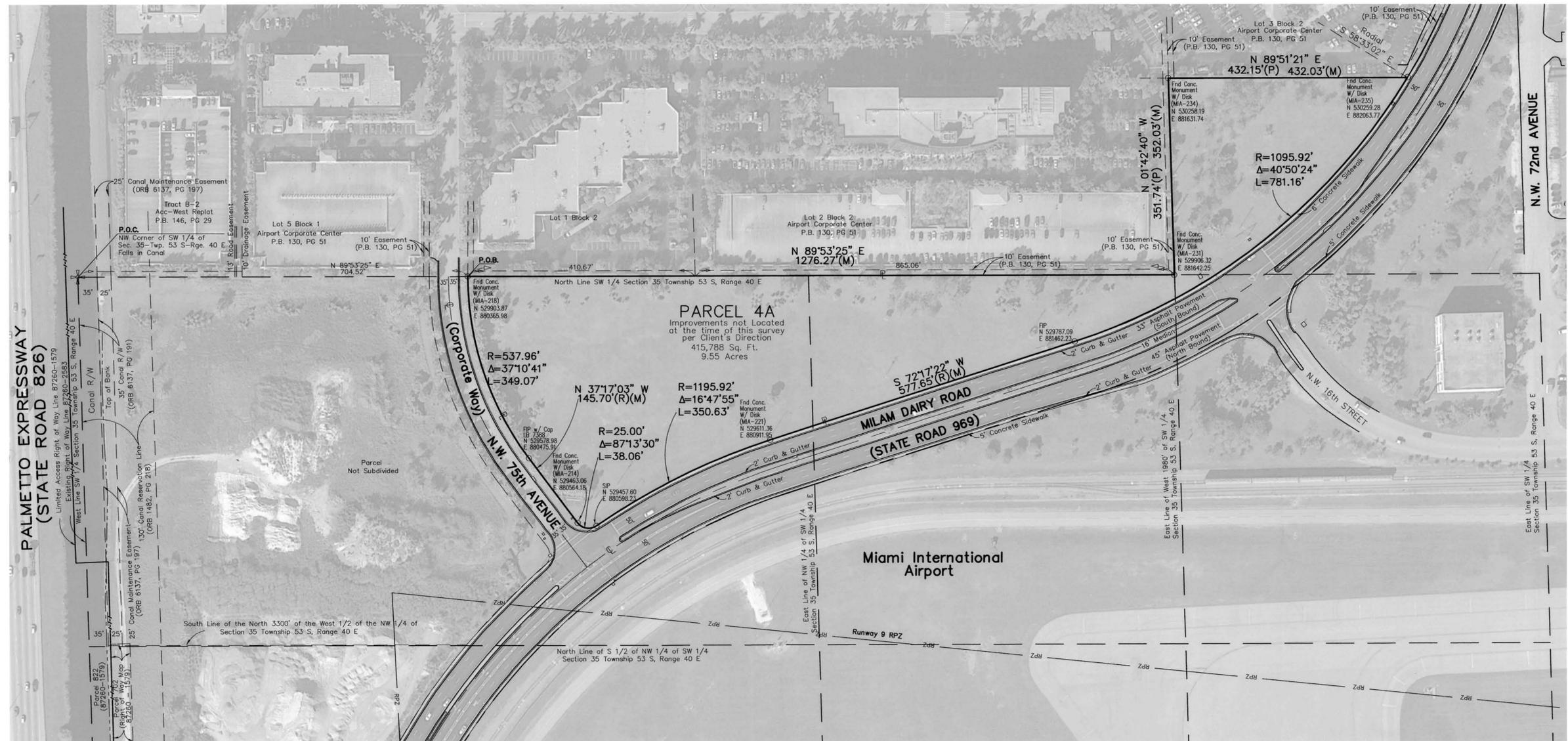


Section 35
Township 53 S
Range 40 E



Sketch of Boundary Survey

Miami-Dade Aviation Department
Parcel 4-A

This document is intended only for the specific purpose and client for which it was prepared.

Not valid without the signature and original raised seal of a Florida licensed surveyor and mapper.

ABBREVIATIONS

- (M) Measured
- (R) Record
- (P) Plat
- P.O.B. Point of Beginning
- P.O.C. Point of Commencement
- RPZ Runway Protection Zone
- FND Found
- FIP Found Iron Pipe
- SIP Set 1/2" Iron Pipe W/ Cap LB7388
- PCP Permanent Control Point
- CONC. Concrete
- MON Monument
- ORB Official Records Book
- P.B. Plat Book
- PG Page
- W/ With
- MIA Miami International Airport
- O/S Off Set
- Sq. Square
- Ft. Feet
- Sec. Section
- Twp. Township
- Rge. Range

SYMBOL LEGEND

- Survey Point
- ⊕ Centerline
- ⊕ Section Corner
- ⊕ Property Line

LEGAL DESCRIPTION:

A portion of the SW 1/4 of Section 35, Township 53 South, Range 40 East, Miami-Dade County, Florida, Lying South of Airport Corporate Center, Plat Book 130 at Page 51, Easterly of NW 75th Avenue (Corporate Way) and Northwesterly of State Road 969 (Milam Dairy Road) and more particularly described as follows:

Commence at the NW corner of the SW 1/4 of said Section 35; thence N 89°53'25" E, along the North line of the SW 1/4 of said Section 35, for a distance of 704.52 feet, to the Point of Beginning of the herein described parcel of land; thence continue N 89°53'25" E, along the last described course, for a distance of 1276.27 feet, to the East line of the West 1980 feet of the SW 1/4 of said Section 35; thence N 01°42'40" W, along the East line of the West 1980 feet of the SW 1/4 of said Section 35, for a distance of 352.03 feet (M), 351.74 feet (P), to the South line of the North 3300 feet of the West 1/2 of said Section 35; thence N 89°51'21" E, for a distance of 432.03 feet (M), 432.15 feet (P), to a point on the West line of State Road 969 (Milam Dairy Road) said point being at a point of intersection with a non-tangential circular curve concave to the Northwest, a radial line to this point bears S 58°33'02" E from the radius point of said curve; thence Southwesterly along the arc of said circular curve to the right, having for its elements a radius of 1095.92 feet and a central angle of 40°50'24" for an arc distance of 781.16 feet to a point of tangency; thence S 72°17'22" W along the Northwesterly Right of Way Line of said SR 969 for a distance of 577.65 feet to a point of curvature of a circular curve concave to the Southeast; thence Southwesterly along the arc of said circular curve to the left, having for its elements a radius of 1195.92 feet and a central angle of 16°47'55" for an arc distance of 350.63 feet to a point of reverse curvature of a circular curve concave to the Northeast; thence Northwesterly along the arc of said circular curve to the right, having for its elements a radius of 25.00 feet and a central angle of 87°13'30" for an arc distance of 38.06 feet to a point of tangency; thence N 37°17'03" W along the Northeasterly Right of Way Line of NW 75th Avenue (Corporate Way) for a distance of 145.70 feet to a point of curvature of a circular curve concave to the Northeast; thence Northwesterly along the arc of said circular curve to the right, having for its elements a radius of 537.96 feet and a central angle of 37°10'41" for an arc distance of 349.07 feet to the Point of Beginning. Said Parcel contains 415,788 square feet more or less and/or 9.55 acres more or less.

SURVEYOR'S NOTES:

- The client designated the Parcel to be Surveyed.
- The Legal Description for the Parcel is based on plotted information, recorded documents, the fractional breakdown of the Southwest 1/4 of Section 35, Township 53 South, Range 40 East as related to recovered monumentation and notorious evidence of occupation including Miami International Airport (MIA) monuments recovered as witness to the existing Parcel Boundary.
- No improvements are shown nor were they located at the time of this Survey at the direction of Miami-Dade County Aviation Department.
- No underground footings were located.
- No encroachments were noted by this survey, except as shown hereon.
- Bearings and Coordinates shown hereon refer to Florida State Plane Coordinate system, East zone (0901), North American Datum (N.A.D.) 1983 (1990 adjustment) US Survey Feet.
- The property boundary is based on plotted information, the fractional breakdown of the Southwest 1/4 of Section 35, Township 53 South, Range 40 East as related to recovered monumentation and notorious evidence of occupation including Miami International Airport (MIA) monuments recovered as witness to the existing Parcel Boundary.
- Any notorious evidence of occupation and/or use of the described parcel for Right-of-Way, Ingress or Egress is shown on this survey drawing. However, this survey does not purport to reflect any recorded instruments or Right-of-Way other than shown on the recorded plat or stated in the legal description as it appears on this drawing.
- The ownership of the fences and/or walls as shown hereon was not determined.

SURVEYOR'S NOTES: (continued)

- Background aerials (2009) were provided by Miami-Dade County and are for graphical reference only.
- Runway Protection Zone (RPZ) shown was provided by Miami-Dade County Aviation Department Technical Support Staff in Auto Cadd format and is GEO-referenced as provided directly into our digital file.
- This survey is intended for the use of the parties to whom this survey is certified to and for. Any reproduction is not an original. This surveyor retains an original to verify these dated contents for validity.
- The National Flood Insurance Rate Map No. 12086C0287L for Florida Community No. 120635, FIRM Date 09/11/09, with an effective date of 09/11/09, published by the United States Department of Housing and Urban Development, delineates the herein described land to be situated within Zone "AH" with a base flood elevation of 7.0'.
- This sketch shown hereon in its graphic form is the record depiction of the surveyed lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital format of this Survey. This map is intended to be displayed at a scale of 1"=100' or smaller. At the maximum intended displayed scale the survey and sketch's positional accuracy value occupies 1/20" on the display.

SURVEYOR'S CERTIFICATION:

This is to certify to the herein named firm and/or persons that the "BOUNDARY SURVEY" of the herein described property is true and correct to the best of our knowledge and belief as surveyed and plotted under our direction on December 22, 2010. I further certify that this survey meets the Minimum Technical Standard Requirements as set forth in Rule 5J-17.051 and 5J-17.052 as adopted by the Florida Board of Professional Surveyors and Mappers pursuant to Chapter 472.027 Florida Statutes.

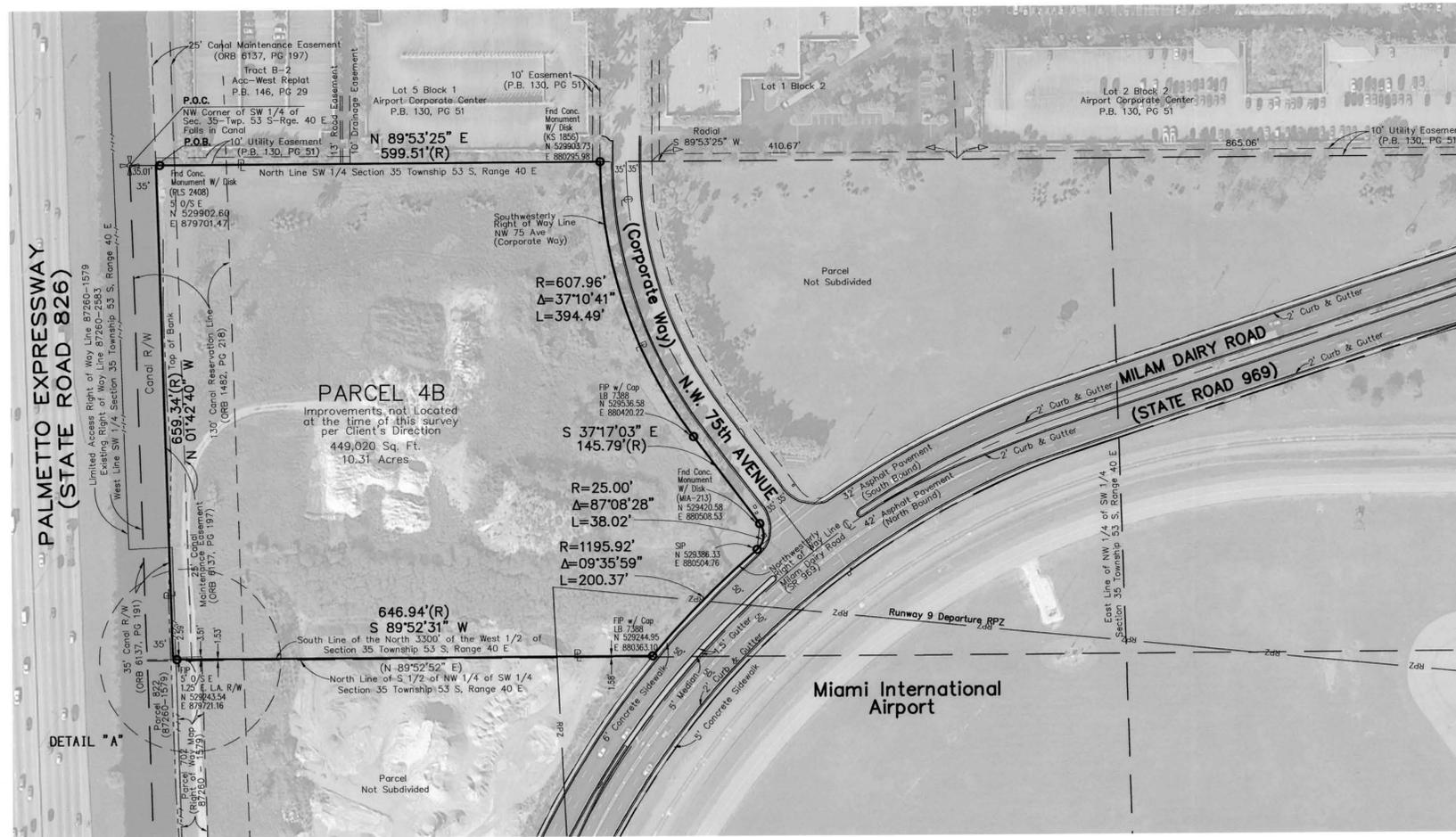
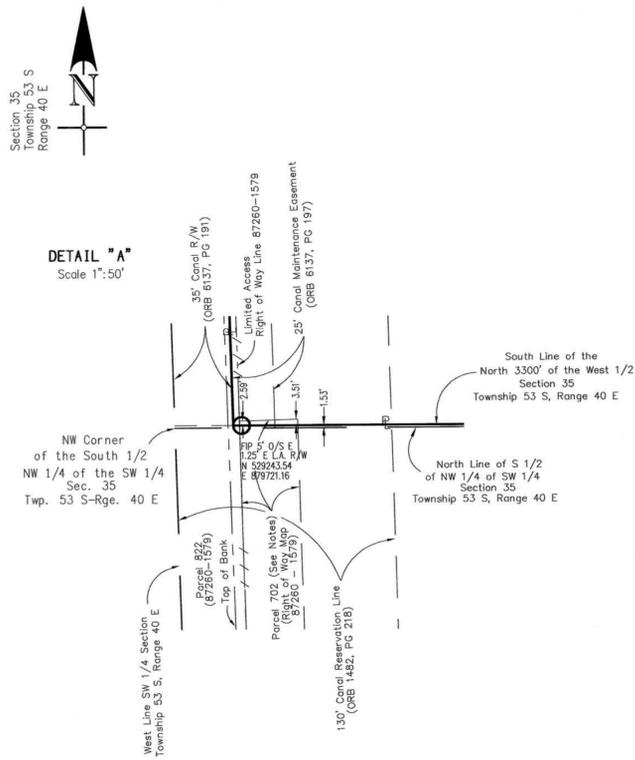
Triangle Surveying & Mapping, Inc.
John Liptak
Professional Surveyor and Mapper #5664
State of Florida

Not valid without the signature and original raised seal of a Florida Licensed Surveyor and Mapper.



Date: 12/22/10	Project: 2400-4
Scale: 1"=100'	Checked by: JL
F.B. 127/185	Drawn by: LT
Sheet: 1 of 1	Sketch: 1531-4A
Ref:	

Boundary Update (Original Sketch dated June 7, 2008)	dr	01/24/11
Revised per ORB 1482, Page 218	dr	04/16/10



Sketch of Boundary Survey

Miami-Dade Aviation Department
 Parcel 4-B

This document is intended only for the specific purpose and client for which it was prepared.

Not valid without the signature and original raised seal of a Florida licensed surveyor and mapper.

ABBREVIATIONS

- (M) Measured
- (R) Record
- (P) Plat
- P.O.B. Point of Beginning
- P.O.C. Point of Commencement
- RPZ Runway Protection Zone
- FND Found
- SIP Set 1/2" Iron Pipe W/ Cap LB7388
- PCP Permanent Control Point
- CONC. Concrete
- MON Monument
- ORB Official Records Book
- P.B. Plat Book
- PG Page
- W/ With
- MIA Miami International Airport
- O/S Off Set
- Sq. Square
- FL. Feet
- Sec. Section
- Twp. Township
- Rge. Range
- R/W Right of Way

SYMBOL LEGEND

- Survey Point
- ⊕ Centerline
- ⊕ Section Corner
- ⊔ Property Line

LEGAL DESCRIPTION:

A portion of the North 1/2 of the NW 1/4 of the SW 1/4 of Section 35, Township 53 South, Range 40 East, Miami-Dade County, Florida, Lying South of ACC West Replat, Plat Book 146 at Page 29, East of State Road 826 (Palmetto Expressway), Westerly of NW 75th Avenue (Corporate Way) and Northwesterly of State Road 969 (Milam Dairy Road) and more particularly described as follows:

Commence at the NW corner of the SW 1/4 of said Section 35; thence N 89°53'25" E, along the North line of the SW 1/4 of said Section 35, for a distance of 35.01 feet, to the East line of the West 35.00 feet of the SW 1/4 of said Section 35 and the Point of Beginning of the herein described parcel of land; thence N 89°53'25" E for a distance of 599.51 feet to a point on the West Right of Way line of NW 75th Avenue (Corporate Way) said point being at a point of intersection with a circular curve concave to the Northeast, a radial line to this point bears S 89°53'25" W from the radius point of said curve; thence Southeasterly along the arc of said circular curve to the left, having for its elements a radius of 607.96 feet and a central angle of 37°10'41" for an arc distance of 394.49 feet to a point of tangency; thence S 37°17'03" E along the Southwesterly Right of Way Line of NW 75th Avenue (Corporate Way) for a distance of 145.79 feet to a point of curvature of a circular curve concave to the Southwest; thence Southwesterly along the arc of said circular curve to the right, having for its elements a radius of 25.00 feet and a central angle of 87°08'28" for an arc distance of 38.02 feet to a point of reverse curvature of a circular curve concave to the Southeast said point being on the Northwesterly Right of Way Line of Milam Dairy Road (SR 969); thence Southwesterly along the Northwesterly Right of Way Line of Milam Dairy Road (SR 969) and the arc of said circular curve to the left, having for its elements a radius of 1195.92 feet and a central angle of 09°35'59" for an arc distance of 200.37 feet to a point of intersection with the South Line of the North 3300 feet of the West 1/2 of the aforementioned Section 35; thence along the South Line of the North 3300 feet of the West 1/2 of said Section 35 S 89°52'31" W, for a distance of 646.94 feet to a point on the East Line of the West 35.00 feet of said Section 35; thence N 01°42'40" W along the East Line of the West 35.00 feet of the SW 1/4 of said Section 35 for a distance of 659.34 feet to the Point of Beginning. Said Parcel contains 449,020 square feet more or less and/or 10.31 acres more or less.

SURVEYOR'S NOTES:

The Legal Description for the Parcel is based on plotted information, the fractional breakdown of the Southwest 1/4 of Section 35, Township 53 South, Range 40 East as related to recovered monumentation and notorious evidence of occupation including Miami International Airport (MIA) monuments recovered as witness to the existing Parcel Boundary, and Warranty Deed dated October 13, 1975 filed October 20, 1975 in Official Records Book 9130 at Page 586 of the Public Records of Miami-Dade County, Florida, as referenced in Opinion of Title provided by Garden Title, File Reference: Parcel 4C, with an Effective Date of January 12, 2011 @ 12:01 AM.

Parcel 822 as per Right of Way Map (State Road No. 836 - Section 87260-1579): Permanent Easement (Miami-Dade County). Information provided by District 06 - FDOT.

Parcel 702 (former 838) as per Right of Way Map (State Road No. 836 - Section 87260-1579): Temporary Easement (Miami-Dade County). Information provided by District 06 - FDOT.

No improvements are shown nor were they located at the time of this Survey at the direction of Miami-Dade County Aviation Department.

No underground footings were located.

No encroachments were noted by this survey, except as shown hereon.

Bearings and Coordinates shown hereon refer to Florida State Plane Coordinate system, East zone (0901), North American Datum (N.A.D.) 1983 (1990 adjustment) US Survey Feet.

Any notorious evidence of occupation and/or use of the described parcel for Right-of-Way, Ingress or Egress is shown on this survey drawing. However, this survey does not purport to reflect any recorded instruments or Right-of-Way other than shown on the recorded plat or stated in the legal description as it appears on this drawing.

The ownership of the fences and/or walls as shown hereon was not determined.

SURVEYOR'S NOTES: (continued)

Background aerials (2009) were provided by Miami-Dade County and are for graphical reference only.

Runway Protection Zone (RPZ) shown was provided by Miami-Dade County Aviation Department Technical Support Staff in Auto Cadd format and is GEO-referenced as provided directly into our digital file.

This survey is intended for the use of the parties to whom this survey is certified to and for. Any reproduction is not an original. This survey retains an original to verify these dated contents for validity.

The National Flood Insurance Rate Map No. 12086C0287L for Florida Community No. 120635, FIRM Date 09/11/09, with an effective date of 09/11/09, published by the United States Department of Housing and Urban Development, delineates the herein described land to be situated within Flood Zone "AH" with a base flood elevation of 7.0', and "X" with no base flood elevation.

This sketch shown hereon in its graphic form is the record depiction of the surveyed lands described herein and will in no circumstances be supplanting in authority by any other graphic or digital format of this Survey. This map is intended to be displayed at a scale of 1"=100' or smaller. At the maximum intended displayed scale the survey and sketch's positional accuracy value occupies 1/20" on the display.

SURVEYOR'S CERTIFICATION:

This is to certify to the herein named firm and/or persons that the "BOUNDARY SURVEY" of the herein described property is true and correct to the best of our knowledge and belief as surveyed and plotted under our direction on December 22, 2010. I further certify that this survey meets the Minimum Technical Standard Requirements as set forth in Rule 5J-17.051 and 5J-17.052 as adopted by the Florida Board of Professional Surveyors and Mappers pursuant to Chapter 472.027 Florida Statutes.

Triangle Surveying & Mapping, Inc.

John Liptak
 John Liptak
 Professional Surveyor and Mapper #5664
 State of Florida

Not valid without the signature and original raised seal of a Florida Licensed Surveyor and Mapper.

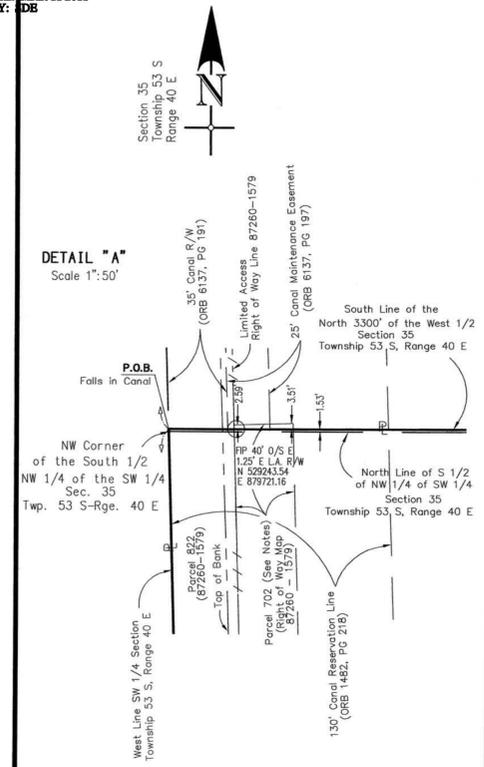


Date: 12/22/10	Project: 2400-4
Scale: 1"=100'	Checked by: JL
F.B. 127/185	Drawn by: LT
Sheet: 1 of 1	Sketch: 1531-4B

Boundary Update (Original Sketch dated June 7, 2008)	dr	01/24/11
Revised per ORB 1482, Page 218	dr	04/16/10

RECEIVED
 MIAMI-DADE COUNTY
 PROCESS # Z10-151
 DATE: MAR 11 2011
 BY: DB

TRIANGLE
 Surveying & Mapping, Inc.
 8609 NW 60th Street
 Miami, Florida, 33166
 305 597-9701
 LB 7388
 218 N. Florida Street
 Bushnell, Florida 33513
 352 568-1326
 www.TRIANGLESM.com



LEGAL DESCRIPTION:

A portion of the NW 1/4 of the SW 1/4 of Section 35, Township 53 South, Range 40 East, Miami-Dade County, Florida, lying East of State Road 826 (Palmetto Expressway), North of NW 14th Street and Northwestly of State Road 969 (Milam Dairy Road) and more particularly described as follows:

Commence at the NW corner of the SW 1/4 of said Section 35; thence S 01°42'40" E, along the West line of the NW 1/4 of the SW 1/4 of said Section 35, for a distance of 659.35 feet, to a point of intersection with the South Line of the North 3300 feet of the West 1/2 of the NW 1/4 of the SW 1/4 of the North 3300 feet of the West 1/2 of said Section 35 N 89°52'31" E, for a distance of 681.95 feet to a point on the West Right of Way Line of State Road 969 (Milam Dairy Road), said point being at a point of intersection with a circular curve concave to the Southeast, a radial line to this point bears N 49°44'34" W from the radius point of said curve; thence Southwesterly along the arc of said circular curve to the left, having for its elements a radius of 1195.92 feet and a central angle of 33°17'15" for an arc distance of 694.80 feet to a point of intersection with the North Right of Way Line of NW 14th Street; thence S 89°52'18" W along said North Right of Way Line of NW 14th Street for a distance of 283.76 feet to a point, said point being on the East line of the West 104.00 feet (Deed) 105.00 feet (Calculated) of the SW 1/4 of said Section 35; thence S 01°42'40" E, along a line 105.00 feet East of and parallel with the West line of the SW 1/4 of said Section 35, for a distance of 35.01 feet to a point of intersection with the North line of the SW 1/4 of said Section 35, said line also being the centerline of NW 14th Street; thence S 89°52'18" W, along the North line of the SW 1/4 of the SW 1/4 of said Section 35, for a distance of 105.04 feet to a point of intersection with the West line of the SW 1/4 of said Section 35; thence N 01°42'40" W, along the West line of the SW 1/4 of said Section 35 for a distance of 662.39 feet to the Point of Beginning. Said Parcel contains 316,440 square feet more or less and/or 7.26 acres more or less.

SURVEYOR'S NOTES:

The Legal Description for the Parcel is based on platted information, the fractional breakdown of the Southwest 1/4 of Section 35, Township 53 South, Range 40 East as related to recovered monumentation and notorious evidence of occupation including Miami International Airport (MIA) monuments recovered as witness to the existing Parcel Boundary, and Warranty Deed dated October 13, 1975 filed October 20, 1975 in Official Records Book 9130 at Page 586 of the Public Records of Miami-Dade County, Florida, as referenced in Opinion of Title provided by Garden Title, File Reference: Parcel 4C, with an Effective Date of January 12, 2011 @ 12:01 AM.

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Parcel 702 (former 838) as per Right of Way Map (State Road No. 836 - Section 87260-1579); Temporary Easement (Miami-Dade County). Information provided by District 06 - FDOT.

No improvements are shown nor were they located at the time of this Survey at the direction of Miami-Dade County Aviation Department.

No underground footings were located.

No encroachments were noted by this survey, except as shown herein.

Bearings and Coordinates shown herein refer to Florida State Plane Coordinate system, East zone (0901), North American Datum (N.A.D.) 1983 (1990 adjustment) US Survey Feet.

Any notorious evidence of occupation and/or use of the described parcel for Right-of-Way, Ingress or Egress is shown on this survey drawing. However, this survey does not purport to reflect any recorded instruments or Right-of-Way other than shown on the recorded plat or stated in the legal description as it appears on this drawing.

Examination of the abstract of title will have to be made to determine recorded instruments, if any, affecting this property.

There may be additional restrictions that are not shown on this survey that may be found in the public records of this county.

The ownership of the fences and/or walls as shown herein was not determined.

Background aerials (2009) were provided by Miami-Dade County and are for graphical reference only.

Runway Protection Zone (RPZ) shown was provided by Miami-Dade County Aviation Department Technical Support Staff in Auto Cad format and is GEO-referenced as provided directly into our digital file.

This survey is intended for the use of the parties to whom this survey is certified to and for. Any reproduction is not an original. This survey retains an original to verify these dated contents for validity.

The National Flood Insurance Rate Map No. 12086C0287L for Florida Community No. 120635, FIRM Date 09/11/09, with an effective date of 09/11/09, published by the United States Department of Housing and Urban Development, delineates the herein described land to be situated within Flood Zones "AH" with a base flood elevation of 7.0' and "X" with no base flood elevation.

This sketch shown herein in its graphic form is the record depiction of the surveyed lands described herein and in no circumstances be supplanted in authority by any other graphic or digital format of this Survey. This map is intended to be displayed at a scale of 1"=100' or smaller. At the maximum intended displayed scale the survey and sketch's positional accuracy value occupies 1/20" on the display.

SURVEYOR'S CERTIFICATION:

This is to certify to the herein named firm and/or persons that the "BOUNDARY SURVEY" of the herein described property is true and correct to the best of our knowledge and belief as surveyed and platted under our direction on December 22, 2010. I further certify that this survey meets the Minimum Technical Standard Requirements as set forth in Rule 5J-17.051 and 5J-17.052 as adopted by the Florida Board of Professional Surveyors and Mappers pursuant to Chapter 472.027 Florida Statutes.

Triangle Surveying & Mapping, Inc.

John Liptak
 John Liptak
 Professional Surveyor and Mapper #5664
 State of Florida

Not valid without the signature and original raised seal of a Florida Licensed Surveyor and Mapper.

Sketch of Boundary Survey

Miami-Dade Aviation Department
 Parcel 4-C

This document is intended only for the specific purpose and client for which it was prepared.

- ABBREVIATIONS**
- (D) Deed
 - (C) Calculate
 - (M) Measured
 - (R) Record
 - (P) Plat
 - P.O.B. Point of Beginning
 - P.O.C. Point of Commencement
 - RPZ Runway Protection Zone
 - FND Found
 - SIP Set 1/2" Iron Pipe W/ Cap LB7388
 - PCP Permanent Control Point
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- SYMBOL LEGEND**
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 - ▭ Property Line

Boundary Update (Original Sketch dated June 7, 2008)	dr	01/24/11
Revised per ORB 1482, Page 218	dr	04/16/10

Date: 01/24/11	Project: 2400-4
Scale: 1"=100'	Checked by: JL
F.B. 127	Drawn by: LT
Sheet: 1 of 1	Sketch: 1531-4C
Ref:	

