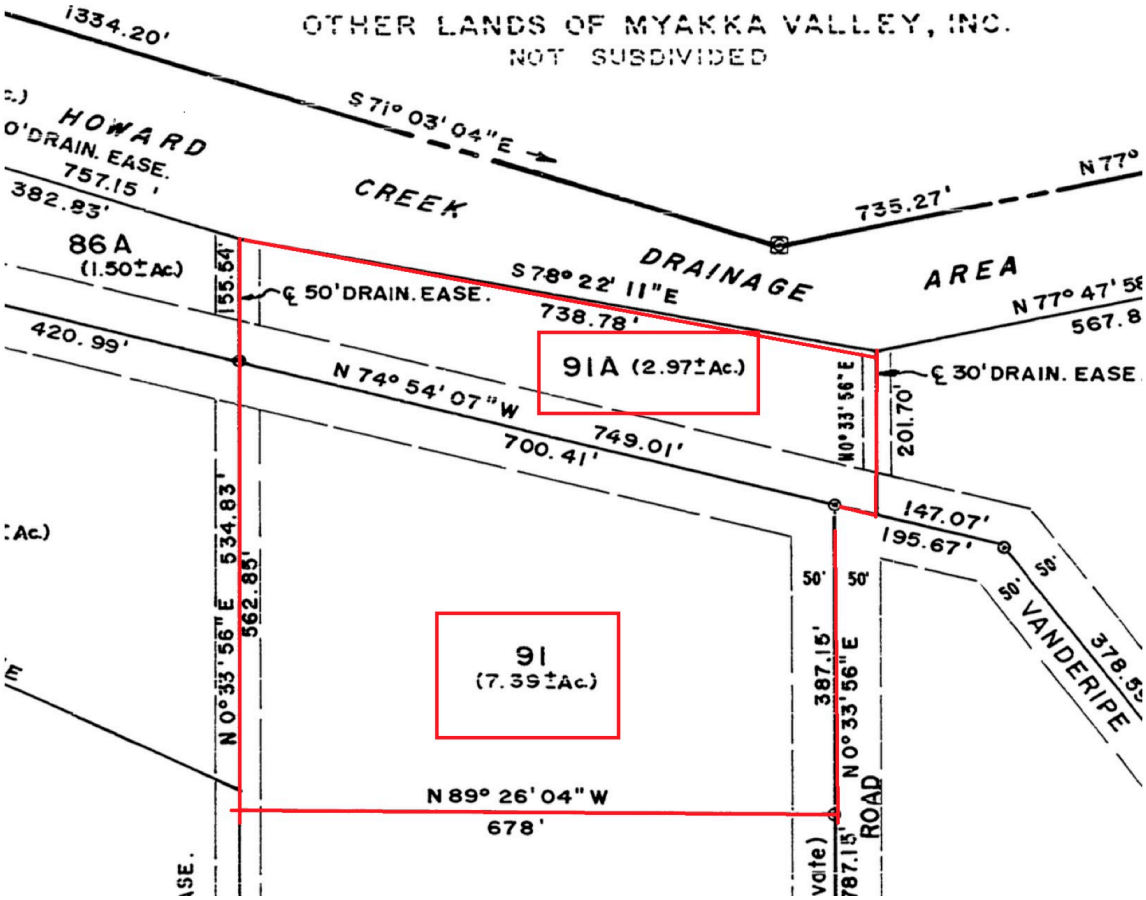

PLAT MAP 5112 HOWARD CREEK RD.

- NOTE THAT THERE ARE TWO LOTS: 91 AND 91A.
- A ROAD WAS PLATTED BETWEEN THE LOTS, BUT WAS NEVER CONSTRUCTED.
- LOT SIZES IN MYAKKA VALLEY RANCHES ARE MEASURED TO THE CENTER OF THE ROADS, WHICH ARE PRIVATE.
- THE PROPERTY APPRAISER DOES NOT INCLUDE THE 50' EASEMENTS IN ITS AREA CALCULATIONS, WHICH EXPLAINS THE DESCREPANCIES.
- THE HOWARD CREEK DRAINAGE AREA IS A CONSERVATION EASEMENT.