  
 State of Florida NOT VALID UNLESS EMBOSSED WITH RAISED SEAL & SIGNATURE

Sheet 1 of 5

City of key West Assisted Care Site			
Survey Sketch to accompany Legal Description			Dwn No.: 11-355
Scale: n/a	Ref. file	Flood panel No. 1516 K	Dwn. By: F.H.H.
Date: 8/24/11		Flood Zone: AE, X	Flood Elev. 6'
REVISIONS AND/OR ADDITIONS			
f:/datafred/dwg/cityofkeywest/asstliving/Nov.2011breakdown			

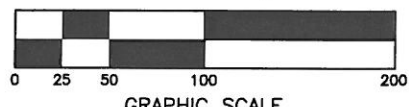
**ISLAND SURVEYING INC.**  
 ENGINEERS PLANNERS SURVEYORS  
 3152 Northside Drive  
 Suite 201  
 Key West, Fl. 33040  
 (305) 293-0466  
 Fax. (305) 293-0237  
 fhildeb1@bellsouth.net  
 L.B. No. 7700

P.O.C.  
 N.O.S. Brass Disc.  
 GSL  
 N=81406.17  
 E=386795.78



Curve number 1  
 Radius= 40.00'  
 Delta= 69°12'28"  
 Arc= 48.32'  
 Tangent= 27.60'  
 Chord= 45.43'  
 Chord Brg.= N.68°30'41"W

Curve number 2  
 Radius= 5.00'  
 Delta= 69°12'28"  
 Arc= 6.04'  
 Tangent= 3.45'  
 Chord= 5.68'  
 Chord Brg.= S.68°30'41"E.



City of key West  
 Assisted Care Site

Sheet 2 of 5

Survey Sketch to accompany Legal Description		Dwn No.: 11-334	
Scale: 1"=100'	Ref. file	Flood panel No. 1516 K	Dwn. By: F.H.H.
Date: 8/24/11		Flood Zone: AE, X	Flood Elev. 6'
REVISIONS AND/OR ADDITIONS			
f:/datafred/dwg/cityofkeywest/asstliving/Nov.2011breakdown			

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**LEGAL DESCRIPTION: Area 1 & 2:**

Prepared by undersigned:

A portion of land located on the Island of Key West, Monroe County, Florida, said parcel also located in Truman Annex (formerly U.S. Navy) and being more particularly described as follows:


Commence at the National Ocean Survey Triangulation Station GSL, being a brass disc set in concrete, located on the outer mole of Truman Annex, the coordinates of which are N 81,406.14 and E 386,795.78 (1983/89), based on the U.S. Coast and Geodetic Survey mercator grid coordinate system which has for its zero coordinate a point of Latitude North 24°20'00" and 500.00 feet West of Longitude West 81°00'00"; thence S 48°11'15"E for a distance of 2194.90 feet to the Point of Beginning(said point also being the intersection of the extension of the Southwesterly Right-of-Way line of Fort Street with the Southeasterly Right-of-Way Line of Angela Street); thence S 33°54'27" E along the extension of the Southwesterly Right-of-Way line of Fort Street and the Southwesterly Line of Fort Street for 617.05 feet; thence S 56°05'33" W for a distance of 89.80 feet; thence S 76°53'05" W for a distance of 217.59 feet to a point on a curve concave to the North; thence along the curve to the right, having for its elements a radius of 40.00 feet; a central angle of 69°12'28", a cord bearing N 68°30'14" W, a cord length of 45.43 feet and an arc length of 48.32 feet to a point of tangency; thence N 35°54'27" W for a distance of 278.95 feet; thence N 56°05'33" E for a distance of 189.36 feet; thence N 33°54'27" W for a distance of 223.26 feet; thence N 55°59'51" E for a distance of 129.64 feet to the Point of Beginning  
Parcel contains 144,447.55 square feet or 3.32 acres, more or less.

Subject to a thirty five foot Access Easement in Parcel No. 2

**Abbreviations:**

- |                            |                                 |                                       |
|----------------------------|---------------------------------|---------------------------------------|
| Sty. = Story               | o/h = Overhead                  | ⊙ F.W.= Fire Well                     |
| R/W = Right-of-Way         | u/g = Underground               | ⊕ M.W.= Monering Well                 |
| fd. = Found                | F.F.L.= Finish Floor Elevation  | w.m. ○ = Water Meter                  |
| p. = Plat                  | L.B. = Low Beam                 | ✕ = Water Valve                       |
| m. = Measured              | Rad. = Radial                   | ○ E. = Electric Manhole               |
| d. = Deed                  | Irr. = Irregular                | B.P.Z.= Backflow Prevention Valve     |
| M.H.W.= Mean High Water    | conc.= concrete                 | P.V.C.= Polyvinyl Pipe                |
| O.R. = Official Records    | I.P. = Iron Pipe                | R.C.P.= Renifored Concrete pipe       |
| Sec. = Section             | I.B. = Iron Bar                 | + = Fire Hydrant                      |
| Twp. = Township            | ⊔ = Baseline                    | * = Light                             |
| Rge. = Range               | C.B. = Concrete Block           | ⊠ = Concrete Utility Pole             |
| N.T.S.= Not to Scale       | C.B.S.= Concrete Block Stucco   | ⊗ = Wood utility Pole                 |
| ⊕ = Centerline             | cov'd.= Covered                 | ← ⊗ = Wood Utility Pole with Guy wire |
| Elev. = Elevation          | P.I. = Point of Intersection    | ○ M.H.= Man Hole                      |
| B.M. = Bench Mark          | wd. = Wood                      | San.= Sanitary                        |
| P.C. = Point of Curvature  | R = Radius                      | ⊙ = sign                              |
| P.T. = Point of Tangency   | A = Arc (Length)                | L.D. = Legal Description              |
| P.O.C.= Point of Commence  | D = Delta, (Central angle)      |                                       |
| P.O.B.= Point of Beginning | = Water Meter                   |                                       |
| P.B. = Plat Book           | Bal. = Balcony                  | Field Work performed on: 10/28/10     |
| pg. = page                 | Pl. = Planter                   |                                       |
| Elec.= Electric            | Hydt.= Fire Hydrant             |                                       |
| Tel. = Telephone           | F.W. = Fire Well                |                                       |
| Ench.= Encroachment        | A/C = Air Conditioner           |                                       |
| O.L. = On Line             | □ E. = Electric Utility Vault   |                                       |
| C.L.F.= Chain Link Fence   | ⊠ C.B.= Storm Water Catch Basin |                                       |
|                            | Inv.= Invert                    |                                       |

City of key West Assisted Care Site			
Survey Sketch to accompany Legal Description		Dwn No.: 11-355	
Scale: 1"=100'	Ref. file	Flood panel No. 1516 K	Dwn. By: F.H.H.
Date: 8/24/11		Flood Zone: AE, X	Flood Elev. 6'
REVISIONS AND/OR ADDITIONS			
f/datafred/dwg/cityofkeywest/asstliving/Nov. 2011breakdown			



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L.B. No. 7700

**LEGAL DESCRIPTION: Area 1:**

Prepared by undersigned:

A portion of land located on the Island of Key West, Monroe County, Florida, said parcel also located in Truman Annex (formerly U.S. Navy) and being more particularly described as follows:

Commence at the National Ocean Survey Triangulation Station GSL, being a brass disc set in concrete, located on the outer mole of Truman Annex, the coordinates of which are N 81,406.14 and E 386,795.78 (1983/89), based on the U.S. Coast and Geodetic Survey mercator grid coordinate system which has for its zero coordinate a point of Latitude North 24°20'00" and 500.00 feet West of Longitude West 81°00'00"; thence S 48°11'15" E for a distance of 2194.90 o the Point of Beginning (said point also being the intersection of the extension of the Southwesterly Right-of-Way line of Fort Street with the Southeasterly Right-of-Way Line of Angela Street); thence S 33°54'27" E along the extension of the Southwesterly Right-of-Way line of Fort Street and the Southwesterly Line of Fort Street for 223.47 feet; thence S56°05'33"W for a distance of 129.64 feet; thence thence N 33°54'27" W for a distance of 223.26 feet; thence N 55°59'51" E for a distance of 129.64 feet to the Point of Beginning

Parcel contains 28,956.22 square feet or 0.66 acres, more or less.

**LEGAL DESCRIPTION: Area 2:**

Prepared by undersigned:

A portion of land located on the Island of Key West, Monroe County, Florida, said parcel also located in Truman Annex (formerly U.S. Navy) and being more particularly described as follows:

Commence at the National Ocean Survey Triangulation Station GSL, being a brass disc set in concrete, located on the outer mole of Truman Annex, the coordinates of which are N 81,406.14 and E 386,795.78 (1983/89), based on the U.S. Coast and Geodetic Survey mercator grid coordinate system which has for its zero coordinate a point of Latitude North 24°20'00" and 500.00 feet West of Longitude West 81°00'00"; thence S 48°11'15"E for a distance of 2194.90 feet, said point also being the intersection of the extension of the Southwesterly Right-of-Way line of Fort Street with the Southeasterly Right-of-Way Line of Angela Street; thence S 33°54'27" E along the extension of the Southwesterly Right-of-Way line of Fort Street and the Southwesterly Line of Fort Street for 223.47 feet to the Point of Beginning; thence continue S 33°54'27" E along the said Southwesterly Right-of-Way line of Fort street for 393.58 feet; thence S 56°05'33" W for a distance of 89.80 feet; thence S 76°53'05" W for a distance of 217.59 feet to a point on a curve concave to the North; thence along the curve to the right, having for its elements a radius of 40.00 feet; a central angle of 69°12'28", a cord bearing N 68°30'14" W, a cord length of 45.43 feet and an arc length of 48.32 feet to a point of tangency; thence N 35°54'27" W for a distance of 278.95 feet; thence N 56°05'33" E for a distance of 319.02 feet to the Point of Beginning.

Parcel contains 115,447.55 square feet or 2.65 acres, more or less.

Subject to a thirty five foot Access Easement.

City of key West  
Assisted Care Site

Survey Sketch to accompany  
Legal Description

Dwn No.:  
11-354

Scale: 1"=100'

Ref.  
file

Flood panel No.  
1516 K

Dwn. By: F.H.H.

Date: 8/24/11

Flood Zone: AE, X

Flood Elev. 6'

REVISIONS AND/OR ADDITIONS



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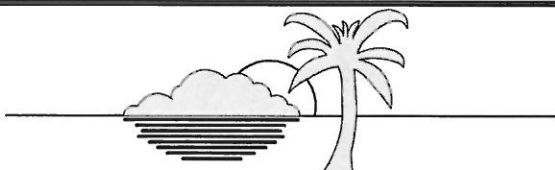
**LEGAL DESCRIPTION: Access Easement:**

Prepared by undersigned:

A portion of land located on the Island of Key West, Monroe County, Florida, said parcel also located in Truman Annex (formerly U.S. Navy) and being more particularly described as follows:

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Parcel contains 21,248.27 square feet or 0.49 acres, more or less.

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Date: 8/24/11		Flood Zone: AE, X	Flood Elev. 6'		
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