

RETAIL	13,200 SF
APARTMENTS	
FLOOR 2-4	39,600 SF
TOTAL UNITS	33
TOTAL BUILDING AREA	52,800 SF

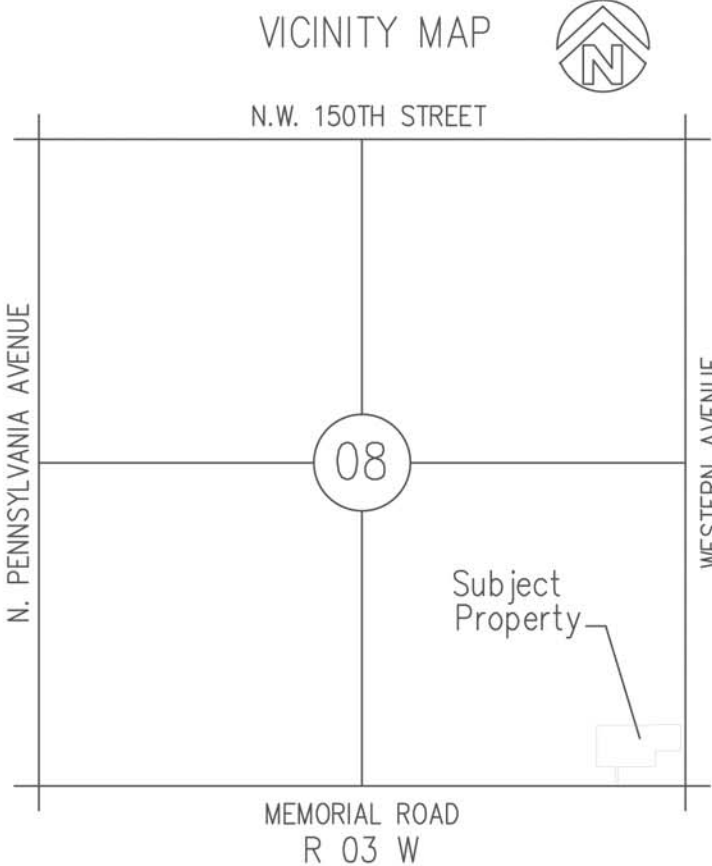
GENERAL NOTES:
-Property has direct access to N. Western Avenue and Westbound Memorial Road, which both are paved public streets.

FLOOD ZONE DESIGNATION
Said described property in, by graphical plotting only, located within an area having a Zone Designation "X" unshaded by FEMA, on Flood Insurance Rate Map No. 40109C0105 H, dated December 18, 2009.

The underground utilities shown have been located from field survey information and existing drawings. The surveyor makes no guarantee that the underground utilities shown compromise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated although he does certify that utilities are located as accurately as possible from information available. The surveyor has not physically located the underground utilities.

ENCROACHMENTS:
-West end of building encroaches into 15' utility easement and ONG easement.

LEGEND		
⊗ POWER POLE	⊕ GAS METER	— W — W — WATER LINE
⊙ LIGHT POLE	⊕ GAS VALVE	— G — G — GAS LINE
⊕ GUY ANCHOR	⊕ SIGN	— S — S — SANITARY SEWER LINE
⊕ ELECTRIC METER	⊕ FIRE HYDRANT	— T — T — TELEPHONE LINE
⊕ ELEC. TRANSFORMER	⊕ WATER METER	— E — E — ELECTRIC LINE
⊕ SANITARY SEWER MANHOLE	⊕ WATER VALVE	— OHE — OHE — OVERHEAD POWERLINE
⊕ SANITARY SEWER CLEANOUT	⊕ SECTION CORNER	— X — X — BARBED WIRE FENCE
⊕ STORM SEWER MANHOLE	⊕ QUARTER CORNER	— B/L/L — B/L/L — BUILDING LIMIT LINE
⊕ TELEPHONE RISER	S.I.P. ⊕ SET 1/2" IRON PIN	— U/E — U/E — UTILITY EASEMENT
⊕ IRRIGATION CONTROL VALVE	F.I.P. ⊕ FOUND 3/8" IRON PIN	— I.P. — I.P. — IRON PIN
⊕ BOLLARD	⊕ DUMPSTER	— H/C — H/C — HANDICAP
⊕ F.D.C. FIRE DEPARTMENT CONNECT		— RCP — RCP — REINFORCED CONC. PIPE
		— CMP — CMP — CORRUGATED METAL PIPE



SCALE: 1" = 50'
East Line of SE/4
N0°41'41"W

PARKING SPACES	
446	REGULAR SPACES
23	HANDICAP SPACES
469	TOTAL SPACES