DEVELOPMENT REVIEW COMMITTEE

-

Tuesday, October 28, 2014

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AGENDA

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The Monroe County Development Review Committee will conduct a meeting on Tuesday, October 28, 2014, beginning at 1:00 PM at the Marathon Government Center, Media & Conference Room (1st floor, rear hallway), 2798 Overseas Highway, Marathon, Florida.

CALL TO ORDER

ROLL CALL

DRC MEMBERS:
Townsley Schwab, Senior Director of Planning and Environmental Resources
Mike Roberts, Sr. Administrator, Environmental Resources
Joe Haberman, Planning & Development Review Manager
DOT Representative
Steve Zavalney, Captain, Fire Prevention
Public Works Department Representative

STAFF MEMBERS
Christine Hurley, Growth Management Division Director
Mayte Santamaria, Assistant Planning Director
Rey Ortiz, Planning & Biological Plans Examiner Supervisor
Emily Schemper, Principal Planner
Matt Coyle, Sr. Planner
Barbara Bauman, Planner
Karl Bursa, Sr. Planner
Gail Creech, Sr. Planning Commission Coordinator

CHANGES TO THE AGENDA

MINUTES FOR APPROVAL

MEETING

Continued Item:

1. Hamilton Properties, Old State Road 4A, Cudjoe Key, Mile Marker 21.5, and Oceanside Investors, LLC Property, 5950 and 5970 Peninsular Avenue, Stock Island, Mile Marker 5.0: A public meeting concerning a request for a minor conditional use permit. The requested approval is required for the transfer of Transferrable Development Rights (TDRs) from two (2) sender sites on Old State Road 4A in Cudjoe Key to a receiver site on Peninsular Avenue in Stock Island. The sender sites are each described as parcels of land in a Part of Government Lot 2, Section 29, Township 66 South, Range 28 East, Cudjoe Key, Monroe County, Florida, having real estate numbers 00115840.000000 and 00115840.000100. The receiver site is legally described as Block 60, Lots 1, 2, and 3, Block 61, portions of Lots 1, 2, and 3, the portion of Maloney Avenue lying between Blocks 60 and 61, McDonald's Plat (also known as Maloney subdivision) (Plat Book 1, Page 55) Stock Island, Monroe County, Florida, having real estate numbers 00127420.000000 and 00127420.000100.
(File #2014-041) Continued from 5.27.14 to 7.29.14 to 8.26.14 to 9.23.14 to 10.28.14

2014-041 SR DRC 10.28.14.PDF
2014-041 FILE.PDF
2014-041 TDR Habitat Assessment.pdf
2014-041 Recvd 08.14.14 Boundary-Topographical Survey.pdf

New Item:

2. AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING MONROE COUNTY CODE SECTION 101-1, DEFINITIONS; AMENDING MONROE COUNTY CODE SECTION 130-186, MINIMUM YARDS; AMENDING MONROE COUNTY CODE SECTION 130-189, APPLICABILITY OF REQUIRED YARDS; ESTABLISHING SETBACK REQUIREMENTS FOR THE RECREATIONAL VEHICLE (RV) LAND USE DISTRICT; MODIFYING THE SETBACK REQUIREMENTS FOR THE AIRPORT (AD) AND PARK AND REFUGE (PR) LAND USE DISTRICTS; MODIFYING THE SETBACK REQUIREMENTS FOR CORNER LOTS; MODIFYING THE APPLICABILITY OF REQUIRED YARDS FOR ACCESSORY WALKWAYS AND DRIVEWAYS; CLARIFYING THE SETBACK REQUIREMENTS FOR SIDE YARDS; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR CODIFICATION; PROVIDING FOR AN EFFECTIVE DATE.
(File 2014-144)
2014-144 SR DRC 10.28.14.PDF

ADA ASSISTANCE: If you are a person with a disability who needs special accommodations in order to participate in this proceeding, please contact the County Administrator's Office, by phoning (305) 292-4441, between the hours of 8:30 a.m. - 5:00 p.m., no later than five (5) calendar days prior to the scheduled meeting; if you are hearing or voice impaired, call “711”.

ADJOURNMENT

MEMORANDUM

MONROE COUNTY PLANNING & ENVIRONMENTAL RESOURCES DEPARTMENT

To: Townsley Schwab, Senior Director of Planning & Environmental Resources & the Development Review Committee

From: Karl Bursa, AICP – Senior Planner
Mike Roberts, Senior Administrator of Environmental Resources

Date: October 17, 2014

Subject: *Request for a Minor Conditional Use Permit to Transfer Fourteen (14) Transferable Development Rights (TDRs) from two (2) sender sites on Old State Road 4A in Cudjoe Key to a receiver site in Maloney Subdivision on Stock Island (File #2014-041)*

I REQUEST:

The applicant is requesting approval of a minor conditional use permit in order to transfer fourteen (14). TDRs from two (2) sender sites along Old State Road 4A on Cudjoe Key to a receiver site located at the terminus of Peninsular Avenue (approximate mile marker 5) on Stock Island. The sender sites are both described as a Part of Government Lot 2, Section 29, Township 66 South, Range 28 East, Cudjoe Key, Monroe County, Florida having real estate numbers 00115840.000000 and 00115840.000100. The receiver site is legally described as Bock 60, Lots 1, 2, and 3, Block 61, portions of Lots 1, 2, and 3, the portion of Maloney Avenue lying between Blocks 60 and 61, McDonald's Plat (also known as Maloney Subdivision) (Plat Book 1, Page 55) Stock Island, Monroe County, Florida having real estate numbers 00127420.000000 and 00127420.000100.

Applicant: Oceanside Investors, LLC

Property Owner: TDR Parcels, LLC/Henry Hamilton (Sender)
Oceanside Investors, LLC (Receiver)

II RELEVANT PRIOR COUNTY/CITY ACTIONS:

In 1996, the Oceanside Investors' predecessor in interest applied for a minor conditional use permit for part of the Oceanside Property, 5970 Peninsular Avenue (RE #00127420.000100 only). The approval is memorialized by Development Order #12-96, approved by the Director of Planning on July 23, 1996, and recorded in the official records of Monroe County on September 6, 1996. The permit allowed for the construction of a 9,600 SF storage building and other associated accessory improvements (Planning Department File #96045). The 9,600 SF storage building received final approval by Building Permit #971-1325 in 1997 (completed in 1999) and later demolished under Permit #071-1892 in 2007.

In 1997, the Oceanside Investors' predecessor in interest applied for an amendment to the major conditional use permit for part of the current Oceanside Property, 5950 Peninsular Avenue (RE #00127420.000000 only). The approval is memorialized by Planning Commission Resolution #P52-97, approved by the Planning Commission at a public hearing on July 10, 1997, signed by the Planning Commission Chair on August 18, 1999 and recorded in the official records of Monroe County on August 24, 1999. The amendment allowed for the construction of 22 attached residential dwelling units (market-rate), a 22,000 SF boat storage building; an addition to an existing restaurant; and other associated accessory improvements (Planning Department File #97021). The 22,000 SF boat storage building received final approval by Building Permit #011-2637 in 2001 (completed in 2002 as a 21,924 SF building), the 22 attached residential dwelling units received final approval by Building Permits #011-2639 through #011- 2661, excluding #011-2644, in 2001 (completed in 2003), and the addition to the restaurant received final approval by Building Permit #021-2525 in 2002 (completed in 2003).

Following the issuance of Planning Commission Resolution #P52-97, Oceanside Investors' predecessor in interest acquired the adjacent property, 5970 Peninsular Avenue.

In 1999, the County, the State of Florida Department of Community Affairs, Paradise Island Park, Inc. and Key West Oceanside Marina entered into a development agreement allowing the transfer of 22 market-rate TREs from Paradise Island Park to the subject property. The development agreement was recorded in the official records of Monroe County on April 7, 2000 (Planning Department File #99039).

In 2007, the Oceanside Investors' predecessor in interest applied for an amendment to a major conditional use permit for the Oceanside Property, 5950 and 5970 Peninsular Avenue (RE #00127420.000000 and RE #00127420.000100, as well as other property associated with a condominium development). The approval is memorialized by Planning Commission Resolution #P21-07, approved by the Planning Commission at a public hearing on April 11, 2007, signed by the Planning Commission Chair on May 9, 2007, and recorded in the official records of Monroe County on July 13, 2007. The amendment allowed for the demolition of several buildings and construction of 32 attached residential dwelling units (market-rate); two boat barns; eight wet slips; and other associated accessory improvements (Planning Department File #26028). This project was not completed prior to the expiration of the major conditional use permit approval. Only minor improvements to the property associated with the approval were carried out.

After the 22,000 SF boat storage building approved by Planning Commission Resolution #P52-97 was constructed in 2002, the 52 dry slips within the building were sold under condominium ownership. As such it is not part of the Oceanside Property.

After the 22 attached residential dwelling units approved by Planning Commission Resolution #P52-97 were constructed in 2003, the 22 units were sold under condominium ownership and provided with individual real estate numbers in 2004. As such they are not part of the Oceanside Property.

On May 31, 2013, the applicant submitted an application for a development agreement concerning the redevelopment of the property and the transfer of 46 market-rate TREs from mobile home parks to the subject property (Planning Department File #2013-069). The agreement was approved by the BOCC at a public hearing on December 11, 2013, and recorded in the official records of Monroe County on December 19, 2013. The agreement allows the transfer of the 46 market-rate TREs from three sender sites to the subject property in accordance with MCC §130-161.1. On the sender sites, the residential dwelling units in which the transferred market-rate permanent TREs are derived shall be converted to, or replaced with, an equivalent amount of 99-year deed-restricted affordable housing, prior to a CO being issued for market-rate permanent units at the subject property. The agreement also conceptually approved the scope of work of this major conditional use permit application and associated site plan.

On May 31, 2013, the applicant submitted an application to transfer 83 TREs to the subject property (Planning Department File #2013-070). This application is currently under review.

On May 31, 2013, the applicant submitted an application for an amendment to a major conditional use permit for the current Oceanside Property, 5950 Peninsular Avenue (RE #00127420.000000 & 00127420.000100). The approval is memorialized by Planning Commission Resolution #P04-14, approved by the Planning Commission at a public hearing on February 26, 2014, signed by the Planning Commission Chair on March 26, 2014 and recorded in the official records of Monroe County on March 26, 2014. The amendment allowed for the improvement of the marina's facilities, the construction of 78 new market rate residential dwelling units (which may be used as vacation rentals), the construction of four new hotel rooms, the construction of a new restaurant, and associated site improvements (Planning Department File #2013-68).

III BACKGROUND INFORMATION:

Sender Site:

Legal Description: Parts of Government Lot 2, Section 29, Township 66 South, Range 28 East (for a full legal description in metes and bounds, see file).

Real Estate (RE) Numbers: 00115840.000000 & 00115840-000100

Size of Sites: 11.32 acres and 3.54 acres, respectively – 14.86 acres total

Land Use District: Suburban Commercial (SC) and Native Area (NA)

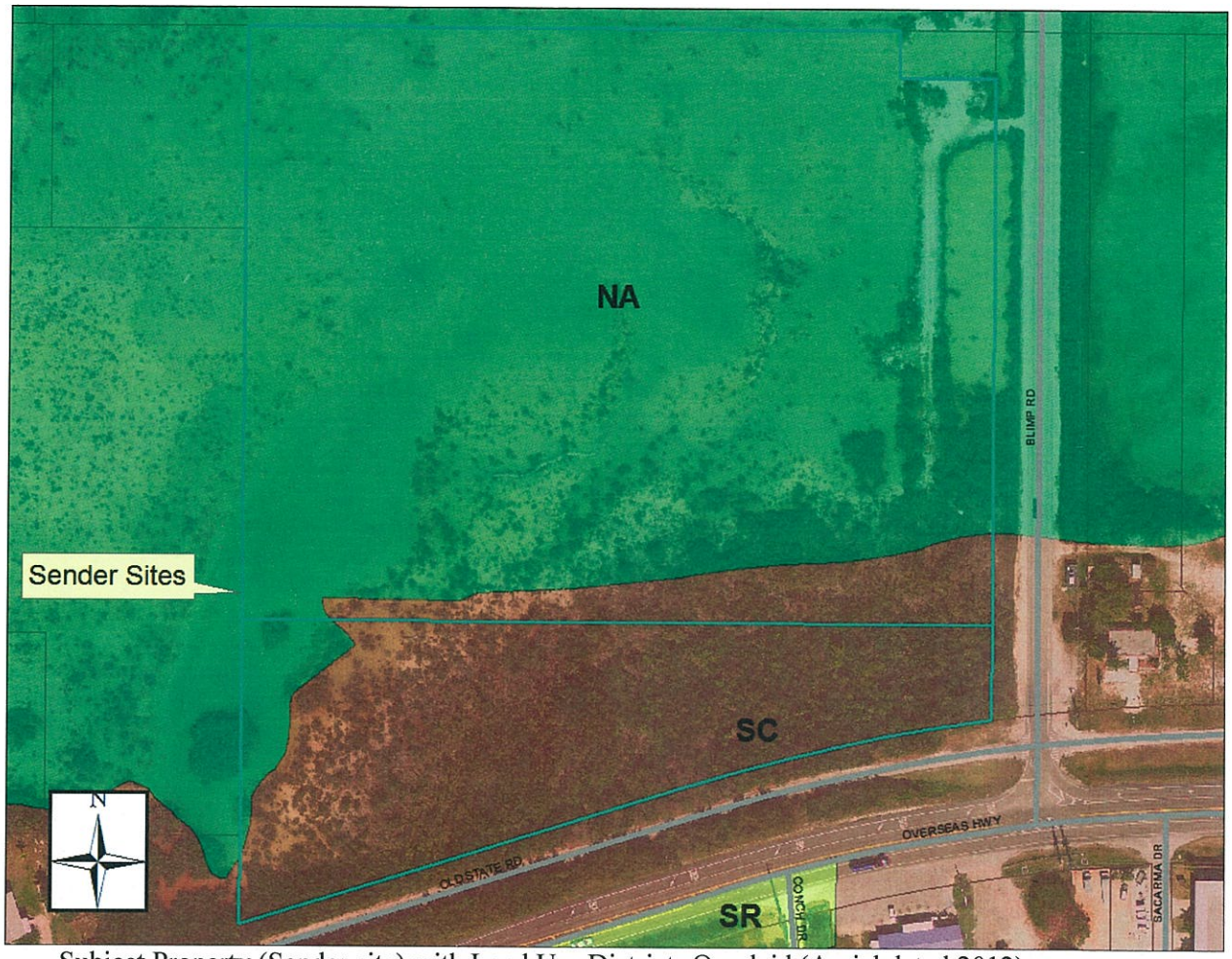
Future Land Use Map (FLUM) Designation: Mixed Use/Commercial (MU) and Residential Conservation (RC)

Tier Designation: Tier I

Existing Use: Vacant

Existing Vegetation / Habitat: Tropical hardwood hammock, buttonwood, scrub mangrove and submerged land

Community Character of Immediate Vicinity: Native area including undeveloped hammock areas, some mixed use office/retail.



Subject Property (Sender site) with Land Use Districts Overlaid (Aerial dated 2012)

Receiver Site:

Legal Description: Block 60, portions of Lots 1, 2 and 3, Block 61, portions of Lots 1, 2 and 3, the portion of Maloney Avenue lying between Blocks 60 and 61, McDonald's Plat, also described as parcel of land in Sections 26, 34, 35 and 36, Township 37 South and Range 25 East

Real Estate (RE) Numbers: 00127420.000000 & 00127420.000100

Size of Site: 19.84 acres (11.18 acres of upland + 8.66 acres of submerged land)

Land Use District: Mixed Use (MU)

Future Land Use Map (FLUM) Designation: Mixed Use/Commercial (MC)

Tier Designation: Tier III

Existing Use: Marina, Commercial Retail, Office, Residential

Existing Vegetation / Habitat: Predominately scarified, with mangroves along the some segments of the shoreline and areas of landscaping throughout the site

Community Character of Immediate Vicinity: Mixed use

Subject Property (Receiver Site) with Land Use Districts Overlaid (Aerial dated 2012)

IV REVIEW OF APPLICATION:

Staff review and supporting documentation provided by the applicant (Vegetative Habitat Assessment prepared by Harry A. DeLashmutt – Biosurveys, Inc. – 4/6/14 and Boundary Survey prepared by Fred Hildebrandt of Island Surveying Inc. – 7/31/14) found that the gross area of the parcels suitable for development was 3.77 acres. A substantial portion of the sender sites was submerged land, and scrub mangrove habitat. None of these habitat classifications is eligible for allocated density per Monroe County Comprehensive Plan Policy 101.4.22(b). The gross acreage of 3.77 acres was split between two land use districts thus: Native Area - .75 acres; Suburban Commercial – 3.02 acres. While the applicant has requested the transfer of 14 TDRs, this new calculation only nets 9.25 TDRs that are eligible for transfer.

Pursuant to MCC §130-160, all residential development rights allocated or established in MCC §130-157 and MCC §130-162 are transferable from one parcel of land to another parcel of land, provided that the sender and receiver sites meet all of the following criteria:

1. A sender site shall be within one of the following Land Use (Zoning) Districts in (a) and/or contain at least one of the following habitat types in (b):
   (a) *Land Use (Zoning) Districts*: Conservation (C), Mainland Native (MN), Native Area (NA), Offshore Island (OS), Parks and Refuge (PR) or Sparsely Settled (SS).
   (b) *Habitat Types*: Freshwater wetlands, Saltmarsh/Buttonwood wetlands, high quality high hammock, high quality low hammock, moderate quality high hammock, moderate quality low hammock, high quality pinelands, low quality pinelands, beach/berm, palm hammock, cactus hammock and/or disturbed wetlands.

In compliance: While the portions of the properties are zoned SC, the vegetation on the site is classified as a high quality, high hammock and Saltmarsh/Buttonwood wetlands, both listed habitat types provided for in (b). According to the 2006 Geospatial Land Cover Dataset of the Florida Keys (see attached Habitat Map), the sender site consists of tropical hardwood hammock and Saltmarsh/Buttonwood wetlands and as such meets the requirements to serve as a sender site for purposes of §130-160. Preliminary field review of the hammock in which this parcel occurs indicated that the hammock would be classified as a high quality, high hammock.

2. The maximum net densities set forth in MCC §130-157 and MCC §130-162 shall not be exceeded on the receiver site and new development on a receiver site shall be developed in compliance with each and every requirement of the Land Development Code.

   In compliance: This application involves transferring TDRs associated with permanent residential density. The maximum net density for the MU district, as set forth in MCC §130-157, shall not be exceeded on the receiver site.

Permanent Residential Density on Sender Sites:

Allocated Density (SC)	Size of Site (SC)	Allowed w/o TDRs	Open Space Ratio	Buildable Area of Site	Max Net Density (SC)	Max Net Allowed w/ TDRs
3 units per acre	4.01 acres (174,675.6 SF)	12 units	0.20	3.02 acres (131,551.2 SF)	6 units per acre	18.12
Allocated Density (NA)	**Size of Site (NA)**	**Allowed w/o TDRs**	**Open Space Ratio**	**Buildable Area of Site**	**Max Net Density (NA)**	**Max Net Allowed w/TDRs**
.25 units per acre	10.85 acres (472,626 SF)	2.715	1	0.75 acres (32,670 SF)	0	0

The allocated density of sender site, after subtracting out areas ineligible for density due to mangroves and submerged lands, allows 9.25 permanent residential dwelling units. Therefore it has 9.25 TDRs that are eligible for transference.

Permanent Residential Density on Receiver Site:

Allocated Density (MU)	Size of Site	Allowed w/o TDRs	Open Space Ratio	Buildable Area of Site	Max Net Density (SR)	Max Net Allowed w/ TDRs
1 unit / acre	11.18 upland acres	8.94 units	0.20	8.94 acres (389,426 SF)	12 units buildable acre	107.28 units

The allocated density for the receiver site allows for a total of 8 units. The max net density of the site allows for a total of 107.28 units. Furthermore, as set forth in #P04-14, the applicant has 18.31 TDRs existing on the property. The applicant is required by #P04-14 to transfer 70.51 TDRs to the subject property to accommodate the difference between the additional proposed permanent residential units and the remaining allocated density. After the transfer of 9.25 TDRs from the sender site to the receiver site, there would be 27.56 development rights on the receiver site, a total less that does not exceed the maximum allowed (107.28).

Further, any new residential dwelling units on the receiver site will require a building permit and as part of the building permit review, new development will be reviewed for compliance with the requirements of the Land Development Code.

3. The maximum net densities set forth for the applicable future land use category in the comprehensive plan shall not be exceeded and new development on a receiver site shall be developed in compliance with each and every requirement of the comprehensive plan.

In compliance: This application involves transferring TDRs associated with permanent residential density. The maximum net density for the MC category, as set forth in Policy 101.4.22, shall not be exceeded on the receiver site.

In the MC FLUM category, the allocated density is 3.0 to 8.0 dwelling units per acre and the maximum net density is 12 dwelling units per buildable acre, consistent with the requirements of the underlying MU district. The allocated density for the receiver site allows for 107.28 permanent residential dwelling units. After the transfer of 9.25 TDRs from the sender site to the receiver site, there would be 27.56 development rights on the receiver site, a total less that does not exceed the maximum allowed (107.28).

Further, any new residential dwelling unit on the receiver site will require a building permit and as part of the building permit review, new development will be reviewed for compliance with the requirements of the Comprehensive Plan.

4. The assignment of transferable development rights to receiver sites designated Tier I shall be discouraged.

   In compliance: This receiver site is designated Tier III.

5. The assignment of transferable development rights to receiver sites on Big Pine Key, No Name Key, and North Key Largo from other areas of the County shall be prohibited, excluding the assignments of transferable development rights a) from sender sites on Big Pine Key to receiver sites on Big Pine Key; b) from sender sites on No Name Key to receiver sites on No Name Key, and c) from sender sites within North Key Largo to receiver sites within North Key Largo.

   In compliance: The receiver site is not located in any of the prohibited areas.

6. The assignment of transferable development rights to receiver sites with Land Use (Zoning) Districts that do not have a maximum net densities is prohibited (including, but not limited to, Improved Subdivision (IS, IS-D, IS-M, or IS-V), Urban Residential Mobile Home (URM or URM-limited), Sparsely Settled (SS), Native Area (NA), Offshore Island (OS), and Mainland Native (MN).

   In compliance: The receiver site is not located in any of the prohibited Land Use (Zoning) Districts.

7. A development right may be transferred in part, provided it is rounded to the nearest tenth. However, in accordance with MCC §130-160(a)(8), in no event shall a property owner utilize part of a sender site's acreage for a TDR and maintain the right to develop that acreage as the land use intensity shall be exhausted.

   In compliance: The applicant is transferring 9.25 TDRs. Future development of the sender site shall be restricted.

8. Prior to application for a building permit authorizing the development of a residential dwelling unit on a receiver site requiring a TDR, the sender site shall be a) dedicated to the County or b) placed in a conservation easement prohibiting its future development. A conservation easement shall be reviewed and approved by the Planning and Environmental Resources Department prior to its recording in the official records of the County.

   Compliance to be determined: This requirement shall be found in compliance following the issuance of a development order approving the transference of the 9.25 TDRs, but prior to issuance of a building permit for any residential dwelling unit that requires the 9.25 TDR's.

V <u>RECOMMENDATION:</u>

Staff recommends the Director of Planning & Environmental Resources CONCUR with staff's finding that the subject property has necessary upland area for 9.25 TDRs on the property and that the Director APPROVE the proposed transfer of these 9.25 TDRs with the following conditions:

1. Prior to application for a building permit authorizing the development of a residential dwelling unit on a receiver site requiring a transferable development right, the sender site(s) shall be a) dedicated to the County or b) placed in a conservation easement prohibiting its future development. A conservation easement shall be reviewed and approved by the Planning and Environmental Resources Department prior to its recording in the official records of the County.

File #: **2014-041**

Owner's Name: Hamilton, Henry (Sender)
Oceanside Investors LLC (Receiver)

Applicant: Oceanside Investors LLC

Agent: Barton W. Smith, Esq.

Type of Application: Minor - TDR

Key: Cudjoe Key & Stock Island

RE: **Sender:** 00115840-000000
00115840-000100
Receiver: 00127420-000000
00127420-000100

Additional Information added to File 2014-041

County of Monroe
Growth Management Division

Office of the Director
2798 Overseas Highway
Suite #400
Marathon, FL 33050
Voice: (305) 289-2517
Fax: (305) 289-2854

Board of County Commissioners
Mayor Sylvia Murphy, Dist.5
Mayor Pro Tem Danny L. Kolhage, Dist. 1
Heather Carruthers, Dist. 3
David Rice, Dist. 4
George Neugent, Dist. 2

We strive to be caring, professional, and fair.

Date: 3.25.14
Time: 1:20 PM

Dear Applicant:

This is to acknowledge submittal of your application for Minor - TDR
Type of application

Oceanside Investors LLC
HAMILTON, Henry to the Monroe County Planning Department.
Project / Name

Thank you.

Gail Creech

Planning Staff

MCPA GIS Public Portal
Scott P. Russell, CFA

- Pan
- Legend
- Zoom In
- Full
- Zoom Out
- Address
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- Measure
- Print

MCPA GIS Public Portal
Major Road

Monroe Outline

Subdivisions

Section Lines

SECTION TEXT

Parcels

Shoreline

Lot Lines

Hooks Leads

Help

Expand All

Check out our Getting Started tutorial!

- MCPA GIS Public Portal
  - Monroe Overlay
  - Subdivisions
  - Section Lines
  - Parcels
  - Shoreline
  - Lot Lines
  - Hooks Leads
  - Easements
  - Text Displays
  - Qualified Condo Sales
  - Qualified Sales
  - Transportation

2014 Condo

2013 Condo

2012 Condo

2011 Condo

2010 Condo

2009 Condo

2008 Condo

2014 Sales

2013 Sales

2012 Sales

2011 Sales

2010 Sales

2009 Sales

2008 Sales

Road Centerline

Road Block Name

Right of Way

Zoom-inZoom-in to a defined extent...
Zoom-outZoom-out to a defined extent...
Full ExtentZoom to the full extent tool was clicked!
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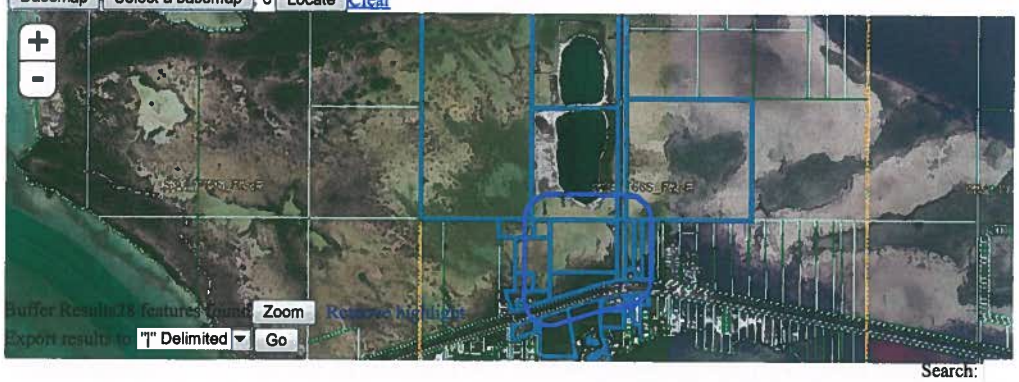
Basemap | Select a basemap | Locate | Clear



Buffer Results28 features found Zoom Remove highlight
Export results to "|" Delimited Go

Search:

OBJECTID	SDE.DBO.W_PARCELS.ID	SDE.DBO.W_PARCELS.RECHAR	SDE.DBO.W_PARCELS.GEO_FEAT	
28873	174930	00174930-000000	32345	2966 28 0
43767	175320	00175320-000000	22133	2966 28 0

Sender

Labels GC

ALBRECHT ROBERT
22815 PORT ROYAL LN
CUDJOE KEY, FL 33042

ANTON MICHAEL P AND SOO LEE
90 CRUICKSHANK LN
CUDJOE KEY, FL 33042-4112

CATES JOLYNN A/K/A JOLYNN CATES REYNOLDS
22330 LAFITTE DR
CUDJOE KEY, FL 33042-4218

CUDJOE COVE HOMEOWNERS ASSOC INC
C/O KLEIN GARY 21200 CONCH DR
SUMMERLAND KEY, FL 33042-4110

DEPALMA LEE ANN
11 AQUAMARINE DR
KEY WEST, FL 33040-5601

DIRICO FRANK
C/O INDUSTRIAL COMMUNICATIONS AND ELECTRONICS INC 350 NW 215TH ST
MIAMI, FL 33169-2122

DOODNAUTH A AND GRACE SALAZAR
45 WILLIAMS STREET
HEMPSTEAD, NY 11550

FAIN FREDDY
2182 HIGHWAY 70 E
JACKSON, TN 38305-8418

FLORID KEYS SPCA
5230 COLLEGE RD
KEY WEST, FL 33040

GAY DANNY JOE AND BRENDA
931 DREYFUS RD
BEREA, KY 40403-9695

GOULD TIMOTHY R
21423 OVERSEAS HWY
SUMMERLAND KEY, FL 33042-3171

HAMILTON HENRY B
5 COCONUT DR
KEY WEST, FL 33040-6214

JOINED ISLANDS INC
21362 OVERSEAS HWY
CUDJOE KEY, FL 33042

KEYS ISLAND PROPERTIES LLC
1201 SIMONTON ST
KEY WEST, FL 33040-3162

MONROE COUNTY
500 WHITEHEAD ST
KEY WEST, FL 33040

SOUNDS OF SERVICE RADIO INC
PO BOX 850987
INDIAN ROCKS BEACH, FL 33785-0987

TIITF
C/O DEP 3900 COMMONWEALTH BLVD
TALLAHASSEE, FL 32399-3000

WOODBURN DAVID ALBERT AND JANN W
PO BOX 420433
SUMMERLAND KEY, FL 33042-0433

★ added to app labels

Labels - Sender
Verified GC

MCPA GIS Public Portal
Scott P. Russell, CFA

- Pan
- Legend
- Zoom In
- Full
- Zoom Out
- Address
- Find
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MCPA GIS Public Portal

Major Road

Monroe Outline

Subdivisions

Section Lines

SECTION TEXT

Parcels

Shoreline

Lot Lines

Hooks Leads

Help

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Easements

2014 Condo

Expand All

2013 Condo

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  - Text Displays
  - Qualified Condo Sales
  - Qualified Sales
  - Transportation

2012 Condo

2011 Condo

2010 Condo

2009 Condo

2008 Condo

2014 Sales

2013 Sales

2012 Sales

2011 Sales

2010 Sales

2009 Sales

2008 Sales

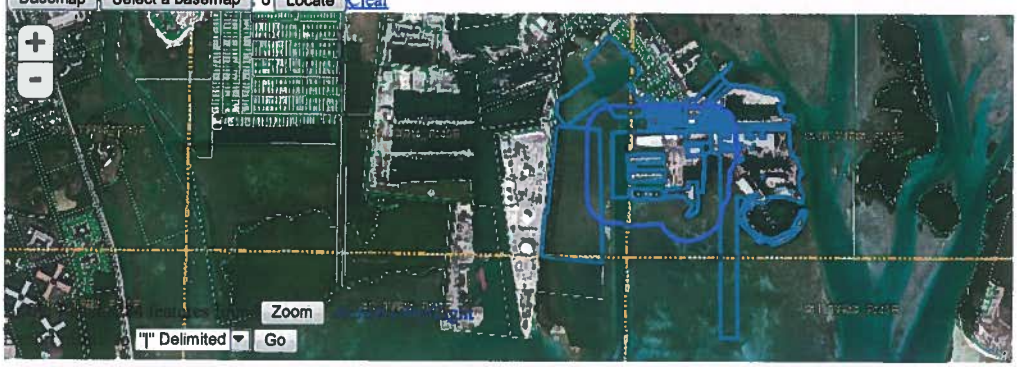
Road Centerline

Road Block Name

Right of Way

Zoom-inZoom-in to a defined extent...
Zoom-outZoom-out to a defined extent...
Full ExtentZoom to the full extent tool was clicked!
Scale: 1:18093
Latitude: 24.666234 Longitude: -81.752739

Basemap | Select a basemap | o | Locate | Clear



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Receiver

Labels GC

1018 TRUMAN LLC
521 SIMONTON ST
KEY WEST, FL 33040-6872

ADAMS LILO E
7139 DRIFTWOOD DR SE
ADA, MI 49301-7890

ALLEN JEFFREY E AND MONICA
819 PEACOCK PLZ PMB 809
KEY WEST, FL 33040-4293

ALSTOTT MICHAEL J FAMILY TRUST AMD REST 5/12/2006
7019 1ST AVE S
SAINT PETERSBURG, FL 33707-1252

APPELLIS MICHEL
1414 NEWTON ST
KEY WEST, FL 33040

ARMOUR JAMES
4449 BAY SHORE RD
SARASOTA, FL 34234-3712

ASPINWALL FAMILY TR AG 5/18/2011
316 NAUTILUS CT
FORT MYERS, FL 33908-1610

ASPINWALL GARY
5823 RIVERSIDE LN
FORT MYERS, FL 33919-2505

BACKWALL PARTNERS LLC
3605 SOUTH BEACH DR
TAMPA, FL 33629

~~BACLE PETER M AND MONICA~~
~~15 AMARYLLIS DR~~
~~KEY WEST, FL 33040~~

BACLE PETER M AND MONICA
15 AMARYLLIS DR
KEY WEST, FL 33040-6204

BAILEY PROPERTIES LLC
5601 2ND ST W
LEHIGH ACRES, FL 33971-6332

BAKER GERALD L
7570 SKIPPER LN
TALLAHASSEE, FL 32317-9534

BAMPARTNERS LP
PO BOX 287
SOUTHFIELD, MI 48037-0287

BARBER BERENICE
6900 MALONEY AVE UNIT 4
KEY WEST, FL 33040

BARRETT PAUL L/E
PO BOX 5888
KEY WEST, FL 33045-5888

BARTON DONALD J JR
1502 UNITED ST
KEY WEST, FL 33040

BEAN LINDA
21945 MINNETONKA BLVD
EXCELSIOR, MN 55331-8616

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST, FL 33041-0344

BENEDETTO GEORGE
4421 JEFFERSON HWY
JEFFERSON, LA 70121-1308

BENNETT GLENN
6 EMERSON DR
CINNAMINSON, NJ 08077-4050

BIRMINGHAM IRONWORKS INC
9107 CHERRY RD
VERMILION, OH 44089-9311

BITTNER DALE LEE REVOCABLE TRUST 9/30/2013
10 AZALEA DR
KEY WEST, FL 33040-6206

BLANCO LIANA M
6900 MALONEY AVE UNIT 14
KEY WEST, FL 33040-6065

BLITZ FAMILY TRUST
1800 ATLANTIC BLVD APT C338
KEY WEST, FL 33040-5395

BLUEWATER INVESTMENT LP
142 JFK DR
ATLANTIS, FL 33462

BOGGS RONALD
97 LEISURE CT UNIT 40
PAGOSA SPRINGS, CO 81147-7746

BORROR DAVID S
4280 HAYDEN RUN RD
DUBLIN, OH 43017-4342

BOTTON LINE FISH CO INC
7311 SALE BLVD
PANAMA CITY, FL 32409-1349

BOWEN ALFRED AND JOY
815 PEACOCK PLZ
KEY WEST, FL 33040

BOYD JOHN L AND BARBARA J
6781 OLIVE BRANCH RD
OREGONIA, OH 45054-9456

BREINES STEVEN
165 HORTON ST
BRONX, NY 10464-1620

BURNETTE WILLIAM HOLMES REV TR
05/30/1997
708 WHITE ST
KEY WEST, FL 33040-7155

BURNS MICHAEL J AND KARLA V
6900 MALONEY AVE UNIT 15
KEY WEST, FL 33040-6065

BUTLER CHUCK
6800 MALONEY AVE LOT 47
KEY WEST, FL 33040-8112

C SERVICE LLC
15680 OLD STATE ROAD 4A
SUMMERLAND KEY, FL 33042-3702

CALYPSO WATER SPORTS AND CHARTERS
257 ATLANTIC BLVD
KEY LARGO, FL 33037

~~CALYPSO WATER SPORTS AND CHARTERS INC~~
~~257 ATLANTIC BLVD~~
~~KEY LARGO, FL 33037-4304~~

CARDENAS ROBERT H AND DEBORAH
917 EATON ST
KEY WEST, FL 33040-6922

CASTRO RICARDO F
6900 MALONEY AVE UNIT 13
KEY WEST, FL 33040-6065

CAYO HUESO INVESTMENTS LNC
6511 MALONEY AVE UNIT 6
KEY WEST, FL 33040

CHEYENNE HOLDINGS LIMITED PARTNERSHIP
2201 4TH ST N STE 201
SAINT PETERSBURG, FL 33704-4300

COLLINS J FRED
63 DOLPHIN COVE QUAY
STAMFORD, CT 06902-7715

~~CONFIDENTIAL DATA F.S. 119.07~~

CONKLIN EDWARD G
PO BOX 2468
KEY WEST, FL 33045-2468

COOPER PETE AND DIANE
1108 TRUMAN AVE
KEY WEST, FL 33040-3352

COTTIS JOHN DEC TRUST 5/28/2008
17258 DOLPHIN ST
SUGARLOAF SHORES, FL 33042

COUNTY OF MONROE
1100 SIMONTON ST
KEY WEST, FL 33040 email

COVENEY MARY PRISCILLA
6900 MALONEY AVE UNIT 6
KEY WEST, FL 33040-6060

COX STANLEY A
1648 RICHMOND RD
LEXINGTON, KY 40502

CROWE TIMOTHY J AND DEBORAH R
1707 PATRICIA ST
KEY WEST, FL 33040

CVS OF SE MISSOURI PROFIT SHARING PLAN
662 PALOMA CIRCLE
MESQUITE, NV 89027

DASHER TED
4300 10TH AVE S
BIRMINGHAM, AL 35222-4336

~~DASHER TED~~
~~554 37TH ST N~~
~~BIRMINGHAM, AL 35222-1318~~

DASHER THEODORE E
554 37TH ST NORTH
BIRMINGHAM, AL 35222

DBGB REV LIV TR
26 HINA ST
HILO, HI 96720

DELPHFISHING MEDIA INC
183 VENETIAN WAY
SUMMERLAND KEY, FL 33042-3684

DEMAURO ROBERT AND KIMBERLY CURRY (H/W)
17195 KINGFISH LN W
SUMMERLAND KEY, FL 33042-3613

DHILLON WILLIAM J
29780 SPRINGTIME RD
BIG PINE KEY, FL 33043-3121

DIMBATH MERLE AND SUSAN REV FAMILY LIV TR
2621 GULFVIEW DR
KEY WEST, FL 33040-3983

26

DOLPHIN WATCH I LLC
3618 EL CENTRO ST
ST PETE BEACH, FL 33706

DUKE JOHN O REVOCABLE TRUST 10/11/2013
28555 JOLLY ROGER DR
SUMMERLAND KEY, FL 33042-5501

EASTERLY ROBERT
1107 KEY PLZ - 155
KEY WEST, FL 33040-4086

ESTILL ROBERT I
2026 S QUEEN ST
YORK, PA 17403

F DEPOT INC
4705 NW 132ND ST
OPA LOCKA, FL 33054-4313

FEDERAL NATIONAL MORTGAGE ASSOCIATION
3900 WISCONSIN AVE NW
WASHINGTON, DC 20016-2892

FLEMING ENTERPRISES LLC
16101 LA GRANDE DR
LITTLE ROCK, AR 72223-9152

FOLEY WALTER ALLEN
875 W LOOP 304
CROCKETT, TX 75835

~~FOLEY WALTER AND KAY TRUST 4/16/07~~
~~875 WEST LOOP 304~~
~~CROCKETT, TX 75835~~

FORMOSO CHARLES A
P O BOX 331089
COCONUT GROVE, FL 33233

FOWLER CHARLES
7251 NW 6TH ST
PLANTATION, FL 33317-1103

FOWLER MILLARD LEON AND CONNIE L
1716 SOUTH ST
KEY WEST, FL 33040-3517

FREE SALLY A
115 SW 58TH ST
CAPE CORAL, FL 33914

G AND T PROPERTIES LIMITED PARTNERSHIP
45 COYOTE RDG
GREEN MOUNTAIN, NC 28740-9252

GAP PROPERTIES OF SW FLORIDA 1 INC
4737 OAK RUN DR
SARASOTA, FL 34243

GARDNER JENNIE S REV TR 10/26/2010
201 13TH ST NE APT B
WASHINGTON, DC 20002-6566

GAYNOR RICHARD G
2320 DRUSILLA LN
BATON ROUGE, LA 70809-1495

GIBBS JON M
411 SHERIDAN BLVD
ORLANDO, FL 32804-6344

GRAY II FRED EMMET REV TRUST DTD 11-04-2004
23063 WAHOO LN
CUDJOE KEY, FL 33042

HARLOW JAMES MYRON DEC TR 12/7/2001
16657 HOLLY LN
SUMMERLAND KEY, FL 33042-3508

HAYMAKER JAMES
326 WHITEHEAD ST
KEY WEST, FL 33040-6543

HEITLER ROBERT H AND JANE A
1694 COTTONWOOD CREEK PL
LAKE MARY, FL 32746-4404

HENDERSON ROBIN M
PO BOX 2515
KEY WEST, FL 33045-2515

HILDEBRANDT FREDERICK AND SUSAN
1901 S ROOSEVELT BLVD APT 401E
KEY WEST, FL 33040-5249

HOLMES PETER F
12 WILDWOOD LN
SCARBOROUGH, ME 04074-9436

HOWARD DAVID B
2525 N LAKE LEELANAU DR
LAKE LEELANAU, MI 49653

~~HOWELL WALTER W REV TR DTD 6-97~~
~~106 KIMBALL POND RD~~
~~CANTERBURY, NH 3224~~

HOWELL WALTER W TRUSTEE
106 KIMBALL POND RD
CANTERBURY, NH 03224-2302

HUB FLORIDA LLC
620 S RIVER LANDING RD
EDGEWATER, MD 21037-1553

HUNKER WAYDE
7 PARK MEADOWS DR
FAIRFIELD, OH 45014-4672

Labels GC 3 of 7

HURST BASIL J
246 MCCAUSLEY RD
HUBERT, NC 28539-3540

I-10 LLC
6 ISLAND RD
STUART, FL 34996-7005

JACKSON RICHARD W
1301 FLAGLER AVE
KEY WEST, FL 33040

JACKSON ROBERT C AND ANGELA G
14091 SCIO CHURCH RD
CHELSEA, MI 48118

JACQUES GARY L REV TRUST 6/7/2006
PO BOX 22
FLOYD, IA 50435-0022

JESSEE JASON
1107 KEY PLZ PMB 333
KEY WEST, FL 33040-4086

JONES JOHN B
6800 MALONEY AVE LOT 46
KEY WEST, FL 33040-8112

JONES LLC
11 CYPRESS AVE
KEY WEST, FL 33040-6236

KERSHAW ABRAHAM AND CAROL L JOINT TRUST 10/23/2012
31W660 STEARNS RD
ELGIN, IL 60120-9000

KEY WEST 80 LLC
26640 EDGEWOOD RD
EXCELSIOR, MN 55331-8339

KEY WEST HARBOUR YACHT CLUB TR 6/28/2010
6818 SEAVIEW BLVD
HUDSON, FL 34667-1032

KEY WEST MARINA INVESTMENTS LLC
6000 PENINSULAR AVE
KEY WEST, FL 33040-6082

KEY WEST MARINA INVESTMENTS LLC
1500 COLONIAL BLVD STE 103
FORT MYERS, FL 33907-1025

KEYSTER LLC
14007 LAKE MAGDALENE BLVD
TAMPA, FL 33618-2319

LAMILA LIMITED LIABILITY PARTNERSHIP
20 HIDDEN HILLS WAY
ARDEN, NC 28704-6110

LANDIS OLIVER
2740 W FRANKLIN BLVD
GASTONIA, NC 28052

LANG RICHARD A
92 HARTFORD PIKE
NORTH SCITUATE, RI 02857-1846

LAYNE JUDITH
6900 MALONEY AVE UNIT 1
KEY WEST, FL 33040-6060

LEE JAMES A
PO BOX 1022
ANOKA, MN 55303-0599

LEWIS MARK AND BETH
2075 WOOD ROAD
LEBANON, OH 45036

LOCKWOOD BUDDIE A
6900 MALONEY AVE UNIT 8
KEY WEST, FL 33040-6060

LONG G GREG AND KRISTINE A
102 ALGONQUIN
LAKE WINNEBAGO, MO 64034

LUKOWSKI MICHAEL JOHN AND JUDITH ANN
2200 NW 24TH ST
GAINESVILLE, FL 32605-3854

LUTZ ELIZABETH N
6800 MALONEY AVE LOT 48
KEY WEST, FL 33040-8112

MAGGIO LEONA J
PO BOX 2147
KEY WEST, FL 33045-2147

MARLIN INTEGRATED CAPITAL III LLC
180 SUGARLOAF DR
SUMMERLAND KEY, FL 33042-3673

MARTIN CHRISTIE L
6900 MALONEY AVE UNIT 5
KEY WEST, FL 33040-6060

MARY B REAL ESTATE LLC
2718 HARRIS AVE
KEY WEST, FL 33040-3955

MAUN FAMILY TRUST 9/4/2013
225 CHEROKEE LN
CARBONDALE, CO 81623-9410

MCCARTHY CHRISTOPHER
P O BOX 406
SANDOWN, NH 3873

MCKENDRY BRIAN
80 PALM DR
KEY WEST, FL 33040-6130

MCSWEEN MIKE AND NANCY
1422 HARMONY ST
NEW ORLEANS, LA 70115-3407

MENTONIS GEORGE AND PATRICIA
5960 PENINSULAR AVE UNIT 109
KEY WEST, FL 33040-6051

MICK CAROL L
PO BOX 763
DURHAM, NH 03824-0763

MICK CAROL L
PO BOX 210
SOUTH BERWICK, ME 03908-0210

MILES GAY C
404 SANDFIDDLER CT
MOREHEAD CITY, NC 28557-2530

MONGELLI ROBERT CHARLES DEC TR
DTD 1-15-02
1025 SANDYS WAY
KEY WEST, FL 33040

MORGAN HUGH J
404 SOUTH ST
KEY WEST, FL 33040-3138

NASET WALLACE J
20717 6TH AVE W
SUMMERLAND KEY, FL 33042-4010

NEUBERGER RENE AMEN AND RESTATE
INTER VIVOS DEC TR
175 TEAL CIR
BERLIN, MD 21811-1531

NGUYEN VINCENT H
125 2ND ST APT 717
OAKLAND, CA 94607-4567

NIX JAMES R AND CATHERINE
6900 MALONEY AVE UNIT 12
KEY WEST, FL 33040-6060

NOORDHOEK HAROLD
300 CASUARINA CONCOURSE
CORAL GABLES, FL 33143-6508

~~OCEANSIDE EAST DRY STORAGE CONDOMINIUM~~

~~OCEANSIDE INVESTORS LLC~~
~~5640 LAUREL AVE~~
~~KEY WEST, FL 33040-5915~~

~~OCEANSIDE MARINA CONDOMINIUM~~

~~OCEANSIDE RESIDENTIAL CONDOMINIUM~~

OLIVER LAWRENCE J TR DTD 05/02/95
18420 DEEP PASSAGE LN
FT MYERS BEACH, FL 33931

OROPEZA HELIO AND CARLEEN
224 KEY HAVEN RD
KEY WEST, FL 33040-6224

OSM LLC
6810 FRONT ST
KEY WEST, FL 33040-6040

OTTO CORY J
6900 MALONEY AVE UNIT 17
KEY WEST, FL 33040-6065

OYEME IV LLC
PO BOX 787
KEY WEST, FL 33041-0787

OYSTER POINT PROPERTIES LLC
105 E ST
HAMPTON, VA 23661

PETROCINE THOMAS AND LINDA L
PO BOX 99
WATERVILLE VALLEY, NH 3215

PFENT DAVID J
512 NOAH LANE
KEY WEST, FL 33040

PORTER POWELL DOUGLAS
95510 OVERSEAS HWY
KEY LARGO, FL 33037

PRITZ DALE
1832 SCHAWAN LN
YORK, PA 17402

REHM ALFRED F
PO BOX 8086
WILSON, NC 27893-1086

RICE DAVID P AND MARY L
133 MOCKINGBIRD LN
MARATHON, FL 33050-2482

RICHARDS LIVING TRUST 7/20/07
1214 VON PHISTER ST
KEY WEST, FL 33040

RIVERO MELISSA A
6900 MALONEY AVE UNIT 2
KEY WEST, FL 33040-6060

ROGGERO HARRY J JR LIVING TRUST
10/1/2012
21 PARKER AVE
NEWPORT, RI 02840-6940

ROWLEY RICHARD & PATRICIA
P O BOX 125
AUSTINBURG, OH 44010-0125

ROWLEY RICHARD D & PATRICIA M
P O BOX 125
AUSTINBURG, OH 44010

SALERNO ANTHONY L
114 SINCLAIR DR
NORTON SHORES, MI 49441-5545

SALINERO CHAD
6900 MALONEY AVE UNIT 3
KEY WEST, FL 33040-6060

SCHOEPKE CRAIG A AND NANCY C
29550 WEST CAHILL CT
BIG PINE KEY, FL 33043

SHATT J MURRAY & MARY H
PO BOX 420488
SUMMERLAND KEY, FL 33042-0488

SHEFFLER BARBARA K
2510 CHAGRIN RIVER RD
CHAGRIN FALLS, OH 44022-6600

SHIELD LINDA DEC TR 7/7/97
920 VIRGINIA ST
KEY WEST, FL 33040

SIMON CHARLES AND JACQUELINE R
23550 CENTER RIDGE RD STE 206
WESTLAKE, OH 44145-3655

SIMONDS ROBERT BRADLEY
17131 SEA GRAPE LN
SUGARLOAF KEY, FL 33042

SIMONTON ROW LTD
1109 EATON ST
KEY WEST, FL 33040

SIMS ROBERT JAMES & NANCY W
7760 SOUTHWEST 167TH TERRACE
MIAMI, FL 33157

SMITH KEITH A
PO BOX 1267
SUMAS, WA 98295-1267

SMITH KEITH A TRUSTEE
PO BOX 1267
SUMAS, WA 98295

SOULES WILLIAM E
1710 SW 87TH PL
OCALA, FL 34476-6713

SPANISH FLY ENTERPRISES INC
PO BOX 420661
SUMMERLAND KEY, FL 33042-0661

STAFFORD TERESA
7B-20-22 ONSLOW AVE
ELIZABETH BAY, NSW 2011 SW 2011
AUSTRALIA

STARK JOHN TRUST AGREEMENT
12/15/1995
4780 COVE CIR APT 311
SAINT PETERSBURG, FL 33708-2870

STUURSMA JAMES R AND ANN M
PO BOX 202
MACATAWA, MI 49434-0202

SUNSET INVESTORS LLC
4400 PAPA JOE HENDRICK BLVD
CHARLOTTE, NC 28262

TARANTINO JOANNE
1002 WASHINGTON ST
KEY WEST, FL 33040-4865

THOMAS FLOYD H AND CAROLYN A
2034 IL ROUTE 2
DIXON, IL 61021-9075

THOMAS TOM AND LUCILLE G
2864 COCO LAKES DR
NAPLES, FL 34105-4511

TIITF/SOVEREIGNTY LANDS
3900 COMMONWEALTH BLVD
TALLAHASSEE, FL 32399-3000

TORTUGA WEST HOMEOWNERS ASSOC
201 FRONT ST STE 110
KEY WEST, FL 33040-8346

~~TORTUGA WEST HOUSING LLC~~
~~210 FRONT ST STE 107~~
~~KEY WEST, FL 33040~~

TORTUGA WEST HOUSING LLC
201 FRONT ST STE 107
KEY WEST, FL 33040-8346

TOWER EQUITIES RE INC
PO BOX 690785
CHARLOTTE, NC 28227-7014

Labels GC 6 of 7

TRADEWINDS INTERNATIONAL REAL ESTATE PLLC
1540 INTERNATIONAL PKWY STE 200
LAKE MARY, FL 32746-4713

TRIVISONNO NICHOLAS L REVOCABLE TRUST 2/24/2003
2019 CRAIGMORE DR
CHARLOTTE, NC 28226-6206

UNITED STATES OF AMERICA
ATLANTA, GA 30345

UP DEVELOPMENT KEY WEST HOLDINGS LLC
3201 E COLONIAL DR OFC
ORLANDO, FL 32803-5198

WALTERS CHARLES D & STEPHANIE
525 DU PONT LN
KEY WEST, FL 33040-7458

WELLS KENNETH G
6651 MALONEY AVE
KEY WEST, FL 33040-6057

WEYMOUTH LISA A
P O BOX 791249
PAIA, HI 96779

WHITEHEAD BRIAN
49 SUNSET KEY DR
KEY WEST, FL 33040-8383

WHITEHEAD BRIAN J
49 SUNSET KEY
KEY WEST, FL 33040

WILKES GEORGE A REVOCABLE TRUST 10/27/2004
143 RAINBOW DR
LIVINGSTON, TX 77399-1043

WILSON JAMES E AND MARIA
27 EVERGREEN AVE
KEY WEST, FL 33040-6244

WOLZ ROBERT J
PO BOX 1411
KEY WEST, FL 33041

WYLAND OF KEY WEST INC
953 NW 53RD ST
FT LAUDERDALE, FL 33309

Labels GC 7 of 7

End of Additional File 2014-041

APPLICATION

130

PLANNING & ENVIRONMENTAL RESOURCES DEPARTMENT

RECEIVED

MAR 25 2014

MONROE CO. PLANNING DEPT

Request for a Minor Conditional Use Permit to Transfer of Development Rights

An application must be deemed complete and in compliance with the Monroe County Code by the staff prior to the item being scheduled for review

Major Conditional Use Permit Application Fee: $1,239.00

In addition to the application fee, the following fees also apply:
Advertising Costs: $245.00
Surrounding Property Owner Notification: $3.00 for each property owner required to be noticed

Date of Submittal: 3 / 25 / 2014
Month Day Year

Applicant/Agent Authorized to Act for the Property Owner:

Smith Oropeza, P.L. — Applicant (Name of Person, Business or Organization)

Barton W. Smith, Esq. — Name of Person Submitting this Application

138 – 142 Simonton Street — Mailing Address (Street, City, State and Zip Code)

305-296-7227 — Daytime Phone

bart@smithoropeza.com — Email Address

Sender Site Property Owner:

Henry Hamilton — (Name/Entity)

Contact Person

5 Coconut Drive, Key West, Florida 33040 — Mailing Address (Street, City, State and Zip Code)

Daytime Phone

Email Address

Sender Site Legal Description:
(If in metes and bounds, attach legal description on separate sheet)

Legal Description Attached at Tab 1

Block Lot Subdivision Key

00115840-000000 and 00115840-000100 1147419 and 8667477

Real Estate (RE) Number — Alternate Key Number

Vacant Land Cudjoe Key — Street Address (Street, City, State, Zip Code)

MM21.5 — Approximate Mile Marker

Receiver Site Property Owner:

Oceanside Investors, LLC — Pritam Singh
(Name/Entity) — Contact Person

5950 – 5970 Peninsular Avenue, Key West, Florida 33040
Mailing Address (Street, City, State and Zip Code)

305-304-2625 — pritam@singhco.com
Daytime Phone — Email Address

Receiver Site Legal Description:
(If in metes and bounds, attach legal description on separate sheet)

Legal Description Attached at Tab 2

Block — Lot — Subdivision — Key

0017420-000000 and 0017420-000100 — 1161624 and 8884257
Real Estate (RE) Number — Alternate Key Number

5950 – 5970 Peninsular Avenue, Key West, Florida 33040 — MM5
Street Address (Street, City, State, Zip Code) — Approximate Mile Marker

Sender Site Land Use (Zoning) District Designation: NA and SC

Receiver Site Land Use (Zoning) District Designation: MU

Sender Site Future Land Use Map (FLUM) Designation: RC and MC

Receiver Site Future Land Use Map (FLUM) Designation: MC

Sender Site Tier Designation: Tier I

Receiver Site Tier Designation: Tier III

Sender Site Existing Land Use: Vacant Land

Receiver Site Existing Land Use: Residential

Amount of Development Rights allocated to Sender Site : 14

Amount of Development Rights to be transferred to Receiver Site: 14

Has a previous application been submitted for this site within the past two years? Yes ___ No _X

All of the following must be submitted in order to have a complete application submittal:
(Please check as you attach each required item to the application)

- [x] Completed application form
- [x] Correct fee (check or money order to Monroe County Planning & Environmental Resources)
- [x] Proof of ownership (i.e. Warranty Deed) (for both sender and receiver sites)
- [x] Current property record cards from the Monroe County Property Appraiser (for both sender and receiver sites)

- [x] Signed and Sealed Boundary Survey, prepared by a Florida registered surveyor (for both sender and receiver sites) – 6 sets (at a minimum, survey should include elevations; all existing structures, paved areas and utility structures; all bodies of water on the site and adjacent to the site; total acreage; and total acreage by habitat)
- [ ] Copy of affidavit of intent to transfer
- [x] Typed name and address mailing labels of all property owners within a 300 foot radius of the property (for both sender and receiver sites). This list should be compiled from the current tax rolls of the Monroe County Property Appraiser. In the event that a condominium development is within the 300 foot radius, each unit owner must be included
- [x] Radius report from Monroe County Property Appraiser supporting the required labels (for both sender and receiver sites)

If applicable, the following must be submitted in order to have a complete application submittal:

- [x] Notarized Agent Authorization Previously Submitted
- [ ] Vegetation Survey or Habitat Evaluation Index
- [ ] Any Letters of Understanding pertaining to the proposed transfer

If deemed necessary to complete a full review of the application, the Planning & Environmental Resources Department reserves the right to request additional information.

* * * * * * *

I, the Applicant, certify that I am familiar with the information contained in this application, and that to the best of my knowledge such information is true, complete and accurate.

Signature of Applicant: 7 0/6/0 Barton W. Smith **Date:** 3-25-14

Sworn before me this 25 day of March 2014

TIFFANY NICOLE GARCIA
MY COMMISSION # FF 033623
EXPIRES: July 7, 2017
Bonded Thru Notary Public Underwriters

Notary Public
My Commission Expires

Please send the complete application package to the Monroe County Planning & Environmental Resources Department, Marathon Government Center, 2798 Overseas Highway, Suite 400, Marathon, FL 33050.

Tab 1: Legal Description for Sender Sites

SENDER SITE LEGAL DESCRIPTION

A tract of land in a part of government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear North 2 degrees and 20 minutes East, along said Northerly right-of-way line, 238.23 feet to the Point of Beginning of the tract of land hereinafter described; from said Point of Beginning continue bearing North 72 degrees and 20 minutes East 484.69 feet to a Point of Curve, said curve having a central angle of 09 degrees, 36 minutes and 12 seconds and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing State Road, 729.77 feet to the North line of Government Lot 2; thence bear West, along the North Line of Government Lot 2, 793.0 feet; thence bear South, 953.54 feet, back to the POINT OF BEGINNING, containing 14.97 acres, more or less; and

A tract of land in a part of government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way of State road 4A, bear North 72 degrees and 20 minutes East, along said Northerly right-of-way line, 283.23 feet to the Point of Beginning of the tract of land hereinafter described; from said Point of Beginning, continue bearing North 72 degrees and 20 minutes East 484.69 feet to a Point of Curve, said curve having a central angle of 09 degrees, 36 minutes and 12 seconds and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way line of the existing State Road, 729.77 feet to the North Line of Government Lot 2; thence bear West along the North Line of Government Lot 2, 793.01 feet; thence bear West along the North Line of Government Lot 2, 793.01 feet; thence bear South, 953.54 feet, back to the Point of Beginning, containing 14.97 acres, more or less;

Less the following described real property:

A tract of land in a part of Government Lot 2, Section 29, Township 66, South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear North 72 degrees and 20 minutes East, along said

Northerly right-of-way line 238.23 feet to the Point of Beginning of the tract of land hereinafter described; from said Point of Beginning continue bearing North 72 degrees and 20 minutes East 484.69 feet to a Point of Curve, said curve having a central angle of 09 degrees, 36 minutes, and 12 seconds and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing State Road, 100 feet; thence bear West 792.69 feet; thence bear South 322.62 feet back to the Point of Beginning, containing 3.65 acres, more or less; and

Less the following described real property:

A Tract of land in a part of Government Lot 2, Section 29, township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows; COMMENCING at the intersection of the West line of Government Lot 2 and the Northerly right of way line of State Road 4A, bear North 72*20' East, 484.69 feet to a Point of Curve, said curve having a central angle of 9*36'12" and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right of way line of the existing State Road, 679.77 feet to the Point of Beginning. From the Point of Beginning, continue to bear North along the West right of way of the existing State Road, 50 feet to the North Line of Government Lot 2; thence bear West and along the North Line of Government Lot 2, 100 feet; thence at a right angle bear South parallel to the existing State Road, 50 feet; thence at a right angle East, 100 feet to the point of beginning.

Tab 2: Legal Description for Receiver Site

OCEANSIDE INVESTORS, LLC
5950 – 5970 Penninsular Avenue
Stock Island, Florida

LEGAL DESCRIPTION

That parcel of land as more particularly described as follows:

UPLAND TERMINUS BOUNDARY LINE:

A line being the Waterward Boundary Line as of July 1, 1975, lying in Hawk Channel in Section 36, Township 67 South, Range 25 East, Stock Island, Monroe County, Florida, and being more particularly described as follows:

Commence at the Northeast Corner of Lot 3, Block 61, "George McDonalds Plat of a Part of Stock Island", according to the plat thereof as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; thence South 00° 00' 00" East, along the East line of said Lot 3, a distance of 256.64 feet more or less to the Waterward Boundary Line as of July 1, 1975, and the Point of Beginning of the herein described line; thence South 88° 44' 58" West, a distance of 58.05 feet; thence South 81° 26' 20" West, a distance of 13.41 feet; thence South 48° 22' 45" West, a distance of 7. 77 feet; thence South 09° 55' 20" West, a distance of 8.55 feet; thence South 00° 10' 09" West, a distance of 178.89 feet; thence South 01° 46' 07" West, a distance of 53.90 feet; thence South 06° 39' 38" West, a distance of 34.06 feet; thence North 80° 11' 10" West, a distance of 19.75 feet; thence North 06° 04' 32" East, a distance of 30.53 feet; thence North 02° 25' 50" East, a distance of 53.34 feet; thence North 16° 29'47" West, a distance of 23.38 feet; thence North 40° 25'19" West, a distance of 21.08 feet; thence North 63° 50' 22" West, a distance of 18.30 feet; thence South 88° 24' 25" West, a distance of 48.58 feet; thence South 80° 34' 05" West, a distance of 12.37 feet; thence South 81° 01' 04" West, a distance of 38.31 feet; thence South 77° 16'42" West, a distance of 50.24 feet; thence South 68° 46' 49" West, a distance of 24.66 feet; thence South 41° 39' 38" West, a distance of 17.34 feet; thence South 05° 19' 44" West, a distance of 26.43 feet; thence South 00° 57' 38" West, a distance of 45.02 feet; thence South 10° 31' 54" East, a distance of 26.49 feet; thence South 14° 28' 10" East, a distance of 29.44 feet; thence South 34° 09'00" East, a distance of 10.17 feet; thence South 65° 59' 42" East, a distance of 13.79 feet; thence South 86° 21'21" East, a distance of 27.69 feet; thence North 8° 00'36" East, a distance of 46.24 feet; thence North 81° 58'32" East, a distance of 35.50 feet; thence South 87° 38'26" East, a distance of 10.36 feet; thence South 00° 00'45" West, a distance of 38.74 feet; thence South 07° 17'00" West, a distance of 50.37 feet; thence South 01° 31'11" West, a distance of 60.24 feet; thence South 03°09'56" East, a distance of 56.98 feet; thence South 01°17'35" West, a distance of 67.93 feet; thence South 24°27'36" West, a distance of 20.05 feet; thence North 70°07'27" West, a distance of 30.56 feet; thence North 39°29'04" West, a distance of 35.34 feet; thence North 20°28'48" West, a distance of 25.13 feet; thence North 75°38'40" West, a distance of 38.00 feet; thence North 45°33'20" West, a distance of 17.49 feet; thence North 23°30'00" West, a distance of 28.68 feet; thence North 43°31'59" West, a distance of 14.41 feet; thence South 88°32'44" West, a distance of 24.78 feet; thence South 71 °33'38 West, a distance of 41.80 feet; thence South 89°52'50" West, a distance of 42.77 feet; thence South 82°14'18" West, a distance of 32.99 feet; thence South 73°17'44" West, a distance of 19.18 feet; thence South 79°38'41" West, a distance of 26.35 feet; thence South 82°50'54" West, a distance of 32.20 feet; thence South 88°27'31" West, a distance of feet 22.15; thence North 63°04'54" West, a distance of 5.73 feet; thence South 56°22'23" West, a distance of 7.38 feet; thence South 85°25'56" West, a distance of 43.08 feet; thence North 83°45'01" West, a distance of 31.16 feet; thence South 87° 16'53" West, a distance of 45.21 feet; thence South 86°20'31" West, a distance of 54.32 feet; thence South 88°07'13" West, a distance of 64.34 feet; thence North 89°56'25" West, a distance of 65.13 feet; thence North 88°59'04" West, a distance of 52.42 to the Point of Terminus and the end of the herein described line.

PARCEL A:

On the Island of Stock Island, and being Lot One (1), Block Sixty (60) according to George L. McDonald's Map of Lots One (1), Two (2), Three (3), Five (5) and Six (6) of Section Thirty Five (35), Lot Two (2) Section Thirty Six (36), Lot Three (3) Section Twenty Six (26), and Lot Two (2) Section Thirty Four (34), Township Sixty Seven (67) South, Range Twenty Five (25) East, recorded in Plat Book One (1), Page 55, Monroe County, Florida Records.

AND ALSO

PARCEL B:

Being at a point on the South boundary line of Peninsula Avenue, 382 feet distant and West of the intersection of the South boundary line of Peninsula Avenue with the West boundary line of Maloney Avenue, from said Point of Beginning, continue in a West direction along the South boundary line of Peninsular Avenue extended a distance of 418 feet; thence at right angles and in a Southerly direction a distance of 520 feet; thence at right angles and in an Easterly direction a distance of 600 feet; thence at right angles and in a Northerly direction a distance of 184 feet; thence meandering the high water line in a Northwesterly and Northeasterly direction a distance of 450 feet, more or less, to the Point of Beginning and being in a subdivision of Lots 1, 2, 3, 5 and 6 of Section 35, Lot 2 of Section 36, Lot 3 of Section 26, Lot 2 of Section 34, Township 67 South, Range 25 East, Monroe County, Florida.

ALSO

PARCEL C:

A parcel of submerged land in Hawk Channel in Section 36, Township 67 South, Range 25 East, Stock Island, Monroe County, Florida, being more particularly described as follows:

Commencing at the Northeast corner of Lot 1, Block 60 of the Plat of STOCK ISLAND as recorded in Plat Book 1, Page 55, Public Records of Monroe County, Florida; thence run West along the North line of said Lot 1 and the Westerly extension thereof for a distance of 600 feet to the Northeast corner of a parcel of submerged land conveyed by The Trustees of the Internal Improvement Fund Deed No. 19811, dated June 12, 1951; thence South along the Westerly line of said parcel of submerged land conveyed by the Trustees, a distance of 520 feet to the Southwest corner of said parcel for the Point of Beginning of parcel of submerged land hereinafter described; thence continue South a distance of 251.6 feet; thence East a distance of 600 feet; thence North a distance of 251.6 feet to the Southeast corner of said parcel of submerged land conveyed by The Trustees of the Internal Improvement Fund by Deed No. 19811; thence West along the South line of said parcel a distance of 600 feet, more or less, to the Point of Beginning.

ALSO

PARCEL D:

On the Island known as Stock Island and described according to the George McDonald's plat of a part of Stock Island, recorded in Plat Book 1, Page 55, Monroe County, Florida, as follows:

Lots Two (2) and Three (3) in Block Sixty (60).

ALSO

PARCEL E:

A parcel of formerly submerged land in Hawk Channel in Section 36, Township 67 South, Range 25 East, Monroe County, Florida, more particularly described as follows:

Beginning at the Southeast corner of Lot 3, Square 60 of Plat titled "ALL LOTS 1, 2, 3, 5 and 6, SECTION 35; LOT 3, SECTION 26; LOT 2, SECTION 34, STOCK ISLAND, TOWNSHIP 67 SOUTH, RANGE 25 EAST", recorded in Plat Book 1, Page 55, Public Records of Monroe County, Florida, run South 435.6 feet; thence at right angles run West 200 feet; thence at right angles run North 435.6 feet to the Southwest corner of Lot 2, Square 60 of the above mentioned plat; thence meander the shoreline to an Easterly direction back to the Point of Beginning.

ALSO

PARCEL F:

On the Island known as Stock Island and described according to George L. McDonald's plat of a part of said Stock Island, recorded in Plat Book One (1), Page 55, Monroe County, Florida, as follows:

Lots One (1) and Two (2) in Block Sixty One (61), together with a parcel of submerged land in the Straits of Florida, Section 36, Township 67 South, Range 25 East, located Southerly of and adjacent to Lots 1 and 2, Block 61, and described as follows:

Begin at the intersection of the shoreline of Stock Island and the West line of said Lot 1, Block 61, according to said Plat of STOCK ISLAND; thence South along the West line of said Lot 1, Block 61 (extended) a distance of 435 feet to a point; thence East a distance of 200 feet to a point in the East line of said Lot 2, Block 61 (extended); thence North along the East line of Lot 2, Block 61 (extended) a distance of 475 feet, more or less to a point in the Southerly shoreline of Stock Island; thence Westerly along the meanders of said Southerly shoreline a distance of 210 feet, more or less, back to the Point of Beginning.

PARCEL G:

Lot 3 in Block 61 of STOCK ISLAND as shown on Plat of said STOCK ISLAND made by George L. McDonald and recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida.

ALSO

PARCEL H:

The portion of Maloney Avenue lying between Blocks 60 and 61 of George L. McDonald's Plat of a part of STOCK ISLAND, as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida.

PARCEL I:

A parcel of formerly submerged land in Hawk Channel in Section 35, Township 67 South, Range 25 East, Monroe County, Florida, and more particularly described as follows:

Commence at the Northeast corner of Block 60 of a PLAT OF STOCK ISLAND as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; thence South 280 feet to the Southeast corner of the said Block 60 and the shoreline according to the said PLAT OF STOCK ISLAND and the Point of Beginning of the parcel of land herein described; thence continue South 435.60 feet to a point; thence East 60 feet to a point; thence North 435.60 feet to a point; thence West 60 feet back to the Point of Beginning.

ALSO

PARCEL J:

A parcel of land on the Island known as Stock Island, Monroe County, Florida, more particularly described by the following metes and bounds description:

Commence at the Northwest corner of Lot 2, Block 60, according to George McDonald's Plat of said Stock Island as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; thence run South along the West line of said Lot 2 and the extension of said West line, 715.60 feet to the Point of Beginning; thence continue South, 56.0 feet; thence West 381.3 feet, more or less, to the Westerly face of an existing concrete pier;

thence Southerly along a line deflected 93°00 left, 30 feet, more or less; thence along the Mean High Water Line the following 15 courses: (NOTE: Missing call of East 376.50')

Thence 87°00 deflected left (DL), 200 feet, more or less;
Thence 27°00 deflected left, 30.00 feet, more or less;
Thence 38°30 deflected right, 18.5 feet, more or less;
Thence 40°00 deflected left, 13.0 feet, more or less;
Thence 46°50 deflected right, 45.0 feet, more or less;
Thence 72°00 deflected left, 75.5 feet, more or less;
Thence 27°00 deflected right, 25.0 feet, more or less;
Thence 64°00 deflected right, 94.5 feet, more or less;
Thence 47°20 deflected right, 52.5 feet, more or less;
Thence 37°40 deflected left, 37.5 feet, more or less
Thence 54°15 deflected left, 24.5 feet, more or less;
Thence 72°00 deflected left, 40.0 feet, more or less;
Thence 28°20 deflected left, 118.5 feet, more or less;
Thence 56°10 deflected left, 231.9 feet, more or less;
Thence West, 378.80 feet back to the Point of Beginning.

LESS (CONDOMINIUM):

A parcel of land located in Section 36, Township 67 South, Range 25 East, Stock Island, Monroe County, Florida, and being more particularly described as follows:

Commence at the Northeast corner of Lot 3, Block 61, GEORGE MCDONALD'S PLAT OF A PART OF STOCK ISLAND, according to the plat thereof as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; thence South for a distance of 265.88 feet; thence West for a distance of 100.00 feet; thence South for a distance of 339.68 feet; thence West for a distance of 67.20 feet to the Point of Beginning; thence meander the approximate Mean High Water Line for the following twenty-two (22) metes and bounds; thence South 04° 53'14" West, a distance of 50.44 feet; thence South 03° 31'10" West, a distance of 60.33 feet; thence South 04° 56'57" East, a distance of 108.26 feet; thence South 06° 27'03" West, a distance of 123.44 feet; thence South 57° 33'15" West, a distance of 86.74 feet; thence South 81° 19'27" West, a distance of 44.77 feet; thence North 74° 55'09" West, a distance of 14.27 feet; thence North 38° 14'22" East, a distance of 83.55 feet; thence North 21° 12'00" East, a distance of 20.97 feet; thence North 28° 26'29" East, a distance of 45.45 feet; thence North 08° 28'07" East, a distance of 14.52 feet; thence North 44° 57'55" West, a distance of 32.0 feet; thence North 45° 09' 29" West, a distance of 12.09 feet; thence South 87° 09' 32" West, a distance of 29.15 feet; thence North 75° 12'35" West, a distance of 17.77 feet; thence North 23° 09' 22" West, a distance of 52.43 feet; thence South 89° 35'35" West, a distance of 7.15 feet; thence North 00° 10' 56" East, a distance of 7.23 feet; thence South 79° 00' 39" West, a distance of 63.72 feet; thence North 79° 00'34" West, a distance of 28.33 feet; thence South 77° 00' 51" West, a distance of 80.86 feet; thence North 88° 49' 09" West, a distance of 41.75 feet; thence leaving the said Mean High Water Line for a distance of 103.41 feet; thence East for a distance of 81.33 feet; thence North for a distance of 12.00 feet; thence East for a distance of 157.53 feet to a point of curvature of a curve concave to the Northwest; thence left along the said curve, having for its elements a radius of 32.00 feet and a central angle of 90° 00' 00" for a distance of 50.27 feet to a point of tangency·, thence North for a distance of 36.77 feet; thence East for a distance of 106.74 feet to the Point of Beginning.

LESS THE FOLLOWING PIERS:

NORTH PIER:

On Stock Island, Monroe County, Florida, and is a parcel of submerged land lying South of Block 60, according to Geo. McDonald's Plat of Stock Island as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; and the said Parcel being described by metes and bounds as follows:

Commence at the point of intersection of the centerline of Maloney Avenue with the centerline of Peninsular Avenue; thence South along the centerline of Maloney Avenue and the Southerly extension thereof for a distance

of 290.23 feet to a point; thence West 228.63 feet to the Point of Beginning of the parcel of land being described herein; thence South for a distance of 109 feet to a point; thence West for a distance of 390.55 feet to a point; thence South 03° 11' 40" East for a distance of 5.17 feet to a point; thence South 86° 48' 20" West for a distance of 33.50 feet to a point; thence North 03° 11' 40" West for a distance of 119.9 feet to a point; thence North 86° 48' 20" East for a distance of 33.50 feet to a point; thence South 03° 11' 40" East for a distance of 5.49 feet to a point; thence East for a distance of 398.11 feet back to the Point of Beginning.

MIDDLE PIER:

On Stock Island, Monroe County, Florida, and is a parcel of submerged land lying South of Block 60, according to Geo McDonald's Plat of Stock Island as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; and the said parcel being described by metes and bounds as follows:

Commence at the point of intersection of the centerline of Maloney Avenue with the centerline of Peninsular Avenue; thence South along the centerline of Maloney Avenue and the Southerly extension thereof for a distance of 290.23 feet to a point; thence West 228.63 feet to a point; thence South for a distance of 191.89 feet to the Point of Beginning of the parcel of land being described herein; thence continue South for a distance of 127 feet to a point; thence West for a distance of 348.48 feet to a point; thence South 03° 11' 40" East for a distance of 13.19 feet to a point; thence South 86° 49' 20" West for a distance of 45 feet to a point; thence North 03° 11' 40" West for a distance of 16 feet to a point; thence South 86° 48' 20" West for a distance of 20 feet to a point; thence North 03° 11' 40" West for a distance of 125 feet to a point; thence North 86° 48' 20" East a distance of 20 feet to a point; thence North 03° 11' 40" West a distance of 16 feet to a point; thence North 86° 48' 20" East a distance of 45 feet to a point; thence South 03° 11' 40" East for a distance of 16.61 feet to a point; thence East for a distance of 355.66 feet to the Point of Beginning.

LESS THE FOLLOWING PIER:

SOUTH PIER:

On Stock Island, Monroe County, Florida, and is a parcel of submerged land lying South of Block 60, according to Geo. McDonald's Plat of Stock Island, as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida, and the said parcel being described by metes and bounds as follows:

Commence at the point of intersection of the centerline of Maloney Avenue with the centerline of Peninsular Avenue; thence South along the centerline of Maloney Avenue and the Southerly extension thereof for a distance of 290.23 feet to a point; thence West 228.63 feet to a point; thence South for a distance of 416.99 feet to Point of Beginning of the parcel of land being described herein; thence continue South for a distance of 97 feet to a point; thence West for a distance of 408.80 feet to a point; thence North 03° 11'4 0" West for a distance of 115 feet to a point; thence North 86° 48' 20" East for a distance of 38.34 feet to a point; thence South 03° 11' 40" East for a distance of 20 feet to a point; thence East for a distance of 375.82 feet back to the Point of Beginning.

LESS THE FOLLOWING PARCEL:

DRY STORAGE:

A parcel of land located in Section 36, Township 67 South, Range 25 East, Stock Island, Monroe County, Florida, and being more particularly described as follows:

Commence at the Northeast corner of Lot 3, Block 61, GEORGE MCDONALDS PLAT OF A PART OF STOCK ISLAND, according to the plat thereof as recorded in Plat Book 1, Page 55, of the Public Records of Monroe County, Florida; thence South for a distance of 167.57 feet; thence West for a distance of 103.06 feet to the Point of Beginning; thence South 89° 59' 20" West for a distance of 182.26; thence South 00° 00' 40" East for a distance of 120.31 feet; thence North 89° 59' 20" East for a distance of 182.26 feet; thence North 00° 00' 40" West for a distance of 120.31 feet to the Point of Beginning.

RE and Alternative Key Numbers

RE Numbers	Alternative Key Numbers
00127420-000100	8884257
00127420-000000	1161624

Tab 3: Warranty Deeds (Proof of Ownership) for Sender and Receiver Sites

FORM 1104 WARRANTY DEED (Statutory Form)

TUTBLANX REGISTERED U. S. PAT. OFFICE
TUTTLE LAW PRINT, PUBLISHERS, INDIANA, VT. 05701

This Indenture,

OFF REC 678 PAGE 104

4.00
78.00
28.60

100155

Wherever used herein, the term "party" shall include the heirs, personal representatives, successors and/or assigns of the respective parties hereto; the use of the singular number shall include the plural, and the plural the singular; the use of any gender shall include all genders; and, if used, the term "note" shall include all the notes herein described if more than one

Made this 22nd *day of* OCTOBER *A. D. 19* 76,

Between ROBERT W. SAWYER AND NORMA A. SAWYER, his wife,

of the County of MONROE *in the State of* FLORIDA,
party of the first part, and HENRY B. HAMILTON, whose mailing address is c/o BOYD HAMILTON, BOYD'S CAMPGROUND, STOCK ISLAND, Key West, Florida 33040

of the County of MONROE *in the State of* FLORIDA,
party of the second part,

Witnesseth *that the said party of the first part, for and in consideration of the sum of* TWENTY-SIX THOUSAND AND NO/100 ---------- *Dollars, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part his heirs and assigns forever, the following described land, situate lying and being in the County of* MONROE *, State of Florida, to wit:* A tract of land in a part of government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear North 72 degrees and 20 minutes East, along said Northerly right-of-way line, 238.23 feet to the POINT OF BEGINNING of the tract of land hereinafter described; from said POINT OF BEGINNING continue bearing North 72 degrees and 20 minutes East 484.69 feet to a Point of Curve, said curve having a central angel of 09 degrees, 36 minutes and 12 seconds and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the Existing State Road, 729.77 feet to the North Line of Government Lot 2; thence bear West, along the North Line of Government Lot 2, 793.0 feet; thence bear South, 953.54 feet, back to the POINT OF BEGINNING, containing 14.97 acres, more or less. This tract consists of some land, water and mangrove. SUBJECT to taxes for the year 1976 and subsequent years and limitations, restrictions, conditions and easements of record.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, *the said party of the first part has hereunto set his hand and seal the day and year first above written.*

Signed, Sealed and Delivered in Our Presence:

Dorothy M. Bronsford — Robert W. Sawyer
ROBERT W. SAWYER

[signature] — Norma A. Sawyer
NORMA A. SAWYER

RECORDED IN OFFICIAL RECORD BOOK
COUNTY, FLORIDA
WILLIAM W. WEST
CLERK OF CIRCUIT COURT
RECORD VERIFIED

STATE OF FLORIDA
DOCUMENTARY STAMP TAX
DEPT. OF REVENUE
OCT 27 '76
78.00

DOCUMENTARY SUR TAX
28.60

State of Florida

County of MONROE

I Hereby Certify *That on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments,*

ROBERT W. SAWYER AND NORMA A. SAWYER, his wife,
to me well known and known to me to be the individuals described in and who executed the foregoing deed, and they *acknowledged before me that* they *executed the same freely and voluntarily for the purposes therein expressed.*

Witness *my hand and official seal at* Key West
County of Monroe *, and State of Florida, this* 22nd
day of October *, A. D. 19* 76.

My Commission Expires 11-6-76

Dorothy M. Bronsford
Notary Public

THIS INSTRUMENT PREPARED BY
Robert T. Feldman
ATTORNEY AT LAW
417 EATON STREET, KEY WEST, FLORIDA 33040

This Indenture,

Wherever used herein, the term "party" shall include the heirs, personal representatives, successors and/or assigns of the respective parties hereto; the use of the singular number shall include the plural, and the plural the singular; the use of any gender shall include all genders; and, if used, the term "note" shall include all the notes herein described if more than one.

Made this 24th *day of* April *A. D. 19*86

Between ROBERT JONES and LYNN JONES, his wife

of the County of Monroe *in the State of* Florida
party of the first part, and HENRY B. HAMILTON, a single man over the age of 18 whose address is 6401 Maloney Ave., Boyd's Campground, Key West, FL 33040

of the County of Monroe *in the State of* Florida
party of the second part,

Witnesseth, *that the said party of the first part, for and in consideration of the sum of* Eleven Thousand Three Hundred and Twenty ($11,320.00)---------- *Dollars, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part his heirs and assigns forever, the following described land, situate lying and being in the County of* Monroe, *State of Florida, to wit:*

A tract of land in a part of government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear North 72 degrees and 20 minutes East, along said Northerly right-of-way line, 238.23 feet to the POINT OF BEGINNING of the tract of land hereinafter described; from said POINT OF BEGINNING, continue bearing North 72 degrees and 20 minutes East 484.69 feet to a Point of Curve, said curve having a central angel of 09 degrees, 36 minutes and 12 seconds and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the Existing State Road, 729.77 feet to the North Line of Government Lot 2; thence bear West along the North Line of Government Lot 2, 793.01 feet; thence bear South, 953.54 feet, back to the POINT OF BEGINNING containing 14.97 acres, more or less.

CONTINUED ON REVERSE

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, *the said party of the first part has hereunto set his hand and seal the day and year first above written.*

Signed, Sealed and Delivered in Our Presence:

Boyd Hamilton — Lynn H. Jones L.S.
Thomas J. Sirecl Jr. — Robert Jones L.S.
L.S.
L.S.

DS-Paid 57.00 Date 5-7-86

MONROE COUNTY
DANNY L. KOLHAGE, CLERK CIR. CT.
By Candice B. Bravo D.C.

State of Florida
County of MONROE

I Hereby Certify *That on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments,*
ROBERT JONES and LYNN JONES, his wife

to me well known and known to me to be the individual s described in and who executed the foregoing deed, and they *acknowledged before me that* they *executed the same freely and voluntarily for the purposes therein expressed.*

Witness *my hand and official seal at* Key West *County of* Monroe *, and State of Florida, this* 24th *day of* April *, A. D. 1986.*

My Commission Expires _____

Notary Public, State of Florida
My Commission Expires Jan. 31, 1987.
Bonded Thru Troy Fain Insurance, Inc.

Thomas J. Sirecl Jr.
Notary Public

THE LAW OFFICE OF THOMAS J. SIRECL JR.
605 DUVAL ST., KEY WEST, FLORIDA 33040

FILED FOR RECORD
'86 MAY -7 P1:41
DANNY L. KOLHAGE
CLK. CIR. CT.
MONROE COUNTY, FLORIDA

Warranty Deed

TO

ate

ABSTRACT OF DESCRIPTION

LESS THE FOLLOWING DESCRIBED PROPERTY:

A tract of land in a part of Government Lot 2, Section 29, Township 66, South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows:
COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear North 72 degrees and 20 minutes East, along said Northerly right-of-way line 238.23 feet to the Point of Beginning of the tract of land hereinafter described; from said Point of Beginning continue bearing North 72 degrees and 20 minutes East 484.69 feet to a Point of Curve, said curve having a central angle of 09 degrees, 36 minutes and 12 seconds and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the interesection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing State Road, 100 feet; thence bear West 792.69 feet; thence bear South 322.62 feet back to the Point of Beginning, containing 3.65 acres, more or less.

SUBJECT TO:

1. Taxes for the year 1986 and subsequent years.
2. Conditions, limitations, easements and restrictions of record.
3. Prior grants of gas, oil and mineral rights.

Recorded In Official Records Book
In Monroe County, Florida
Record Verified
DANNY L. KOLHAGE
Clerk Circuit Court

CONSIDERATION

Doc# 1937508 06/17/2013 2:00PM
Filed & Recorded in Official Records of
MONROE COUNTY AMY HEAVILIN

06/17/2013 2:00PM
DEED DOC STAMP CL: DS $33,250.00

This document was prepared by and should be returned to:

Brian M. Jones, Esq.
SHUTTS & BOWEN LLP
300 S. Orange Avenue, Suite 1000
Orlando, Florida 32801

SPECIAL WARRANTY DEED

Doc# 1937508
Bk# 2634 Pg# 572

THAT ATLAS FL II SPE LLC, a North Carolina limited liability company (hereinafter referred to as "Grantor"), for and in consideration of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration to it in hand paid by OCEANSIDE INVESTORS LLC, a Florida limited liability company (hereinafter referred to as "Grantee"), whose mailing address is 1010 Kennedy Dr, Suite 302, Key West, FL 33040, the receipt and sufficiency of which consideration are hereby acknowledged, and upon and subject to the exceptions, liens, encumbrances, terms and provisions hereinafter set forth and described, has GRANTED, BARGAINED, SOLD and CONVEYED, and by these presents does hereby GRANT, BARGAIN, SELL and CONVEY, unto Grantee all of the real property situated in Monroe County, Florida, described on Exhibit A attached hereto and made a part hereof for all purposes, together with all and singular the rights, benefits, privileges, easements, tenements, hereditaments and appurtenances thereon or in anywise appertaining thereto, and together with all improvements located thereon and any right, title and interest of Grantor in and to adjacent streets, alleys and rights-of-way (said land, rights, benefits, privileges, easements, tenements, hereditaments, appurtenances, improvements and interests being hereinafter referred to as the "Property").

This conveyance is made subject and subordinate to those encumbrances and exceptions set forth on Exhibit B attached hereto and made a part hereof for all purposes and all other matters of record affecting the Property (collectively, the "Permitted Exceptions").

TO HAVE AND TO HOLD the Property, subject to the Permitted Exceptions, as aforesaid, unto Grantee, its successors and assigns, forever; and Grantor does covenant with Grantee that, except for the Permitted Exceptions, at the time of delivery of this Special Warranty Deed, the Property is free from all encumbrances made by Grantor, and Grantor will WARRANT AND DEFEND all and singular the Property unto Grantee, its successors and assigns, against the lawful claims and demands of all persons claiming by, through or under Grantor, but not otherwise.

By acceptance of this Special Warranty Deed, Grantee acknowledges and agrees that any and all liability hereunder of Grantor, its agents, representatives or employees, including the Special Warranty of title herein contained, shall be limited to and satisfied solely from the Grantor's proceeds from the Property.

By acceptance of this Special Warranty Deed, Grantee assumes payment of all real property taxes on the Property for the year 2013 and subsequent years.

IN WITNESS WHEREOF, this Special Warranty Deed has been executed by Grantor to be effective as of June 13, 2013.

Signed, sealed and delivered in the presence of the following witnesses:

Print Name: Max Labrada

Print Name: DALE BITTNER

ATLAS FL II SPE LLC, a North Carolina limited liability company

By: V.P.
Print Name: Charlie Giel
As Its: Vice President

THE STATE OF FL §
§ Key West
COUNTY OF Monroe §

This instrument was acknowledged before me on June 13, 2013, by Charlie Giel, the Vice President of ATLAS FL II SPE LLC, a North Carolina limited liability company, on behalf of said limited liability company.

BRIAN M. BENNETT
Notary Public - State of Florida
My Comm. Expires May 9, 2014
Commission # DD 98974

Notary Public

Brian Bennett
Printed/Typed Name of Notary

My Commission Expires: 5/9/2014

EXHIBIT A TO SPECIAL WARRANTY DEED

Legal Description

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF MONROE, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

PART A:

UNITS NO. J-4, J-6, J-9, J-11 AND J-12 IN OCEANSIDE EAST DRY STORAGE CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1918, PAGE 1967, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA, AND ANY AMENDMENTS THERETO (THE "CONDOMINIUM PARCELS").

TOGETHER WITH EACH UNIT'S INTEREST IN THE NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS TO A LAUNCHING SITE AS MORE PARTICULARLY DESCRIBED IN THAT GRANT OF EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 1915, PAGE 92, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA, AND THE NON-EXCLUSIVE EASEMENTS FOR INGRESS, EGRESS, UTILITIES, DRAINAGE, ENCROACHMENTS AND MAINTENANCE AS MORE PARTICULARLY DESCRIBED IN THAT GRANT OF EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 1915, PAGE 100, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA.

TOGETHER WITH

THAT PARCEL OF LAND (THE "NON-CONDOMINIUM LAND") AS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

UPLAND TERMINUS BOUNDARY LINE:

A LINE BEING THE WATERWARD BOUNDARY LINE AS OF JULY 1, 1975, LYING IN HAWK CHANNEL IN SECTION 36, TOWNSHIP 67 SOUTH, RANGE 25 EAST, STOCK ISLAND, MONROE COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 3, BLOCK 61, "GEORGE MCDONALDS PLAT OF A PART OF STOCK ISLAND", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; THENCE SOUTH 00° 00' 00" EAST, ALONG THE EAST LINE OF SAID LOT 3, A DISTANCE OF 256.64 FEET MORE OR LESS TO THE WATERWARD BOUNDARY LINE AS OF JULY 1, 1975, AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED LINE; THENCE SOUTH 88° 44' 58" WEST, A DISTANCE OF 58.05 FEET; THENCE SOUTH 81° 26' 20" WEST, A DISTANCE OF 13.41 FEET; THENCE SOUTH 48° 22' 45" WEST, A DISTANCE OF 7.77 FEET; THENCE SOUTH 09° 55' 20" WEST, A DISTANCE OF 8.55 FEET; THENCE SOUTH 00° 10' 09" WEST, A DISTANCE OF 178.89 FEET; THENCE SOUTH 01° 46' 07" WEST, A DISTANCE OF 53.90 FEET; THENCE SOUTH 06° 39' 38" WEST, A DISTANCE OF 34.06 FEET; THENCE NORTH 80° 11' 10" WEST, A DISTANCE OF 19.75 FEET; THENCE NORTH 06° 04' 32" EAST, A DISTANCE OF 30.53 FEET; THENCE NORTH 02° 25' 50" EAST, A DISTANCE OF 53.34 FEET; THENCE NORTH 16° 29' 47" WEST, A DISTANCE OF 23.38 FEET; THENCE NORTH 40° 25' 19" WEST, A DISTANCE OF 21.08 FEET; THENCE NORTH 63° 50' 22" WEST, A DISTANCE OF 18.30 FEET; THENCE SOUTH 88° 24' 25" WEST, A DISTANCE OF 48.58 FEET; THENCE SOUTH 80° 34' 05" WEST, A DISTANCE OF 12.37 FEET; THENCE SOUTH 81° 01' 04" WEST, A DISTANCE OF 38.31 FEET; THENCE SOUTH 77° 16' 42" WEST, A DISTANCE OF 50.24 FEET; THENCE SOUTH 68° 46' 49" WEST, A DISTANCE OF 24.66 FEET; THENCE SOUTH 41° 39' 38" WEST, A DISTANCE OF 17.34 FEET; THENCE SOUTH 05° 19' 44" WEST, A DISTANCE OF 26.43 FEET; THENCE SOUTH 00° 57' 38" WEST, A DISTANCE OF 45.02 FEET; THENCE SOUTH 10° 31' 54" EAST, A DISTANCE OF 26.49 FEET; THENCE SOUTH 14° 28' 10" EAST, A DISTANCE OF 29.44 FEET; THENCE SOUTH 34° 09'

00" EAST, A DISTANCE OF 10.17 FEET; THENCE SOUTH 65° 59' 42" EAST, A DISTANCE OF 13.79 FEET; THENCE SOUTH 86° 21' 21" EAST, A DISTANCE OF 27.69 FEET; THENCE NORTH 87° 00' 36" EAST, A DISTANCE OF 46.24 FEET; THENCE NORTH 81° 58' 32" EAST, A DISTANCE OF 35.50 FEET; THENCE SOUTH 87° 38' 26" EAST, A DISTANCE OF 10.36 FEET; THENCE SOUTH 00° 00' 45" WEST, A DISTANCE OF 38.74 FEET; THENCE SOUTH 07° 17' 00" WEST, A DISTANCE OF 50.37 FEET; THENCE SOUTH 01° 31' 11" WEST, A DISTANCE OF 60.24 FEET; THENCE SOUTH 03° 09' 56" EAST, A DISTANCE OF 56.98 FEET; THENCE SOUTH 01° 17' 35" WEST, A DISTANCE OF 67.93 FEET; THENCE SOUTH 24° 27' 36" WEST; A DISTANCE OF 20.05 FEET; THENCE NORTH 70° 07' 27" WEST, A DISTANCE OF 30.56 FEET; THENCE NORTH 39° 29' 04" WEST, A DISTANCE OF 35.34 FEET; THENCE NORTH 20° 28' 48" WEST, A DISTANCE OF 25.13 FEET; THENCE NORTH 75° 38' 40" WEST, A DISTANCE OF 38.00 FEET; THENCE NORTH 45° 33' 20" WEST, A DISTANCE OF 17.49 FEET; THENCE NORTH 23° 30' 00" WEST, A DISTANCE OF 28.68 FEET; THENCE NORTH 43° 31' 59" WEST, A DISTANCE OF 14.41 FEET; THENCE SOUTH 88° 32' 44" WEST, A DISTANCE OF 24.78 FEET; THENCE SOUTH 71° 33' 38" WEST, A DISTANCE OF 41.80 FEET; THENCE SOUTH 89° 52' 50" WEST, A DISTANCE OF 42.77 FEET; THENCE SOUTH 82° 14' 18" WEST, A DISTANCE OF 32.99 FEET; THENCE SOUTH 73° 17' 44" WEST, A DISTANCE OF 19.18 FEET; THENCE SOUTH 79° 38' 41" WEST, A DISTANCE OF 26.35 FEET; THENCE SOUTH 82° 50' 54" WEST, A DISTANCE OF 32.20 FEET; THENCE SOUTH 88° 27' 31" WEST, A DISTANCE OF 22.15 FEET; THENCE NORTH 63° 04' 54" WEST, A DISTANCE OF 5.73 FEET; THENCE SOUTH 56° 22' 23" WEST, A DISTANCE OF 7.38 FEET; THENCE SOUTH 85° 25' 56" WEST, A DISTANCE OF 43.08 FEET; THENCE NORTH 83° 45' 01" WEST, A DISTANCE. OF 31.16 FEET; THENCE SOUTH 87° 16' 53" WEST, A DISTANCE OF 45.21 FEET; THENCE SOUTH 86° 20' 31" WEST, A DISTANCE OF 54.32 FEET; THENCE SOUTH 88° 07' 13" WEST, A DISTANCE OF 64.34 FEET; THENCE NORTH 89° 56' 25" WEST, A DISTANCE OF 65.13 FEET; THENCE NORTH 88° 59' 04" WEST, A DISTANCE OF 52.42 TO THE POINT OF TERMINUS AND THE END OF THE HEREIN DESCRIBED LINE.

PARCEL A:

ON THE ISLAND OF STOCK ISLAND, AND BEING LOT ONE (1), BLOCK SIXTY (60) ACCORDING TO GEORGE L. MCDONALD'S MAP OF LOTS ONE (1), TWO (2), THREE (3), FIVE (5) AND SIX (6) OF SECTION THIRTY FIVE (35), LOT TWO (2) SECTION THIRTY SIX (36), LOT THREE (3) SECTION TWENTY SIX (26), AND LOT TWO (2) SECTION THIRTY FOUR (34), TOWNSHIP SIXTY SEVEN (67) SOUTH, RANGE TWENTY FIVE (25) EAST, RECORDED IN PLAT BOOK ONE (1), PAGE 55, MONROE COUNTY, FLORIDA RECORDS.

AND ALSO

PARCEL B:

BEING AT A POINT ON THE SOUTH BOUNDARY LINE OF PENINSULA AVENUE, 382 FEET DISTANT AND WEST OF THE INTERSECTION OF THE SOUTH BOUNDARY LINE OF PENINSULA AVENUE WITH THE WEST BOUNDARY LINE OF MALONEY AVENUE, FROM SAID POINT OF BEGINNING, CONTINUE IN A WEST DIRECTION ALONG THE SOUTH BOUNDARY LINE OF PENINSULAR AVENUE EXTENDED A DISTANCE OF 418 FEET; THENCE AT RIGHT ANGLES AND IN A SOUTHERLY DIRECTION A DISTANCE OF 520 FEET; THENCE AT RIGHT ANGLES AND IN AN EASTERLY DIRECTION A DISTANCE OF 600 FEET; THENCE AT RIGHT ANGLES AND IN A NORTHERLY DIRECTION A DISTANCE OF 184 FEET; THENCE MEANDERING THE HIGH WATER LINE IN A NORTHWESTERLY AND NORTHEASTERLY DIRECTION A DISTANCE OF 450 FEET, MORE OR LESS, TO THE POINT OF BEGINNING AND BEING IN A SUBDIVISION OF LOTS 1, 2, 3, 5 AND 6 OF SECTION 35, LOT 2 OF SECTION 36, LOT 3 OF SECTION 26, LOT 2 OF SECTION 34, TOWNSHIP 67 SOUTH, RANGE 25 EAST, MONROE COUNTY, FLORIDA.

ALSO

PARCEL C:

A PARCEL OF SUBMERGED LAND IN HAWK CHANNEL IN SECTION 36, TOWNSHIP 67 SOUTH, RANGE 25 EAST, STOCK ISLAND, MONROE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 1, BLOCK 60 OF THE PLAT OF STOCK ISLAND AS RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; THENCE RUN WEST ALONG THE NORTH LINE OF SAID LOT 1 AND THE WESTERLY EXTENSION THEREOF FOR A DISTANCE OF 600 FEET TO THE NORTHWEST CORNER OF A PARCEL OF SUBMERGED LAND CONVEYED BY THE TRUSTEES OF THE INTERNAL IMPROVEMENT FUND DEED NO. 19811, DATED JUNE 12, 1951; THENCE SOUTH ALONG THE WESTERLY LINE OF SAID PARCEL OF SUBMERGED LAND CONVEYED BY THE TRUSTEES, A DISTANCE OF 520 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL FOR THE POINT OF BEGINNING OF PARCEL OF SUBMERGED LAND HEREINAFTER DESCRIBED; THENCE CONTINUE SOUTH A DISTANCE OF 251.6 FEET; THENCE EAST A DISTANCE OF 600 FEET; THENCE NORTH A DISTANCE OF 251.6 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL OF SUBMERGED LAND CONVEYED BY THE TRUSTEES OF THE INTERNAL IMPROVEMENT FUND BY DEED NO. 19811; THENCE WEST ALONG THE SOUTH LINE OF SAID PARCEL A DISTANCE OF 600 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

ALSO

PARCEL D:

ON THE ISLAND KNOWN AS STOCK ISLAND AND DESCRIBED ACCORDING TO THE GEORGE MCDONALD'S PLAT OF A PART OF STOCK ISLAND, RECORDED IN PLAT BOOK 1, PAGE 55, MONROE COUNTY, FLORIDA AS FOLLOWS:

LOTS TWO (2) AND THREE (3) IN BLOCK SIXTY (60).

ALSO

PARCEL E:

A PARCEL OF FORMERLY SUBMERGED LAND IN HAWK CHANNEL IN SECTION 36, TOWNSHIP 67 SOUTH, RANGE 25 EAST, MONROE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 3, SQUARE 60 OF PLAT TITLED "ALL LOTS 1, 2, 3, 5 AND 6, SECTION 35; LOT 3, SECTION 26; LOT 2, SECTION 34, STOCK ISLAND, TOWNSHIP 67 SOUTH, RANGE 25 EAST", RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF MONROE COUNTY, FLORIDA, RUN SOUTH 435.6 FEET; THENCE AT RIGHT ANGLES RUN WEST 200 FEET; THENCE AT RIGHT ANGLES RUN NORTH 435.6 FEET TO THE SOUTHWEST CORNER OF LOT 2, SQUARE 60 OF THE ABOVE MENTIONED PLAT; THENCE MEANDER THE SHORELINE TO AN EASTERLY DIRECTION BACK TO THE POINT OF BEGINNING.

ALSO

PARCEL F:

ON THE ISLAND KNOWN AS STOCK ISLAND AND DESCRIBED ACCORDING TO GEORGE L. MCDONALD'S PLAT OF A PART OF SAID STOCK ISLAND, RECORDED IN PLAT BOOK ONE (1), PAGE 55, MONROE COUNTY, FLORIDA, AS FOLLOWS:

LOTS ONE (1) AND TWO (2) IN BLOCK SIXTY ONE (61), TOGETHER WITH A PARCEL OF SUBMERGED

LAND IN THE STRAITS OF FLORIDA, SECTION 36, TOWNSHIP 67 SOUTH, RANGE 25 EAST, LOCATED SOUTHERLY OF AND ADJACENT TO LOTS 1 AND 2, BLOCK 61, AND DESCRIBED AS FOLLOWS:

BEGIN AT THE INTERSECTION OF THE SHORELINE OF STOCK ISLAND AND THE WEST LINE OF SAID LOT 1, BLOCK 61, ACCORDING TO SAID PLAT OF STOCK ISLAND; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 1, BLOCK 61 (EXTENDED) A DISTANCE OF 435 FEET TO A POINT; THENCE EAST A DISTANCE OF 200 FEET TO A POINT IN THE EAST LINE OF SAID LOT 2, BLOCK 61 (EXTENDED); THENCE NORTH ALONG THE EAST LINE OF LOT 2, BLOCK 61 (EXTENDED) A DISTANCE OF 475 FEET, MORE OR LESS TO A POINT IN THE SOUTHERLY SHORELINE OF STOCK ISLAND; THENCE WESTERLY ALONG THE MEANDERS OF SAID SOUTHERLY SHORELINE, A DISTANCE OF 210 FEET, MORE OR LESS, BACK TO THE POINT OF BEGINNING.

PARCEL G:

LOT 3 IN BLOCK 61 OF STOCK ISLAND AS SHOWN ON PLAT OF SAID STOCK ISLAND MADE BY GEORGE L. MCDONALD AND RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA.

ALSO

PARCEL H:

THE PORTION OF MALONEY AVENUE LYING BETWEEN BLOCKS 60 AND 61 OF GEORGE L. MCDONALD'S PLAT OF A PART OF STOCK ISLAND, AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA.

PARCEL I:

A PARCEL OF FORMERLY SUBMERGED LAND IN HAWK CHANNEL IN SECTION 35, TOWNSHIP 67 SOUTH, RANGE 25 EAST, MONROE COUNTY, FLORIDA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF BLOCK 60 OF A PLAT OF STOCK ISLAND AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; THENCE SOUTH 280 FEET TO THE SOUTHEAST CORNER OF THE SAID BLOCK 60 AND THE SHORELINE ACCORDING TO THE SAID PLAT OF STOCK ISLAND AND THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE CONTINUE SOUTH 435.60 FEET TO A POINT; THENCE EAST 60 FEET TO A POINT; THENCE NORTH 435.60 FEET TO A POINT; THENCE WEST 60 FEET BACK TO THE POINT OF BEGINNING.

ALSO

PARCEL J:

A PARCEL OF LAND ON THE ISLAND KNOWN AS STOCK ISLAND, MONROE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED BY THE FOLLOWING METES AND BOUNDS DESCRIPTION:

COMMENCE AT THE NORTHWEST CORNER OF LOT 2, BLOCK 60, ACCORDING TO GEORGE MCDONALD'S PLAT OF SAID STOCK ISLAND AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; THENCE RUN SOUTH ALONG THE WEST LINE OF SAID LOT 2 AND THE EXTENSION OF SAID WEST LINE, 715.60 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH, 56.0 FEET; THENCE WEST 381.3 FEET, MORE OR LESS, TO THE WESTERLY FACE OF AN EXISTING CONCRETE PIER; THENCE SOUTHERLY ALONG A LINE DEFLECTED 93°00 LEFT, 30 FEET, MORE OR LESS; THENCE ALONG THE MEAN HIGH WATER LINE THE FOLLOWING 15 COURSES: (NOTE:

MISSING CALL OF EAST 376.50')

THENCE 87°00 DEFLECTED LEFT (DL), 200 FEET, MORE OR LESS;
THENCE 27°00 DEFLECTED LEFT, 30.00 FEET, MORE OR LESS;
THENCE 38°30 DEFLECTED RIGHT, 18.5 FEET, MORE OR LESS;
THENCE 40°00 DEFLECTED LEFT, 13.0 FEET, MORE OR LESS;
THENCE 46°50 DEFLECTED RIGHT, 45.0 FEET, MORE OR LESS;
THENCE 72°00 DEFLECTED LEFT, 75.5 FEET, MORE OR LESS;
THENCE 27°00 DEFLECTED RIGHT, 25.0 FEET, MORE OR LESS;
THENCE 64°00 DEFLECTED RIGHT, 94.5 FEET, MORE OR LESS;
THENCE 47°20 DEFLECTED RIGHT, 52.5 FEET, MORE OR LESS;
THENCE 37°40 DEFLECTED LEFT, 37.5 FEET, MORE OR LESS;
THENCE 54°15 DEFLECTED LEFT, 24.5 FEET, MORE OR LESS;
THENCE 72°00 DEFLECTED LEFT, 40.0 FEET, MORE OR LESS;
THENCE 28°20 DEFLECTED LEFT, 118.5 FEET, MORE OR LESS;
THENCE 56°10 DEFLECTED LEFT, 231.9 FEET, MORE OR LESS;
THENCE WEST, 378.80 FEET BACK TO THE POINT OF BEGINNING.

LESS (CONDOMINIUM):

A PARCEL OF LAND LOCATED IN SECTION 36, TOWNSHIP 67 SOUTH, RANGE 25 EAST, STOCK ISLAND, MONROE COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 3, BLOCK 61, GEORGE MCDONALD'S PLAT OF A PART OF STOCK ISLAND, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; THENCE SOUTH FOR A DISTANCE OF 265.88 FEET; THENCE WEST FOR A DISTANCE OF 100.00 FEET; THENCE SOUTH FOR A DISTANCE OF 339.68 FEET; THENCE WEST FOR A DISTANCE OF 67.20 FEET TO THE POINT OF BEGINNING; THENCE MEANDER THE APPROXIMATE MEAN HIGH WATER LINE FOR THE FOLLOWING TWENTY-TWO (22) METES AND BOUNDS; THENCE SOUTH 04° 53' 14" WEST, A DISTANCE OF 50.44 FEET; THENCE SOUTH 03° 31' 10" WEST, A DISTANCE OF 60.33 FEET; THENCE SOUTH 04° 56' 57" EAST, A DISTANCE OF 108.26 FEET; THENCE SOUTH 06° 27' 03" WEST, A DISTANCE OF 123.44 FEET; THENCE SOUTH 57° 33' 15" WEST, A DISTANCE OF 86.74 FEET; THENCE SOUTH 81° 19' 27" WEST, A DISTANCE OF 44.77 FEET; THENCE NORTH 74° 55' 09" WEST, A DISTANCE OF 14.27 FEET; THENCE NORTH 38° 14' 22" EAST, A DISTANCE OF 83.55 FEET; THENCE NORTH 21° 12' 00" EAST, A DISTANCE OF 20.97 FEET; THENCE NORTH 28° 26' 29" EAST, A DISTANCE OF 45.45 FEET; THENCE NORTH 08° 28' 07" EAST, A DISTANCE OF 14.52 FEET; THENCE NORTH 44° 57' 55" WEST, A DISTANCE OF 32.90 FEET; THENCE NORTH 45° 09' 29" WEST, A DISTANCE OF 12.09 FEET; THENCE SOUTH 87° 09' 32" WEST, A DISTANCE OF 29.15 FEET; THENCE NORTH 75° 12' 35" WEST, A DISTANCE OF 17.77 FEET; THENCE NORTH 23° 09' 22" WEST, A DISTANCE OF 52.43 FEET; THENCE SOUTH 89° 35' 35" WEST, A DISTANCE OF 7.15 FEET; THENCE NORTH 00° 10' 56" EAST, A DISTANCE OF 7.23 FEET; THENCE SOUTH 79° 00' 39" WEST, A DISTANCE OF 63.72 FEET; THENCE NORTH 79° 00' 34" WEST, A DISTANCE OF 28.33 FEET; THENCE SOUTH 77° 29' 51" WEST, A DISTANCE OF 80.86 FEET; THENCE NORTH 88° 49' 09" WEST, A DISTANCE OF 41.75 FEET; THENCE LEAVING THE SAID MEAN HIGH WATER LINE FOR A DISTANCE OF 103.41 FEET; THENCE EAST FOR A DISTANCE OF 81.33 FEET; THENCE NORTH FOR A DISTANCE OF 12.00 FEET; THENCE EAST FOR A DISTANCE OF 157.53 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST; THENCE LEFT ALONG THE SAID CURVE, HAVING FOR ITS ELEMENTS A RADIUS OF 32.00 FEET AND A CENTRAL ANGLE OF 90° 00' 00" FOR A DISTANCE OF 50.27 FEET TO A POINT OF TANGENCY; THENCE NORTH FOR A DISTANCE OF 36.77 FEET; THENCE EAST FOR A DISTANCE OF 106.74 FEET TO THE POINT OF BEGINNING.

LESS THE FOLLOWING PIERS:

NORTH PIER:

ON STOCK ISLAND, MONROE COUNTY, FLORIDA, AND IS A PARCEL OF SUBMERGED LAND LYING SOUTH OF BLOCK 60, ACCORDING TO GEO MCDONALD'S PLAT OF STOCK ISLAND AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; AND THE SAID PARCEL BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCE AT THE POINT OF INTERSECTION OF THE CENTERLINE OF MALONEY AVENUE WITH THE CENTERLINE OF PENINSULAR AVENUE; THENCE SOUTH ALONG THE CENTERLINE OF MALONEY AVENUE AND THE SOUTHERLY EXTENSION THEREOF FOR A DISTANCE OF 290.23 FEET TO A POINT; THENCE WEST 228.63 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND BEING DESCRIBED HEREIN; THENCE SOUTH FOR A DISTANCE OF 109 FEET TO A POINT; THENCE WEST FOR A DISTANCE OF 390.55 FEET TO A POINT; THENCE SOUTH 03° 11' 40" EAST FOR A DISTANCE OF 5.17 FEET TO A POINT; THENCE SOUTH 86° 48' 20" WEST FOR A DISTANCE OF 33.50 FEET TO A POINT; THENCE NORTH 03° 11' 40" WEST FOR A DISTANCE OF 119.9 FEET TO A POINT; THENCE NORTH 86° 48' 20" EAST FOR A DISTANCE OF 33.50 FEET TO A POINT; THENCE SOUTH 03° 11' 40" EAST FOR A DISTANCE OF 5.49 FEET TO A POINT; THENCE EAST FOR A DISTANCE OF 398.11 FEET BACK TO THE POINT OF BEGINNING.

MIDDLE PIER:

ON STOCK ISLAND, MONROE COUNTY, FLORIDA, AND IS A PARCEL OF SUBMERGED LAND LYING SOUTH OF BLOCK 60, ACCORDING TO GEO MCDONALD'S PLAT OF STOCK ISLAND AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; AND THE SAID PARCEL BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCE AT THE POINT OF INTERSECTION OF THE CENTERLINE OF MALONEY AVENUE WITH THE CENTERLINE OF PENINSULAR AVENUE; THENCE SOUTH ALONG THE CENTERLINE OF MALONEY AVENUE AND THE SOUTHERLY EXTENSION THEREOF FOR A DISTANCE OF 290.23 FEET TO A POINT; THENCE WEST 228.63 FEET TO A POINT; THENCE SOUTH FOR A DISTANCE OF 191.89 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND BEING DESCRIBED HEREIN; THENCE CONTINUE SOUTH FOR A DISTANCE OF 127 FEET TO A POINT; THENCE WEST FOR A DISTANCE OF 348.48 FEET TO A POINT; THENCE SOUTH 03° 11' 40" EAST FOR A DISTANCE OF 13.19 FEET TO A POINT; THENCE SOUTH 86° 49' 20" WEST FOR A DISTANCE OF 45 FEET TO A POINT; THENCE NORTH 03° 11' 40" WEST FOR A DISTANCE OF 16 FEET TO A POINT; THENCE SOUTH 86° 48' 20" WEST FOR A DISTANCE OF 20 FEET TO A POINT; THENCE NORTH 03° 11' 40" WEST FOR A DISTANCE OF 125 FEET TO A POINT; THENCE NORTH 86° 48' 20" EAST A DISTANCE OF 20 FEET TO A POINT; THENCE NORTH 03° 11' 40" WEST A DISTANCE OF 16 FEET TO A POINT; THENCE NORTH 86° 48' 20" EAST A DISTANCE OF 45 FEET TO A POINT; THENCE SOUTH 03° 11' 40" EAST FOR A DISTANCE OF 16.61 FEET TO A POINT; THENCE EAST FOR A DISTANCE OF 355.66 FEET TO THE POINT OF BEGINNING.

LESS THE FOLLOWING PIER:

SOUTH PIER:

ON STOCK ISLAND, MONROE COUNTY, FLORIDA, AND IS A PARCEL OF SUBMERGED LAND LYING SOUTH OF BLOCK 60, ACCORDING TO GEO MCDONALD'S PLAT OF STOCK ISLAND, AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA, AND THE SAID PARCEL BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCE AT THE POINT OF INTERSECTION OF THE CENTERLINE OF MALONEY AVENUE WITH THE CENTERLINE OF PENINSULAR AVENUE; THENCE SOUTH ALONG THE CENTERLINE OF MALONEY AVENUE AND THE SOUTHERLY EXTENSION THEREOF FOR A DISTANCE OF 290.23 FEET TO A POINT;

THENCE WEST 228.63 FEET TO A POINT; THENCE SOUTH FOR A DISTANCE OF 416.99 FEET TO POINT OF BEGINNING OF THE PARCEL OF LAND BEING DESCRIBED HEREIN; THENCE CONTINUE SOUTH FOR A DISTANCE OF 97 FEET TO A POINT; THENCE WEST FOR A DISTANCE OF 408.80 FEET TO A POINT; THENCE NORTH 03° 11' 40" WEST FOR A DISTANCE OF 115 FEET TO A POINT; THENCE NORTH 86° 48' 20" EAST FOR A DISTANCE OF 38.34 FEET TO A POINT; THENCE SOUTH 03° 11' 40" EAST FOR A DISTANCE OF 20 FEET TO A POINT; THENCE EAST FOR A DISTANCE OF 375.82 FEET BACK TO THE POINT OF BEGINNING.

LESS THE FOLLOWING PARCEL:

DRY STORAGE:

A PARCEL OF LAND LOCATED IN SECTION 36, TOWNSHIP 67 SOUTH, RANGE 25 EAST, STOCK ISLAND, MONROE COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 3, BLOCK 61, GEORGE MCDONALDS PLAT OF A PART OF STOCK ISLAND, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; THENCE SOUTH FOR A DISTANCE OF 167.57 FEET; THENCE WEST FOR A DISTANCE OF 103.06 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89° 59' 20" WEST FOR A DISTANCE OF 182.26; THENCE SOUTH 00° 00' 40" EAST FOR A DISTANCE OF 120.31 FEET; THENCE NORTH 89° 59' 20" EAST FOR A DISTANCE OF 182.26 FEET; THENCE NORTH 00° 00' 40" WEST FOR A DISTANCE OF 120.31 FEET TO THE POINT OF BEGINNING.

EXHIBIT B TO SPECIAL WARRANTY DEED

Permitted Exceptions

1. Reservations contained in Deed from the Trustees of the Internal Improvement Fund of the State of Florida, filed March 29, 1960 in Book 180, Page 381 . Note: The right of entry has been released pursuant to S270.11, F.S.

2. State of Florida Department of Administration Division of State Planning Affidavit Regarding the Florida Keys Area of Critical State Concern recorded August 13, 1976 in Book 668, Page 43.

3. Easement granted to The Utility Board of the City of Key West, Florida by instrument recorded March 19, 2002 in Book 1769, Page 863.

4. Grant of Non-Exclusive Easement granted to Oceanside Development Corporation, a Florida corporation and Oceanside Residential Condominium Association, Inc., a Florida not-for-profit corporation by instrument recorded March 19, 2002 in Book 1769, Page 1151.

5. Grant of Non-Exclusive Easement and Provider Agreement granted to Oceanside Development Corporation, a Florida corporation and Oceanside Residential Condominium Association, Inc., a Florida not-for-profit corporation by instrument recorded March 19, 2002 in Book 1769, Page 1164.

6. The right, title or interest, if any, of the public to use as a public beach or recreation area any part of the Land lying between the water abutting the Land and the most inland of any of the following: (a) the natural line of vegetation; (b) the most extreme high water mark; (c) the bulkhead line, or (d) any other line which has been or which hereafter may be legally established as relating to such public use. Terms and conditions of any existing unrecorded lease(s), and all rights of lessee(s) and any parties claiming through the lessee(s) under the lease(s).

7. Rights of the United States Government to that part of the Land, if any, being artificially filled in land in what was formerly navigable waters arising by reason of the United States Government control over navigable waters in the interest of navigation and commerce.

8. Any adverse ownership claim by the State of Florida by right of sovereignty to any part of the Land that is, as of the Date of Policy or was at any time previously, under water (submerged).

9. Reservation(s) in favor of the Trustees of the Internal Improvement Fund of the State of Florida contained in the Deed recorded November 16, 1964 in Book 325, Page 595, as to: a. 3/4 interest in all phosphate, mineral and metal rights. b. 1/2 interest in all petroleum rights. c. Rights of exploration in conjunction with

phosphate, mineral, metal and/or petroleum rights have been released pursuant to Florida Statute 270.11(2).

10. Storm Sewer Easement to the State of Florida for the use and benefit of the State Road Department of Florida recorded September 27, 1966 in Book 379, Page 1033.

11. Drainage Easement in favor of the State Road Department of Florida recorded October 21, 1966 in Book 381, Page 225.

12. Reservation in favor of the Trustees of the Internal Improvement Fund of the State of Florida contained in the Deed recorded January 29, 1970 in Book 446, Page 255, as to: a. 3/4 interest in all phosphate, mineral, and metal rights b. 1/2 interest in all petroleum rights. c. Rights of exploration in conjunction with phosphate, mineral, metal and/or petroleum rights have been released pursuant to Florida Statute 270.11(2).

13. Reservation in favor of the Trustees of the Internal Improvement Fund of the State of Florida contained in the Deed recorded March 26, 1973 in Book 534, Page 198, as to: a. 3/4 interest in all phosphate, mineral, and metal rights. b. 1/2 interest in all petroleum rights. c. Rights of exploration in conjunction with phosphate, mineral, metal and/or petroleum rights have been released pursuant to Florida Statute 270.11(2).

14. Easement in favor of the Utility Board of the City of Key West recorded January 27, 1977 in Book 690, Page 313.

15. Reservation in favor of the Trustees of the Internal Improvement Fund of the State of Florida contained in the Deed recorded December 6, 1985 in Book 959, Page 2354, as to: a. 3/4 interest in all phosphate, mineral, and metal rights. b. 1/2 interest in all petroleum rights. c. Rights of exploration in conjunction with phosphate, mineral, metal and/or petroleum rights have been released pursuant to Florida Statute 270.11(2).

16. Grant of Non-Exclusive Access and Parking Easement Agreement in favor of Oceanside Marina Condominium Association, Inc., as recorded July 1, 1997 in Book 1464, Page 1517.

17. County Ordinance 10-77, providing for the annual levy on garbage and trash collection fees to be assessed upon this parcel of land.

18. Grant of Easement (Launching) as recorded August 1, 2003 in Book 1915, Page 92.

19. Grant of Easement (Ingress, Egress, Utilities, Drainage, Encroachments and Maintenance) as recorded August 1, 2003 in Book 1915, Page 100.

20. All the covenants, conditions, restriction, easements, assessments and possible liens, terms and other provisions of Declaration of Condominium and Exhibits thereto, recorded August 11, 2003 in Book 1918, Page 1967, Public Records of Monroe County, Florida, and as further amended, including, but not limited to one or more of the following: provisions for private charges or assessments; liens for liquidated damages; and/or option, right of first refusal or prior approval of a future purchaser or occupant. NOTE: Developers Right of First Refusal was terminated in Book 2201, Page 1282 and in Book 2212, Page 1604. (As to Condo Parcels only)

21. County Resolution No. 265-2004, providing for the annual levy for wastewater assessments recorded June 23, 2005 in Book 2126, Page 511.

22. Terms and conditions of the Monroe County Planning Commission Resolution No. P21-07 recorded July 13, 2007 in Book 2308, Page 801.

Tab 4: Current Property Record Cards for Sender and Receiver Sites

Scott P. Russell, CFA
Property Appraiser
Monroe County, Florida

Key West (305) 292-3420
Marathon (305) 289-2550
Plantation Key (305) 852-7130

Property Record Card -

Maps are now launching the new map application version.

Website tested on IE8, IE9, & Firefox. Requires Adobe Flash 10.3 or higher

Alternate Key: 1147419 **Parcel ID:** 00115840-000000

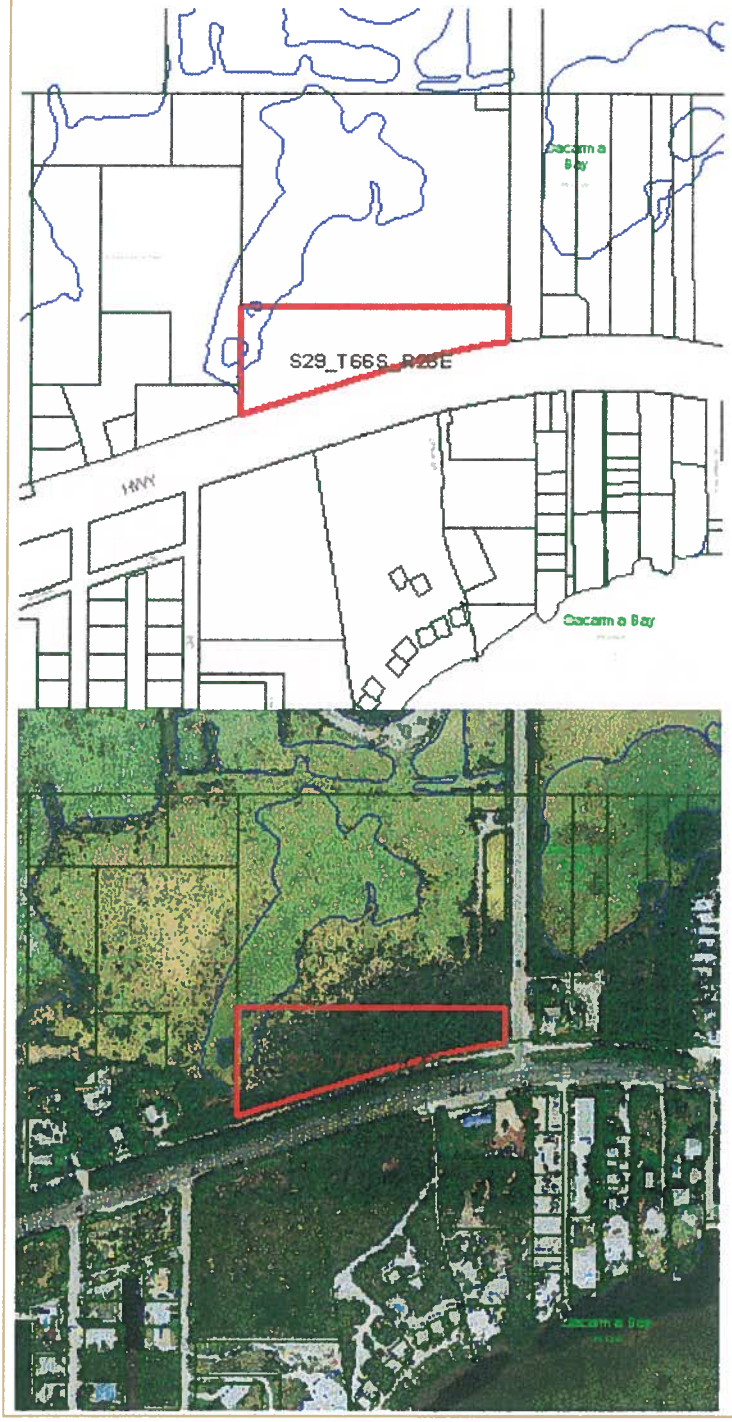
Ownership Details

Mailing Address:
HAMILTON HENRY B
5 COCONUT DR
KEY WEST, FL 33040-6214

Property Details

PC Code: 10 - VACANT COMMERCIAL
Millage Group: 100C
Affordable Housing: No
Section-Township-Range: 29-66-28
Property Location: VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-04 CUDJOE KEY PT LOT 2 (3.65 AC) G7-208 G5-275 OR420-986-E OR519-835-D/C OR583-293Q OR599-333 OR678-104

Click Map Image to open interactive viewer



Land Details

Land Use Code	Frontage	Depth	Land Area
M0HH - HARDWOOD HAMMOCK	0	0	3.14 AC
000X - ENVIRONMENTALLY SENS	0	0	0.51 AC

Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life

1	FN2:FENCES	500 SF	125	4	1986	1987	4	30
2	CL2:CH LINK FENCE	400 SF	100	4	1986	1987	2	30

Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	A-15349	05/01/1986	12/01/1986	1,000		BLOCK WALL & WIRE FENCE

Parcel Value History

Certified Roll Values.

View Taxes for this Parcel.

Roll Year	Total Bldg Value	Total Misc Improvement Value	Total Land Value	Total Just (Market) Value	Total Assessed Value	School Exempt Value	School Taxable Value
2013	0	2,220	15,751	17,971	9,372	0	17,971
2012	0	2,220	6,300	8,520	8,520	0	8,520
2011	0	2,220	6,300	8,520	8,520	0	8,520
2010	0	2,220	6,300	8,520	8,520	0	8,520
2009	0	2,220	9,451	11,671	11,671	0	11,671
2008	0	2,220	9,451	11,671	11,671	0	11,671
2007	0	2,209	25,171	27,380	27,380	0	27,380
2006	0	2,209	25,171	27,380	27,380	0	27,380
2005	0	2,209	15,103	17,312	17,312	0	17,312
2004	0	2,375	25,171	17,477	17,477	0	17,477
2003	0	2,596	25,171	17,698	17,698	0	17,698
2002	0	2,761	25,171	17,863	17,863	0	17,863
2001	0	2,927	25,171	18,029	18,029	0	18,029
2000	0	828	25,171	15,930	15,930	0	15,930
1999	0	871	25,171	15,973	15,973	0	15,973
1998	0	915	25,171	16,119	16,119	0	16,119
1997	0	973	25,171	16,119	16,119	0	16,119
1996	0	1,016	25,171	16,119	16,119	0	16,119
1995	0	1,060	25,171	26,231	26,231	0	26,231
1994	0	1,118	25,171	26,289	26,289	0	26,289
1993	0	1,162	25,171	26,333	26,333	0	26,333
1992	0	1,205	25,171	26,376	26,376	0	26,376
1991	0	1,263	25,171	26,434	26,434	0	26,434
1990	0	1,307	25,171	26,478	26,478	0	26,478
1989	0	1,350	25,171	26,521	26,521	0	26,521
1988	0	1,117	25,171	26,288	26,288	0	26,288
1987	0	849	21,360	22,209	22,209	0	22,209
1986	0	0	21,360	21,360	21,360	0	21,360
1985	0	0	21,360	21,360	21,360	0	21,360

1984	0	0	32,680	32,680	32,680	0	32,680
1983	0	0	32,680	32,680	32,680	0	32,680
1982	0	0	17,465	17,465	17,465	0	17,465

Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed. Thank you for your patience and understanding.

Sale Date	Official Records Book/Page	Price	Instrument	Qualification
2/1/1976	678 / 104	26,000	00	Q

This page has been visited 424,253 times.

Monroe County Monroe County Property Appraiser
Scott P. Russell, CFA
P.O. Box 1176 Key West, FL 33041-1176

Scott P. Russell, CFA
Property Appraiser
Monroe County, Florida

Key West (305) 292-3420
Marathon (305) 289-2550
Plantation Key (305) 852-7130

Property Record Card -

Maps are now launching the new map application version.

Website tested on IE8, IE9, & Firefox. Requires Adobe Flash 10.3 or higher

Alternate Key: 8667477 Parcel ID: 00115840-000100

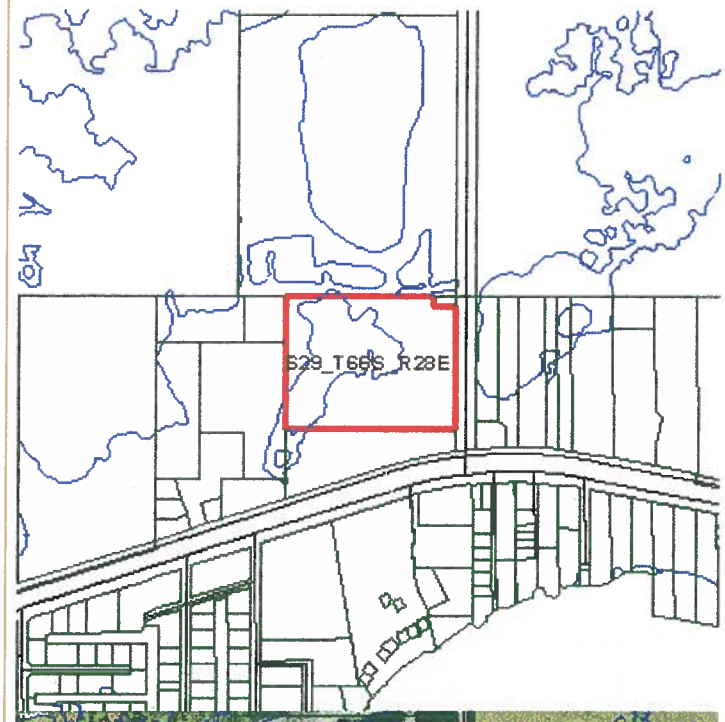
Ownership Details

Mailing Address:
HAMILTON HENRY B
5 COCONUT DR
KEY WEST, FL 33040-6214

Property Details

PC Code: 10 - VACANT COMMERCIAL
Millage Group: 100C
Affordable Housing: No
Section-Township-Range: 29-66-28
Property Location: VACANT LAND CUDJOE KEY
Legal Description: 29-66-28 CUDJOE KEY PT GOVT LOT 2 (OR928-1586/1587 OR973-871/872

Click Map Image to open interactive viewer



Land Details

Land Use Code	Frontage	Depth	Land Area
M0HH - HARDWOOD HAMMOCK	0	0	11.21 AC

Parcel Value History

Certified Roll Values.

View Taxes for this Parcel.

Roll Year	Total Bldg Value	Total Misc Improvement Value	Total Land Value	Total Just (Market) Value	Total Assessed Value	School Exempt Value	School Taxable Value
2013	0	0	56,050	56,050	24,662	0	56,050
2012	0	0	22,420	22,420	22,420	0	22,420
2011	0	0	22,420	22,420	22,420	0	22,420
2010	0	0	22,420	22,420	22,420	0	22,420
2009	0	0	33,630	33,630	33,630	0	33,630
2008	0	0	33,630	33,630	33,630	0	33,630
2007	0	0	53,808	53,808	53,808	0	53,808
2006	0	0	53,808	53,808	53,808	0	53,808
2005	0	0	53,808	53,808	53,808	0	53,808
2004	0	0	89,680	53,808	53,808	0	53,808
2003	0	0	89,680	53,808	53,808	0	53,808
2002	0	0	8,953	5,371	5,371	0	5,371
2001	0	0	8,953	5,371	5,371	0	5,371
2000	0	0	8,953	5,371	5,371	0	5,371
1999	0	0	8,953	5,371	5,371	0	5,371
1998	0	0	8,953	5,372	5,372	0	5,372
1997	0	0	8,953	5,372	5,372	0	5,372
1996	0	0	8,953	5,372	5,372	0	5,372
1995	0	0	8,953	8,953	8,953	0	8,953
1994	0	0	8,953	8,953	8,953	0	8,953
1993	0	0	8,953	8,953	8,953	0	8,953
1992	0	0	8,953	8,953	8,953	0	8,953
1991	0	0	8,953	8,953	8,953	0	8,953
1990	0	0	8,953	8,953	8,953	0	8,953
1989	0	0	8,953	8,953	8,953	0	8,953
1988	0	0	8,953	8,953	8,953	0	8,953
1987	0	0	11,320	11,320	11,320	0	11,320
1986	0	0	11,320	11,320	11,320	0	11,320
1985	0	0	11,320	11,320	11,320	0	11,320

Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed. Thank you for your patience and understanding.

Sale Date	Official Records Book/Page	Price	Instrument	Qualification
4/1/1986	973 / 0871	11,400	WD	Q
12/1/1984	928 / 1586	11,400	WD	Q

This page has been visited 424,364 times.

Monroe County Monroe County Property Appraiser
Scott P. Russell, CFA
P.O. Box 1176 Key West, FL 33041-1176

Scott P. Russell, CFA
Property Appraiser
Monroe County, Florida

Key West (305) 292-3420
Marathon (305) 289-2550
Plantation Key (305) 852-7130

Property Record Card -

Maps are now launching the new map application version.

Website tested on IE8, IE9, & Firefox. Requires Adobe Flash 10.3 or higher

Alternate Key: 1161624 Parcel ID: 00127420-000000

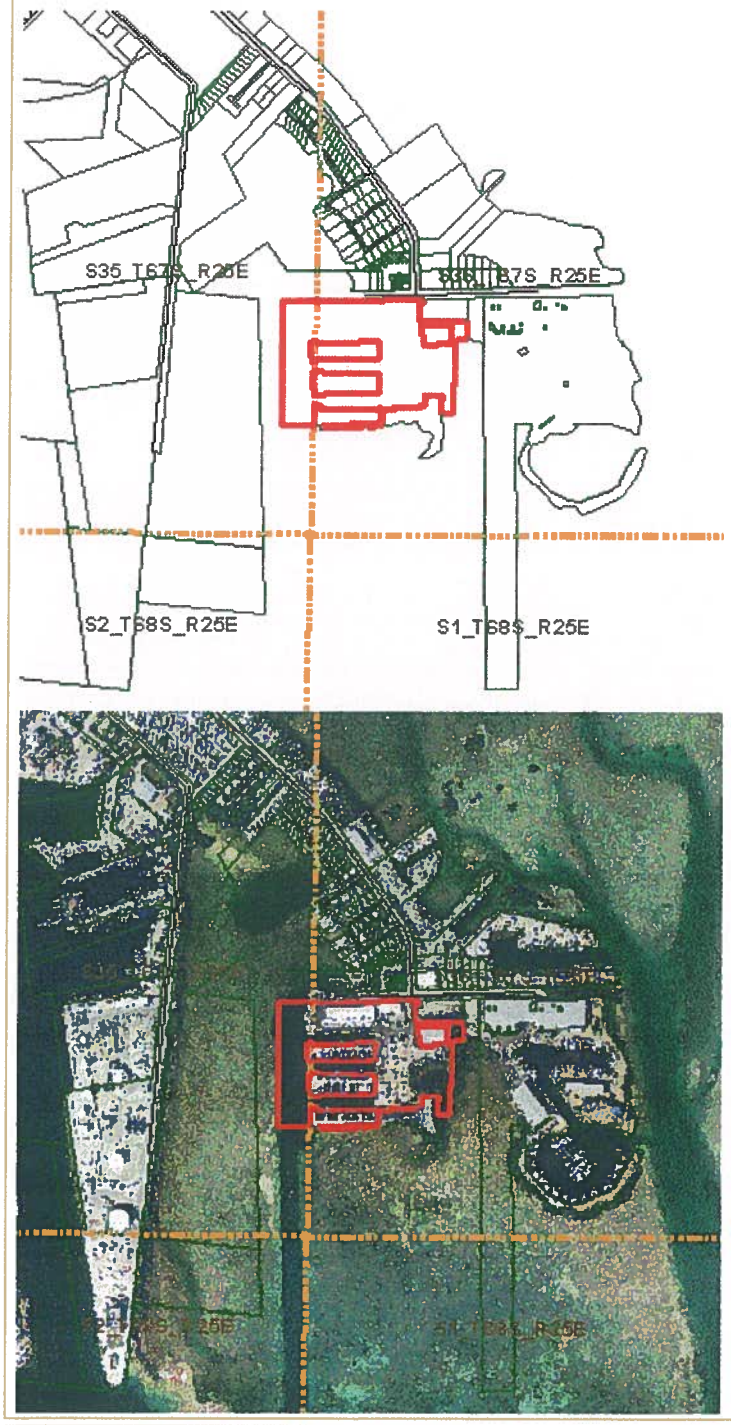
Ownership Details

Mailing Address:
OCEANSIDE INVESTORS LLC
5640 LAUREL AVE
KEY WEST, FL 33040-5915

Property Details

PC Code:	20 - AIRPORTS, MARINAS, BUS TERM
Millage Group:	110A
Affordable Housing:	No
Section-Township-Range:	35-67-25
Property Location:	5950 PENINSULAR AVE SOUTH STOCK ISLAND
Legal Description:	STOCK ISLAND MALONEY SUB PB1-55 LOTS 1-2-3 AND ADJ BAY BTM SQR 60 AND PT LTS 1-2-3 AND ADJ BAY BTM SQR 61 AND PT MALONEY AVE VACATED BCC 151-1974 AND FILLED BAY BTM ADJ TO MALONEY AVE (.11AC) AND PT ADJ PARCEL MISC REC BK D-58/59 OR333-58/59 OR509-440 OR514-92OR534-196/198 OR550-695 II 24710 OR690-313E OR739-246 OR930-119/137C/T OR930-148/151 OR959-2354/2355 II 26658 (3608-44) OR1278-2366/69 OR1619-384/386CERT/IIF OR2503-2018/32 OR2634-572/83

Click Map Image to open interactive viewer



Land Details

Land Use Code	Frontage	Depth	Land Area
100W - COMMERCIAL WATERFRON	0	0	329,644.00 SF
9500 - SUBMERGED	0	0	6.73 AC

Building Summary

Number of Buildings: 6

Number of Commercial Buildings: 6
Total Living Area: 45361
Year Built: 1969

Building 1 Details

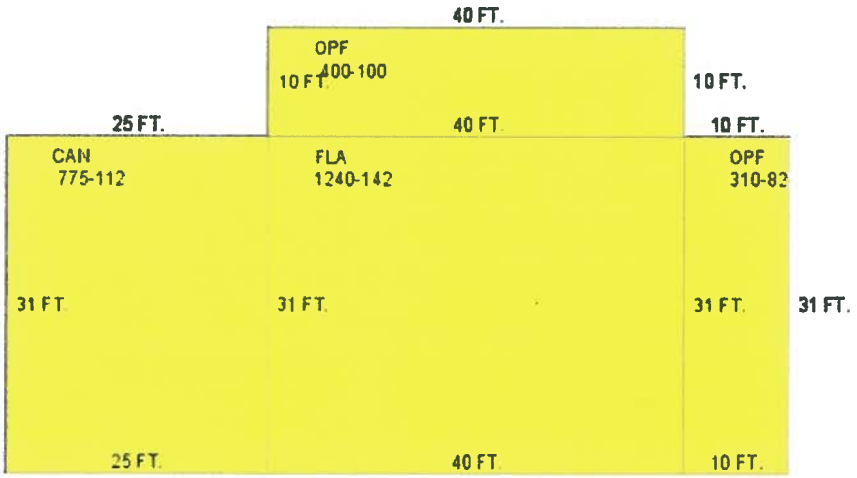
Building Type		Condition	A	Quality Grade	250
Effective Age	22	Perimeter	142	Depreciation %	27
Year Built	1969	Special Arch	0	Grnd Floor Area	1,240
Functional Obs	0	Economic Obs	0		

Inclusions:

Roof Type		Roof Cover		Foundation	
Heat 1		Heat 2		Bedrooms	0
Heat Src 1		Heat Src 2			

Extra Features:

2 Fix Bath	0	Vacuum	0
3 Fix Bath	0	Garbage Disposal	0
4 Fix Bath	0	Compactor	0
5 Fix Bath	0	Security	0
6 Fix Bath	0	Intercom	0
7 Fix Bath	0	Fireplaces	0
Extra Fix	8	Dishwasher	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1982					1,240
2	OPF		1	1982					310
3	OPF		1	1982					400
4	CAN		1	1982					775

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	10037	VACANT COMM	100	N	Y
	10038	OPF	100	N	N
	10039	OPF	100	N	N
	10040	CAN	100	N	N

Exterior Wall:

Interior Finish Nbr	Type	Area %
3284	AVE WOOD SIDING	100

Building 2 Details

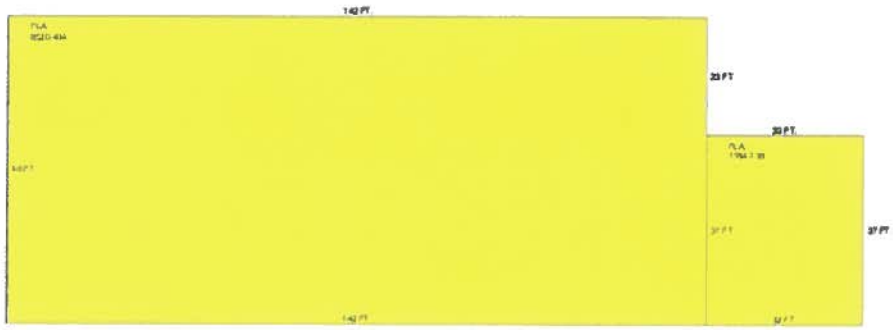
Building Type		**Condition**	A	**Quality Grade**	250
Effective Age	22	**Perimeter**	542	**Depreciation %**	27
Year Built	1970	**Special Arch**	0	**Grnd Floor Area**	9,704
Functional Obs	0	**Economic Obs**	0		

Inclusions:

Roof Type		**Roof Cover**		**Foundation**	
Heat 1		**Heat 2**		**Bedrooms**	0
Heat Src 1		**Heat Src 2**			

Extra Features:

2 Fix Bath	0	**Vacuum**	0
3 Fix Bath	0	**Garbage Disposal**	0
4 Fix Bath	0	**Compactor**	0
5 Fix Bath	0	**Security**	0
6 Fix Bath	0	**Intercom**	0
7 Fix Bath	0	**Fireplaces**	0
Extra Fix	8	**Dishwasher**	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1982					8,520
2	FLA		1	1982					1,184

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	10041	MARINA/AUTO/BUS TERM	100	N	N
	10042	SERV SHOPS ETC	100	N	N

Exterior Wall:

Interior Finish Nbr	Type	Area %
3285	METAL SIDING	100

Building 3 Details

Building Type		Condition	A	Quality Grade	250
Effective Age	14	Perimeter	800	Depreciation %	18
Year Built	1969	Special Arch	0	Grnd Floor Area	30,000
Functional Obs	0	Economic Obs	0		

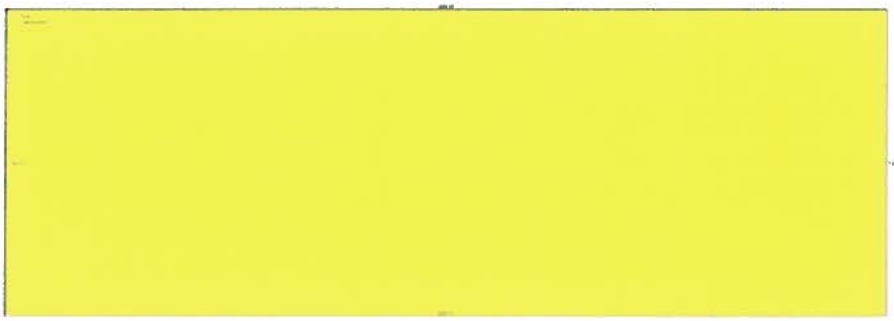
Inclusions:

Roof Type		Roof Cover		Foundation	
Heat 1		Heat 2		Bedrooms	0
Heat Src 1		Heat Src 2			

Extra Features:

2 Fix Bath	0	Vacuum	0

3 Fix Bath	0	Garbage Disposal	0
4 Fix Bath	0	Compactor	0
5 Fix Bath	0	Security	0
6 Fix Bath	0	Intercom	0
7 Fix Bath	0	Fireplaces	0
Extra Fix	0	Dishwasher	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1982					30,000

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	10043	WAREHOUSE/MARINA C	100	N	N

Exterior Wall:

Interior Finish Nbr	Type	Area %
3286	METAL SIDING	100

Building 4 Details

Building Type		Condition	A	Quality Grade	250
Effective Age	14	Perimeter	180	Depreciation %	18
Year Built	1983	Special Arch	0	Grnd Floor Area	988
Functional Obs	0	Economic Obs	0		

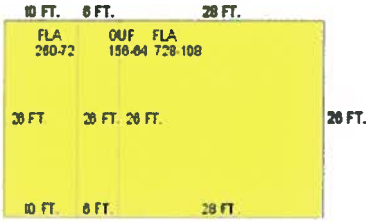
Inclusions:

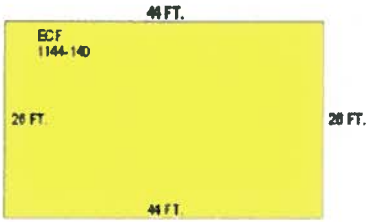
Roof Type	Roof Cover	Foundation
Heat 1	Heat 2	Bedrooms 0

Heat Src 1 Heat Src 2

Extra Features:

2 Fix Bath	0	Vacuum	0
3 Fix Bath	0	Garbage Disposal	0
4 Fix Bath	0	Compactor	0
5 Fix Bath	0	Security	0
6 Fix Bath	0	Intercom	0
7 Fix Bath	0	Fireplaces	0
Extra Fix	18	Dishwasher	0





Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1983					728
2	OUF		1	1983					156
3	FLA		1	1983					260
4	ECF		1	1996					1,144

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	10044	CAMP BLDG	100	N	N
	10045	OUF	100	N	N
	10046	CAMP BLDG-A-	100	N	N
	10047	ECF	100	N	N

Exterior Wall:

Interior Finish Nbr	Type	Area %
3287	METAL SIDING	100

Building 5 Details

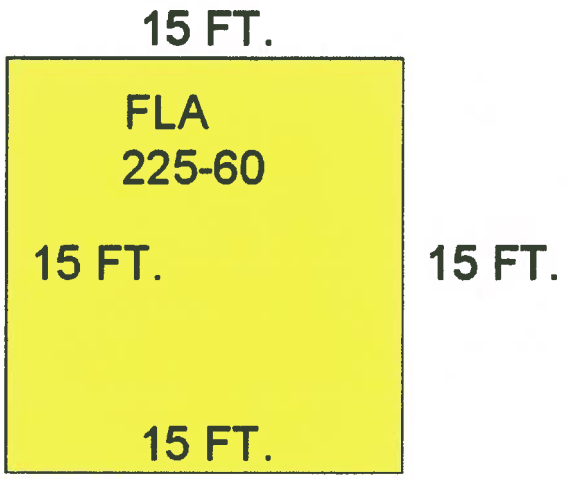
Building Type		Condition	A	Quality Grade	250
Effective Age	22	Perimeter	60	Depreciation %	27
Year Built	1975	Special Arch	0	Grnd Floor Area	225
Functional Obs	0	Economic Obs	0		

Inclusions:

Roof Type		Roof Cover		Foundation	
Heat 1		Heat 2		Bedrooms	0
Heat Src 1		Heat Src 2			

Extra Features:

2 Fix Bath	0	Vacuum	0
3 Fix Bath	0	Garbage Disposal	0
4 Fix Bath	0	Compactor	0
5 Fix Bath	0	Security	0
6 Fix Bath	0	Intercom	0
7 Fix Bath	0	Fireplaces	0
Extra Fix	3	Dishwasher	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	FLA		1	1993					225

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	10048	SERV SHOPS ETC	100	N	N

Exterior Wall:

Interior Finish Nbr	Type	Area %

3288	AVE WOOD SIDING	100

Building 6 Details

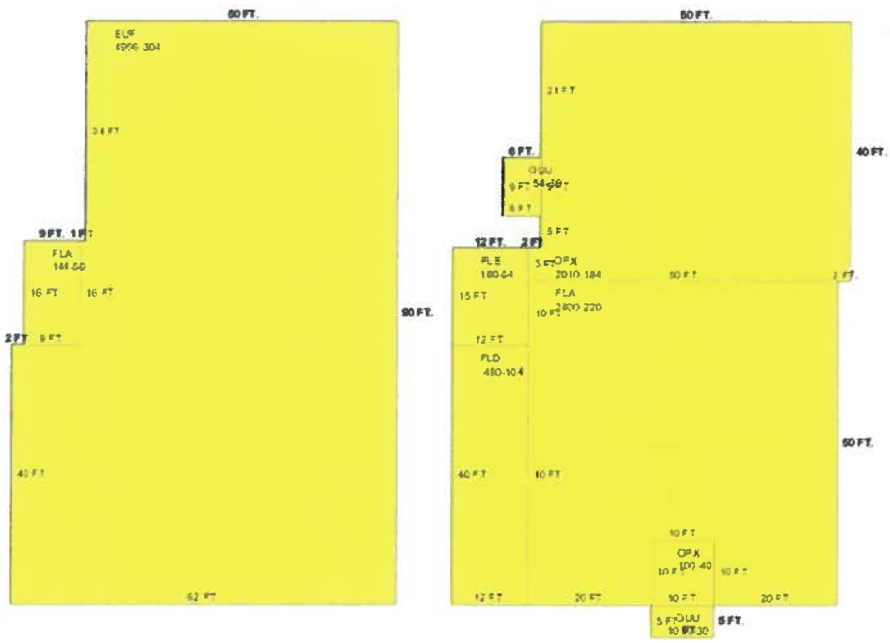
Building Type		Condition	E	Quality Grade	400
Effective Age	12	Perimeter	416	Depreciation %	15
Year Built	1995	Special Arch	0	Grnd Floor Area	3,204
Functional Obs	0	Economic Obs	0		

Inclusions:

Roof Type	Roof Cover	Foundation
Heat 1	Heat 2	Bedrooms 0
Heat Src 1	Heat Src 2	

Extra Features:

2 Fix Bath	2	Vacuum	0
3 Fix Bath	0	Garbage Disposal	0
4 Fix Bath	0	Compactor	0
5 Fix Bath	0	Security	0
6 Fix Bath	0	Intercom	0
7 Fix Bath	0	Fireplaces	0
Extra Fix	12	Dishwasher	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished Basement %	Area
1	EUF		1	2003					4,996
2	FLA		1	2003					144
3	FLD		1	2003					480
4	FLA		1	1995					2,400
5	FLE		1	2003					180

6	OPX	1	2003	2,010
7	OUU	1	2003	54
8	OPX	1	1995	100
9	OUU	1	2003	50

Interior Finish:

Section Nbr	Interior Finish Nbr	Type	Area %	Sprinkler	A/C
	10049	EUF	100	N	N
	10050	RESTRNT/CAFETR-B-	100	Y	Y
	10051	RESTRNT/CAFETR-B-	100	Y	Y
	10052	REST/CAFET-A-	100	Y	Y
	10053	RESTRNT/CAFETR-B-	100	Y	Y
	10054	OPX	100	N	N

Exterior Wall:

Interior Finish Nbr	Type	Area %
3289	AB AVE WOOD SIDING	100

Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life
1	UB2:UTILITY BLDG	225 SF	15	15	1979	1980	3	50
2	RK2:BOAT RACKS	175 UT	0	0	1979	1980	1	30
3	PT3:PATIO	5,060 SF	0	0	1976	1977	1	50
4	CL2:CH LINK FENCE	2,892 SF	482	6	1976	1977	2	30
5	PT3:PATIO	1,276 SF	0	0	1976	1977	1	50
6	SW2:SEAWALL	4,995 SF	999	5	1999	2000	5	60
7	SW2:SEAWALL	1,855 SF	371	5	1999	2000	5	60
8	DK3:CONCRETE DOCK	8,418 SF	0	0	1976	1977	5	60
9	AP2:ASPHALT PAVING	70,250 SF	0	0	1976	1977	2	25
10	UB2:UTILITY BLDG	225 SF	15	15	1979	1980	3	50
11	RK2:BOAT RACKS	175 UT	0	0	1979	1980	1	30
12	PT3:PATIO	5,060 SF	0	0	1976	1977	1	50
13	CL2:CH LINK FENCE	2,892 SF	482	6	1976	1977	2	30
14	PT3:PATIO	1,276 SF	0	0	1976	1977	1	50
15	SW2:SEAWALL	4,995 SF	999	5	1999	2000	5	60
16	SW2:SEAWALL	1,855 SF	371	5	1999	2000	5	60
17	DK3:CONCRETE DOCK	8,418 SF	0	0	1976	1977	5	60
18	AP2:ASPHALT PAVING	70,250 SF	0	0	1976	1977	2	25
19	UB2:UTILITY BLDG	96 SF	12	8	1982	1983	3	50
20	FN2:FENCES	360 SF	6	60	1993	1994	2	30
21	UB2:UTILITY BLDG	200 SF	10	20	1982	1983	3	50
22	RK2:BOAT RACKS	10 UT	0	0	1989	1990	1	30
23	FN2:FENCES	1,330 SF	7	190	1993	1994	5	30

24	CL2:CH LINK FENCE	3,120 SF	6	520	1993	1994	1	30
25	PT3:PATIO	1,240 SF	0	0	1994	1995	2	50
26	WD2:WOOD DECK	564 SF	0	0	1994	1995	4	40
27	AC2:WALL AIR COND	2 UT	0	0	1994	1995	1	20
28	WD2:WOOD DECK	60 SF	12	5	1994	1995	1	40
29	AP2:ASPHALT PAVING	2,008 SF	0	0	1994	1995	1	25
30	PT3:PATIO	400 SF	100	4	1993	1994	2	50
31	WD2:WOOD DECK	400 SF	100	4	1983	1984	4	40
32	CB2:DET CABANA	100 SF	10	10	1993	1994	3	60
33	UB2:UTILITY BLDG	72 SF	12	6	1989	1990	2	50
34	UB3:LC UTIL BLDG	40 SF	10	4	1989	1990	1	30
35	UB2:UTILITY BLDG	96 SF	12	8	1992	1993	3	50
36	UB2:UTILITY BLDG	96 SF	12	8	1992	1993	3	50
37	FN2:FENCES	600 SF	60	10	1995	1996	5	30
38	FN2:FENCES	600 SF	60	10	1995	1996	5	30
39	FN2:FENCES	192 SF	16	12	1998	1999	5	30
40	SW2:SEAWALL	1,720 SF	430	4	1998	1999	1	60

Appraiser Notes

RE: 12361 AND 12745 COMBINED FOR ASSESSING PURPOSES 5-8-87

PER OR2669-824 SPLIT 541 SQ FT ADJACENT TO BOAT SLIP 693 TO RE00127420-000925, AK9102430; DONE FOR THE 2014 TAX ROLL.

2004/1/6...BC...BUILDING 7 AND THE LAND UNDER IT WAS SPLIT OUT AND CONVERTED INTO CONDO BOAT STORAGE. (TO BE HANDELED BY DARLENE) THE OVERRIDE VALUE WAS REDUCED BY $644,924. OCEANSIDE MARINA 96 SF UB2 IS GUARD HSE BLDG. #1 = TACKLESHOP BLDG. #2 =SHIP'S STORE BLDG. #3 = BOAT STORAGE BLDG. #4 = BATH HOUSE INCOME DATA IN FILE CHANGED THE PC CODE FROM 27 TO 60 FOR HE Y2K TAX VALUE AND PICKIED HE 430 FEET OF RIPRAP. 00/039 2000-12-29 REMOVED THE .75 TO 1.00 FOR THE LAND ADJUSTMENT FOR THE BAY BOTTOM FOR THE 2001 TASX ROLL. DUG 2002/5/31 SB, TPP ACCOUNTS: ALL SEASON ANGLERS - 899101, BENNETT BRIAN-9028196, BITTNER, DALE -8886241, BRIENZA, JAMES-8999629, CALCUTTA-8824149, CAPT MIKES-8939657, CAPT PAUL HELWIG-8943408, CARL PEACHEY-8999255, CHARTER SEA-8918127, CHEERIO CHARTERS-9000762, CLUB FRED-8977640, COLE, WM-8977024, CURRIE, MIKE-8870418, DEBI LOU-8893761, END OF THE LINE-8977090, FUN-SEA-KER-8981677, HIGH SEAS-9000135, HUGH MORGAN-9000300, JACE GROUP-8943716, KEY LIMEY CHARTERS-8859708, KW KAYAK FISHING-8943771, KW METAL SCULPTING-8928694, LIGHTHOUSE INN-8882912, LOGAN, RYON-8970468, MANNETTI CHARTERS-8892004, MARKS MARINE DIESEL RPR-8796684, MS MARGARITE-8927931, MURRAY SHATT-8929368, MYSTIC DREAM-8970534, ON THE FLY-8824823, PIERCE, THOMAS-8889780, QUICK RELIEF-8684584, REEL TIME-8943375, RUSTY FLY-8970842, SEAHORSE-9003182, SEA YA-8914890, SECOND CHANCE-8927912, SHADOW-8927996, SIGNAL 20-9000762, SOUTHERNMOST SAILING-8829345, STRUTHERS, GENE-9001114, SUIA PROPERTIES-8892454, SUPER GROUPER-8928455, SUNDAYS ON THE BAY-8977035, THERAPY-8949469, THOMAS, GREG-8939349, THUMMUS-8787081, TOMCAMP-8989784, TROPICAL DREAM-8954694, WILD ABOUT DOLPHINS-8905246, WILLET MARINE-8819676, SOUTHPAW CHARTERS-9022256, MARINATECH INC-9022597, SUPER GROUPER III-9028493 2/14/2003 ADDED BLDG # 7 , BOAT STORAGE. D.M.J.

Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	10105254	09/02/2010		0	Commercial	WIRE RANGE HOOD
	10104979	08/19/2010		0	Commercial	POOL, SPA, FENCE.
	13100536	02/28/2013		3,800	Commercial	TEMP OFFICE TRAILER
	13100535	02/28/2013		10,000	Commercial	DEMO INTERIOR
	13100536	02/28/2013		3,800	Commercial	PLACE TEMP OFFICE 8 X 40 FT

	13102543	06/27/2013		0		DEMO BATH HOUSE.
	06106750	03/15/2007		225,000	Commercial	New Marina entrance
1	94-0659	08/01/1994	03/01/1995	200,000	Commercial	COMM.RESTAURANT
	95-0276	08/01/1994	03/01/1995	500	Commercial	ENCLOSURE
	94-1251	10/01/1994	10/01/1995	3,025	Commercial	BUILDING MISC.
4	981173	08/21/1998	06/11/1999	25,000	Commercial	SEAWALL
5	991605	06/23/1999	01/20/2000	9,500	Commercial	COMMERCIAL ROOFING
6	00/2271	05/24/2000	01/01/2001	25,000	Commercial	SEAWALL-REPAIR
7	01-2637	08/24/2001	06/10/2002	3,000,000	Commercial	BOAT STORAGE BLDG
8	01-2635	08/24/2001	06/10/2002	3,000,000	Commercial	BOAT STORAGE BLDG
9	01-5372	08/24/2001	06/10/2002	3,000,000	Commercial	BOAT STORAGE BLDG
10	11/4681	12/26/2001	12/29/2006	16,025	Commercial	SIDEWALK-REPLACE
11	01/4666	12/21/2001	06/10/2002	6,000	Commercial	COMM. MISC.
12	01/2635	08/24/2001	12/28/2007	3,000,000	Commercial	site upgrades
13	02/1355	05/09/2002	12/29/2006	150,000	Commercial	EXPANSION OF REST.
14	02/1758	05/14/2002	06/10/2002	72,000	Commercial	DOCK
15	02-2525	07/12/2002	03/13/2003	150,000	Commercial	ADD TO RESTAURANT& C.O.
17	01-2634	12/19/2001	12/29/2006	30,000	Commercial	SLAB 1,466 SF
	04-1801	05/28/2004	02/16/2005	99,720	Commercial	ELECTRIC MISCELLANEOUS
	01102653		12/29/2006	0	Commercial	new SFR
	01102654		12/29/2006	0	Commercial	new SFR
	01102655		12/29/2006	0	Commercial	new SFR
	01102656		12/29/2006	0	Commercial	new SFR
	01102658		12/29/2006	0	Commercial	new SFR
	01102659		12/29/2006	0	Commercial	new SFF
	01102660		12/29/2006	0	Commercial	new SFR
	01102661		12/30/2003	0	Commercial	new SFR
	01102657		12/30/2003	0	Commercial	new SFR
	01102642		12/30/2003	0	Commercial	new SFR
	01102641		12/30/2003	0	Commercial	new SFR
	01102640		12/30/2003	0	Commercial	new SFR
	01102639		12/30/2003	0	Commercial	new SFR
	01102645		12/30/2003	0	Commercial	new SFR
	01102643		12/30/2003	0	Commercial	new SFR
	01102647		12/30/2003	0	Commercial	new SFRO
	01102646		12/30/2003	0	Commercial	new SFR
	01102648		12/30/2003	0	Commercial	new SFR
	01102649		12/30/2003	0	Commercial	new SFR
	01102650		12/30/2003	0	Commercial	new SFR
	01102651		12/30/2003	0	Commercial	new SFR
	01102652		12/30/2003	0	Commercial	new SFR
	05104135	08/05/2005	12/29/2006	5,000	Commercial	DEMO DRYWALL & TILE
	05105320	04/28/2006	12/28/2007	500,000	Commercial	INTERIOR RENOVATIONS FOR 1ST FLOOR , CONCRETE SLAB, & ROOF

06104082	03/12/2007	12/28/2007	10,000	Commercial	Install New Buffer Tank
07101892	05/24/2007		100,000	Commercial	DEMO METAL BUILD
07101628	06/05/2007	12/28/2007	16,000	Commercial	Install Kitchen Hoods
07102762	08/13/2007		2,400	Commercial	Fire Suppression System
07102478	07/26/2007	01/16/2008	1,200	Commercial	Propane Tank & Lines
07103478	09/13/2007		57,000	Commercial	Dock Improvements & Repairs

Parcel Value History

Certified Roll Values

View Taxes for this Parcel.

Roll Year	Total Bldg Value	Total Misc Improvement Value	Total Land Value	Total Just (Market) Value	Total Assessed Value	School Exempt Value	School Taxable Value
2013	2,455,786	1,357,159	4,205,730	3,452,645	3,452,645	0	3,452,645
2012	2,488,395	1,392,190	4,205,730	3,452,645	3,452,645	0	3,452,645
2011	2,539,196	1,422,245	4,205,730	5,021,177	5,021,177	0	5,021,177
2010	2,539,196	1,447,289	7,743,188	5,579,085	5,579,085	0	5,579,085
2009	2,596,980	1,483,137	16,979,873	5,579,085	5,579,085	0	5,579,085
2008	2,621,437	1,513,593	9,096,673	6,950,384	6,950,384	0	6,950,384
2007	1,883,939	1,266,994	3,411,673	6,950,384	6,950,384	0	6,950,384
2006	1,895,088	1,059,408	3,032,673	1,820,647	1,820,647	0	1,820,647
2005	1,952,361	1,080,304	3,032,673	1,820,647	1,820,647	0	1,820,647
2004	1,952,327	1,099,609	1,349,150	1,820,647	1,820,647	0	1,820,647
2003	2,369,256	1,124,895	1,424,150	2,465,571	2,465,571	0	2,465,571
2002	1,799,332	1,145,824	1,459,650	2,465,571	2,465,571	0	2,465,571
2001	1,799,332	1,165,097	996,970	2,465,571	2,465,571	0	2,465,571
2000	1,799,332	349,157	977,395	2,465,571	2,465,571	0	2,465,571
1999	1,799,332	344,291	977,395	1,789,390	1,789,390	0	1,789,390
1998	1,202,121	352,526	977,395	1,356,546	1,356,546	0	1,356,546
1997	1,202,121	362,578	977,395	1,356,546	1,356,546	0	1,356,546
1996	1,084,467	359,012	977,395	1,356,546	1,356,546	0	1,356,546
1995	838,212	358,125	1,071,680	2,283,321	2,283,321	0	2,283,321
1994	842,465	357,609	1,071,680	2,283,321	2,283,321	0	2,283,321
1993	842,465	364,306	2,571,675	2,784,273	2,784,273	0	2,784,273
1992	842,465	373,619	1,550,161	2,766,245	2,766,245	0	2,766,245
1991	877,466	389,118	2,004,157	3,270,741	3,270,741	0	3,270,741
1990	877,466	401,995	1,634,815	3,635,223	3,635,223	0	3,635,223
1989	877,466	417,492	1,634,815	3,635,223	3,635,223	0	3,635,223
1988	800,600	334,434	1,634,815	3,548,483	3,548,483	0	3,548,483
1987	779,565	344,152	1,636,765	3,532,620	3,532,620	0	3,532,620
1986	752,031	349,316	1,486,910	3,167,805	3,167,805	0	3,167,805
1985	735,525	360,772	1,038,731	2,980,119	2,980,119	0	2,980,119
1984	732,449	370,406	1,038,731	2,100,000	2,100,000	0	2,100,000

1983	715,242	217,002	1,038,731	2,030,395	2,030,395	0	2,030,395
1982	693,530	195,738	912,721	1,801,989	1,801,989	0	1,801,989

Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed. Thank you for your patience and understanding.

Sale Date	Official Records Book/Page	Price	Instrument	Qualification
6/13/2013	2634 / 572	4,750,000	WD	12
1/26/2011	2503 / 2018	15,932,400	WD	12
6/23/2004	2019 / 1476	7,250,000	WD	M
10/1/1993	1278 / 2366	2,450,000	WD	Q
2/1/1977	706 / 537	1,366,650	00	Q

This page has been visited 423,655 times.

Monroe County Monroe County Property Appraiser
Scott P. Russell, CFA
P.O. Box 1176 Key West, FL 33041-1176

Scott P. Russell, CFA
Property Appraiser
Monroe County, Florida

Key West (305) 292-3420
Marathon (305) 289-2550
Plantation Key (305) 852-7130

Property Record Card -

Maps are now launching the new map application version

Website tested on IE8, IE9, & Firefox. Requires Adobe Flash 10.3 or higher

Alternate Key: 8884257 Parcel ID: 00127420-000100

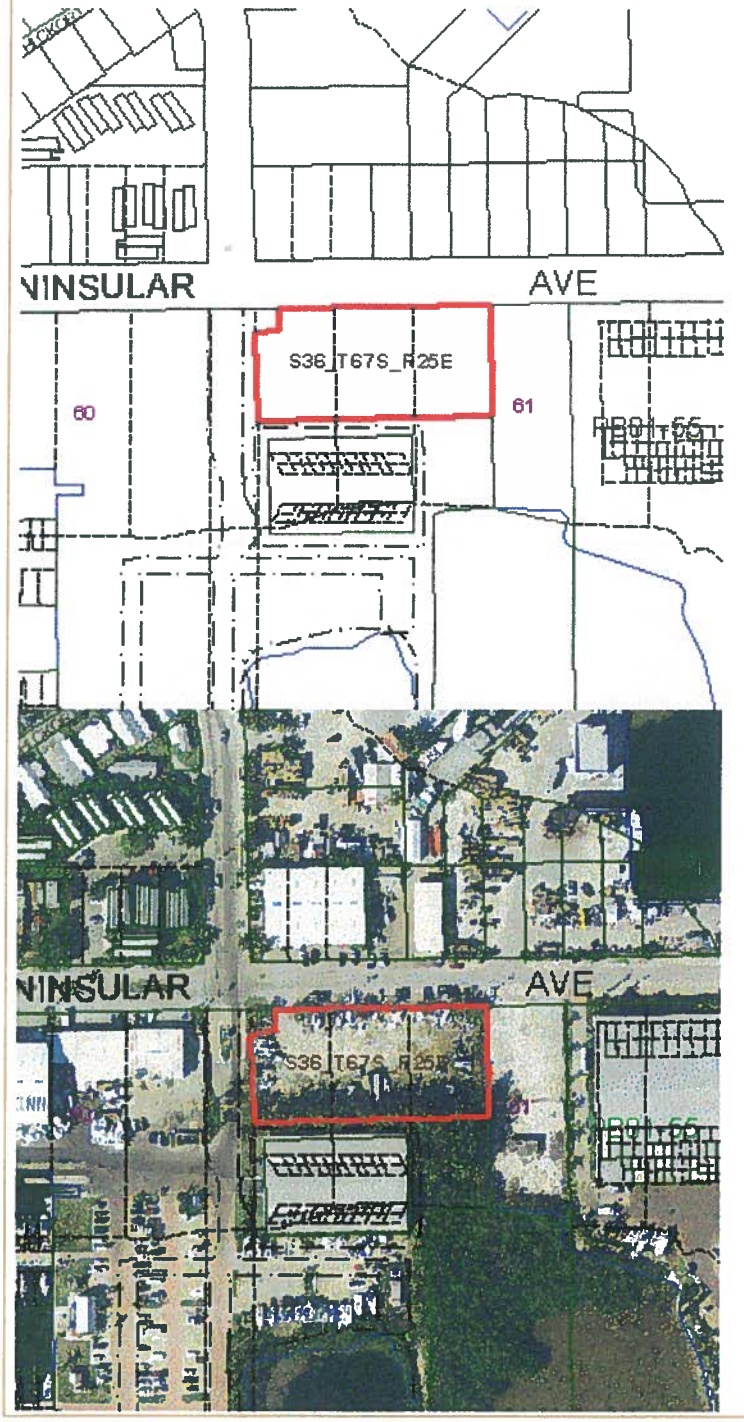
Ownership Details

Mailing Address:
OCEANSIDE INVESTORS LLC
5640 LAUREL AVE
KEY WEST, FL 33040-5915

Property Details

PC Code:	10 - VACANT COMMERCIAL
Millage Group:	110A
Affordable Housing:	No
Section-Township-Range:	35-67-25
Property Location:	5970 PENINSULAR AVE SOUTH STOCK ISLAND
Legal Description:	SQR 61 PT LOT 1 - 2 AND 3 STOCK ISLAND MALONEY SUB PB1-55 OR1380-841/842 OR1402-1644/45 OR2146-1633/34 OR2503-2018/32 OR2634-572/83

Click Map Image to open interactive viewer



Land Details

Land Use Code	Frontage	Depth	Land Area
100D - COMMERCIAL DRY	0	0	41,904.00 SF

Appraiser Notes

THE BUILDING SETS ON ALL THREE LOTS. THE HIGH QUALITY GRADE IS FOR THE EXCEPTIONAL CONSTRUCTION.THE ET5-01 HAS BEEN DOUBLED TO GET HE CORRECT VALUE!!-O5 "SKT BUILDING" BAY 1 & 2 ANDREW ALUMINUM 294-

8848 BAY 3 TPE STRUCTURES INC. 305-293-41111 BAY 4 WILLET MARINE 293-0110 BAY 5 KEY FABRICATION 294-7509 BAY 6 MONTAGE BAY 7 & 8,9 &10 CHEMICAL 296-4028 BAY 11 & 12 FLA KEYS ELECTRIC 296-4028 TPP 8928330 - INTERIOR TRIM BY KEVIN CHANEY (#5)
PARCEL REMOVED FROM STUDY DUE TO THE FACT PARCEL DOES NOT MEET MARKET STANDARDS.

Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	08103810	12/03/2008	03/31/2009	4,100	Commercial	CHAIN LINK FN
1	97-1325	07/01/1998	08/25/1999	55,000	Commercial	STORAGE BLDG.
2	992153	09/03/1999	01/21/2000	3,800	Commercial	FENCE & PRIVACY WALLS
3	97/1325	07/01/1998	08/25/1999	55,000	Commercial	COMM. STOAGE-C/O.

Parcel Value History

Certified Roll Values.

View Taxes for this Parcel.

Roll Year	Total Bldg Value	Total Misc Improvement Value	Total Land Value	Total Just (Market) Value	Total Assessed Value	School Exempt Value	School Taxable Value
2013	0	0	638,164	638,164	638,164	0	638,164
2012	0	0	638,164	638,164	638,164	0	638,164
2011	0	0	638,164	638,164	638,164	0	638,164
2010	717,853	34,077	272,333	1,024,263	1,024,263	0	1,024,263
2009	733,806	35,433	384,000	1,152,885	1,152,885	0	1,152,885
2008	733,806	37,223	1,257,120	2,028,149	2,028,149	0	2,028,149
2007	524,548	38,642	1,676,160	2,239,350	2,239,350	0	2,239,350
2006	524,548	40,354	1,539,972	2,104,874	2,104,874	0	2,104,874
2005	382,465	42,122	502,848	927,435	927,435	0	927,435
2004	390,426	43,941	377,136	811,503	811,503	0	811,503
2003	390,426	45,653	377,136	813,215	813,215	0	813,215
2002	390,426	47,421	419,040	856,887	856,887	0	856,887
2001	390,426	49,241	171,597	611,264	611,264	0	611,264
2000	354,120	30,126	171,597	555,843	555,843	0	555,843
1999	0	7,642	144,359	152,001	152,001	0	152,001
1998	0	7,907	144,359	152,266	152,266	0	152,266
1997	0	8,142	144,359	152,501	152,501	0	152,501
1996	0	0	144,359	144,359	144,359	0	144,359

Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed. Thank you for your patience and understanding.

Sale Date	Official Records Book/Page	Price	Instrument	Qualification
6/13/2013	2634 / 572	4,750,000	WD	12

1/26/2011	2503 / 2018	15,932,400	WD	12
8/23/2005	2146 / 1633	2,800,000	WD	O
1/1/1996	1402 / 1644	58,400	WD	P
12/1/1995	1380 / 0841	175,000	WD	Q

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Monroe County Monroe County Property Appraiser
Scott P. Russell, CFA
P.O. Box 1176 Key West, FL 33041-1176

Tab 5: Affidavit of Intent to Transfer

Affidavit of Intent to Transfer to Follow

Tab 6: Monroe County Radius Report, Sender and Receiver Sites

Sender

Monroe County Property Appraiser - Radius Report

AK: 8667477 **Parcel ID:** 00115840-000100 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29-66-28 CUDJOE KEY PT GOVT LOT 2 (OR928-1586/1587 OR973-871/872
Owners Name: HAMILTON HENRY B
Address: 5 COCONUT DR KEY WEST FL 33040-6214

AK: 1147419 **Parcel ID:** 00115840-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-04 CUDJOE KEY PT LOT 2 (3.65 AC) G 7-208 G5-275 OR420-986-E OR519-835-D/C OR583-2
Owners Name: HAMILTON HENRY B
Address: 5 COCONUT DR KEY WEST FL 33040-6214

AK: 1221562 **Parcel ID:** 00172120-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: BK 1 LT 4 CUDJOE GARDENS PB4-78 CUDJOE KEY OR353-3 57/61 OR638-835 OR744-526 OR944-262/64 OR985-1
Owners Name: FAIN FREDDY
Address: 2182 HIGHWAY 70 E JACKSON TN 38305-8418

AK: 1147338 **Parcel ID:** 00115800-000100 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT LOT 1 AND PT LOT 2 (PARCELS M AND N OR616-53 OR669-215-218 OR706-635 OR
Owners Name: DEPALMA LEE ANN
Address: 11 AQUAMARINE DR KEY WEST FL 33040-5601

AK: 1227196 **Parcel ID:** 00175130-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: BK LT 3 SACARMA BAY PB4-128 CUDJOE KEY OR521-366 O R580-67Q/C OR1701-807 OR1710-345C OR1962-194
Owners Name: WOODBURN DAVID ALBERT AND JANN W
Address: PO BOX 420433 SUMMERLAND KEY FL 33042-0433

AK: 1147346 **Parcel ID:** 00115800-000101 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT LOT 2 (PARCEL L) OR698-371 OR706-635 OR744-521/522 OR1479-357/58 OR1498-1
Owners Name: DEPALMA LEE ANN
Address: 11 AQUAMARINE DR KEY WEST FL 33040-5601

AK: 1227242 **Parcel ID:** 00175180-000000 **Physical Location** 34 SACARMA DR CUDJOE KEY
Legal Description: BK LOTS 6 & 8 SACARMA BAY PB4-128 CUDJOE KEY OR521 -366 OR580-67Q/C OR1701-807 OR1710-345C OR196
Owners Name: WOODBURN DAVID ALBERT AND JANN W
Address: PO BOX 420433 SUMMERLAND KEY FL 33042-0433

AK: 1227200 **Parcel ID:** 00175140-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: BK LT 4 SACARMA BAY PB4-128 CUDJOE KEY OR521-366 O R580-67Q/C OR1701-807 OR1710-345C OR1962-194
Owners Name: WOODBURN DAVID ALBERT AND JANN W
Address: PO BOX 420433 SUMMERLAND KEY FL 33042-0433

AK: 1147362 **Parcel ID:** 00115800-000300 **Physical Location** 21251 OLD STATE CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT LOT 1 AND PT LOT 2 G5-275 OR519-835D/C OR618-518 OR618-193/194 (PARCEL
Owners Name: FLORID KEYS SPCA
Address: 5230 COLLEGE RD KEY WEST FL 33040

AK: 1147605 **Parcel ID:** 00115910-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-10 CUDJOE KEY PT LOT 2 OR55-81-82
Owners Name: MONROE COUNTY
Address: 500 WHITEHEAD ST KEY WEST FL 33040

AK: 1147320 **Parcel ID:** 00115800-000000 **Physical Location** 21141 OLD STATE CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT LOT 1 & PT LOT 2 G5-275 (PA RCELS B & D) OR519-835D/C OR618-518 OR618-19
Owners Name: DOODNAUTH A AND GRACE SALAZAR
Address: 45 WILLIAMS STREET HEMPSTEAD NY 11550

AK: 1147745 **Parcel ID:** 00115960-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-15 CUDJOE KEY W1/2 OF NW1/4 S-363
Owners Name: TIITF/STSTATE OF FLORIDA MURPHY ACT LANDS
Address: 3900 COMMONWEALTH BLVD MAIL STATION 108 TALLAHASSEE FL 32399-3000

AK: 1147371 **Parcel ID:** 00115800-000400 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-01.1 CUDJOE KEY PT LOT 1 & PT LOT 2 (TRACTS E F G J K) OR778-826 OR2273-488/90
Owners Name: TIITF C/O DEP
Address: 3900 COMMONWEALTH BLVD MAIL STATION 115 TALLAHASSEE FL 32399-6575

AK: 1147702 **Parcel ID:** 00115930-000000 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: W66829-12 CUDJOE KEY PT SE1/4 OF NW1/4 OR55-86-87
Owners Name: MONROE COUNTY
Address: 500 WHITEHEAD ST KEY WEST FL 33040

AK: 1147737 **Parcel ID:** 00115950-000100 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-14.1 CUDJOE KEY PT SE1/4 OF NW1/4 W OF SR OR454-403 OR929-2401/2408 OR1332-1244
Owners Name: DIRICO FRANK C/O INDUSTRIAL COMMUNICATIONS AND
Address: 350 NW 215TH ST MIAMI FL 33169-2122

AK: 1147621 **Parcel ID:** 00115920-000100 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-11.1 CUDJOE KEY SW1/4 OF NE1/4 & P T SE1/4 OF NW1/4 PARCEL IIII OR499-1102 OR216
Owners Name: TIITF C/O DEP
Address: 3900 COMMONWEALTH BLVD TALLAHASSEE FL 32399-3000

AK: 1227170 **Parcel ID:** 00175110-000000 **Physical Location** 21460 OVERSEAS CUDJOE KEY
Legal Description: BK LOTS 1, 2,5,7,9 AND 11 SACARMA BAY PB4-128 CUDJ OE KEY OR521-366 OR580-67 OR1749-1143/44 OR1
Owners Name: KEYS ISLAND PROPERTIES LLC
Address: 1201 SIMONTON ST KEY WEST FL 33040-3162

AK: 1147541 **Parcel ID:** 00115840-000500 **Physical Location** OVERSEAS HWY CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT LOT 2 OR685-479 OR744-527 O R1736-1684Q/C
Owners Name: CATES JOLYNN A/K/A JOLYNN CATES REYNOLDS
Address: 22330 LAFITTE DR CUDJOE KEY FL 33042-4218

AK: 1147532 **Parcel ID:** 00115840-000401 **Physical Location** 21362 OVERSEAS CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT LOT 2 OR652-505/506 OR721-1 58 OR825-1880/1881 OR931-2414/2415 OR1315-884/
Owners Name: JOINED ISLANDS INC
Address: 21362 OVERSEAS HWY CUDJOE KEY FL 33042

AK: 1227374 **Parcel ID:** 00175310-000000 **Physical Location** 21423 OVERSEAS CUDJOE KEY
Legal Description: TRACT A AND DISCLAIMED RD SACARMA DR SACARMA PB-4-128 CUDJOE KEY RESOLUTION 171-1980 OF
Owners Name: GOULD TIMOTHY R
Address: 21423 OVERSEAS HWY SUMMERLAND KEY FL 33042-3171

AK: 1226998 **Parcel ID:** 00174930-000000 **Physical Location** VACANT LAND OLD CUDJOE KEY
Legal Description: LOT 28 SACARMA PB2-48 CUDJOE KEY G-64-236/237 OR15 '9-301/303F/J OR166-277/278 OR507-653 OR1323-122
Owners Name: GAY DANNY JOE AND BRENDA
Address: 931 DREYFUS RD BEREA KY 40403-9695

AK: 9024489 **Parcel ID:** 00115840-000101 **Physical Location** VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT GOVT LOT 2 OR1831-1188/91
Owners Name: SOUNDS OF SERVICE RADIO INC
Address: PO BOX 850987 INDIAN ROCKS BEACH FL 33785-0987

AK: 8776683 **Parcel ID:** 00115840-000402 **Physical Location** VACANT CONCH DR CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT GOVT LOT 2 OR1137-976/977 O R1189-2225A/26 OR1247-1647/49 OR1317-1717/18 O
Owners Name: CUDJOE COVE HOMEOWNERS ASSOCIATION INC C/O KLEIN GARY
Address: 21200 CONCH DR SUMMERLAND KEY FL 33042-4110

AK: 1147524 **Parcel ID:** 00115840-000400 **Physical Location** 21388 CONCH DR CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT GOVT LOT 2 (1.338 AC) (AKA PARCEL 1) OR652-505/506 OR1211-1096/97 OR175
Owners Name: ALBRECHT ROBERT
Address: 22815 PORT ROYAL LN CUDJOE KEY FL 33042

AK: 1227382 **Parcel ID:** 00175320-000000 **Physical Location** 21423 OVERSEAS CUDJOE KEY
Legal Description: TRACT B SACARMA BAY PB4-128 CUDJOE KEY OR519-835D/ C OR599-331 OR599-329 OR793-163 OR842-1910/11
Owners Name: GOULD TIMOTHY R
Address: 21423 OVERSEAS HWY SUMMERLAND KEY FL 33042-3171

AK: 1227391 **Parcel ID:** 00175330-000000 **Physical Location** 21423 OVERSEAS CUDJOE KEY
Legal Description: TRACT C SACARMA BAY PB-4-128 CUDJOE KEY OR 198-467 /68 OR519-835 OR793-164 OR793-165 OR842-1910/1
Owners Name: GOULD TIMOTHY R
Address: 21423 OVERSEAS HWY SUMMERLAND KEY FL 33042-3171

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5 COCONUT DR
KEY WEST, FL 33040-6214

FAIN FREDDY
2182 HIGHWAY 70 E
JACKSON, TN 38305-8418

DEPALMA LEE ANN
11 AQUAMARINE DR
KEY WEST, FL 33040-5601

WOODBURN DAVID ALBERT AND JANN W
PO BOX 420433
SUMMERLAND KEY, FL 33042-0433

DEPALMA LEE ANN
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KEY WEST, FL 33040-5601

WOODBURN DAVID ALBERT AND JANN W
PO BOX 420433
SUMMERLAND KEY, FL 33042-0433

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PO BOX 420433
SUMMERLAND KEY, FL 33042-0433

FLORID KEYS SPCA
5230 COLLEGE RD
KEY WEST, FL 33040

MONROE COUNTY
500 WHITEHEAD ST
KEY WEST, FL 33040

DOODNAUTH A AND GRACE SALAZAR
45 WILLIAMS STREET
HEMPSTEAD, NY 11550

TIITF/STSTATE OF FLORIDA MURPHY ACT LANDS
3900 COMMONWEALTH BLVD MAIL STATION 108
TALLAHASSEE, FL 32399-3000

TIITF
C/O DEP
3900 COMMONWEALTH BLVD MAIL STATION 115
TALLAHASSEE, FL 32399-6575

MONROE COUNTY
500 WHITEHEAD ST
KEY WEST, FL 33040

DIRICO FRANK
C/O INDUSTRIAL COMMUNICATIONS AND ELECTRONICS INC
350 NW 215TH ST
MIAMI, FL 33169-2122

TIITF
C/O DEP
3900 COMMONWEALTH BLVD
TALLAHASSEE, FL 32399-3000

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CUDJOE KEY, FL 33042-4218

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CUDJOE KEY, FL 33042

GOULD TIMOTHY R
21423 OVERSEAS HWY
SUMMERLAND KEY, FL 33042-3171

GAY DANNY JOE AND BRENDA
931 DREYFUS RD
BEREA, KY 40403-9695

SOUNDS OF SERVICE RADIO INC
PO BOX 850987
INDIAN ROCKS BEACH, FL 33785-0987

CUDJOE COVE HOMEOWNERS ASSOCIATION INC
C/O KLEIN GARY
21200 CONCH DR
SUMMERLAND KEY, FL 33042-4110

ALBRECHT ROBERT
22815 PORT ROYAL LN
CUDJOE KEY, FL 33042

GOULD TIMOTHY R
21423 OVERSEAS HWY
SUMMERLAND KEY, FL 33042-3171

GOULD TIMOTHY R
21423 OVERSEAS HWY
SUMMERLAND KEY, FL 33042-3171

Sender

Étiquettes faciles à peler

Receiver

Monroe County Property Appraiser - Radius Report

AK: 8699638 **Parcel ID:** 00133760-000144 **Physical Location** 6800 MALONEY AVE UNIT 46 SOUTH STOCK ISLAND
Legal Description: UNIT 46 HARBOR SHORES A CONDOMINIUM OR986-1273/74
Owners Name: JONES JOHN B
Address: 6800 MALONEY AVE LOT 46 KEY WEST FL 33040-8112

AK: 9085505 **Parcel ID:** 00126200-000500 **Physical Location** 6900 MALONEY AVE UNIT 5 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALDS PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 5 TORTUGA WEST) OR2153-
Owners Name: MARTIN CHRISTIE L
Address: 6900 MALONEY AVE UNIT 5 KEY WEST FL 33040-6060

AK: 1160423 **Parcel ID:** 00126230-000000 **Physical Location** VACANT LAND SOUTH STOCK ISLAND
Legal Description: STOCK ISLAND MALONEY SUB SUBDIVISION PB1-55 W1/2 L OT 32 BLK 46 OR396-430/431 OR849-2215D/C OR90
Owners Name: COUNTY OF MONROE C/O BOCC
Address: 1100 SIMONTON ST KEY WEST FL 33040

AK: 8699671 **Parcel ID:** 00133760-000148 **Physical Location** 6800 MALONEY AVE LOT 50 SOUTH STOCK ISLAND
Legal Description: HARBOR SHORES, A CONDOMINIUM UNIT 50 & 1/70 ST COMMON ELEMENT OR991-2000/2001 (UNREC
Owners Name: ALLEN JEFFREY E AND MONICA
Address: 819 PEACOCK PLZ PMB 809 KEY WEST FL 33040-4293

AK: 9085508 **Parcel ID:** 00126200-000800 **Physical Location** 6900 MALONEY AVE UNIT 8 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 8 TORTUGA WEST) OR2153-
Owners Name: LOCKWOOD BUDDIE A
Address: 6900 MALONEY AVE UNIT 8 KEY WEST FL 33040-6060

AK: 1160237 **Parcel ID:** 00126000-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 52 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160181 **Parcel ID:** 00125950-000000 **Physical Location** 6651 PENINSULAR SOUTH STOCK ISLAND
Legal Description: STOCK ISLAND MALONEY SUB SUBDIVISION PB1-55 LOTS 47-49 BLK 45 OR542-809 OR645-200 OR702-563/57
Owners Name: WELLS KENNETH G
Address: 6651 MALONEY AVE KEY WEST FL 33040-6057

AK: 9085515 **Parcel ID:** 00126200-001500 **Physical Location** 6900 MALONEY AVE UNIT 15 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LTS 33-34 GEO MCDONALDS PLAT OF STOCK ISL AND PB1-55 (A/K/A UNIT 15 TORTUGA WEST) OR
Owners Name: BURNS MICHAEL J AND KARLA V
Address: 6900 MALONEY AVE UNIT 15 KEY WEST FL 33040-6065

AK: 9085503 **Parcel ID:** 00126200-000300 **Physical Location** 6900 MALONEY AVE UNIT 3 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 3 TORTUGA WEST) OR2153-
Owners Name: SALINERO CHAD
Address: 6900 MALONEY AVE UNIT 3 KEY WEST FL 33040-6060

AK: 1160261 **Parcel ID:** 00126030-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 55 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 9085510 **Parcel ID:** 00126200-001000 **Physical Location** 6900 MALONEY AVE UNIT 10 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 10 TORTUGA WEST) OR2153
Owners Name: BACLE PETER L
Address: 15 AMARYLLIS DR KEY WEST FL 33040

AK: 9085518 **Parcel ID:** 00126200-001800 **Physical Location** 6900 MALONEY AVE UNIT 18 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LTS 33-34 GEO MCDONALD'S PLAT OF STOCK IS LAND PB1-55 (A/K/A UNIT 18 TORTUGA WEST) O
Owners Name: TORTUGA WEST HOUSING LLC
Address: 210 FRONT ST STE 107 KEY WEST FL 33040

AK: 8699654 **Parcel ID:** 00133760-000146 **Physical Location** 6800 MALONEY AVE UNIT 48 SOUTH STOCK ISLAND
Legal Description: HARBOR SHORES, A CONDOMINIUM UNIT 48 & 1.285% REST COMMON ELEMENT OR986-1285/1286 OR1
Owners Name: LUTZ ELIZABETH N
Address: 6800 MALONEY AVE LOT 48 KEY WEST FL 33040-8112

AK: 8699689 **Parcel ID:** 00133760-000149 **Physical Location** 6800 MALONEY AVE 51 SOUTH STOCK ISLAND
Legal Description: HARBOR SHORES, A CONDOMINIUM UNIT 51 OR995-27/28 O R1419-334/35L/E OR1489-1485/86 OR2207-1286Q/C
Owners Name: LEWIS MARK AND BETH
Address: 2075 WOOD ROAD LEBANON OH 45036

AK: 9085512 **Parcel ID:** 00126200-001200 **Physical Location** 6900 MALONEY AVE UNIT 12 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 35 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 12 TORTUGA WEST) OR2153
Owners Name: NIX JAMES R AND CATHERINE
Address: 6900 MALONEY AVE UNIT 12 KEY WEST FL 33040-6060

AK: 9085516 **Parcel ID:** 00126200-001600 **Physical Location** 6900 MALONEY AVE UNIT 16 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 33 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 16 TORTUGA WEST) OR2153
Owners Name: TORTUGA WEST HOUSING LLC
Address: 201 FRONT ST STE 107 KEY WEST FL 33040-8346

AK: 8987287 **Parcel ID:** 00125950-000100 **Physical Location** 6003 PENINSULA SOUTH STOCK ISLAND
Legal Description: BK 45 LT 50 STOCK ISLAND MALONEY SUB PB1-55 OR542- 809 OR645-200 OR702-563/570 OR828-612 OR1163-9
Owners Name: OROPEZA HELIO AND CARLEEN
Address: 224 KEY HAVEN RD KEY WEST FL 33040-6224

AK: 9085513 **Parcel ID:** 00126200-001300 **Physical Location** 6900 MALONEY AVE UNIT 13 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 34 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 13 TORTUGA WEST) OR2153
Owners Name: CASTRO RICARDO F
Address: 6900 MALONEY AVE UNIT 13 KEY WEST FL 33040-6065

AK: 9085501 **Parcel ID:** 00126200-000100 **Physical Location** 6900 MALONEY AVE UNIT 1 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 1 TORTUGA WEST) OR2153-
Owners Name: LAYNE JUDITH
Address: 6900 MALONEY AVE UNIT 1 KEY WEST FL 33040-6060

AK: 8699778 **Parcel ID:** 00133760-000158 **Physical Location** 60, 6800 MALONEY SOUTH STOCK ISLAND
Legal Description: HARBOR SHORES, A CONDOMINIUM UNIT 60 & 1/70 ST COMMONELEMENT OR 986-1269 (U/R DC ON 1
Owners Name: SIMS ROBERT JAMES & NANCY W
Address: 7760 SOUTHWEST 167TH TERRACE MIAMI FL 33157

AK: 1160253 **Parcel ID:** 00126020-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 54 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 9085514 **Parcel ID:** 00126200-001400 **Physical Location** 6900 MALONEY AVE UNIT 14 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 34 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 14 TORTUGA WEST) OR2153
Owners Name: BLANCO LIANA M
Address: 6900 MALONEY AVE UNIT 14 KEY WEST FL 33040-6065

AK: 8699646 **Parcel ID:** 00133760-000145 **Physical Location** 6800 MALONEY AVE UNIT 47 SOUTH STOCK ISLAND
Legal Description: HARBOR SHORES, A CONDOMINIUM UNIT 47 & 1.4285% INT EREST COMMONMN ELEMENT OR986-1297/98 O
Owners Name: BUTLER CHUCK
Address: 6800 MALONEY AVE LOT 47 KEY WEST FL 33040-8112

AK: 9085509 **Parcel ID:** 00126200-000900 **Physical Location** 6900 MALONEY AVE UNIT 9 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 9 TORTUGA WEST) OR2153-
Owners Name: FEDERAL NATIONAL MORTGAGE ASSOCIATION
Address: 3900 WISCONSIN AVE NW WASHINGTON DC 20016-2892

AK: 1160407 **Parcel ID:** 00126210-000000 **Physical Location** 5948 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 46 LT 30 STOCK ISLAND MALONEY SUB SUBDIVISION P B1-55 OR396-430-431 OR849-2215D/C OR909-2011 (
Owners Name: COUNTY OF MONROE C/O BOCC
Address: 1100 SIMONTON ST KEY WEST FL 33040

AK: 9085507 **Parcel ID:** 00126200-000700 **Physical Location** 6900 MALONEY AVE UNIT 7 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 7 TORTUGA WEST) OR2153-
Owners Name: WOLZ ROBERT J
Address: PO BOX 1411 KEY WEST FL 33041

AK: 1160229 **Parcel ID:** 00125990-000000 **Physical Location** 6003 MALONEY AVE SOUTH STOCK ISLAND
Legal Description: BK 45 LT 51 MALONEY SUB SUBDIVISION PB1-55 STOCK I SLAND OR542-809 OR645-200 OR828-612 OR1239-8
Owners Name: BOWEN ALFRED AND JOY
Address: 815 PEACOCK PLZ KEY WEST FL 33040

AK: 8699662 **Parcel ID:** 00133760-000147 **Physical Location** 6800 MALONEY AVE UNIT 49 SOUTH STOCK ISLAND
Legal Description: UNIT 49 HARBOR SHORES A CONDOMINIUM OR986-1289 356-2241/42AFF/DC OR1356-2243/44 OR1505-1571/7
Owners Name: LANG RICHARD A
Address: 92 HARTFORD PIKE NORTH SCITUATE RI 02857-1846

AK: 1160270 **Parcel ID:** 00126040-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 56 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187(
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 9085517 **Parcel ID:** 00126200-001700 **Physical Location** 6900 MALONEY AVE UNIT 17 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LTS 33-34 GEO MCDONALD'S PLAT OF STOCK IS LAND PB1-55 (A/K/A UNIT 17 TORTUGA WEST) O
Owners Name: OTTO CORY J
Address: 6900 MALONEY AVE UNIT 17 KEY WEST FL 33040-6065

AK: 9085506 **Parcel ID:** 00126200-000600 **Physical Location** 6900 MALONEY AVE UNIT 6 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 6 TORTUGA WEST) OR2153-
Owners Name: COVENEY MARY PRISCILLA
Address: 6900 MALONEY AVE UNIT 6 KEY WEST FL 33040-6060

AK: 9085502 **Parcel ID:** 00126200-000200 **Physical Location** 6900 MALONEY AVE UNIT 2 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 2 TORTUGA WEST) OR2153-
Owners Name: RIVERO MELISSA A
Address: 6900 MALONEY AVE UNIT 2 KEY WEST FL 33040-6060

AK: 9085504 **Parcel ID:** 00126200-000400 **Physical Location** 6900 MALONEY AVE UNIT 4 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 29 GEO MCDONALD'S PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 4 TORTUGA WEST) OR2153-
Owners Name: BARBER BERENICE
Address: 6900 MALONEY AVE UNIT 4 KEY WEST FL 33040

AK: 1160113 **Parcel ID:** 00125880-000000 **Physical Location** VACANT LAND SOUTH STOCK ISLAND
Legal Description: BK 45 LT 40 STOCK ISLAND MALONEY SUB PB1-55 OR343- 362-363 OR448-422-428 OR479-957/959 OR807-87 O
Owners Name: BACLE PETER M AND MONICA
Address: 15 AMARYLLIS DR KEY WEST FL 33040-6204

AK: 9085511 **Parcel ID:** 00126200-001100 **Physical Location** 6900 MALONEY AVE UNIT 11 SOUTH STOCK ISLAND
Legal Description: BK 46 PT LT 35 GEO MCDONALDS PLAT OF STOCK ISLAND PB1-55 (A/K/A UNIT 11 TORTUGA WEST) OR2153-
Owners Name: NGUYEN VINCENT H
Address: 125 2ND ST APT 717 OAKLAND CA 94607-4567

AK: 1160393 **Parcel ID:** 00126200-000000 **Physical Location** COMMON AREA SOUTH STOCK ISLAND
Legal Description: BK 46 LT 29 & E'LY 1/2 LT 32 & ALL LOTS 33 THRU 35 (COMMON AREA - TORTUGA WEST) STOCK ISL
Owners Name: TORTUGA WEST HOMEOWNERS ASSOC
Address: 201 FRONT ST STE 110 KEY WEST FL 33040-8346

AK: 9054156 **Parcel ID:** 00127440-001600 **Physical Location** 5950 PENINSULAR SLIP H-4 SOUTH STOCK ISLAND
Legal Description: UNIT H-4 OCEANSIDE EAST DRY STORAGE CONDOMINIUM OR1951-1798 OR2366-2441
Owners Name: BARTON DONALD J JR
Address: 1502 UNITED ST KEY WEST FL 33040

AK: 9054200 **Parcel ID:** 00127440-001800 **Physical Location** 5950 PENINSULAR SLIP H-6 SOUTH STOCK ISLAND
Legal Description: UNIT H-6 AND 1/52% COMMON ELEMENTS OCEANSIDE DRY STORAGE CONDOMINIUM OR1920-1362 OR2
Owners Name: MCKENDRY BRIAN
Address: 80 PALM DR KEY WEST FL 33040-6130

AK: 9054409 **Parcel ID:** 00127440-002500 **Physical Location** 5950 PENINSULAR SLIP I-1 SOUTH STOCK ISLAND
Legal Description: UNIT I-1 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1942-913(LG)
Owners Name: RCM OF KEY WEST LLC
Address: 1025 SANDYS WAY KEY WEST FL 33040

AK: 8747217 **Parcel ID:** 00133760-000180 **Physical Location** VACANT LAND SOUTH STOCK ISLAND
Legal Description: 35 67 25 PARCEL OF BAY BOTTOM ADJ TO HARBOR A CONDOMINIUM OR337-161 OR986-359/61 OR98
Owners Name: KERSHAW ABRAHAM AND CAROL L JOINT TRUST 10/23/2012
Address: 31W660 STEARNS RD ELGIN IL 60120-9000

AK: 8883277 **Parcel ID:** 00127420-000600 **Physical Location** 5950 PENINSULAR SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM (FORMERLY PART OF 127420) OR2671-182/93EASE
Owners Name: OCEANSIDE MARINA CONDOMINIUM
Address:

AK: 1161624 **Parcel ID:** 00127420-000000 **Physical Location** 5950 PENINSULAR SOUTH STOCK ISLAND
Legal Description: STOCK ISLAND MALONEY SUB PB1-55 LOTS 1-2-3 AND ADJ BAY BTM SQR 60 AND PT LTS 1-2-3 AND ADJ BA
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9054882 **Parcel ID:** 00127440-005200 **Physical Location** 5950 PENINSULAR SLIP J-14 SOUTH STOCK ISLAND
Legal Description: UNIT J-14 OCEANSIDE EAST DRY STORAGE R1943-2180 OR2481-2060D/C
Owners Name: BEAN LINDA
Address: 21945 MINNETONKA BLVD EXCELSIOR MN 55331-8616

AK: 9053364 **Parcel ID:** 00127430-000104 **Physical Location** 5960 PENINSULAR UNIT 104 SOUTH STOCK ISLAND
Legal Description: UNIT 104 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1927-1010(LG)
Owners Name: ADAMS LILO E
Address: 7139 DRIFTWOOD DR SE ADA MI 49301-7890

AK: 9053595 **Parcel ID:** 00127430-000210 **Physical Location** 5960 PENINSULAR UNIT 210 SOUTH STOCK ISLAND
Legal Description: UNIT 210 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1935-2139 OR1969-1086G
Owners Name: MICK CAROL L
Address: PO BOX 763 DURHAM NH 03824-0763

AK: 9054145 **Parcel ID:** 00127440-001500 **Physical Location** 5950 PENINSULAR SLIP H-3 SOUTH STOCK ISLAND
Legal Description: UNIT H-3 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1926-825(LG)
Owners Name: F DEPOT INC
Address: 4705 NW 132ND ST OPA LOCKA FL 33054-4313

AK: 9054552 **Parcel ID:** 00127440-003200 **Physical Location** 5950 PENINSULAR SLIP I-8 SOUTH STOCK ISLAND
Legal Description: UNIT I-8 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1947-2210(LG)
Owners Name: PRITZ DALE
Address: 1832 SCHAWAN LN YORK PA 17402

AK: 9054794 **Parcel ID:** 00127440-004500 **Physical Location** 5950 PENINSULAR SLIP J-7 SOUTH STOCK ISLAND
Legal Description: UNIT J-7 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 1986-2367 OR2609-1806/07
Owners Name: WALTERS CHARLES D AND STEPHANIE
Address: 525 DU PONT LN KEY WEST FL 33040-7458

AK: 9053342 **Parcel ID:** 00127430-000102 **Physical Location** 5960 PENINSULAR UNIT 102 SOUTH STOCK ISLAND
Legal Description: UNIT 102 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1933-2495(LG)
Owners Name: SIMONTON ROW LTD
Address: 1109 EATON ST KEY WEST FL 33040

AK: 9053980 **Parcel ID:** 00127440-000900 **Physical Location** 5950 PENINSULAR SLIP G-9 SOUTH STOCK ISLAND
Legal Description: UNIT G-9 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1935-2199(LG)
Owners Name: BEHMKE JOHN J AND KAY D
Address: PO BOX 344 KEY WEST FL 33041-0344

AK: 9054596 **Parcel ID:** 00127440-003400 **Physical Location** 5950 PENINSULAR SLIP I-10 SOUTH STOCK ISLAND
Legal Description: UNIT I-10 OCEANSIDE EAST DRY STORAGE OR1974-1034 OR1992-536/37C OR2014-835/36 OR24
Owners Name: I-10 LLC
Address: 6 ISLAND RD STUART FL 34996-7005

AK: 9054761 **Parcel ID:** 00127440-004300 **Physical Location** 5950 PENINSULAR SLIP J-5 SOUTH STOCK ISLAND
Legal Description: UNIT J-5 OCEANSIDE EAST DRY STORAGE CONDOMINIUM R1920-1383 OR2346-1038 OR2666-1148/49
Owners Name: BITTNER DALE LEE REVOCABLE TRUST 9/30/2013
Address: 10 AZALEA DR KEY WEST FL 33040-6206

AK: 9053331 **Parcel ID:** 00127430-000101 **Physical Location** 5960 PENINSULAR UNIT 101 SOUTH STOCK ISLAND
Legal Description: UNIT 101 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1928-318(LG)
Owners Name: STUURSMA JAMES R AND ANN M
Address: PO BOX 202 MACATAWA MI 49434-0202

AK: 9053573 **Parcel ID:** 00127430-000208 **Physical Location** 5960 PENINSULAR UNIT 208 SOUTH STOCK ISLAND
Legal Description: UNIT 208 OCEANSIDE RESIDENTIAL CONDOMINIUM 563 OR2617-786/87
Owners Name: HURST BASIL J
Address: 246 MCCAUSLEY RD HUBERT NC 28539-3540

AK: 9053650 **Parcel ID:** 00127440-000100 **Physical Location** 5950 PENINSULAR SLIP G-1 SOUTH STOCK ISLAND
Legal Description: UNIT G-1 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1935-2203(LG)
Owners Name: LUKOWSKI MICHAEL JOHN AND JUDITH ANN
Address: 2200 NW 24TH ST GAINESVILLE FL 32605-3854

AK: 9053958 **Parcel ID:** 00127440-000800 **Physical Location** 5950 PENINSULAR SLIP G-8 SOUTH STOCK ISLAND
Legal Description: UNIT G-8 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1935-2200(LG)
Owners Name: BEHMKE JOHN J AND KAY D
Address: PO BOX 344 KEY WEST FL 33041-0344

AK: 9054420 **Parcel ID:** 00127440-002600 **Physical Location** 5950 PENINSULAR SLIP I-2 SOUTH STOCK ISLAND
Legal Description: UNIT I-2 OCEANSIDE EAST DRY STORAGE CONDOMINIUM OR1942-937
Owners Name: SIMON CHARLES T
Address: 23550 CENTER RIDGE RD STE 206 WESTLAKE OH 44145-3655

AK: 9054871 **Parcel ID:** 00127440-005100 **Physical Location** 5950 PENINSULAR SLIP J-13 SOUTH STOCK ISLAND
Legal Description: UNIT J-13 OCEANSIDE EAST DRY STORAGE R2020-1607 OR2037-1056C OR2605-1260
Owners Name: DHILLON WILLIAM J
Address: 29780 SPRINGTIME RD BIG PINE KEY FL 33043-3121

AK: 9053386 **Parcel ID:** 00127430-000106 **Physical Location** 5960 PENINSULAR UNIT 106 SOUTH STOCK ISLAND
Legal Description: UNIT 106 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1950-1507(LG)
Owners Name: DASHER TED
Address: 554 37TH ST N BIRMINGHAM AL 35222-1318

AK: 9054046 **Parcel ID:** 00127440-001300 **Physical Location** 5950 PENINSULAR SLIP H-1 SOUTH STOCK ISLAND
Legal Description: UNIT H-1 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1947-2142(LG)
Owners Name: ESTILL ROBERT I
Address: 2026 S QUEEN ST YORK PA 17403

AK: 9054497 **Parcel ID:** 00127440-003000 **Physical Location** 5950 PENINSULAR SLIP I-6 SOUTH STOCK ISLAND
Legal Description: UNIT I-6 OCEANSIDE EAST DRY STORAGE CONDO OR1942- 935 OR2405-1678/1679
Owners Name: COTTIS JOHN DEC TRUST 5/28/2008
Address: 17258 DOLPHIN ST SUGARLOAF SHORES FL 33042

AK: 9054816 **Parcel ID:** 00127440-004700 **Physical Location** 5950 PENINSULAR SLIP J-9 SOUTH STOCK ISLAND
Legal Description: UNIT J-9 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 2019-1476/83 OR2503-2018/32 OR2634-572/83
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9053870 **Parcel ID:** 00127440-000600 **Physical Location** 5950 PENINSULAR SLIP G-6 SOUTH STOCK ISLAND
Legal Description: UNIT G-6 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 1942-936 OR2105-1868 OR2135-2304C OR2313-519 (
Owners Name: REHM ALFRED F JR
Address: PO BOX 8086 WILSON NC 27893-1086

AK: 9053881 **Parcel ID:** 00127440-000700 **Physical Location** 5950 PENINSULAR SLIP G-7 SOUTH STOCK ISLAND
Legal Description: UNIT G-7 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1926-824(LG)
Owners Name: DASHER TED
Address: 4300 10TH AVE S BIRMINGHAM AL 35222-4336

AK: 9054332 **Parcel ID:** 00127440-002000 **Physical Location** 5950 PENINSULAR SLIP H-8 SOUTH STOCK ISLAND
Legal Description: UNIT H-8 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1926-826(LG)
Owners Name: DASHER TED
Address: 4300 10TH AVE S BIRMINGHAM AL 35222-4336

AK: 9054354 **Parcel ID:** 00127440-002100 **Physical Location** 5950 PENINSULAR SLIP H-9 SOUTH STOCK ISLAND
Legal Description: UNIT H-9 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 1942-933 OR2663-561/62C OR2664-486/87
Owners Name: THOMAS FLOYD H AND CAROLYN A
Address: 2034 IL ROUTE 2 DIXON IL 61021-9075

AK: 9053452 **Parcel ID:** 00127430-000201 **Physical Location** 5960 PENINSULAR UNIT 201 SOUTH STOCK ISLAND
Legal Description: UNIT 201 OCEANSIDE RESIDENTIAL CONDOMINIUM 622 OR2047-432/33 OR2589-1090/91
Owners Name: GIBBS JON M
Address: 411 SHERIDAN BLVD ORLANDO FL 32804-6344

AK: 9054387 **Parcel ID:** 00127440-002300 **Physical Location** 5950 PENINSULAR SLIP H-11 SOUTH STOCK ISLAND
Legal Description: UNIT H-11 OCEANSIDE EAST DRY STORAGE R1947-2173
Owners Name: FOWLER CHARLES
Address: 7251 NW 6TH ST PLANTATION FL 33317-1103

AK: 9054629 **Parcel ID:** 00127440-003700 **Physical Location** 5950 PENINSULAR SLIP I-13 SOUTH STOCK ISLAND
Legal Description: UNIT I-13 AND 1/52% COMMON ELEMENTS OCEANSIDE DRY STORAGE CONDOMINIUM OR2020-1585 OR
Owners Name: BAKER GERALD L
Address: 7570 SKIPPER LN TALLAHASSEE FL 32317-9534

AK: 9054695 **Parcel ID:** 00127440-004000 **Physical Location** 5950 PENINSULAR SLIP J-2 SOUTH STOCK ISLAND
Legal Description: UNIT J-2 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1935-2205 OR239:
Owners Name: LANDIS OLIVER
Address: 2740 W FRANKLIN BLVD GASTONIA NC 28052

AK: 8884257 **Parcel ID:** 00127420-000100 **Physical Location** 5970 PENINSULAR SOUTH STOCK ISLAND
Legal Description: SQR 61 PT LOT 1 - 2 AND 3 STOCK ISLAND MALONEY SUB PB1-55 OR1380-841/842 OR1402-1644/45 OR2146-1(
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9053408 **Parcel ID:** 00127430-000108 **Physical Location** 5960 PENINSULAR UNIT 108 SOUTH STOCK ISLAND
Legal Description: UNIT 108 OCEANSIDE RESIDENTIAL CONDOMINIUM 851 OR2362-632T/C OR2373-15/17C OR2399-431/32
Owners Name: CONFIDENTIAL DATA F.S. 119.07
Address:

AK: 9054233 **Parcel ID:** 00127440-001900 **Physical Location** 5950 PENINSULAR SLIP H-7 SOUTH STOCK ISLAND
Legal Description: UNIT H-7 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1920-1376 OR207
Owners Name: JACKSON ROBERT C AND ANGELA G
Address: 14091 SCIO CHURCH RD CHELSEA MI 48118

AK: 9054574 **Parcel ID:** 00127440-003300 **Physical Location** 5950 PENINSULAR SLIP I-9 SOUTH STOCK ISLAND
Legal Description: UNIT I-9 AND 1/52% COMMON ELEMENTS OCEANSIDE DRY STORAGE CONDOMINIUM OR1947-2172
Owners Name: HOWELL WALTER W TRUSTEE
Address: 106 KIMBALL POND RD CANTERBURY NH 03224-2302

AK: 9054783 **Parcel ID:** 00127440-004400 **Physical Location** 5950 PENINSULAR SLIP J-6 SOUTH STOCK ISLAND
Legal Description: UNIT J-6 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 2019-1476/83 OR2503-2018/32 OR2634-572/83
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9053463 **Parcel ID:** 00127430-000202 **Physical Location** 5960 PENINSULAR UNIT 202 SOUTH STOCK ISLAND
Legal Description: UNIT 202 OCEANSIDE RESIDENTIAL CONDOMINIUM 597R/S OR1963-805/06 OR2313-516/18PET PROB44-
Owners Name: REHM ALFRED F
Address: PO BOX 8086 WILSON NC 27893-1086

AK: 9053485 **Parcel ID:** 00127430-000203 **Physical Location** 5960 PENINSULAR UNIT 203 SOUTH STOCK ISLAND
Legal Description: UNIT 203 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1935-2442(LG)
Owners Name: HOWELL WALTER W REV TR DTD 6-97
Address: 106 KIMBALL POND RD CANTERBURY NH 03224

AK: 9053672 **Parcel ID:** 00127440-000300 **Physical Location** 5950 PENINSULAR SLIP G-3 SOUTH STOCK ISLAND
Legal Description: UNIT G-3 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1943-2177(LG)
Owners Name: BLUEWATER INVESTMENT LP
Address: 142 JFK DR ATLANTIS FL 33462

AK: 9054640 **Parcel ID:** 00127440-003800 **Physical Location** 5950 PENINSULAR SLIP I-14 SOUTH STOCK ISLAND
Legal Description: UNIT I-14 OCEANSIDE EAST DRY STORAGE CONDOMINIUM R1943-2169 OR2248-1139 OR2633-661/62
Owners Name: MARLIN INTEGRATED CAPITAL III LLC C/O MCCANN MICHELLE CPA
Address: 180 SUGARLOAF DR SUMMERLAND KEY FL 33042-3673

AK: 9054673 **Parcel ID:** 00127440-003900 **Physical Location** 5950 PENINSULAR SLIP J-1 SOUTH STOCK ISLAND
Legal Description: UNIT J-1 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1947-2142(LG)
Owners Name: ESTILL ROBERT I
Address: 2026 S QUEEN ST YORK PA 17403

AK: 9053353 **Parcel ID:** 00127430-000103 **Physical Location** 5960 PENINSULAR UNIT 103 SOUTH STOCK ISLAND
Legal Description: UNIT 103 OCEANSIDE RESIDENTIAL CONDOMINIUM 811 OR2003-63/64 OR2554-1173
Owners Name: MILES GAY C
Address: 404 SANDFIDDLER CT MOREHEAD CITY NC 28557-2530

AK: 9053430 **Parcel ID:** 00127430-000110 **Physical Location** 5960 PENINSULAR UNIT 110 SOUTH STOCK ISLAND
Legal Description: UNIT 110 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1929-650(LG)
Owners Name: WALTERS CHARLES D & STEPHANIE A
Address: 525 DU PONT LN KEY WEST FL 33040-7458

AK: 9053518 **Parcel ID:** 00127430-000206 **Physical Location** 5960 PENINSULAR UNIT 206 SOUTH STOCK ISLAND
Legal Description: UNIT 206 OCEANSIDE RESIDENTIAL CONDOMINIUM 2-483 OR2307-494/95
Owners Name: HUB FLORIDA LLC
Address: 620 S RIVER LANDING RD EDGEWATER MD 21037-1553

AK: 9054442 **Parcel ID:** 00127440-002800 **Physical Location** 5950 PENINSULAR SLIP I-4 SOUTH STOCK ISLAND
Legal Description: UNIT I-4 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1935-2202(LG)
Owners Name: BORROR DAVID S
Address: 4280 HAYDEN RUN RD DUBLIN OH 43017-4342

AK: 9054607 **Parcel ID:** 00127440-003500 **Physical Location** 5950 PENINSULAR SLIP I-11 SOUTH STOCK ISLAND
Legal Description: UNIT I-11 OCEANSIDE EAST DRY STORAGE CONDOMINIUM OR1971-929 OR2294-114
Owners Name: WILSON JAMES E AND MARIA
Address: 27 EVERGREEN AVE KEY WEST FL 33040-6244

AK: 9054750 **Parcel ID:** 00127440-004200 **Physical Location** 5950 PENINSULAR SLIP J-4 SOUTH STOCK ISLAND
Legal Description: UNIT J-4 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 2019-1476/83 OR2503-2018/32 OR2634-572/83
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9054849 **Parcel ID:** 00127440-004900 **Physical Location** 5950 PENINSULAR SLIP J-11 SOUTH STOCK ISLAND
Legal Description: UNIT J-11 OCEANSIDE EAST DRY STORAGE R2019-1476/83 OR2503-2018/32 OR2634-572/83
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9053661 **Parcel ID:** 00127440-000200 **Physical Location** 5950 PENINSULAR SLIP G-2 SOUTH STOCK ISLAND
Legal Description: UNIT G-2 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1920-1309 OR200
Owners Name: WHITEHEAD BRIAN J
Address: 49 SUNSET KEY KEY WEST FL 33040

AK: 9054002 **Parcel ID:** 00127440-001100 **Physical Location** 5950 PENINSULAR SLIP G-11 SOUTH STOCK ISLAND
Legal Description: UNIT G-11 OCEANSIDE EAST DRY STORAGE OR1930-1828 OR2391-2183/84
Owners Name: HOWARD DAVID B
Address: 2525 N LAKE LEELANAU DR LAKE LEELANAU MI 49653

AK: 9054618 **Parcel ID:** 00127440-003600 **Physical Location** 5950 PENINSULAR SLIP I-12 SOUTH STOCK ISLAND
Legal Description: UNIT I-12 AND 1/52% COMMON ELEMENTS OCEANSIDE DRY STORAGE CONDOMINIUM OR1942-934
Owners Name: SOULES WILLIAM E
Address: 1710 SW 87TH PL OCALA FL 34476-6713

AK: 9054728 **Parcel ID:** 00127440-004100 **Physical Location** 5950 PENINSULAR SLIP J-3 SOUTH STOCK ISLAND
Legal Description: UNIT J-3 OCEANSIDE EAST DRY STORAGE CONDOMINIUM OR1967-2391 OR2306-108/09Q/C
Owners Name: DIMBATH MERLE AND SUSAN REV FAMILY LIV TR
Address: 2621 GULFVIEW DR KEY WEST FL 33040-3983

AK: 9053375 **Parcel ID:** 00127430-000105 **Physical Location** 5960 PENINSULAR UNIT 105 SOUTH STOCK ISLAND
Legal Description: UNIT 105 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1932-504(LG)
Owners Name: BEHMKE JOHN J AND KAY D
Address: PO BOX 344 KEY WEST FL 33041

AK: 9053397 **Parcel ID:** 00127430-000107 **Physical Location** 5960 PENINSULAR UNIT 107 SOUTH STOCK ISLAND
Legal Description: UNIT 107 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1934-23(LG)
Owners Name: SIMONTON ROW LTD
Address: 1109 EATON ST KEY WEST FL 33040

AK: 9053584 **Parcel ID:** 00127430-000209 **Physical Location** 5960 PENINSULAR UNIT 209 SOUTH STOCK ISLAND
Legal Description: UNIT 209 OCEANSIDE RESIDENTIAL CONDOMINIUM 830 OR2612-285/86 OR2660-262/63
Owners Name: STAFFORD TERESA
Address: 7B-20-22 ONSLOW AVE ELIZABETH BAY NSW SW 2011 AUSTRALIA

AK: 9053617 **Parcel ID:** 00127430-000211 **Physical Location** 5960 PENINSULAR UNIT 211 SOUTH STOCK ISLAND
Legal Description: UNIT 211 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1936-1068(LG)
Owners Name: MOREAN WILLIAM D LV TR DTD 4-7-81 AND REST 11-3-93
Address: 2201 4TH ST N STE 201 SAINT PETERSBURG FL 33704-4300

AK: 9054541 **Parcel ID:** 00127440-003100 **Physical Location** 5950 PENINSULAR SLIP I-7 SOUTH STOCK ISLAND
Legal Description: UNIT I-7 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1947-2160(LG)
Owners Name: CHEYENNE HOLDINGS LIMITED PARTNERSHIP
Address: 2201 4TH ST N STE 201 SAINT PETERSBURG FL 33704-4300

AK: 9054805 **Parcel ID:** 00127440-004600 **Physical Location** 5950 PENINSULAR SLIP J-8 SOUTH STOCK ISLAND
Legal Description: UNIT J-8 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR2019-1476/83 OR2
Owners Name: DBGB REV LIV TR
Address: 26 HINA ST HILO HI 96720

AK: 9054024 **Parcel ID:** 00127440-001200 **Physical Location** 5950 PENINSULAR SLIP G-12 SOUTH STOCK ISLAND
Legal Description: UNIT G-12 & 1/52% COMMON ELEMENTS OCEANSIDE EAST RY STORAGE CONDOMINIUM OR1976-985(CMS)
Owners Name: BLUEWATER INVESTMENT LP
Address: 142 JFK DR ATLANTIS FL 33462

AK: 9054134 **Parcel ID:** 00127440-001400 **Physical Location** 5950 PENINSULAR SLIP H-2 SOUTH STOCK ISLAND
Legal Description: UNIT H-2 OCEANSIDE EAST DRY STORAGE OR1935-2204 OR1960-224 OR2105-1867 OR2135-23(
Owners Name: SUNSET INVESTORS LLC
Address: 4400 PAPA JOE HENDRICK BLVD CHARLOTTE NC 28262

AK: 9054464 **Parcel ID:** 00127440-002900 **Physical Location** 5950 PENINSULAR SLIP I-5 SOUTH STOCK ISLAND
Legal Description: UNIT I-5 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDO OR1957-1693(CTT)
Owners Name: SIMON CHARLES AND JACQUELINE R
Address: 23550 CENTER RIDGE RD STE 206 WESTLAKE OH 44145-3655

AK: 9054827 **Parcel ID:** 00127440-004800 **Physical Location** 5950 PENINSULAR SLIP J-10 SOUTH STOCK ISLAND
Legal Description: UNIT J-10 & 1/52% COMMON ELEMENTS OCEANSIDE EAST RY STORAGE CONDOMINIUM OR1974-1031 OR2
Owners Name: PETROCINE THOMAS AND LINDA L
Address: PO BOX 99 WATERVILLE VALLEY NH 03215

AK: 9053419 **Parcel ID:** 00127430-000109 **Physical Location** 5960 PENINSULAR UNIT 109 SOUTH STOCK ISLAND
Legal Description: UNIT 109 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1928-392(LG)
Owners Name: MENTONIS GEORGE AND PATRICIA
Address: 5960 PENINSULAR AVE UNIT 109 KEY WEST FL 33040-6051

AK: 9053441 **Parcel ID:** 00127430-000111 **Physical Location** 5960 PENINSULAR UNIT 111 SOUTH STOCK ISLAND
Legal Description: UNIT 111 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1932-2474(LG)
Owners Name: SCHOEPKE CRAIG A AND NANCY C
Address: 29550 WEST CAHILL CT BIG PINE KEY FL 33043

AK: 9053507 **Parcel ID:** 00127430-000205 **Physical Location** 5960 PENINSULAR UNIT 205 SOUTH STOCK ISLAND
Legal Description: UNIT 205 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1930-596(LG)
Owners Name: FOLEY WALTER ALLEN
Address: 875 W LOOP 304 CROCKETT TX 75835

AK: 9053551 **Parcel ID:** 00127430-000207 **Physical Location** 5960 PENINSULAR UNIT 207 SOUTH STOCK ISLAND
Legal Description: UNIT 207 & 1/22% COMMON ELEMENTS OCEANSIDE TIAL CONDOMINIUM OR1932-535(LG)
Owners Name: BEHMKE JOHN J AND KAY D
Address: PO BOX 344 KEY WEST FL 33041

AK: 9054431 **Parcel ID:** 00127440-002700 **Physical Location** 5950 PENINSULAR SLIP I-3 SOUTH STOCK ISLAND
Legal Description: UNIT I-3 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1943-2147(LG)
Owners Name: CARDENAS ROBERT H AND DEBORAH
Address: 917 EATON ST KEY WEST FL 33040-6922

AK: 9054860 **Parcel ID:** 00127440-005000 **Physical Location** 5950 PENINSULAR SLIP J-12 SOUTH STOCK ISLAND
Legal Description: UNIT J-12 OCEANSIDE EAST DRY STORAGE R2019-1476/83 OR2503-2018/32 OR2634-572/83
Owners Name: OCEANSIDE INVESTORS LLC
Address: 5640 LAUREL AVE KEY WEST FL 33040-5915

AK: 9053496 **Parcel ID:** 00127430-000204 **Physical Location** 5960 PENINSULAR UNIT 204 SOUTH STOCK ISLAND
Legal Description: UNIT 204 OCEANSIDE RESIDENTIAL CONDOMINIUM 365 OR2618-715/16
Owners Name: BOYD JOHN L AND BARBARA J
Address: 6781 OLIVE BRANCH RD OREGONIA OH 45054-9456

AK: 9053837 **Parcel ID:** 00127440-000400 **Physical Location** 5950 PENINSULAR UNIT G-4 SOUTH STOCK ISLAND
Legal Description: UNIT G-4 OCEANSIDE EAST DRY STORAGE CONDOMINIUM OR1920-1300 OR2294-124
Owners Name: FORMOSO CHARLES A
Address: P O BOX 331089 COCONUT GROVE FL 33233

AK: 9053859 **Parcel ID:** 00127440-000500 **Physical Location** 5950 PENINSULAR SLIP G-5 SOUTH STOCK ISLAND
Legal Description: UNIT G-5 & 1/52% COMMON ELEMENTS OCEANSIDE EAST Y STORAGE CONDOMINIUM OR1942-938(LG)
Owners Name: BENEDETTO GEORGE M
Address: 4421 JEFFERSON HWY JEFFERSON LA 70121-1308

AK: 9054365 **Parcel ID:** 00127440-002200 **Physical Location** 5950 PENINSULAR SLIP H-10 SOUTH STOCK ISLAND
Legal Description: UNIT H-10 OCEANSIDE EAST DRY STORAGE R1943-2159 OR2614-242
Owners Name: OSM LLC
Address: 6810 FRONT ST KEY WEST FL 33040-6040

AK: 1160245 **Parcel ID:** 00126010-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 53 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160415 **Parcel ID:** 00126220-000000 **Physical Location** VACANT LAND SOUTH STOCK ISLAND
Legal Description: BK 46 LT 31 STOCK ISLAND MALONEY SUB SUBDIVISION P B1-55 OR396-430/431 OR849-2215D/C OR909-2011 C
Owners Name: COUNTY OF MONROE C/O BOCC
Address: 1100 SIMONTON ST KEY WEST FL 33040

AK: 9053639 **Parcel ID:** 00127440-000000 **Physical Location** 5950 PENINSULAR UNIT G1 - J14 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE EAST DRY STORAGE CONDOMINIUM (F/K/A OF RE 127420-000000) OR1918-1967/2047DEC
Owners Name: OCEANSIDE EAST DRY STORAGE CONDOMINIUM
Address:

AK: 8699697 **Parcel ID:** 00133760-000150 **Physical Location** 6800 MALONEY AVE UNIT 52 SOUTH STOCK ISLAND
Legal Description: UNIT 52 AND S1/2 UNIT 53 HARBOR SHORES, A CONDOMIN IUM OR986-1283 OR986-1291 OR1161-2376 OR1381
Owners Name: BREINES STEVEN
Address: 165 HORTON ST BRONX NY 10464-1620

AK: 9053991 **Parcel ID:** 00127440-001000 **Physical Location** 5950 PENINSULAR SLIP G-10 SOUTH STOCK ISLAND
Legal Description: UNIT G-10 & 1/52% COMMON ELEMENTS OCEANSIDE EAST RY STORAGE CONDOMINIUM OR1976-986(CMS)
Owners Name: BLUEWATER INVESTMENT LP
Address: 142 JFK DR ATLANTIS FL 33462

AK: 9054167 **Parcel ID:** 00127440-001700 **Physical Location** 5950 PENINSULAR SLIP H-5 SOUTH STOCK ISLAND
Legal Description: UNIT H-5 OCEANSIDE EAST DRY STORAGE CONDOMINIUM 1951-1799 OR2001-2327/28 OR2633-664/65
Owners Name: MARLIN INTEGRATED CAPITAL III LLC
Address: 180 SUGARLOAF DR SUMMERLAND KEY FL 33042-3673

AK: 9054398 **Parcel ID:** 00127440-002400 **Physical Location** 5950 PENINSULAR SLIP H-12 SOUTH STOCK ISLAND
Legal Description: UNIT H-12 & 1/52% COMMON ELEMENTS OCEANSIDE EAST RY STORAGE CONDOMINIUM OR1935-2201(LG)
Owners Name: FLEMING ENTERPRISES LLC
Address: 16101 LA GRANDE DR LITTLE ROCK AR 72223-9152

AK: 9091492 **Parcel ID:** 00127471-000216 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-29 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: ALSTOTT MICHAEL J FAMILY TRUST AMD REST 5/12/2006
Address: 7019 1ST AVE S SAINT PETERSBURG FL 33707-1252

AK: 9096204 **Parcel ID:** 00127477-000121 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 21 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9092727 **Parcel ID:** 00127471-000159 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-59 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: BAILEY PROPERTIES LLC
Address: 5601 2ND ST W LEHIGH ACRES FL 33971-6332

AK: 9096198 **Parcel ID:** 00127477-000115 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 15 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096195 **Parcel ID:** 00127477-000112 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 12 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096185 **Parcel ID:** 00127477-000102 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 2 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096192 **Parcel ID:** 00127477-000109 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 9 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9091466 **Parcel ID:** 00127471-000129 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-29 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: ARMOUR JAMES
Address: 4449 BAY SHORE RD SARASOTA FL 34234-3712

AK: 9091481 **Parcel ID:** 00127471-000179 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-79 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: NEUBERGER RENE AMEN AND RESTATE INTER VIVOS DEC TR
Address: 175 TEAL CIR BERLIN MD 21811-1531

AK: 9091455 **Parcel ID:** 00127471-000104 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-4 KEY WEST HARBOUR CONDOMINIUM (F/K/A EY WEST HARBOUR YACHT CLUB CONDO) OR23
Owners Name: ASPINWALL FAMILY TR AG 5/18/2011
Address: 316 NAUTILUS CT FORT MYERS FL 33908-1610

AK: 9092805 **Parcel ID:** 00127471-000205 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-19 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: JACQUES GARY L REV TRUST 6/7/2006
Address: PO BOX 22 FLOYD IA 50435-0022

AK: 9096209 **Parcel ID:** 00127477-000124 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 24 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: JACQUES GARY L REVOCABLE TRUST DTD 6/7/06
Address: PO BOX 22 FLOYD IA 50435-0022

AK: 9096188 **Parcel ID:** 00127477-000105 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 5 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9091494 **Parcel ID:** 00127471-000248 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-57 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: EL PESCADOR ENTERPRISES INC
Address: 917 EATON ST KEY WEST FL 33040-6922

AK: 9091504 **Parcel ID:** 00127471-000260 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-66A KEY WEST HARBOUR CONDOMINIUM KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: HAYMAKER JAMES
Address: 326 WHITEHEAD ST KEY WEST FL 33040-6543

AK: 9092987 **Parcel ID:** 00127474-000128 **Physical Location** LOCKER UNIT SOUTH STOCK ISLAND
Legal Description: UNIT LU 28 KEY WEST HARBOUR CONDOMINIUM (F/K/A WEST HARBOUR YACHT CLUB CONDO) OR2366-
Owners Name: KEY WEST 80 LLC
Address: 26640 EDGEWOOD RD EXCELSIOR MN 55331-8339

AK: 9091467 **Parcel ID:** 00127471-000130 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-30 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: COOPER PETE AND DIANE
Address: 1108 TRUMAN AVE KEY WEST FL 33040-3352

AK: 9091480 **Parcel ID:** 00127471-000178 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-78 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: HILDEBRANDT FREDERICK AND SUSAN
Address: 1901 S ROOSEVELT BLVD APT 401E KEY WEST FL 33040-5249

AK: 9096194 **Parcel ID:** 00127477-000111 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 11 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096193 **Parcel ID:** 00127477-000110 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 10 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9092993 **Parcel ID:** 00127475-000132 **Physical Location** BOAT SLIP SOUTH STOCK ISLAND
Legal Description: UNIT WS-32 KEY WEST HARBOUR CONDOMINIUM (F/K/A WEST HARBOUR YACHT CLUB CONDO) OR2366
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 1500 COLONIAL BLVD STE 103 FORT MYERS FL 33907-1025

AK: 1160105 **Parcel ID:** 00125870-000000 **Physical Location** 6639 MALONEY AVE SOUTH STOCK ISLAND
Legal Description: SQR 45 LT 39 AND ADJ FILLED BAY BTM AND ADJ BAY B TM STOCK ISLAND MALONEY SUB PB1-55 OR3
Owners Name: BACLE PETER M AND MONICA
Address: 15 AMARYLLIS DR KEY WEST FL 33040

AK: 8883293 **Parcel ID:** 00127420-000602 **Physical Location** 5950 PENINSULAR UNIT 602 SOUTH STOCK ISLAND
Legal Description: UNIT 602 OCEANSIDE MARINA CONDOMINIUM /C OR2621-2270/71
Owners Name: RICE DAVID P AND MARY L
Address: 133 MOCKINGBIRD LN MARATHON FL 33050-2482

AK: 8883439 **Parcel ID:** 00127420-000616 **Physical Location** 5950 PENINSULAR 616 SOUTH STOCK ISLAND
Legal Description: UNIT 616 OCEANSIDE MARINA CONDOMINIUM OR1911-1078 OR2614-243 OR2624-2158C
Owners Name: OSM SLIPS LLC
Address: 6810 FRONT ST KEY WEST FL 33040-6040

AK: 8883463 **Parcel ID:** 00127420-000619 **Physical Location** 5950 PENINSULAR SLIP 619 SOUTH STOCK ISLAND
Legal Description: UNIT 619 OCEANSIDE MARINA CONDOMINIUM AND .5524% OMMON ELEMENTS OR1518-964 OR2647-2097/89
Owners Name: ROGGERO HARRY J JR LIVING TRUST 10/1/2012
Address: 21 PARKER AVE NEWPORT RI 02840-6940

AK: 8883471 **Parcel ID:** 00127420-000620 **Physical Location** 5950 PENINSULAR 620 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 620 7
Owners Name: WEYMOUTH LISA A
Address: P O BOX 791249 PAIA HI 96779

AK: 8883609 **Parcel ID:** 00127420-000633 **Physical Location** 5950 PENINSULAR 633 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 633 OR1762-455 OR2044-113/14 OR2202-1385
Owners Name: OYSTER POINT PROPERTIES LLC
Address: 105 E ST HAMPTON VA 23661

AK: 8883978 **Parcel ID:** 00127420-000670 **Physical Location** 5950 PENINSULAR 670 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 670 & 1.1887% MMON ELEMENTS OR1411-2269(CMS) OR1882-83
Owners Name: CROWE TIMOTHY J AND DEBORAH R
Address: 1707 PATRICIA ST KEY WEST FL 33040

AK: 8884109 **Parcel ID:** 00127420-000683 **Physical Location** 5950 PENINSULAR 683 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 683 & 1.8936% COMMON ELEMENTS OR1415-86(CMS) OR1656-1:
Owners Name: BAMPARTNERS LP
Address: PO BOX 287 SOUTHFIELD MI 48037-0287

AK: 8884117 **Parcel ID:** 00127420-000684 **Physical Location** 5950 PENINSULAR 684 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 684 & 1.8936% MMON ELEMENTS OR1413-2164(JB) OR1467-2008
Owners Name: MOREAN WILLIAM D LV TR DTD 4-7-81 AND REST 11-3-93
Address: 2201 4TH ST N STE 201 SAINT PETERSBURG FL 33704-4300

AK: 8883421 **Parcel ID:** 00127420-000615 **Physical Location** 5950 PENINSULAR 615 SOUTH STOCK ISLAND
Legal Description: UNIT 615 OCEANSIDE MARINA CONDOMINIUM OR1589-2083/84 OR1767-938 OR2567-1517/19
Owners Name: SHEFFLER BARBARA K
Address: 2510 CHAGRIN RIVER RD CHAGRIN FALLS OH 44022-6600

AK: 8883510 **Parcel ID:** 00127420-000624 **Physical Location** 5950 PENINSULAR 624 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 624 & .6697% MON ELEMENTS OR1410-1962(JMH) OR1742-227
Owners Name: SCHOEPKE CRAIG A AND NANCY C
Address: 29550 WEST CAHILL CT BIG PINE KEY FL 33043

AK: 8883765 **Parcel ID:** 00127420-000649 **Physical Location** 5950 PENINSULAR 649 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 649 & .9362% MON ELEMENTS OR1486-1209(JB) OR1899-822(C
Owners Name: BEHMKE JOHN J AND KAY D
Address: PO BOX 344 KEY WEST FL 33041-0344

AK: 8883811 **Parcel ID:** 00127420-000654 **Physical Location** 5950 PENINSULAR UNIT 654 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 654 OR1416-562
Owners Name: COX STANLEY A
Address: 1648 RICHMOND RD LEXINGTON KY 40502

AK: 8884061 **Parcel ID:** 00127420-000679 **Physical Location** 5950 PENINSULAR 679 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 679 & 1.8862% MMON ELEMENTS OR1413-388(JB) OR1469-2127(
Owners Name: BENEDETTO GEORGE
Address: 4421 JEFFERSON HWY JEFFERSON LA 70121-1308

AK: 8884150 **Parcel ID:** 00127420-000688 **Physical Location** 5950 PENINSULAR 688 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 688 & 1.8414% MMON ELEMENTS OR1414-167(JB)
Owners Name: COLLINS J FRED
Address: 63 DOLPHIN COVE QUAY STAMFORD CT 06902-7715

AK: 8883366 **Parcel ID:** 00127420-000609 **Physical Location** 5950 PENINSULAR 609 SOUTH STOCK ISLAND
Legal Description: UNIT 609 OCEANSIDE MARINA CONDOMINIUM AND.5448% MMON ELEMENTS OR1582-2471 OR1784-383
Owners Name: HARLOW JAMES MYRON DECLARATION TRUST 12/7/2001
Address: 16657 HOLLY LN SUMMERLAND KEY FL 33042-3508

AK: 8883536 **Parcel ID:** 00127420-000626 **Physical Location** 5950 PENINSULAR 626 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 626 OR1796-23 73R/S
Owners Name: PFENT DAVID J
Address: 512 NOAH LANE KEY WEST FL 33040

AK: 8883706 **Parcel ID:** 00127420-000643 **Physical Location** 5950 PENINSULAR SLIP 643 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 643 R/S OR1476-41/43 OR1476-50/52 OR1476-53/55 OR2:
Owners Name: SHIELD LINDA DEC TR 7/7/97
Address: 920 VIRGINIA ST KEY WEST FL 33040

AK: 8883871 **Parcel ID:** 00127420-000660 **Physical Location** 5950 PENINSULAR 660 SOUTH STOCK ISLAND
Legal Description: UNIT 660 OCEANSIDE MARINA CONDOMINIUM OR1412-408 OR1989-820D/C OR2136-475 OR2294-1583/85
Owners Name: FOLEY WALTER AND KAY TRUST 4/16/07 C/O FOLEY WALTER A AND MURLYN KAY
Address: 875 WEST LOOP 304 CROCKETT TX 75835

AK: 8884044 **Parcel ID:** 00127420-000677 **Physical Location** 5950 PENINSULAR 677 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 677 & 1.2322% MMON ELEMENTS OR1409-1468RS(JB)
Owners Name: PORTER POWELL DOUGLAS
Address: 95510 OVERSEAS HWY KEY LARGO FL 33037

AK: 8884214 **Parcel ID:** 00127420-000694 **Physical Location** 5950 PENINSULAR 694 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 694 & 1.1908% MMON ELEMENTS OR1965-1984 OR2294-23/4
Owners Name: CALYPSO WATER SPORTS AND CHARTERS
Address: 257 ATLANTIC BLVD KEY LARGO FL 33037

AK: 8883307 **Parcel ID:** 00127420-000603 **Physical Location** 5950 PENINSULAR SLIP 603 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 603 & .5448% MON ELEMENTS OR1415-541(CMS)
Owners Name: CONKLIN EDWARD G
Address: PO BOX 2468 KEY WEST FL 33045-2468

AK: 8883447 **Parcel ID:** 00127420-000617 **Physical Location** 5950 PENINSULAR UNIT 617 SOUTH STOCK ISLAND
Legal Description: UNIT 617 OCEANSIDE MARINA CONDOMINIUM OR1769-1309 OR2445-483
Owners Name: LAMILA LIMITED LIABILITY PARTNERSHIP
Address: 20 HIDDEN HILLS WAY ARDEN NC 28704-6110

AK: 8883455 **Parcel ID:** 00127420-000618 **Physical Location** 5950 PENINSULAR SLIP 618 SOUTH STOCK ISLAND
Legal Description: UNIT 618 OCEANSIDE MARINA CONDOMINIUM OR1512-555 R1721-2197R/S OR1902-2496 OR2078-2123/24 OR26
Owners Name: MAUN FAMILY TRUST 9/4/2013
Address: 225 CHEROKEE LN CARBONDALE CO 81623-9410

AK: 8883803 **Parcel ID:** 00127420-000653 **Physical Location** 5950 PENINSULAR 653 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 653 4 OR1629-156 OR2356-2468/69
Owners Name: GAP PROPERTIES OF SW FLORIDA 1 INC
Address: 4737 OAK RUN DR SARASOTA FL 34243

AK: 8883943 **Parcel ID:** 00127420-000667 **Physical Location** 5950 PENINSULAR 667 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 667 & 1.1974% MMON ELEMENTS OR1415-2007(JB) OR1617-983F
Owners Name: FREE SALLY A
Address: 115 SW 58TH ST CAPE CORAL FL 33914

AK: 8883951 **Parcel ID:** 00127420-000668 **Physical Location** 5950 PENINSULAR 668 SOUTH STOCK ISLAND
Legal Description: UNIT 668 OCEANSIDE MARINA CONDOMINIUM 9 OR1478-741 OR2302-779
Owners Name: RICHARDS LIVING TRUST 7/20/2007 C/O RICHARDS DEAN ALLEN JR TRUSTEE
Address: 1214 VON PHISTER ST KEY WEST FL 33040

AK: 8883285 **Parcel ID:** 00127420-000601 **Physical Location** 5950 PENINSULAR 601 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 601 & .6489% MON ELEMENTS OR1513-1896(JB) OR1655-749/56
Owners Name: LONG G GREG AND KRISTINE A
Address: 102 ALGONQUIN LAKE WINNEBAGO MO 64034

AK: 8883617 **Parcel ID:** 00127420-000634 **Physical Location** 5950 PENINSULAR 634 SOUTH STOCK ISLAND
Legal Description: UNIT 634 OCEANSIDE MARINA CONDOMINIUM OR1574-343 OR1863-683 OR2604-1553
Owners Name: MARY B REAL ESTATE LLC
Address: 2718 HARRIS AVE KEY WEST FL 33040-3955

AK: 8883781 **Parcel ID:** 00127420-000651 **Physical Location** 5950 PENINSULAR 651 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 651 OR1414-134 R1535-626 OR1544-2067 OR1659-1554 OR2033-258T
Owners Name: OLIVER LAWRENCE J TR DTD 05/02/95
Address: 18420 DEEP PASSAGE LN FT MYERS BEACH FL 33931

AK: 8883790 **Parcel ID:** 00127420-000652 **Physical Location** 5950 PENINSULAR UNIT 652 SOUTH STOCK ISLAND
Legal Description: UNIT 652 OCEANSIDE MARINA CONDOMINIUM OR1521-163 R1782-312 OR2511-373/74
Owners Name: HARLOW JAMES MYRON DEC TR 12/7/2001
Address: 16657 HOLLY LN SUMMERLAND KEY FL 33042-3508

AK: 8883960 **Parcel ID:** 00127420-000669 **Physical Location** 5950 PENINSULAR UNIT 669 SOUTH STOCK ISLAND
Legal Description: UNIT 669 OCEANSIDE MARINA CONDOMINIUM OR2369-631/32 OR2537-1058L/E OR2661-246D/C
Owners Name: BARRETT PAUL L/E
Address: PO BOX 5888 KEY WEST FL 33045-5888

AK: 8883323 **Parcel ID:** 00127420-000605 **Physical Location** 5950 PENINSULAR APT 605 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 605 & .5448% MON ELEMENTS OR1415-91(CMS)
Owners Name: MORGAN HUGH J
Address: 404 SOUTH ST KEY WEST FL 33040-3138

AK: 8883579 **Parcel ID:** 00127420-000630 **Physical Location** 5950 PENINSULAR 630 SOUTH STOCK ISLAND
Legal Description: UNIT 630 OCEANSIDE MARINA CONDOMINIUM AND .9209% OMMON ELEMENTS OR1416-1666 OR1522-143
Owners Name: LEE JAMES A
Address: PO BOX 1022 ANOKA MN 55303-0599

AK: 8883757 **Parcel ID:** 00127420-000648 **Physical Location** 5950 PENINSULAR SLIP 648 SOUTH STOCK ISLAND
Legal Description: UNIT 648 OCEANSIDE MARINA CONDOMINIUM 8 OR2099-904
Owners Name: MCCARTHY CHRISTOPHER
Address: P O BOX 406 SANDOWN NH 03873

AK: 8883820 **Parcel ID:** 00127420-000655 **Physical Location** 5950 PENINSULAR UNIT 655 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 655 & .9385% MON ELEMENTS OR1769-1278(CTT)
Owners Name: NASET WALLACE J
Address: 20717 6TH AVE W SUMMERLAND KEY FL 33042-4010

AK: 8884001 **Parcel ID:** 00127420-000673 **Physical Location** 5950 PENINSULAR 673 SOUTH STOCK ISLAND
Legal Description: UNIT 673 OCEANSIDE MARINA CONDOMINIUM AND COMMON ELEMENTS OR1414-155 OR1534-137 OF
Owners Name: HARLOW JAMES MYRON DECLARATION TRUST 12/7/2001
Address: 16657 HOLLY LN SUMMERLAND KEY FL 33042-3508

AK: 8883595 **Parcel ID:** 00127420-000632 **Physical Location** 5950 PENINSULAR 632 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 632 & .9398% MON ELEMENTS OR1411-514(JB) OR1492-860(JB)
Owners Name: MICK CAROL L
Address: PO BOX 210 SOUTH BERWICK ME 03908-0210

AK: 8883668 **Parcel ID:** 00127420-000639 **Physical Location** 5950 PENINSULA UNIT 639 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 639 & .9327% MON ELEMENTS OR1413-275RS OR2057-94(TM)
Owners Name: JACKSON RICHARD W
Address: 1301 FLAGLER AVE KEY WEST FL 33040

AK: 8883731 **Parcel ID:** 00127420-000646 **Physical Location** 5950 PENINSULAR 646 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 646 & .9727% MON ELEMENTS OR1412-2110 OR1795-1494 OR20
Owners Name: SIMONDS ROBERT BRADLEY
Address: 17131 SEA GRAPE LN SUGARLOAF KEY FL 33042

AK: 8884095 **Parcel ID:** 00127420-000682 **Physical Location** 5950 PENINSULAR 682 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 682 & 1.8191% MMON ELEMENTS OR1409-2169(CMS)
Owners Name: SHATT J MURRAY & MARY H
Address: PO BOX 420488 SUMMERLAND KEY FL 33042-0488

AK: 8884168 **Parcel ID:** 00127420-000689 **Physical Location** 5950 PENINSULAR 689 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 689 & 1.8116% MMON ELEMENTS OR1412-2479 OR1994-313/315-
Owners Name: SUNSET INVESTORS LLC
Address: 4400 PAPA JOE HENDRICK BLVD CHARLOTTE NC 28262

AK: 8884231 **Parcel ID:** 00127420-000708 **Physical Location** 5950 PENINSULAR 708 SOUTH STOCK ISLAND
Legal Description: UNIT 708 OCEANSIDE MARINA CONDOMINIUM OR2294/1583/85
Owners Name: FOLEY WALTER AND KAY TRUST 4/16/07 C/O FOLEY WALTER A AND MURLYN KAY
Address: 875 WEST LOOP 304 CROCKETT TX 75835

AK: 8883315 **Parcel ID:** 00127420-000604 **Physical Location** 5950 PENINSULAR 604 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 604 OR1501-499 R1888-1221 OR2174-1767
Owners Name: THOMAS TOM AND LUCILLE G
Address: 2864 COCO LAKES DR NAPLES FL 34105-4511

AK: 8883587 **Parcel ID:** 00127420-000631 **Physical Location** 5950 PENINSULAR 631 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 631 & .9398% MON ELEMENTS OR1411-1498(CMS)
Owners Name: ROWLEY RICHARD D & PATRICIA M
Address: P O BOX 125 AUSTINBURG OH 44010

AK: 8883650 **Parcel ID:** 00127420-000638 **Physical Location** 5950 PENINSULAR 638 SOUTH STOCK ISLAND
Legal Description: UNIT 638 OCEANSIDE MARINA CONDOMINIUM OR1457-1298 OR1458-1027/31F/J OR2659-1550
Owners Name: WHITEHEAD BRIAN
Address: 49 SUNSET KEY DR KEY WEST FL 33040-8383

AK: 8883676 **Parcel ID:** 00127420-000640 **Physical Location** 5950 PENINSULAR 640 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 640 OR1731-2286Q/C OR1998-2362 OR2274-214
Owners Name: BIRMINGHAM IRONWORKS INC
Address: 9107 CHERRY RD VERMILION OH 44089-9311

AK: 8884010 **Parcel ID:** 00127420-000674 **Physical Location** 5950 PENINSULAR SLIP 674 SOUTH STOCK ISLAND
Legal Description: UNIT 674 OCEANSIDE MARINA CONDOMINIUM OR2642-2271LET/ADM OR2650-524/26
Owners Name: BENNETT GLENN
Address: 6 EMERSON DR CINNAMINSON NJ 08077-4050

AK: 8883391 **Parcel ID:** 00127420-000612 **Physical Location** 5950 PENINSULAR UNIT 612 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 612 & .5448% MON ELEMENTS OR1406-544(LG) OR1478-1393/14
Owners Name: MONGELLI ROBERT CHARLES DEC TR DTD 1-15-02
Address: 1025 SANDYS WAY KEY WEST FL 33040

AK: 8883501 **Parcel ID:** 00127420-000623 **Physical Location** 5950 PENINSULAR SLIP 623 SOUTH STOCK ISLAND
Legal Description: SLIP 623 OCEANSIDE MARINA CONDOMINIUM OR1411-148 6 OR1424-587 OR1535-889 OR2405-1678/1679
Owners Name: COTTIS JOHN DEC TRUST 5/28/2008
Address: 17258 DOLPHIN ST SUGARLOAF SHORES FL 33042

AK: 8883641 **Parcel ID:** 00127420-000637 **Physical Location** 5950 PENINSULAR 637 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 637 & .9280% MON ELEMENTS OR1441-1635(JB) OR1441-1635(J
Owners Name: SMITH KEITH A TRUSTEE (K S SMITH MD PROFITSHARING PLAN)
Address: PO BOX 1267 SUMAS WA 98295

AK: 8883897 **Parcel ID:** 00127420-000662 **Physical Location** 5950 PENINSULAR 662 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 662 9 OR1993-1567
Owners Name: PFENT DAVID J AND EVELYN C
Address: 512 NOAH LANE KEY WEST FL 33040

AK: 8883935 **Parcel ID:** 00127420-000666 **Physical Location** 5950 PENINSULAR 666 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 666 & 1.1887% MMON ELEMENTS OR1413-2088(JB) OR1480-1895
Owners Name: NASET WALLACE J AND RUTH S
Address: 20717 6TH AVE W SUMMERLAND KEY FL 33042-4010

AK: 8884079 **Parcel ID:** 00127420-000680 **Physical Location** 5950 PENINSULAR 680 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 680 /S OR1420-997C OR1796-2356 OR2129-873
Owners Name: DOLPHIN WATCH I LLC
Address: 3618 EL CENTRO ST ST PETE BEACH FL 33706

AK: 8884141 **Parcel ID:** 00127420-000687 **Physical Location** 5950 PENINSULAR SLIP 687 SOUTH STOCK ISLAND
Legal Description: UNIT 687 OCEANSIDE MARINA CONDOMINIUM OR1413-393 R1455-1211/14GUARD OR2661-1862/63
Owners Name: DUKE JOHN O REVOCABLE TRUST 10/11/2013
Address: 28555 JOLLY ROGER DR SUMMERLAND KEY FL 33042-5501

AK: 8884184 **Parcel ID:** 00127420-000691 **Physical Location** 5950 PENINSULAR 691 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 691 & 2.0502% MMON ELEMENTS OR1413-2087(JB) OR1620-2183
Owners Name: ROWLEY RICHARD & PATRICIA
Address: P O BOX 125 AUSTINBURG OH 44010-0125

AK: 8883374 **Parcel ID:** 00127420-000610 **Physical Location** 5950 PENINSULAR 610 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 610 & .5448% MON ELEMENTS OR1681-714/15(CMS) OR1881-12
Owners Name: SIMONTON ROW LTD
Address: 1109 EATON ST KEY WEST FL 33040

AK: 8883528 **Parcel ID:** 00127420-000625 **Physical Location** 5950 PENINSULAR 625 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 625 OR1796-23 57R/S
Owners Name: PFENT DAVID J
Address: 512 NOAH LANE KEY WEST FL 33040

AK: 8883862 **Parcel ID:** 00127420-000659 **Physical Location** 5950 PENINSULAR SLIP 659 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 659 1 OR1579-34/AFF OR1579-35 OR1988-683 OR2062-1
Owners Name: CAYO HUESO INVESTMENTS LNC
Address: 6511 MALONEY AVE UNIT 6 KEY WEST FL 33040

AK: 8883889 **Parcel ID:** 00127420-000661 **Physical Location** 5950 PENINSULAR 661 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 661 & 1.2950% MMON ELEMENTS OR1808-914(CTT)
Owners Name: DASHER THEODORE E
Address: 554 37TH ST NORTH BIRMINGHAM AL 35222

AK: 8884036 **Parcel ID:** 00127420-000676 **Physical Location** 5950 PENINSULAR 676 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 676 & 1.1916% MMON ELEMENTS OR1415-563 OR1930-1557 OR
Owners Name: CVS OF SE MISSOURI PROFIT SHARING PLAN
Address: 662 PALOMA CIRCLE MESQUITE NV 89027

AK: 8884222 **Parcel ID:** 00127420-000707 **Physical Location** 5950 PENINSULAR 707 SOUTH STOCK ISLAND
Legal Description: UNIT 707 OCEANSIDE MARINA CONDOMINIUM 3 OR2294-1583/85
Owners Name: FOLEY WALTER AND KAY TRUST 4/16/07 C/O FOLEY WALTER A AND MURLYN KAY
Address: 875 WEST LOOP 304 CROCKETT TX 75835

AK: 9053320 **Parcel ID:** 00127430-000000 **Physical Location** 5960 PENINSULAR SOUTH STOCK ISLAND
Legal Description: OCEANSIDE RESIDENTIAL CONDO (F/K/A RE 127420-00020 0) OR1924-439/536DEC OR2129-465/489AMD
Owners Name: OCEANSIDE RESIDENTIAL CONDOMINIUM
Address:

AK: 1161641 **Parcel ID:** 00127460-000000 **Physical Location** 5990 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 61 LT 4 STOCK ISLAND MALONEY SUB SUBDIVISION PB 1-55 G12-53-54
Owners Name: UNITED STATES OF AMERICA
Address: ATLANTA GA 30345

AK: 9091464 **Parcel ID:** 00127471-000119 **Physical Location** DRY BOAT STORAGE SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-19 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: DELPHFISHING MEDIA INC
Address: 183 VENETIAN WAY SUMMERLAND KEY FL 33042-3684

AK: 9092818 **Parcel ID:** 00127471-000183 **Physical Location** DRY BOAT STORAGE SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-83 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: FOWLER MILLARD LEON AND CONNIE L
Address: 1716 SOUTH ST KEY WEST FL 33040-3517

AK: 9096203 **Parcel ID:** 00127477-000120 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 20 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: TRIVISONNO NICHOLAS L REVOCABLE TRUST 2/24/2003
Address: 2019 CRAIGMORE DR CHARLOTTE NC 28226-6206

AK: 9096202 **Parcel ID:** 00127477-000119 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 19 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9091505 **Parcel ID:** 00127471-000264 **Physical Location** DRY BOAT STORAGE SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-70 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: BOTTON LINE FISH CO INC
Address: 7311 SALE BLVD PANAMA CITY FL 32409-1349

AK: 9091507 **Parcel ID:** 00127471-000292 **Physical Location** DRY BOAT STORAGE SOUTH STOCK ISLAND
Legal Description: UNIT B1-L3-84 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: BURNETTE WILLIAM HOLMES REV TR 05/30/1997
Address: 708 WHITE ST KEY WEST FL 33040-7155

AK: 9096196 **Parcel ID:** 00127477-000113 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 13 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096199 **Parcel ID:** 00127477-000116 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 16 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096189 **Parcel ID:** 00127477-000106 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 6 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9091462 **Parcel ID:** 00127471-000118 **Physical Location** DRY BOAT STORAGE SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-18 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: TOWER EQUITIES RE INC
Address: PO BOX 690785 CHARLOTTE NC 28227-7014

AK: 9096201 **Parcel ID:** 00127477-000122 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 22 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096191 **Parcel ID:** 00127477-000108 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 8 (LCE) KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9095793 **Parcel ID:** 00127471-000182 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-82 - KEY WEST HARBOUR CONDOMINIUM (F/K/ A KEY WEST HARBOUR YACHT CLUB CONDO) (
Owners Name: SALERNO ANTHONY L
Address: 114 SINCLAIR DR NORTON SHORES MI 49441-5545

AK: 9091497 **Parcel ID:** 00127471-000254 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-62A KEY WEST HARBOUR CONDOMINIUM KEY WEST HARBOUR YACHT CLUB CONDO) OI
Owners Name: REHM ALFRED F JR
Address: PO BOX 8086 WILSON NC 27893-1086

AK: 9092724 **Parcel ID:** 00127471-000294 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-62B KEY WEST HARBOUR CONDOMINIUM KEY WEST HARBOUR YACHT CLUB CONDO) OI
Owners Name: JONES LLC
Address: 11 CYPRESS AVE KEY WEST FL 33040-6236

AK: 9096184 **Parcel ID:** 00127477-000101 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 1 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096186 **Parcel ID:** 00127477-000103 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 3 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9092792 **Parcel ID:** 00127471-000204 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-18 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: HUNKER WAYDE
Address: 7 PARK MEADOWS DR FAIRFIELD OH 45014-4672

AK: 9091490 **Parcel ID:** 00127471-000213 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-27 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: OYEME IV LLC
Address: PO BOX 787 KEY WEST FL 33041-0787

AK: 9096187 **Parcel ID:** 00127477-000104 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 4 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096190 **Parcel ID:** 00127477-000107 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 7 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9091479 **Parcel ID:** 00127471-000177 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-77 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: ASPINWALL GARY
Address: 5823 RIVERSIDE LN FORT MYERS FL 33919-2505

AK: 9091506 **Parcel ID:** 00127471-000265 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-71 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: JESSEE JASON
Address: 1107 KEY PLZ PMB 333 KEY WEST FL 33040-4086

AK: 9092814 **Parcel ID:** 00127471-000267 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-73 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: 1018 TRUMAN LLC
Address: 521 SIMONTON ST KEY WEST FL 33040-6872

AK: 9091476 **Parcel ID:** 00127471-000171 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-71 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: HEITLER ROBERT H AND JANE A
Address: 1694 COTTONWOOD CREEK PL LAKE MARY FL 32746-4404

AK: 9091477 **Parcel ID:** 00127471-000174 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-74 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: TRIVISONNO NICHOLAS L REVOCABLE TRUST 2/24/2003
Address: 2019 CRAIGMORE DR CHARLOTTE NC 28226-6206

AK: 9092816 **Parcel ID:** 00127471-000268 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L2-74 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: HOLMES PETER F
Address: 12 WILDWOOD LN SCARBOROUGH ME 04074-9436

AK: 1161667 **Parcel ID:** 00127480-000000 **Physical Location** 6000 PENINSULAR SOUTH STOCK ISLAND
Legal Description: STOCK ISLAND MALONEY SUB PB1-55 LOTS 5-6-7 SQR 61 & ADJ BAY BTM & ADJ PARCEL (LESS KEY WES'
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040

AK: 9091536 **Parcel ID:** 00127471-000122 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-22 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: SALERNO ANTHONY L
Address: 114 SINCLAIR DR NORTON SHORES MI 49441-5545

AK: 9091482 **Parcel ID:** 00127471-000180 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-80 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR:
Owners Name: HILDEBRANDT FREDERICK AND SUSAN
Address: 1901 S ROOSEVELT BLVD APT 401E KEY WEST FL 33040-5249

AK: 9096208 **Parcel ID:** 00127477-000123 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 23 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096207 **Parcel ID:** 00127477-000118 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 18 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: REHM ALFRED F JR
Address: PO BOX 8086 WILSON NC 27893-1086

AK: 8883358 **Parcel ID:** 00127420-000608 **Physical Location** 5950 PENINSULAR UNIT 608 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 608 OR1753-956 R2428-561
Owners Name: GAP PROPERTIES OF SW FLORIDA-1INC
Address: 4737 OAK RUN DR SARASOTA FL 34243

AK: 8883544 **Parcel ID:** 00127420-000627 **Physical Location** 5950 PENINSULAR UNIT 627 SOUTH STOCK ISLAND
Legal Description: UNIT 627 OCEANSIDE MARINA CONDOMINIUM OR2072-2183 OR2178-292 OR2453-1118D/C OR2494
Owners Name: GARDNER JENNIE S REV TR 10/26/2010
Address: 201 13TH ST NE APT B WASHINGTON DC 20002-6566

AK: 8883692 **Parcel ID:** 00127420-000642 **Physical Location** 5950 PENINSULAR 642 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 642 & .9374% MON ELEMENTS OR1414-124(JB)
Owners Name: TARANTINO JOANNE
Address: 1002 WASHINGTON ST KEY WEST FL 33040-4865

AK: 8883714 **Parcel ID:** 00127420-000644 **Physical Location** 5950 PRNINSULA 644 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 644 & 1.0602% MMON ELEMENTS OR1407-1648 OR2004-1355(C
Owners Name: MCSWEEN MIKE AND NANCY
Address: 1422 HARMONY ST NEW ORLEANS LA 70115-3407

AK: 8884052 **Parcel ID:** 00127420-000678 **Physical Location** 5950 PENINSULAR SLIP 678 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 678 & 1.2322% COMMON ELEMENTS OR1422-991TC OR2021-78/7
Owners Name: DEMAURO ROBERT AND KIMBERLY CURRY (H/W)
Address: 17195 KINGFISH LN W SUMMERLAND KEY FL 33042-3613

AK: 8884206 **Parcel ID:** 00127420-000693 **Physical Location** 5950 PENINSULAR SLIP 693 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 693 OR2294-23/24
Owners Name: CALYPSO WATER SPORTS AND CHARTERS INC
Address: 257 ATLANTIC BLVD KEY LARGO FL 33037

AK: 8883404 **Parcel ID:** 00127420-000613 **Physical Location** 5950 PENINSULAR 613 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 613 OR2218-562/63
Owners Name: HENDERSON ROBIN M
Address: PO BOX 2515 KEY WEST FL 33045-2515

AK: 8883498 **Parcel ID:** 00127420-000622 **Physical Location** 5950 PENINSULAR 622 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 622 & .5373% MON ELEMENTS OR1411-2323/24 OR2056-1827/28
Owners Name: WILKES GEORGE A REVOCABLE TRUST 10/27/2004
Address: 143 RAINBOW DR LIVINGSTON TX 77399-1043

AK: 8883749 **Parcel ID:** 00127420-000647 **Physical Location** 5950 PENINSULAR 647 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 647 & .9362% MON ELEMENTS OR1413-2181 OR1516-1929 OR19
Owners Name: KEYSTER LLC
Address: 14007 LAKE MAGDALENE BLVD TAMPA FL 33618-2319

AK: 8883838 **Parcel ID:** 00127420-000656 **Physical Location** 5950 PENINSULAR 656 SOUTH STOCK ISLAND
Legal Description: UNIT 656 OCEANSIDE MARINA CONDOMINIUM OR1617-34 2666-1496/1500
Owners Name: EASTERLY ROBERT
Address: 1107 KEY PLZ - 155 KEY WEST FL 33040-4086

AK: 8884087 **Parcel ID:** 00127420-000681 **Physical Location** 5950 PENINSULAR SLIP 681 SOUTH STOCK ISLAND
Legal Description: UNIT 681 OCEANSIDE MARINA CONDOMINIUM OR1651-327/28 OR2521-292 OR2604-1554
Owners Name: MARY B REAL ESTATE LLC
Address: 2718 HARRIS AVE KEY WEST FL 33040-3955

AK: 8884176 **Parcel ID:** 00127420-000690 **Physical Location** 5950 PENINSULAR 690 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 690 & 1.8116% MMON ELEMENTS OR1412-2479/80 OR1994-313/3
Owners Name: WYLAND OF KEY WEST INC
Address: 953 NW 53RD ST FT LAUDERDALE FL 33309

AK: 8883331 **Parcel ID:** 00127420-000606 **Physical Location** 5950 PENINSULA UNIT 606 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 606 & .5448% MON ELEMENTS OR1415-96(CMS)
Owners Name: MORGAN HUGH J
Address: 404 SOUTH ST KEY WEST FL 33040-3138

AK: 8883561 **Parcel ID:** 00127420-000629 **Physical Location** 5950 PENINSULAR SLIP 629 SOUTH STOCK ISLAND
Legal Description: UNIT 629 OCEANSIDE MARINA CONDOMINIUM OR2093-644/47 OR2576-115/16C/T OR2587-706 OR2
Owners Name: ROGGERO HARRY J JR LIVING TRUST 10/1/2012
Address: 21 PARKER AVE NEWPORT RI 02840-6940

AK: 8883901 **Parcel ID:** 00127420-000663 **Physical Location** 5950 PENINSULAR 663 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 663 OR1411-506 R2245-2215
Owners Name: G AND T PROPERTIES LIMITED PARTNERSHIP
Address: 45 COYOTE RDG GREEN MOUNTAIN NC 28740-9252

AK: 8883927 **Parcel ID:** 00127420-000665 **Physical Location** 5950 PENINSULA SLIP 665 SOUTH STOCK ISLAND
Legal Description: UNIT 665 OCEANSIDE MARINA CONDOMINIUM OR1610-341 OR1610-342/46POA OR1610-347/51PO
Owners Name: STARK JOHN TRUST AGREEMENT 12/15/1995
Address: 4780 COVE CIR APT 311 SAINT PETERSBURG FL 33708-2870

AK: 8883994 **Parcel ID:** 00127420-000672 **Physical Location** 5950 PENINSULAR UNIT 672 SOUTH STOCK ISLAND
Legal Description: UNIT 672 OCEANSIDE MARINA CONDOMINIUM OR1411-1 493 OR2119-1937 OR2309-2181TR
Owners Name: RICHARDS LIVING TRUST 7/20/07 C/O RICHARDS DEAN ALLEN JR TRUSTEE
Address: 1214 VON PHISTER ST KEY WEST FL 33040

AK: 8883382 **Parcel ID:** 00127420-000611 **Physical Location** 5950 PENINSULAR UNIT 611 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 611 OR2007-546/547Q/C
Owners Name: BOGGS RONALD
Address: 97 LEISURE CT UNIT 40 PAGOSA SPRINGS CO 81147-7746

AK: 8883552 **Parcel ID:** 00127420-000628 **Physical Location** 5950 PENINSULA UNIT 628 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 628 OR2190-504
Owners Name: APPELLIS MICHEL
Address: 1414 NEWTON ST KEY WEST FL 33040

AK: 8883684 **Parcel ID:** 00127420-000641 **Physical Location** 5950 PENINSULAR 641 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 641 & .9374% MON ELEMENTS OR1415-575R/S(CMS) OR1648-27
Owners Name: GRAY II FRED EMMET REV TRUST DTD 11-04-2004
Address: 23063 WAHOO LN CUDJOE KEY FL 33042

AK: 8883722 **Parcel ID:** 00127420-000645 **Physical Location** 5950 PENINSULAR 645 SOUTH STOCK ISLAND
Legal Description: UNIT 645 OCEANSIDE MARINA CONDOMINIUM C OR1993-1535 OR2283-2296
Owners Name: DBGB REV TR DTD 7/10/2000 C/O BERRYHILL DONALD J AND GLENNA
Address: 26 HINA ST HILO HI 96720

AK: 8883854 **Parcel ID:** 00127420-000658 **Physical Location** 5950 PENINSULAR UNIT 658 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 658 & .9340% MON ELEMENTS OR1411-2264(CMS)
Owners Name: MAGGIO LEONA J
Address: PO BOX 2147 KEY WEST FL 33045-2147

AK: 8884028 **Parcel ID:** 00127420-000675 **Physical Location** 5950 PENINSULAR SLIP 675 SOUTH STOCK ISLAND
Legal Description: UNIT 675 OCEANSIDE MARINA CONDOMINIUM OR1749-2228 OR1829-1492/93F/J OR1916-85/86 OR2
Owners Name: TRADEWINDS INTERNATIONAL REAL ESTATE PLLC
Address: 1540 INTERNATIONAL PKWY STE 200 LAKE MARY FL 32746-4713

AK: 8884192 **Parcel ID:** 00127420-000692 **Physical Location** 5950 PENINSULAR 692 SOUTH STOCK ISLAND
Legal Description: UNIT 692 OCEANSIDE MARINA CONDOMINIUM OR1590-1185 OR2661-480/81
Owners Name: C SERVICE LLC
Address: 15680 OLD STATE ROAD 4A SUMMERLAND KEY FL 33042-3702

AK: 8883625 **Parcel ID:** 00127420-000635 **Physical Location** 5950 PENINSULAR 635 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 635 & .9398% MON ELEMENTS OR1413-1245(JB)
Owners Name: GAYNOR RICHARD G
Address: 2320 DRUSILLA LN BATON ROUGE LA 70809-1495

AK: 8883633 **Parcel ID:** 00127420-000636 **Physical Location** 5950 PENINSULAR 636 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 636 & .9398% MON ELEMENTS OR1415-551(CMS) OR1502-248/4
Owners Name: SMITH KEITH A
Address: PO BOX 1267 SUMAS WA 98295-1267

AK: 8883773 **Parcel ID:** 00127420-000650 **Physical Location** 5950 PENINSULAR 650 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 650 & .9362% MON ELEMENTS OR1414-144(JB) OR1500-805(JB)
Owners Name: LOW KEY CHARTER SERVICES INC
Address: 6800 MALONEY AVE LOT 47 KEY WEST FL 33040-8112

AK: 8884125 **Parcel ID:** 00127420-000685 **Physical Location** 5950 PENINSULAR 685 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 685 & 1.8191% COMMON ELEMENTS OR1410-32 OR1469-2206/07
Owners Name: BACKWALL PARTNERS LLC
Address: 3605 SOUTH BEACH DR TAMPA FL 33629

AK: 8884133 **Parcel ID:** 00127420-000686 **Physical Location** 5950 PENINSULAR 686 SOUTH STOCK ISLAND
Legal Description: UNIT 686 OCEANSIDE MARINA CONDOMINIUM AND COMMON ELEMENTS OR1410-37 OR1666-1508/09
Owners Name: MARLIN INTEGRATED CAPITAL III LLC
Address: 180 SUGARLOAF DR SUMMERLAND KEY FL 33042-3673

AK: 1160148 **Parcel ID:** 00125910-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 43 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160121 **Parcel ID:** 00125890-000000 **Physical Location** VACANT LAND SOUTH STOCK ISLAND
Legal Description: LOT 41 ADJ BAY BTM SQR 45 MALONEY SUB PB1-55 STOCK ISLAND OR542-809 OR645-200 OR828-612 OR1239
Owners Name: BOWEN ALFRED AND JOY
Address: 815 PEACOCK PLZ KEY WEST FL 33040

AK: 1160172 **Parcel ID:** 00125940-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 46 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160288 **Parcel ID:** 00126050-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 57 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR772-131-132-E OR790-003/004 OR790-941/94
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160156 **Parcel ID:** 00125920-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 44 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160130 **Parcel ID:** 00125900-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 42 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 1160164 **Parcel ID:** 00125930-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: BK 45 LT 45 STOCK ISLAND MALONEY SUB PB1-55 OR511- 460 OR790-003/004 OR790-941/942 OR811-1875/187
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 9092797 **Parcel ID:** 00127471-000120 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-20 KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST HARBOUR YACHT CLUB CONDO) OR
Owners Name: KEY WEST HARBOUR YACHT CLUB TR 6/28/2010 C/O CRUZ FERMIN P TRUSTEE
Address: 6818 SEAVIEW BLVD HUDSON FL 34667-1032

AK: 9096197 **Parcel ID:** 00127477-000114 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 14 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: KEY WEST MARINA INVESTMENTS LLC
Address: 6000 PENINSULAR AVE KEY WEST FL 33040-6082

AK: 9096206 **Parcel ID:** 00127477-000117 **Physical Location** STORAGE UNIT SOUTH STOCK ISLAND
Legal Description: STORAGE UNIT 17 (LCE) KEY WEST HARBOUR (F/K/A KEY WEST HARBOUR YACHT CLUB CONI
Owners Name: REHM ALFRED F JR
Address: PO BOX 8086 WILSON NC 27893-1086

AK: 9091452 **Parcel ID:** 00127471-000101 **Physical Location** DRY BOAT SOUTH STOCK ISLAND
Legal Description: UNIT B1-L1-1 KEY WEST HARBOUR CONDOMINIUM (F/K/A EY WEST HARBOUR YACHT CLUB CONDO) OR2
Owners Name: SPANISH FLY ENTERPRISES INC
Address: PO BOX 420661 SUMMERLAND KEY FL 33042-0661

AK: 8883340 **Parcel ID:** 00127420-000607 **Physical Location** 5950 PENINSULAR 607 SOUTH STOCK ISLAND
Legal Description: UNIT 607 OCEANSIDE MARINA CONDOMINIUM OR2172-2466 OR2613-1832
Owners Name: BLITZ FAMILY TRUST
Address: 1800 ATLANTIC BLVD APT C338 KEY WEST FL 33040-5395

AK: 8883412 **Parcel ID:** 00127420-000614 **Physical Location** 5950 PENINSULAR 614 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 614 & .5448% MON ELEMENTS OR1556-693(CW) OR1882-875(C
Owners Name: BEHMKE JOHN J AND KAY D
Address: PO BOX 344 KEY WEST FL 33041-0344

AK: 8883480 **Parcel ID:** 00127420-000621 **Physical Location** 5950 PENINSULAR UNIT 621 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 621 9 OR1507-531 OR1625-2196Q/C OR1742-1585Q/C OI
Owners Name: BOGGS RONALD E
Address: 97 LEISURE CT UNIT 40 PAGOSA SPRINGS CO 81147-7746

AK: 8883846 **Parcel ID:** 00127420-000657 **Physical Location** 5950 PENINSULAR 657 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 657 & .9340% MON ELEMENTS OR1419-1085(JB)
Owners Name: NOORDHOEK HAROLD
Address: 300 CASUARINA CONCOURSE CORAL GABLES FL 33143-6508

AK: 8883919 **Parcel ID:** 00127420-000664 **Physical Location** 5950 PENINSULAR 664 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 664 & 1.1307% MMON ELEMENTS OR1785-1822(CTT)
Owners Name: SCHOEPKE CRAIG A AND NANCY C
Address: 29550 WEST CAHILL CT BIG PINE KEY FL 33043

AK: 8883986 **Parcel ID:** 00127420-000671 **Physical Location** 5950 PENINSULAR 671 SOUTH STOCK ISLAND
Legal Description: OCEANSIDE MARINA CONDOMINIUM UNIT 671 & 1.1974% MMON ELEMENTS OR1780-459(CTT)
Owners Name: WALTERS CHARLES D & STEPHANIE
Address: 525 DU PONT LN KEY WEST FL 33040-7458

AK: 1157741 **Parcel ID:** 00123630-000000 **Physical Location** VACANT LAND SOUTH STOCK ISLAND
Legal Description: 35 67 25 DD67535-10.1/1 BAY BTM SE'LY STOCK ISLAND OR580-911Q
Owners Name: TIITF/SOVEREIGNTY LANDS
Address: 3900 COMMONWEALTH BLVD TALLAHASSEE FL 32399-3000

AK: 1157791 **Parcel ID:** 00123680-000000 **Physical Location** 6011 PENINSULAR SOUTH STOCK ISLAND
Legal Description: 35 67 25 DD67535-16 BAY BOTTOM EAST OF & ADJ. TO L TS. 42-43 44-45-46-& 57 OF BLK 45 PB1-55 OR511-4
Owners Name: UP DEVELOPMENT KEY WEST HOLDINGS LLC C/O OFSM MGT OFFICE
Address: 3201 E COLONIAL DR OFC ORLANDO FL 32803-5198

AK: 9102430 **Parcel ID:** 00127420-000925 **Physical Location** VACANT SOUTH STOCK ISLAND
Legal Description: STOCK ISLAND MALONEY SUB PB1-55 LOTS 1-2-3 PT BLK C AND ADJ BAY BTM SQR 60 OR333-58/59 OR509-
Owners Name: CALYPSO WATER SPORTS AND CHARTERS INC
Address: 257 ATLANTIC BLVD KEY LARGO FL 33037-4304

AK: 9091446 **Parcel ID:** 00127471-000000 **Physical Location** 6000 PENINSULAR SOUTH STOCK ISLAND
Legal Description: KEY WEST HARBOUR CONDOMINIUM (F/K/A KEY WEST UR YACHT CLUB, A CONDOMINIUM) (F/K/A RE0(
Owners Name: KEY WEST HARBOUR CONDOMINIUM
Address:

JONES JOHN B
6800 MALONEY AVE LOT 46
KEY WEST,FL33040-8112

MARTIN CHRISTIE L
6900 MALONEY AVE UNIT 5
KEY WEST,FL33040-6060

COUNTY OF MONROE
C/O BOCC
1100 SIMONTON ST
KEY WEST,FL33040

ALLEN JEFFREY E AND MONICA
819 PEACOCK PLZ PMB 809
KEY WEST,FL33040-4293

LOCKWOOD BUDDIE A
6900 MALONEY AVE UNIT 8
KEY WEST,FL33040-6060

UP DEVELOPMENT KEY WEST HOLDINGS LLC
C/O OFSM MGT OFFICE
3201 E COLONIAL DR OFC
ORLANDO,FL32803-5198

WELLS KENNETH G
6651 MALONEY AVE
KEY WEST,FL33040-6057

BURNS MICHAEL J AND KARLA V
6900 MALONEY AVE UNIT 15
KEY WEST,FL33040-6065

SALINERO CHAD
6900 MALONEY AVE UNIT 3
KEY WEST,FL33040-6060

BACLE PETER L
15 AMARYLLIS DR
KEY WEST,FL33040

TORTUGA WEST HOUSING LLC
210 FRONT ST STE 107
KEY WEST,FL33040

LUTZ ELIZABETH N
6800 MALONEY AVE LOT 48
KEY WEST,FL33040-8112

LEWIS MARK AND BETH
2075 WOOD ROAD
LEBANON,OH45036

NIX JAMES R AND CATHERINE
6900 MALONEY AVE UNIT 12
KEY WEST,FL33040-6060

TORTUGA WEST HOUSING LLC
201 FRONT ST STE 107
KEY WEST,FL33040-8346

OROPEZA HELIO AND CARLEEN
224 KEY HAVEN RD
KEY WEST,FL33040-6224

CASTRO RICARDO F
6900 MALONEY AVE UNIT 13
KEY WEST,FL33040-6065

LAYNE JUDITH
6900 MALONEY AVE UNIT 1
KEY WEST,FL33040-6060

SIMS ROBERT JAMES & NANCY W
7760 SOUTHWEST 167TH TERRACE
MIAMI,FL33157

BLANCO LIANA M
6900 MALONEY AVE UNIT 14
KEY WEST,FL33040-6065

BUTLER CHUCK
6800 MALONEY AVE LOT 47
KEY WEST,FL33040-8112

FEDERAL NATIONAL MORTGAGE ASSOCIATION
3900 WISCONSIN AVE NW
WASHINGTON,DC20016-2892

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KEY WEST,FL33040

WOLZ ROBERT J
PO BOX 1411
KEY WEST,FL33041

BOWEN ALFRED AND JOY
815 PEACOCK PLZ
KEY WEST,FL33040

LANG RICHARD A
92 HARTFORD PIKE
NORTH SCITUATE,RI02857-1846

OTTO CORY J
6900 MALONEY AVE UNIT 17
KEY WEST,FL33040-6065

COVENEY MARY PRISCILLA
6900 MALONEY AVE UNIT 6
KEY WEST,FL33040-6060

RIVERO MELISSA A
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125 2ND ST APT 717
OAKLAND,CA94607-4567

TORTUGA WEST HOMEOWNERS ASSOC
201 FRONT ST STE 110
KEY WEST,FL33040-8346

BARTON DONALD J JR
1502 UNITED ST
KEY WEST,FL33040

MCKENDRY BRIAN
80 PALM DR
KEY WEST,FL33040-6130

RCM OF KEY WEST LLC
1025 SANDYS WAY
KEY WEST,FL33040

KERSHAW ABRAHAM AND CAROL L
JOINT TRUST 10/23/2012
31W660 STEARNS RD
ELGIN,IL60120-9000

OCEANSIDE MARINA CONDOMINIUM

OCEANSIDE INVESTORS LLC
5640 LAUREL AVE
KEY WEST,FL33040-5915

BEAN LINDA
21945 MINNETONKA BLVD
EXCELSIOR,MN55331-8616

ADAMS LILO E
7139 DRIFTWOOD DR SE
ADA,MI49301-7890

MICK CAROL L
PO BOX 763
DURHAM,NH03824-0763

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1109 EATON ST
KEY WEST,FL33040

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST,FL33041-0344

I-10 LLC
6 ISLAND RD
STUART,FL34996-7005

BITTNER DALE LEE REVOCABLE TRUST
9/30/2013
10 AZALEA DR
KEY WEST,FL33040-6206

STUURSMA JAMES R AND ANN M
PO BOX 202
MACATAWA,MI49434-0202

HURST BASIL J
246 MCCAUSLEY RD
HUBERT,NC28539-3540

LUKOWSKI MICHAEL JOHN AND JUDITH ANN
2200 NW 24TH ST
GAINESVILLE,FL32605-3854

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST,FL33041-0344

SIMON CHARLES T
23550 CENTER RIDGE RD STE 206
WESTLAKE,OH44145-3655

DHILLON WILLIAM J
29780 SPRINGTIME RD
BIG PINE KEY,FL33043-3121

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BIRMINGHAM,AL35222-1318

ESTILL ROBERT I
2026 S QUEEN ST
YORK,PA17403

COTTIS JOHN DEC TRUST 5/28/2008
17258 DOLPHIN ST
SUGARLOAF SHORES,FL33042

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2034 IL ROUTE 2
DIXON,IL61021-9075

GIBBS JON M
411 SHERIDAN BLVD
ORLANDO,FL32804-6344

FOWLER CHARLES
7251 NW 6TH ST
PLANTATION,FL33317-1103

BAKER GERALD L
7570 SKIPPER LN
TALLAHASSEE,FL32317-9534

LANDIS OLIVER
2740 W FRANKLIN BLVD
GASTONIA,NC28052

OCEANSIDE INVESTORS LLC
5640 LAUREL AVE
KEY WEST,FL33040-5915

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JACKSON ROBERT C AND ANGELA G
14091 SCIO CHURCH RD
CHELSEA,MI48118

HOWELL WALTER W TRUSTEE
106 KIMBALL POND RD
CANTERBURY,NH03224-2302

REHM ALFRED F
PO BOX 8086
WILSON,NC27893-1086

HOWELL WALTER W REV TR DTD 6-97
106 KIMBALL POND RD
CANTERBURY,NH03224

BLUEWATER INVESTMENT LP
142 JFK DR
ATLANTIS,FL33462

MARLIN INTEGRATED CAPITAL III LLC
C/O MCCANN MICHELLE CPA
180 SUGARLOAF DR
SUMMERLAND KEY,FL33042-3673

MILES GAY C
404 SANDFIDDLER CT
MOREHEAD CITY,NC28557-2530

WALTERS CHARLES D & STEPHANIE A
525 DU PONT LN
KEY WEST,FL33040-7458

HUB FLORIDA LLC
620 S RIVER LANDING RD
EDGEWATER,MD21037-1553

BORROR DAVID S
4280 HAYDEN RUN RD
DUBLIN,OH43017-4342

WILSON JAMES E AND MARIA
27 EVERGREEN AVE
KEY WEST,FL33040-6244

OCEANSIDE INVESTORS LLC
5640 LAUREL AVE
KEY WEST,FL33040-5915

WHITEHEAD BRIAN J
49 SUNSET KEY
KEY WEST,FL33040

HOWARD DAVID B
2525 N LAKE LEELANAU DR
LAKE LEELANAU,MI49653

SOULES WILLIAM E
1710 SW 87TH PL
OCALA,FL34476-6713

DIMBATH MERLE AND SUSAN REV
FAMILY LIV TR
2621 GULFVIEW DR
KEY WEST,FL33040-3983

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST,FL33041

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KEY WEST,FL33040

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CHARLOTTE,NC28262

SIMON CHARLES AND JACQUELINE R
23550 CENTER RIDGE RD STE 206
WESTLAKE,OH44145-3655

PETROCINE THOMAS AND LINDA L
PO BOX 99
WATERVILLE VALLEY,NH03215

MENTONIS GEORGE AND PATRICIA
5960 PENINSULAR AVE UNIT 109
KEY WEST,FL33040-6051

SCHOEPKE CRAIG A AND NANCY C
29550 WEST CAHILL CT
BIG PINE KEY,FL33043

FOLEY WALTER ALLEN
875 W LOOP 304
CROCKETT,TX75835

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST,FL33041

CARDENAS ROBERT H AND DEBORAH
917 EATON ST
KEY WEST,FL33040-6922

BOYD JOHN L AND BARBARA J
6781 OLIVE BRANCH RD
OREGONIA,OH45054-9456

FORMOSO CHARLES A
P O BOX 331089
COCONUT GROVE,FL33233

BENEDETTO GEORGE M
4421 JEFFERSON HWY
JEFFERSON,LA70121-1308

OSM LLC
6810 FRONT ST
KEY WEST,FL33040-6040

COUNTY OF MONROE
C/O BOCC
1100 SIMONTON ST
KEY WEST,FL33040

OCEANSIDE EAST DRY STORAGE
CONDOMINIUM

BREINES STEVEN
165 HORTON ST
BRONX,NY10464-1620

BLUEWATER INVESTMENT LP
142 JFK DR
ATLANTIS,FL33462

MARLIN INTEGRATED CAPITAL III LLC
180 SUGARLOAF DR
SUMMERLAND KEY,FL33042-3673

FLEMING ENTERPRISES LLC
16101 LA GRANDE DR
LITTLE ROCK,AR72223-9152

ALSTOTT MICHAEL J FAMILY TRUST
AMD REST 5/12/2006
7019 1ST AVE S
SAINT PETERSBURG,FL33707-1252

KEY WEST MARINA INVESTMENTS LLC
6000 PENINSULAR AVE
KEY WEST,FL33040-6082

BAILEY PROPERTIES LLC
5601 2ND ST W
LEHIGH ACRES,FL33971-6332

KEY WEST MARINA INVESTMENTS LLC
6000 PENINSULAR AVE
KEY WEST,FL33040-6082

ARMOUR JAMES
4449 BAY SHORE RD
SARASOTA,FL34234-3712

NEUBERGER RENE AMEN AND RESTATE
INTER VIVOS DEC TR
175 TEAL CIR
BERLIN,MD21811-1531

ASPINWALL FAMILY TR AG 5/18/2011
316 NAUTILUS CT
FORT MYERS,FL33908-1610

JACQUES GARY L REV TRUST 6/7/2006
PO BOX 22
FLOYD,IA50435-0022

JACQUES GARY L REVOCABLE TRUST
DTD 6/7/06
PO BOX 22
FLOYD,IA50435-0022

EL PESCADOR ENTERPRISES INC
917 EATON ST
KEY WEST,FL33040-6922

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HAYMAKER JAMES
326 WHITEHEAD ST
KEY WEST,FL33040-6543

KEY WEST 80 LLC
26640 EDGEWOOD RD
EXCELSIOR,MN55331-8339

COOPER PETE AND DIANE
1108 TRUMAN AVE
KEY WEST,FL33040-3352

HILDEBRANDT FREDERICK AND SUSAN
1901 S ROOSEVELT BLVD APT 401E
KEY WEST,FL33040-5249

KEY WEST MARINA INVESTMENTS LLC
1500 COLONIAL BLVD STE 103
FORT MYERS,FL33907-1025

BACLE PETER M AND MONICA
15 AMARYLLIS DR
KEY WEST,FL33040

RICE DAVID P AND MARY L
133 MOCKINGBIRD LN
MARATHON,FL33050-2482

OSM SLIPS LLC
6810 FRONT ST
KEY WEST,FL33040-6040

ROGGERO HARRY J JR LIVING TRUST
10/1/2012
21 PARKER AVE
NEWPORT,RI02840-6940

WEYMOUTH LISA A
P O BOX 791249
PAIA,HI96779

OYSTER POINT PROPERTIES LLC
105 E ST
HAMPTON,VA23661

CROWE TIMOTHY J AND DEBORAH R
1707 PATRICIA ST
KEY WEST,FL33040

BAMPARTNERS LP
PO BOX 287
SOUTHFIELD,MI48037-0287

MOREAN WILLIAM D LV TR DTD 4-7-81
AND REST 11-3-93
2201 4TH ST N STE 201
SAINT PETERSBURG,FL33704-4300

SHEFFLER BARBARA K
2510 CHAGRIN RIVER RD
CHAGRIN FALLS,OH44022-6600

SCHOEPKE CRAIG A AND NANCY C
29550 WEST CAHILL CT
BIG PINE KEY,FL33043

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST,FL33041-0344

COX STANLEY A
1648 RICHMOND RD
LEXINGTON,KY40502

BENEDETTO GEORGE
4421 JEFFERSON HWY
JEFFERSON,LA70121-1308

COLLINS J FRED
63 DOLPHIN COVE QUAY
STAMFORD,CT06902-7715

HARLOW JAMES MYRON DECLARATION
TRUST 12/7/2001
16657 HOLLY LN
SUMMERLAND KEY,FL33042-3508

PFENT DAVID J
512 NOAH LANE
KEY WEST,FL33040

SHIELD LINDA DEC TR 7/7/97
920 VIRGINIA ST
KEY WEST,FL33040

PORTER POWELL DOUGLAS
95510 OVERSEAS HWY
KEY LARGO,FL33037

CALYPSO WATER SPORTS AND
CHARTERS
257 ATLANTIC BLVD
KEY LARGO,FL33037

CONKLIN EDWARD G
PO BOX 2468
KEY WEST,FL33045-2468

LAMILA LIMITED LIABILITY
PARTNERSHIP
20 HIDDEN HILLS WAY
ARDEN,NC28704-6110

MAUN FAMILY TRUST 9/4/2013
225 CHEROKEE LN
CARBONDALE,CO81623-9410

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4737 OAK RUN DR
SARASOTA,FL34243

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CAPE CORAL,FL33914

RICHARDS LIVING TRUST 7/20/2007
C/O RICHARDS DEAN ALLEN JR TRUSTEE
1214 VON PHISTER ST
KEY WEST,FL33040

LONG G GREG AND KRISTINE A
102 ALGONQUIN
LAKE WINNEBAGO,MO64034

MARY B REAL ESTATE LLC
2718 HARRIS AVE
KEY WEST,FL33040-3955

OLIVER LAWRENCE J TR DTD 05/02/95
18420 DEEP PASSAGE LN
FT MYERS BEACH,FL33931

HARLOW JAMES MYRON DEC TR
12/7/2001
16657 HOLLY LN
SUMMERLAND KEY,FL33042-3508

BARRETT PAUL L/E
PO BOX 5888
KEY WEST,FL33045-5888

MORGAN HUGH J
404 SOUTH ST
KEY WEST,FL33040-3138

LEE JAMES A
PO BOX 1022
ANOKA,MN55303-0599

MCCARTHY CHRISTOPHER
P O BOX 406
SANDOWN,NH03873

NASET WALLACE J
20717 6TH AVE W
SUMMERLAND KEY,FL33042-4010

HARLOW JAMES MYRON DECLARATION
TRUST 12/7/2001
16657 HOLLY LN
SUMMERLAND KEY,FL33042-3508

MICK CAROL L
PO BOX 210
SOUTH BERWICK,ME03908-0210

JACKSON RICHARD W
1301 FLAGLER AVE
KEY WEST,FL33040

SIMONDS ROBERT BRADLEY
17131 SEA GRAPE LN
SUGARLOAF KEY,FL33042

SHATT J MURRAY & MARY H
PO BOX 420488
SUMMERLAND KEY,FL33042-0488

SUNSET INVESTORS LLC
4400 PAPA JOE HENDRICK BLVD
CHARLOTTE,NC28262

THOMAS TOM AND LUCILLE G
2864 COCO LAKES DR
NAPLES,FL34105-4511

ROWLEY RICHARD D & PATRICIA M
P O BOX 125
AUSTINBURG,OH44010

WHITEHEAD BRIAN
49 SUNSET KEY DR
KEY WEST,FL33040-8383

BIRMINGHAM IRONWORKS INC
9107 CHERRY RD
VERMILION,OH44089-9311

BENNETT GLENN
6 EMERSON DR
CINNAMINSON,NJ08077-4050

MONGELLI ROBERT CHARLES DEC TR
DTD 1-15-02
1025 SANDYS WAY
KEY WEST,FL33040

COTTIS JOHN DEC TRUST 5/28/2008
17258 DOLPHIN ST
SUGARLOAF SHORES,FL33042

SMITH KEITH A TRUSTEE
(K S SMITH MD PROFITSHARING PLAN)
PO BOX 1267
SUMAS,WA98295

PFENT DAVID J AND EVELYN C
512 NOAH LANE
KEY WEST,FL33040

NASET WALLACE J AND RUTH S
20717 6TH AVE W
SUMMERLAND KEY,FL33042-4010

DOLPHIN WATCH I LLC
3618 EL CENTRO ST
ST PETE BEACH,FL33706

DUKE JOHN O REVOCABLE TRUST
10/11/2013
28555 JOLLY ROGER DR
SUMMERLAND KEY,FL33042-5501

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P O BOX 125
AUSTINBURG,OH44010-0125

SIMONTON ROW LTD
1109 EATON ST
KEY WEST,FL33040

PFENT DAVID J
512 NOAH LANE
KEY WEST,FL33040

CAYO HUESO INVESTMENTS LNC
6511 MALONEY AVE UNIT 6
KEY WEST,FL33040

DASHER THEODORE E
554 37TH ST NORTH
BIRMINGHAM,AL35222

CVS OF SE MISSOURI PROFIT SHARING PLAN
662 PALOMA CIRCLE
MESQUITE,NV89027

OCEANSIDE RESIDENTIAL CONDOMINIUM

UNITED STATES OF AMERICA
ATLANTA,GA30345

DELPHFISHING MEDIA INC
183 VENETIAN WAY
SUMMERLAND KEY,FL33042-3684

FOWLER MILLARD LEON AND CONNIE L
1716 SOUTH ST
KEY WEST,FL33040-3517

TRIVISONNO NICHOLAS L REVOCABLE TRUST 2/24/2003
2019 CRAIGMORE DR
CHARLOTTE,NC28226-6206

BOTTON LINE FISH CO INC
7311 SALE BLVD
PANAMA CITY,FL32409-1349

BURNETTE WILLIAM HOLMES REV TR 05/30/1997
708 WHITE ST
KEY WEST,FL33040-7155

TOWER EQUITIES RE INC
PO BOX 690785
CHARLOTTE,NC28227-7014

SALERNO ANTHONY L
114 SINCLAIR DR
NORTON SHORES,MI49441-5545

REHM ALFRED F JR
PO BOX 8086
WILSON,NC27893-1086

JONES LLC
11 CYPRESS AVE
KEY WEST,FL33040-6236

HUNKER WAYDE
7 PARK MEADOWS DR
FAIRFIELD,OH45014-4672

OYEME IV LLC
PO BOX 787
KEY WEST,FL33041-0787

ASPINWALL GARY
5823 RIVERSIDE LN
FORT MYERS,FL33919-2505

JESSEE JASON
1107 KEY PLZ PMB 333
KEY WEST,FL33040-4086

1018 TRUMAN LLC
521 SIMONTON ST
KEY WEST,FL33040-6872

HEITLER ROBERT H AND JANE A
1694 COTTONWOOD CREEK PL
LAKE MARY,FL32746-4404

TRIVISONNO NICHOLAS L REVOCABLE TRUST 2/24/2003
2019 CRAIGMORE DR
CHARLOTTE,NC28226-6206

HOLMES PETER F
12 WILDWOOD LN
SCARBOROUGH,ME04074-9436

KEY WEST MARINA INVESTMENTS LLC
6000 PENINSULAR AVE
KEY WEST,FL33040

SALERNO ANTHONY L
114 SINCLAIR DR
NORTON SHORES,MI49441-5545

REHM ALFRED F JR
PO BOX 8086
WILSON,NC27893-1086

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GARDNER JENNIE S REV TR 10/26/2010
201 13TH ST NE APT B
WASHINGTON,DC20002-6566

TARANTINO JOANNE
1002 WASHINGTON ST
KEY WEST,FL33040-4865

MCSWEEN MIKE AND NANCY
1422 HARMONY ST
NEW ORLEANS,LA70115-3407

DEMAURO ROBERT AND KIMBERLY CURRY (H/W)
17195 KINGFISH LN W
SUMMERLAND KEY,FL33042-3613

CALYPSO WATER SPORTS AND CHARTERS INC
257 ATLANTIC BLVD
KEY LARGO,FL33037

HENDERSON ROBIN M
PO BOX 2515
KEY WEST,FL33045-2515

WILKES GEORGE A REVOCABLE TRUST 10/27/2004
143 RAINBOW DR
LIVINGSTON,TX77399-1043

KEYSTER LLC
14007 LAKE MAGDALENE BLVD
TAMPA,FL33618-2319

EASTERLY ROBERT
1107 KEY PLZ - 155
KEY WEST,FL33040-4086

MARY B REAL ESTATE LLC
2718 HARRIS AVE
KEY WEST,FL33040-3955

WYLAND OF KEY WEST INC
953 NW 53RD ST
FT LAUDERDALE,FL33309

MORGAN HUGH J
404 SOUTH ST
KEY WEST,FL33040-3138

ROGGERO HARRY J JR LIVING TRUST 10/1/2012
21 PARKER AVE
NEWPORT,RI02840-6940

G AND T PROPERTIES LIMITED PARTNERSHIP
45 COYOTE RDG
GREEN MOUNTAIN,NC28740-9252

STARK JOHN TRUST AGREEMENT 12/15/1995
4780 COVE CIR APT 311
SAINT PETERSBURG,FL33708-2870

RICHARDS LIVING TRUST 7/20/07
C/O RICHARDS DEAN ALLEN JR TRUSTEE
1214 VON PHISTER ST
KEY WEST,FL33040

BOGGS RONALD
97 LEISURE CT UNIT 40
PAGOSA SPRINGS,CO81147-7746

APPELLIS MICHEL
1414 NEWTON ST
KEY WEST,FL33040

GRAY II FRED EMMET REV TRUST DTD 11-04-2004
23063 WAHOO LN
CUDJOE KEY,FL33042

DBGB REV TR DTD 7/10/2000
C/O BERRYHILL DONALD J AND GLENNA TRUSTEES
26 HINA ST
HILO,HI96720

MAGGIO LEONA J
PO BOX 2147
KEY WEST,FL33045-2147

TRADEWINDS INTERNATIONAL REAL ESTATE PLLC
1540 INTERNATIONAL PKWY STE 200
LAKE MARY,FL32746-4713

C SERVICE LLC
15680 OLD STATE ROAD 4A
SUMMERLAND KEY,FL33042-3702

GAYNOR RICHARD G
2320 DRUSILLA LN
BATON ROUGE,LA70809-1495

SMITH KEITH A
PO BOX 1267
SUMAS,WA98295-1267

LOW KEY CHARTER SERVICES INC
6800 MALONEY AVE LOT 47
KEY WEST,FL33040-8112

BACKWALL PARTNERS LLC
3605 SOUTH BEACH DR
TAMPA,FL33629

MARLIN INTEGRATED CAPITAL III LLC
180 SUGARLOAF DR
SUMMERLAND KEY,FL33042-3673

BOWEN ALFRED AND JOY
815 PEACOCK PLZ
KEY WEST,FL33040

UP DEVELOPMENT KEY WEST HOLDINGS LLC
C/O OFSM MGT OFFICE
3201 E COLONIAL DR OFC
ORLANDO,FL32803-5198

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KEY WEST HARBOUR YACHT CLUB TR
6/28/2010
C/O CRUZ FERMIN P TRUSTEE
6818 SEAVIEW BLVD
HUDSON,FL34667-1032

SPANISH FLY ENTERPRISES INC
PO BOX 420661
SUMMERLAND KEY,FL33042-0661

BLITZ FAMILY TRUST
1800 ATLANTIC BLVD APT C338
KEY WEST,FL33040-5395

BEHMKE JOHN J AND KAY D
PO BOX 344
KEY WEST,FL33041-0344

BOGGS RONALD E
97 LEISURE CT UNIT 40
PAGOSA SPRINGS,CO81147-7746

NOORDHOEK HAROLD
300 CASUARINA CONCOURSE
CORAL GABLES,FL33143-6508

SCHOEPKE CRAIG A AND NANCY C
29550 WEST CAHILL CT
BIG PINE KEY,FL33043

WALTERS CHARLES D & STEPHANIE
525 DU PONT LN
KEY WEST,FL33040-7458

TIITF/SOVEREIGNTY LANDS
3900 COMMONWEALTH BLVD
TALLAHASSEE,FL32399-3000

UP DEVELOPMENT KEY WEST
HOLDINGS LLC
C/O OFSM MGT OFFICE
3201 E COLONIAL DR OFC
ORLANDO,FL32803-5198

CALYPSO WATER SPORTS AND
CHARTERS INC
257 ATLANTIC BLVD
KEY LARGO,FL33037-4304

FOLEY WALTER & KAY TRUST 4/16/07
C/O FOLEY WALTER A AND MURLYN
875 WEST LOOP 304
CROCKETT,TX75835

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N.T.S.

LOCATION MAP

LEGAL DESCRIPTION:
A tract of land in a part of Government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear N 72°20' E, along said Northerly right-of-way line, 238.23 feet to the POINT OF BEGINNING, continue bearing N 72°20' E 484.69 feet; to a Point of Curve, said curve having a central angle of 09°38'12" and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing road, 729.77 feet to the North Line of Government Lot 2, thence bear West along the North Line of Government Lot 2, 793.01 feet; thence bear South, 953.54 feet, back to the Point of Beginning, containing 14.97 acres, more or less.

LESS (O.R. 1831, Pg. 1191)

A Tract of land in a part of Government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear N 72°20' E along the said Northerly right-of-way line, 238.23 feet to a point, from said point continue bearing N 72°20' E 484.69 feet to a Point of Curve, said curve having a central angle of 09°38'12" and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing road, 679.77 feet to the Point of Beginning. From the Point of Beginning, continue to bear North along the West right of way of the existing State Road, 50 feet to the North line of Government Lot 2; thence bear West, along the North line of Government Lot 2, 100 feet; thence at a right angle bear South parallel to the existing to the existing State Road, 50 feet; thence at a right angle East, 100 feet to the Point of Beginning.

SURVEYOR'S NOTES:
North arrow & Bearings based on State Plane coor., 1983
Reference Bearing: Centerline Bump Road
⊹ denotes existing elevation
Elevations based on N.G.V.D. 1929 Datum
Bench Mark No.: H-272 Elevation: 3.901

Monumentation:
⊗ = set 1/2" Iron Pipe, P.L.S. No. 2749
● = Found 1" Iron Pipe
◀ = Found P.K. Nail or Bolt
Δ = Set P.K. Nail, L.B. 7700

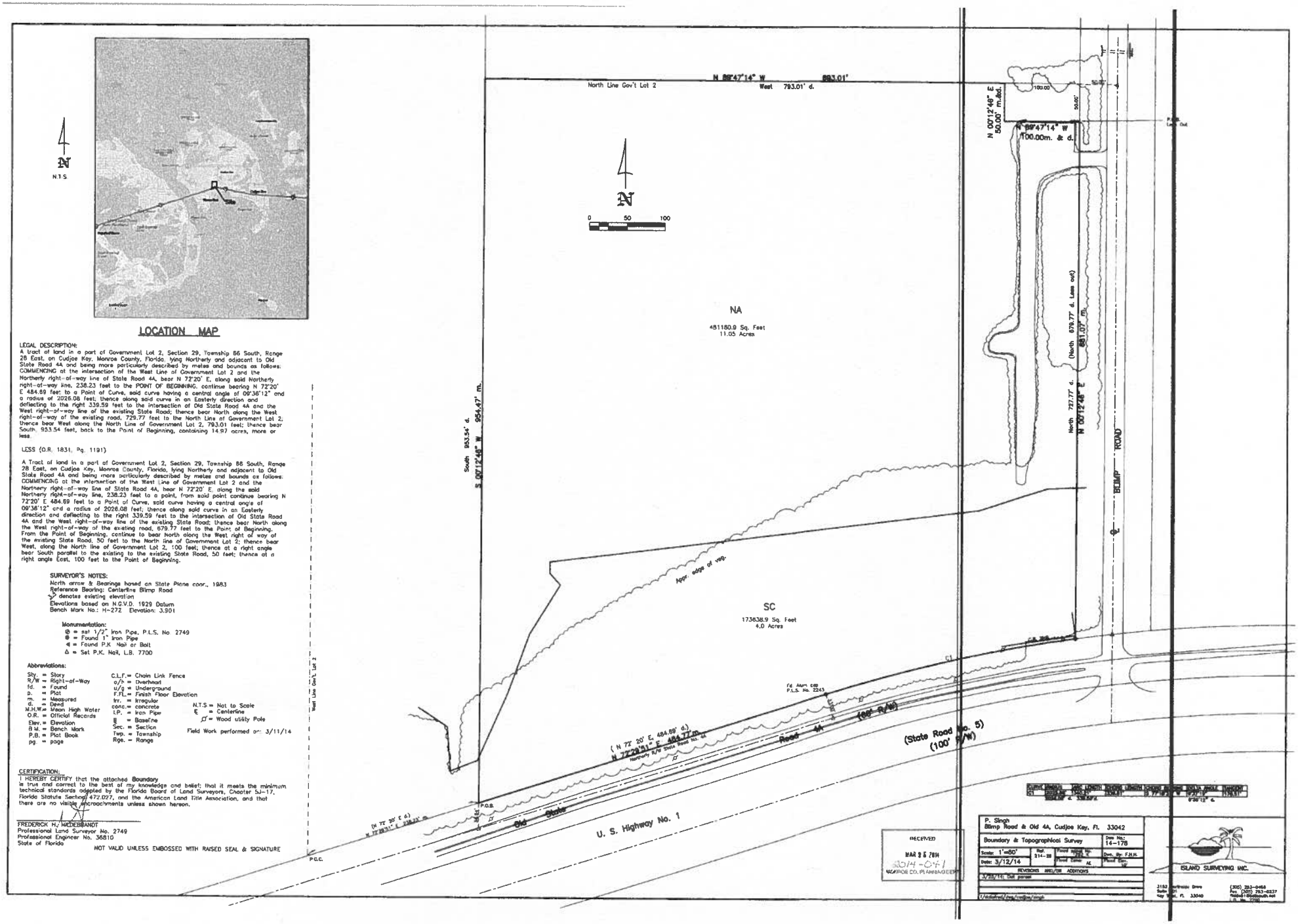
Abbreviations:

Sty. = Story	C.L.F.= Chain Link Fence	
R/W = Right-of-Way	o/h = Overhead	
fd. = Found	u/g = Underground	
p. = Plat	F.FL.= Finish Floor Elevation	
m. = Measured	Irr. = Irregular	
d. = Deed	conc.= concrete	N.T.S = Not to Scale
M.H.W.= Mean High Water	I.P. = Iron Pipe	℄ = Centerline
O.R. = Official Records	℄ = Baseline	⊿ = Wood utility Pole
Elev. = Elevation	Sec. = Section	
B.M. = Bench Mark	Twp. = Township	Field Work performed on: 3/11/14
P.B. = Plat Book	Rge. = Range	
pg. = page		

CERTIFICATION:
I HEREBY CERTIFY that the attached **Boundary** 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 5J-17, Florida Statute Section 472.027, and the American Land Title Association, and that there are no visible encroachments unless shown hereon.

FREDERICK H. MEDEBRANDT
Professional Land Surveyor No. 2749
Professional Engineer No. 36810
State of Florida

NOT VALID UNLESS EMBOSSED WITH RAISED SEAL & SIGNATURE



VEGETATIVE HABITAT ASSESSMENT

of

Hamilton Parcel, Pt. Gov't. Lot 2, Acreage at Blimp Rd. & Overseas Hwy. – Cudjoe Key, Monroe County
Parcel #s 0011840-000000; 00115840-000100
Sec 29-Twn 66-Rge 28

for

The Singh Company
c/o Pritam Singh
Florida Keys / Ft. Lauderdale

Field Survey Conducted – April 6, 2014

Report Prepared by: Harry A. DeLashmutt, Biosurveys, Inc.
794 26th Street
Marathon, Florida 33050
Phone – (305) 942-9221
Email – hdelashmutt@comcast.net

Field Habitat Assessment of Parcel

The vegetative habitat assessment and delineation was conducted on the subject parcel by the undersigned on April 6, 2014. The parcel is made up of two land plats with a contiguous boundary running east and west. According to the Monroe County Appraiser's office the total size of the two tract parcel is 14.86 acres. The elevation of the land changes dramatically from low enough to sustain year round surface water connected to the channels leading to the Gulf of Mexico – to higher land that supports tropical low hardwood hammock along the south boundary. Mangrove ecotones are found as the elevation transitions from the water to the upland areas. This report identifies the vegetative habitat found on the parcel with their size and qualitative characteristics. Previous mapping of the vegetative habitat by the County was compared to the field truthing and either verified or corrected accordingly on the supplied habitat map. All measurements were from boundary wheel tape and polygon size given by *Google Pro.* GPS coordinates were made for the intersections of the delineation lines of the habitat and the parcel boundary or property lines.

Parcel (Hamilton) as Depicted by the Monroe County Vegetative Habitat Map

Methodology:

The delineated hardwood hammock areas were identified and verified using species identification, elevation changes, and soil hydric indicators. References used were *Native Trees and Shrubs of the Florida Keys* by J. Paul Scurlock, and *Trees of Everglades National Park and the Florida Keys* by George Stevenson. The State of Florida statute Chapter 62-340, *Delineation of the Landward Extent of Wetlands and Surface Waters* provided the strategy or methodology used for locating and separating the transitional ecotone between the hammock habitat and the wetland plant indicators. A delineation line was developed for the hammock and ecotones from field mapping using wheel measure and handheld GPS unit. Points were placed on a field map using an aerial photograph for

reference. Field lines were drawn from the points using a hand held compass to form the hammock boundary. Measurements of the line were taken from a measure wheel and checked/verified by tools of *Google Pro.* Blimp road and the Overseas Highway provided tag lines for the delineation of habitat and visual verification of the water oriented habit. Final mapping with measurements were made using the MC Land Appraiser's website and *Google Pro.*

Vegetative Analysis of Property

The elevated land along the southern boundary or fronting to the Overseas Highway is high quality low hammock adjacent to a saltmarsh and buttonwood habitat that transitions into mangrove habitat. The mangroves give way to surface water as the elevation drops to the north end of the parcel (see attached map). This tidally influenced water affects the habitat over 2/3 of the parcel area.

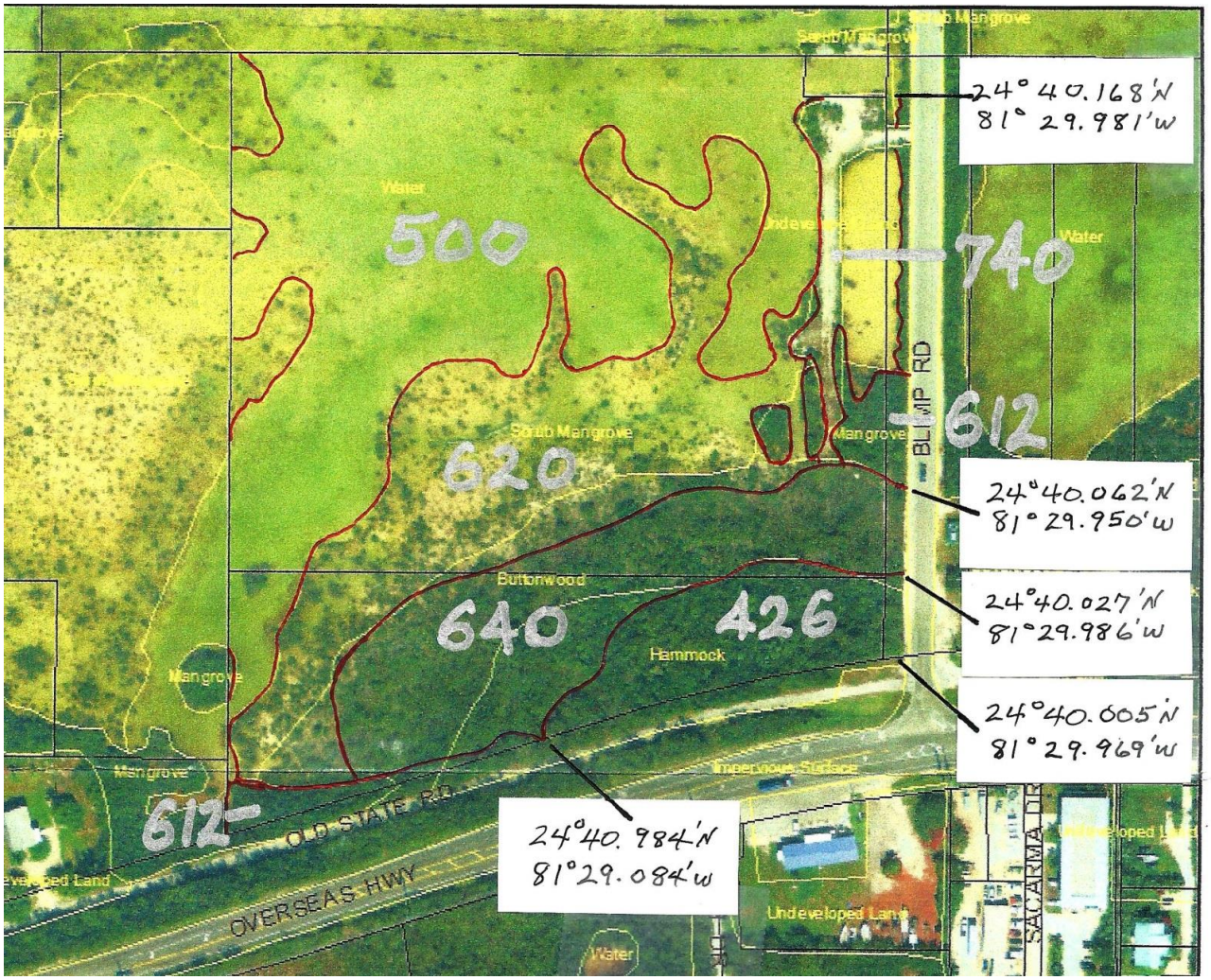
The tidal waters on the parcel are dominated by Red, White, and Black mangroves. A high mangrove fringe (612) of predominantly Red Mangroves exists in the southwest corner (12,332 sf) of the parcel and an area measuring 15,753 sf along the midpoint of the eastern property boundary. The lower mangrove forests contain scrub mangroves (620) that comprise the habitat of the area between the upland areas and the surface water. There are buttonwoods mixed with mangroves and saltmarsh on the transitional areas or elevations along hammock delineation line. The saltmarsh buttonwood ecotone (640) support the dominant species of Buttonwood (*Conocarpus erectus),* Saltwort (*Batis maritima*), Sea Daisy (*Borrichia frutuscens*), Glasswort (*Salicornia spp.*), Salt grass (*Distichlis spicata*), and Sea Purslane (*Sesuvium spp.*)

The vegetative habitat on the higher land of the subject parcel is characterized by low hardwood hammock (426) species such as Black Bead (*Pithecellobium guadalupens),* Blacktorch (*Erithalis fruticosa),* Darling Plum (*Reynosia septentrionalis),* Sea Grape (*Coccoloba uvifera),* Poisonwood (*Metopium toxiferum),* Gumbo Limbo (*Bursera simaruda),* Florida & Key Thatch Palms (*Thrinax radiata & morrisii),* Saffron Plum (*Bumelia celastrina),* and Spanish Stopper (*Eugenia foetida).* Dominant woody plants of the hammock are Blolly (*Guapira discolor),* Wild Dilly (*Manilkara bahamensis*), Strangler Fig *(Ficus aurea),* Gumbo Limbo (*Bursera simaruda),* Jamaica Dogwood (*Piscidia piscipula),* Wild Tamarind (*Lysiloma latisiliquum),* and Green Buttonwood (*Conocarpus erectus).* Sabal Palms (*Sabal palmetto)* are frequently found mixed with the canopy trees. Invasive exotics are rare to non-existent on the subject parcel probably due to the excellent health of the hammock and mangrove vegetation.

Notable rare and protected plants on the parcel are Darling Plum, Blacktorch, Blackbead, Joewood, Wild Dilly, and Locust Berry – all "Threatened Species". Endangered species found in the hammock are the Thatch Palms, Red Stopper, and Red-berry Stopper. Regionally important species are Torchwood and Christmas Berry. All three mangrove species on the parcel are listed as a protected species by the State of Florida.

Photo Map References:

There are four distinct habitats found on the parcel – Low Tropical Hardwood Hammock 426, Saltmarsh & Buttonwood 640, Fringe Mangrove 612, and Scrub Mangrove 640. The Aerial Photos below are oriented to the north directional bearing to the top. GPS positions are in NAD 83 datum using decimal minutes to the third place for accuracy. See the GPS coordinates of specific points below relative to the photo-map:



Vegetative Habitat Delineation with Category Numbers – Monroe County Habitat Protocol & Key GPS Coordinates

Quantitative Analysis of Parcel

High Quality Low Hardwood Hammock, 426 – 52,174 sf. or 1.20 ac.

Saltmarsh & Buttonwood Assoc., 640 – 65,336 sf or 1.50 ac.

Fringe Mature Mangrove, 612 – 28,085 sf. or .64 ac.

Scrub Mangrove Habitat, 620 – 238,141 sf. or 5.47 ac.

Surface Water Habitat, 500 – 251,302 sf. or 5.77 ac.

Disturbed or Barren Fill Area, 740 – 12,264 sf. or .28 ac

Total Parcel Area 647,302 sf. or 14.86 acres* *Measured by MC Land Appraiser

Summary

The parcel of two contiguous platted land areas located west at the junction of Blimp Road and the Overseas Highway contains a diverse habitat of vegetation and surface water. The total land area is 14.86 acres with 5.77 acres covered of surface water that is tidally influenced and connected to open Gulf of Mexico waters through deeper natural channels. There are four distinct vegetative habitats found on the subject parcel. These relate to the land elevation and hydric conditions. Of the highest elevation – it is most suitable for tropical hardwood hammock. The proper classification of the hammock is a High quality "low" tropical hardwood hammock – 426. This category matches the primary hammock species present and the rich diversity of hardwood species found in the upland area of 1.20 acres. As the elevation drops and the soils become more hydric, a saltmarsh and Buttonwood association – 640 becomes a major transition between the water loving plants and the hammock plants. This habitat has moderate size Green Buttonwood trees in association with low wetland marsh plants. The total size of this habitat is 1.5 acres.

The shallow water and inundated areas of the parcel provide suitable habitat for the three species of mangroves. A very shallow area or zone (5.47 acres) provides habitat suitable for scrub mangroves. The dominant plants in this zone are Red Mangroves. They are short and stunted from the harsh and rocky conditions supporting them. A fringe of mature and tall Red, Black and White Mangroves identifies the 612 habitat category. These are rare on the property and signify a deeper mud stratum with richer nutrients available. There are two small areas of fringe mangroves – one in the southwest corner measuring 12,332 sf. and one on the eastern boundary near the disturbed area with 15,753 sf.

In the lowest elevations of the parcel there is a surface water habitat the covers most of the northwest quarter. Due to the depth of the water, mangrove vegetation cannot find footing and it is predominantly barren of significant vegetation. The total land area covered with this relatively barren surface water is 235,592 sf. or 5.77 acres.

A small area of 12,264 sf has been filled for a possible road historically along the north eastern side of the parcel. The length of the fill is approximately 435 feet and it impounds surface water to the east. This surface water is barren of vegetation.

Note: All field measurements were taken using the best practice available without a land surveyor. The measurements contained in this report are as accurate as possible but are approximate, and should not be relied upon without a professional surveyor checking the delineation lines and certifying the habitat sizes.

Habitat Assessment and Delineation conducted by Harry DeLashmutt _____
Consulting Biologist April 7, 2014
Biosurveys, Inc.

High Quality Low Hardwood Hammock

Saltmarsh & Buttonwood Habitat – Typical

Fringe Mature Mangrove 612 Habitat – SW Corner

Scrub Mangrove Habitat 620 - Typical

Light Scrub Mangrove and Surface Water – 500

Surface Water – Typical on Northwest Corner

MileMarker

Roads

Parcels

Zoning

- Airport
- Area of County Critical Concern
- Commercial Fish Areas
- Commercial Fishing Special District
- Commercial Fishing Village

Zoning (continued)

- Conservation District
- Destination Resort
- Incorporated
- Industrial
- Improved Subdivision -/Duplex/Masonry
- Maritime Industries
- Military Facilities
- Mainland Native
- Mixed Use
- Native Area

Zoning (continued)

- Park and Refuge
- Resolution 277-1986
- Research Park
- Recreational Vehicle
- Sparsely Settled
- Suburban Commercial
- Suburban Residential -/Limited
- Urban Commercial
- Urban Residential
- Urban Residential Mobile Home
- Urban Residential Mobile Home

Property Record Card -
Maps are now launching the new map application version.

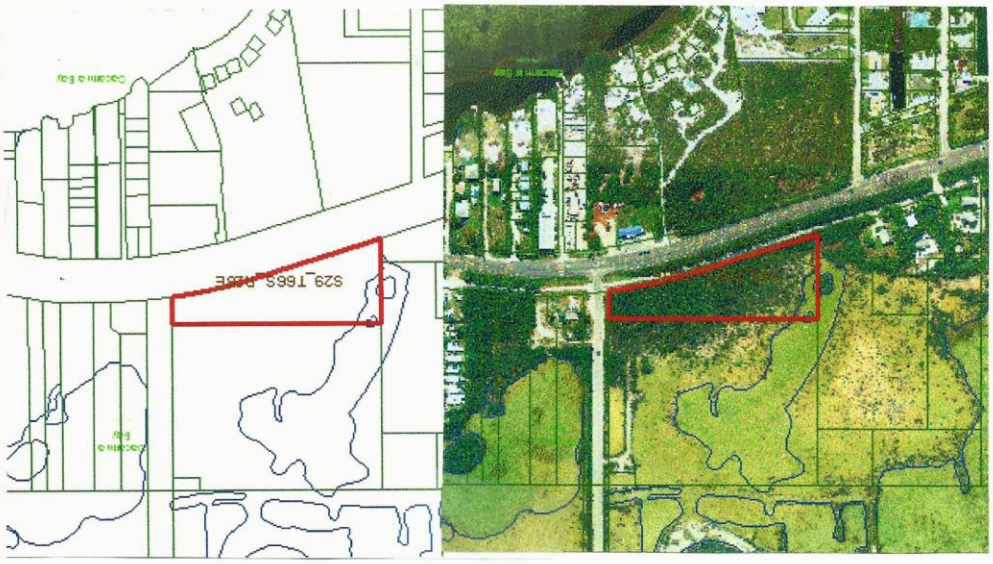
Alternate Key: 1147419 **Parcel ID:** 00115840-000000

Ownership Details

Mailing Address:
HAMILTON HENRY B
5 COCONUT DR
KEY WEST, FL 33040-6214

Property Details

PC Code: 10 - VACANT COMMERCIAL
Millage Group: 100C
Affordable Housing: No
Section-Township-Range: 29-66-28
Property Location: VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 W66829-04 CUDJOE KEY PT LOT 2 (3.65 AC) G7-208 G5-275 OR420-986-E OR519-835-D/C OR583-293Q OR599-333 OR678-104



Property Record Card -
Maps are now launching the new map application version.

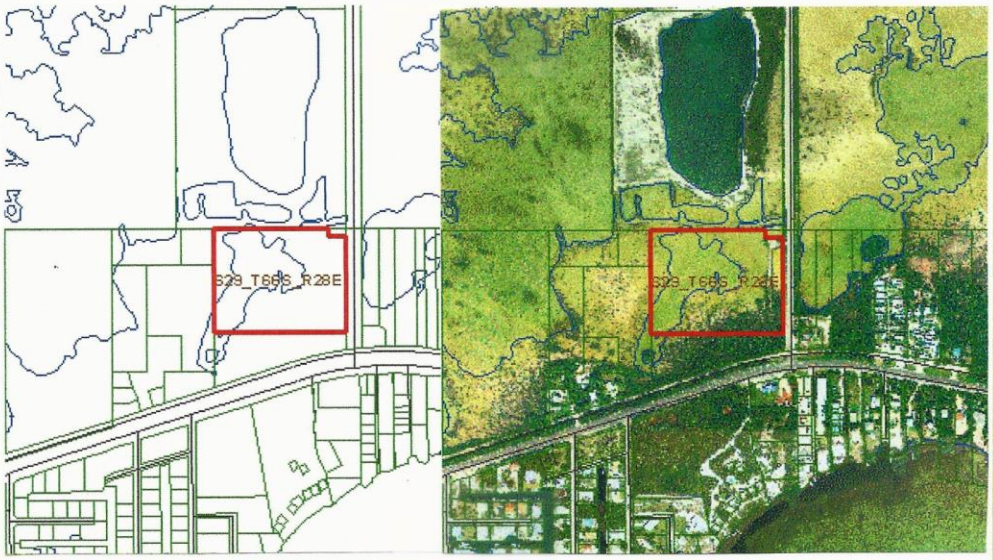
Alternate Key: 8667477 **Parcel ID:** 00115840-000100

Ownership Details

Mailing Address:
HAMILTON HENRY B
5 COCONUT DR
KEY WEST, FL 33040-6214

Property Details

PC Code: 10 - VACANT COMMERCIAL
Millage Group: 100C
Affordable Housing: No
Section-Township-Range: 29-66-28
Property Location: VACANT LAND CUDJOE KEY
Legal Description: 29-66-28 CUDJOE KEY PT GOVT LOT 2 (OR928-1586/1587 OR973-871/872



Property Record Card -
Maps are now launching the new map application version.

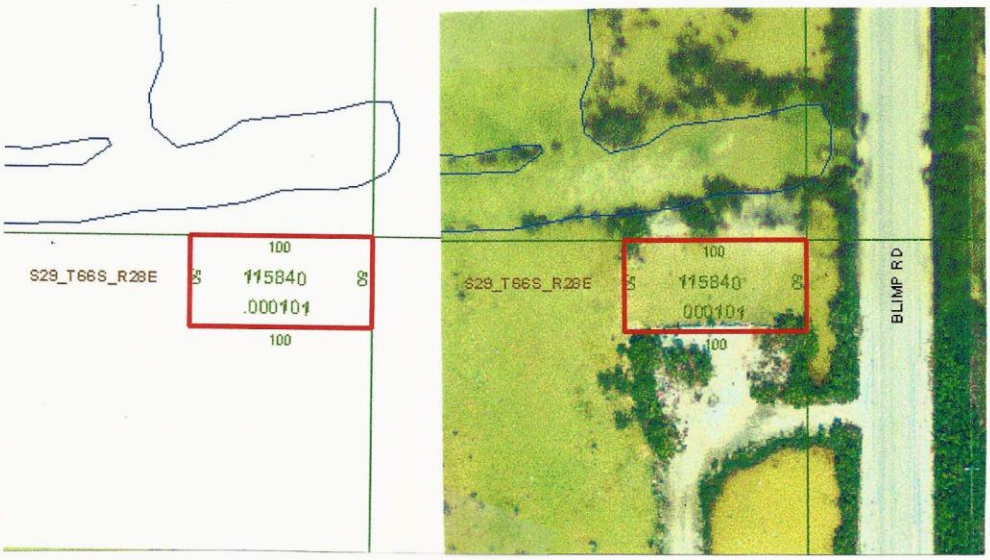
Alternate Key: 9024489 **Parcel ID:** 00115840-000101

Ownership Details

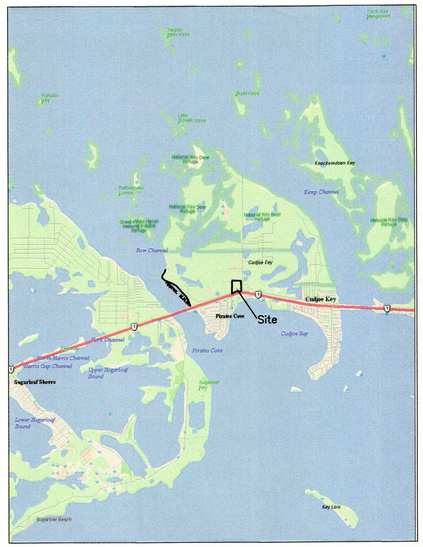
Mailing Address:
SOUNDS OF SERVICE RADIO INC
PO BOX 850987
INDIAN ROCKS BEACH, FL 33785-0987

Property Details

PC Code: 10 - VACANT COMMERCIAL
Millage Group: 100C
Affordable Housing: No
Section-Township-Range: 29-66-28
Property Location: VACANT LAND CUDJOE KEY
Legal Description: 29 66 28 CUDJOE KEY PT GOVT LOT 2 OR1831-1188/91



Note: This Inset of Land is in the Northeast Corner of Parcel and is not part of the Habitat Assessment



N.T.S.

LOCATION MAP

LEGAL DESCRIPTION:
A tract of land in a part of Government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear N 72°20' E, along said Northerly right-of-way line, 238.23 feet to the POINT OF BEGINNING, continue bearing N 72°20' E 484.69 feet to a Point of Curve, said curve having a central angle of 09°36'12" and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing road, 729.77 feet to the North Line of Government Lot 2; thence bear West along the North Line of Government Lot 2, 793.01 feet; thence bear South, 953.54 feet, back to the Point of Beginning, containing 14.97 acres, more or less.

LESS (O.R. 1831, Pg. 1191)

A Tract of land in a part of Government Lot 2, Section 29, Township 66 South, Range 28 East, on Cudjoe Key, Monroe County, Florida, lying Northerly and adjacent to Old State Road 4A and being more particularly described by metes and bounds as follows: COMMENCING at the intersection of the West Line of Government Lot 2 and the Northerly right-of-way line of State Road 4A, bear N 72°20' E, along the said Northerly right-of-way line, 238.23 feet to a point, from said point continue bearing N 72°20' E 484.69 feet to a Point of Curve, said curve having a central angle of 09°36'12" and a radius of 2026.08 feet; thence along said curve in an Easterly direction and deflecting to the right 339.59 feet to the intersection of Old State Road 4A and the West right-of-way line of the existing State Road; thence bear North along the West right-of-way of the existing road, 679.77 feet to the Point of Beginning. From the Point of Beginning, continue to bear North along the West right of way of the existing State Road, 50 feet to the North line of Government Lot 2; thence bear West, along the North line of Government Lot 2, 100 feet; thence at a right angle bear South parallel to the existing to the existing State Road, 50 feet; thence at a right angle East, 100 feet to the Point of Beginning.

SURVEYOR'S NOTES:
North arrow & Bearings based on State Plane coor., 1983
Reference Bearing: Centerline Blimp Road
3.7 denotes existing elevation
Elevations based on N.G.V.D. 1929 Datum
Bench Mark No.: H-272 Elevation: 3.901

Monumentation:
◐ = set 1/2" Iron Pipe, P.L.S. No. 2749
● = Found 1" Iron Pipe
◄ = Found P.K. Nail or Bolt
Δ = Set P.K. Nail, L.B. 7700

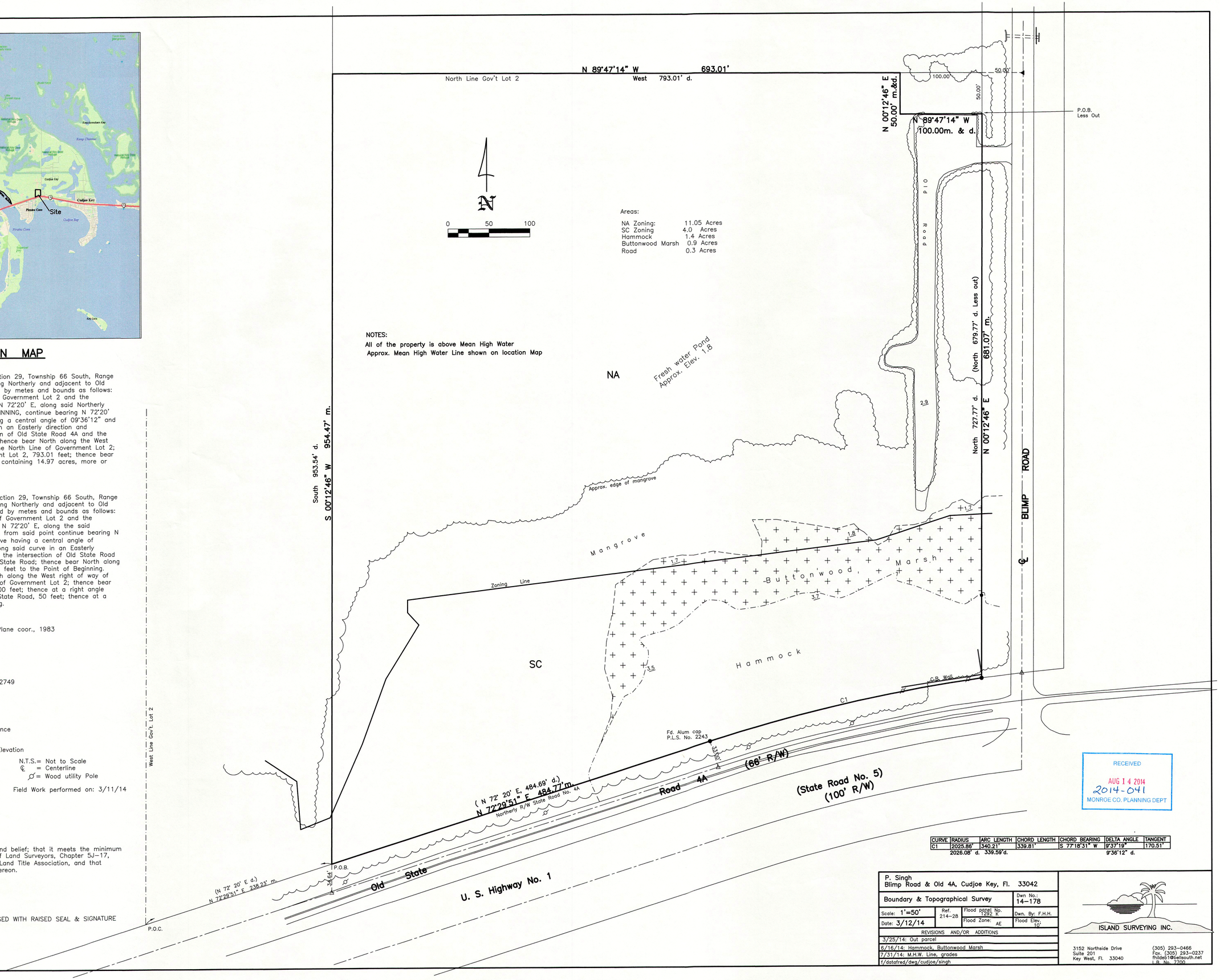
Abbreviations:

Sty. = Story	C.L.F.= Chain Link Fence	
R/W = Right-of-Way	o/h = Overhead	
fd. = Found	u/g = Underground	
p. = Plat	F.FL.= Finish Floor Elevation	
m. = Measured	Irr. = Irregular	N.T.S.= Not to Scale
d. = Deed	conc.= concrete	℄ = Centerline
M.H.W.= Mean High Water	I.P. = Iron Pipe	= Wood utility Pole
O.R. = Official Records	B = Baseline	
Elev. = Elevation	Sec. = Section	Field Work performed on: 3/11/14
B.M. = Bench Mark	Twp. = Township	
P.B = Plat Book	Rge. = Range	
pg. = page		

CERTIFICATION:
I HEREBY CERTIFY that the attached **Boundary** 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 5J-17, 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 No. 2749
Professional Engineer No. 36810
State of Florida

NOT VALID UNLESS EMBOSSED WITH RAISED SEAL & SIGNATURE



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	2025.86'	340.21'	339.81'	S 77°18'31" W	9°37'19"	170.51'
	2026.08' d.	339.59'd.			9°36'12" d.	

RECEIVED
AUG 14 2014
2014-041
MONROE CO. PLANNING DEPT

P. Singh
Blimp Road & Old 4A, Cudjoe Key, Fl. 33042

Boundary & Topographical Survey — Dwn No.: 14-178

Scale: 1'=50' — Ref. 214-28 — Flood panel No. 1292 K — Dwn. By: F.H.H.
Date: 3/12/14 — Flood Zone: AE — Flood Elev: 10'

REVISIONS AND/OR ADDITIONS
3/25/14: Out parcel
6/16/14: Hammock, Buttonwood Marsh
7/31/14: M.H.W. Line, grades
f/datafred/dwg/cudjoe/singh

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

MEMORANDUM

MONROE COUNTY PLANNING & ENVIRONMENTAL RESOURCES DEPARTMENT

To: Monroe County Development Review Committee
Townsley Schwab, Senior Director of Planning & Environmental Resources

From: Joseph Haberman, AICP, Planning & Development Review Manager

Date: October 28, 2014

Subject: *AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING MONROE COUNTY CODE SECTION 101-1, DEFINITIONS; AMENDING MONROE COUNTY CODE SECTION 130-186, MINIMUM YARDS; AMENDING MONROE COUNTY CODE SECTION 130-189, APPLICABILITY OF REQUIRED YARDS; ESTABLISHING SETBACK REQUIREMENTS FOR THE CONSERVATION (C) AND RECREATIONAL VEHICLE (RV) LAND USE DISTRICTS; MODIFYING THE SETBACK REQUIREMENTS FOR THE AIRPORT (AD) AND PARK AND REFUGE (PR) LAND USE DISTRICTS; MODIFYING THE SETBACK REQUIREMENTS FOR CORNER LOTS; MODIFYING THE APPLICABILITY OF REQUIRED YARDS FOR ACCESSORY WALKWAYS AND DRIVEWAYS; CLARIFYING THE SETBACK REQUIREMENTS FOR SIDE YARDS; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR CODIFICATION; PROVIDING FOR AN EFFECTIVE DATE.*

Meeting: October 28, 2014

I REQUEST

The Planning & Environmental Resources Department is proposing amendments to the text of §101-1, §130-186 and §130-189 of the Monroe County Code (MCC). The purposes of the proposed amendments are to 1) establish setback requirements for the Conservation (C) and Recreational Vehicle (RV) districts, 2) modify the setback requirements for the Airport (AD) and Park and Refuge (PR) district, 3) modify the setback requirements for corner lots, 4) modify the applicability of required yards for accessory walkways and driveways, and 5) clarify the setback requirements for side yards.

II RELEVANT PRIOR COUNTY ACTIONS:

Under review.

III REVIEW

MCC §101-1. Definitions:

To clarify the requirements, staff is proposing modifications to the following definitions:

- *Double frontage* (revision)
- *Lot* (revision)
- *Lot lines, front* (deletion)
- *Lot lines, rear* (deletion)
- *Lot lines, side* (deletion)
- *Setback* (revision)
- *Yard* (deletion)
- *Yard, front* (revision)
- *Yard, rear* (revision)
- *Yard, side* (revision)

MCC §130-186:

Staff is proposing to establish setback requirements for the Conservation and (C) and Recreational Vehicle (RV) districts, which were presumably inadvertently never established.

Staff is proposing to modify the setback requirements for the Airport (AD) and Park and Refuge (PR) district, to reflect current conditions.

Staff is proposing to establish a primary front yard requirement and a secondary front yard requirement to address recurring issues related to double frontage properties, including corner lots.

Staff is proposing to establish a first side yard setback requirement and an additional side yard setback requirement to address recurring issues related to the interpretation of side yard setback applicability.

MCC §130-189:

Staff is proposing to modify the applicability of required yards for accessory structures such as walkways and driveways.

There are numerous properties on which there are existing impervious surfaces, such as pavers, concrete and asphalt, that are nonconforming to the non-shoreline setback requirements. If the surfaces were lawfully-established but do not have a setback variance on file (approved prior to the current setback requirements), the nonconforming structures are only allowed to continue and be improved in accordance with the nonconformity regulations of the land development code unless a setback variance is granted. If the surfaces were unlawfully installed or constructed without the benefit of building permits, the nonconforming structures are required

to be removed unless the property owner is granted an after-the-fact variance to the setback requirements and an after-the-fact building permit.

In addition, several property owners have applied for building permits to have new impervious surfaces installed within the required non-shoreline setbacks. These building permits were denied unless the property owner modified their plans, with the exception of those who applied for and were granted variances.

Following the issuance of several variances regarding this specific type of development, staff reviewed the necessity of regulations limiting impervious surfaces in the required setbacks. Upon review, staff found that many of these requests concerned the establishment of impervious walkways to access the rear of the yard.

The land development code's existing regulations allow pervious walkways (grass, gravel, etc.) in required setbacks. Since these walkways already exist and are often needed for access, staff has determined that allowing impervious walkways would not adversely impact community character or create a nuisance to adjacent property owners if surface water management issues can be addressed. Therefore, staff is recommending amendments to §130-189 to allow walkways of industry standard width in side and front yards (note: impervious areas are already permitted in the required rear yard and shoreline setback if all open space and surface water management regulations are met).

Also, following a review of the land development code, staff found that the existing language does not specifically allow driveways in the front yard. In most cases, driveways have to be located in the required front yard setback. Therefore, staff is recommending amendments to §130-189 to expressly allow driveways in front yards.

Also, following a review of administrative interpretations, staff found that there has been a long standing administrative interpretation that allows required off-street parking to be located in the required front yard of a "small residential lot" [Administrative Interpretation #01-121, first approved by Marlene Conaway, former Director of Planning, on November 2, 2001 and later re-approved by Aref Joulani, former Director of Planning, in 2006). This interpretation is relied upon by many property owners and builders; however it does not define "small" and therefore is subjective. In addition, there is some concern that this interpretation does not interpret ambiguous language in the land development code and that it in fact amends the language of the code to permit something otherwise prohibited. Therefore, in order to provide relief to owners of residential lots and eliminate a controversial interpretation, staff is recommending amendments to §130-189 to allow the parking of licensed vehicles in the front yard of a residential parcel.

The following amendment would provide relief to property owners by allowing limited types of development in the non-shoreline setbacks that would not adversely affect community character.

It should also be noted that although walkways have a minor impact, it often is difficult for staff and the planning commission to support variance requests. Regardless of the scale of the

development (from walkway to building), to be approved, all variances have to meet the following standards: 1) the applicant shall demonstrate a showing of good and sufficient cause; 2) failure to grant the variance would result in exceptional hardship to the applicant; 3) granting the variance will not result in increased public expenses, create a threat to public health and safety, create a public nuisance, or cause fraud or victimization of the public; 4) property has unique or peculiar circumstances, which apply to this property, but which do not apply to other properties in the same zoning district; 5) granting the variance will not give the applicant any special privilege denied other properties in the immediate neighborhood in terms of the provisions of this chapter or established development patterns; 6) granting the variance is not based on disabilities, handicaps or health of the applicant or members of his family; 7) granting the variance is not based on the domestic difficulties of the applicant or his family; and 8) the variance is the minimum necessary to provide relief to the applicant. These standards, specifically those relating to exceptional hardship and unique or peculiar circumstances, are problematical to property owners to sufficiently exhibit in most variance applications, particularly those relating to walkways.

* * * * * * *

Therefore, staff recommends the following changes (Deletions are ~~stricken through~~ and additions are underlined. Text to remain the same is in black):

Sec. 101-1. Definitions.

The following words, terms and phrases, when used in this ~~chapter~~ Land Development Code, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

* * * * * * *

Double frontage means a ~~lot~~ parcel of land having frontage on two or more roads ~~nonintersecting streets, sometimes called a~~, including through lots and corner lots.

* * * * * * *

Lot means a ~~parcel of land occupied or intended for occupancy by an individual use including one main structure together with accessory structures, yards, open spaces, buffer areas and parking spaces~~ duly recorded lot as shown on a plat approved by the county.

~~*Lot lines, front,* means in the case of a lot abutting only one street, the street right-of-way line separating such lot from such street; in the case of a double frontage lot or corner lot, each street right-of-way line separating such lot from a street shall be considered to be the front lot line.~~

~~*Lot lines, rear,* means a lot line that is most nearly parallel to and most distant from the front lot line of the lot. In the case of a lot where the side lot lines intersect there shall be no rear~~

~~lot line and in the case of lots that have frontage on more than one road or street, nonfrontage lot lines shall be considered side yards.~~

~~*Lot lines, side,* means a lot line that is neither a front or rear lot line running perpendicular or radial from the front lot line and corresponding street right-of-way.~~

* * * * * * *

Setback means ~~an open space at grade~~ the area between a building or structure and the property line of the ~~lot~~ parcel of land on which the building or structure is located, unoccupied and unobstructed from the ground upward, except for fences or ~~as otherwise provided in these regulations~~ other development permitted in the area as provided for in this Land Development Code. In measuring a setback, the horizontal distance between the ~~lot~~ property line and the furthermost projection of the ~~main~~ building or structure shall be used. ~~Every required front setback from a street~~ Further, the setback shall be measured at a right angle~~s~~ (90 degrees) from the property line.

* * * * * * *

~~*Yard* means an open space at grade that is the minimum required setback between a structure or other manmade obstruction and the adjoining lot lines unoccupied and unobstructed from the ground upward, except as may be specifically permitted.~~

Yard, front, means a required ~~open space~~ setback on a ~~lot~~ parcel of land that ~~extends across~~ is located along the full length of the front property line of ~~a lot~~ the parcel, is generally the property frontage in which development on the parcel is orientated and is generally adjacent a road ~~the public right-of-way, the depth of which is measured perpendicularly to the front lot line~~. On ~~corner lots or~~ parcels fronting more than one road, such as corner lots and double frontage ~~lots~~ parcels, each yard ~~frontage on~~ along a ~~street~~ road shall be a front yard.

Yard, rear, means a required ~~open space~~ setback on a ~~lot~~ parcel of land that ~~extends~~ is located along the full length of the rear ~~lot~~ property line and is generally on the opposite side of the primary front yard~~, the depth of which is measured perpendicularly to the rear lot line~~.

Yard, side, means a required ~~open space~~ setback on ~~lot~~ a parcel of land that ~~extends~~ is located along the full length of the side ~~lot~~ property line and is generally between the ~~required~~ front ~~yard~~ and ~~required~~ rear property lines ~~yard, the depth of which is measured perpendicularly to the side lot line. In the case of double frontage lots, side yards shall extend from the rear lines of the required front yards. In the case of corner lots, yards remaining after front yards have been established on both frontages shall be considered side yards~~.

* * * * * * *

Sec. 130-186. Required non-shoreline setbacks. ~~Minimum yards.~~

Unless otherwise allowed for in this Land Development Code, ~~Except as provided in sections 114-20 and 130-187,~~ no structure or land shall be developed, used or occupied except in accordance with the bulk regulations set out in the following table. ~~Side yards indicated set forth the minimum single yard and the total side yards required. The first number is the minimum for any single side yard where only one side yard exists; where there are two side yards, the first number is the required side yard for one of the two side yards. The second number is the minimum combined total of both side yards (where there are two side yards).~~

Land Use District Land Use	Primary Front Yard (ft.)	Secondary Front Yard (ft.)	First Side Yard (ft.)	Additional Side Yard (ft.)	Rear Yard (ft.)
Airport (AD)	25	25	10	10	25
Commercial 1 (C1)	25	15	10	5	10
Commercial 2 (C2)	15	15	10	5	10
Commercial Fishing Area (CFA), Commercial Fishing Special District (CFSD), and Commercial Fishing Village (CFV)	25	15	10	5	20
Conservation (C)	25	25	10	10	25
Destination Resort (DR)	50	25	20	15	30
Improved Subdivision (IS)	25	15	10	5	20
Industrial	25	15	10	5	20
Mainland Native (MN)	25	25	10	5	25
Maritime Industries (MI)	25	25	10	5	25
Military Facilities (MF)	25	15	10	5	20
Mixed Use					
Residential	25	15	10	5	20
Nonresidential and Mixed Use	15	15	10	5	20
Native Area (NA)	25	15	10	5	20
Offshore Island (OS)	25	15	10	5	20
Park and refuge (PR)	25	15	15	15	15
Recreational Vehicle (RV)	25	15	10	5	10
Sparsely Settled (SS)	25	15	10	5	15
Suburban Commercial (SC)	25	15	10	5	10
Suburban Residential (SR)	25	15	10	5	10
Suburban Residential Limited (SR-L)	25	15	10	5	10
Urban ~~c~~ Commercial	15	15	~~10/15~~ 10	5	10

(UC)					
Urban ~~r~~ Residential (UR):	15	15	10	5	10
~~Attached~~	~~15~~	--	~~10/15~~	--	~~10~~
~~Detached~~	~~15~~	--	~~10/15~~	--	--
Urban ~~r~~ Residential ~~m~~ Mobile ~~h~~ Home (URM)					
Lots less than 50 feet wide	10	10	5	5	10
~~Detached residential~~	~~10~~	--	~~5/10~~	--	~~10~~
~~Mobile homes~~	~~10~~	--	~~5/10~~	--	~~10~~
Lots 50 feet wide or greater	10	10	10	5	10
~~Detached residential~~	~~10~~	--	~~10/15~~	--	~~10~~
~~Mobile homes~~	~~10~~	--	~~10/15~~	--	~~10~~
Urban ~~r~~ Residential ~~m~~ Mobile ~~h~~ Home ~~l~~ Limited (URM-L)	~~10*~~ 10	10	~~10/20*~~ 10	10	~~10*~~ 10
~~Commercial 1~~	~~25~~	--	~~10/15~~	--	~~10~~
~~Commercial 2~~	~~15~~	--	~~10/15~~	--	~~10~~
~~Suburban commercial~~					
~~Hotel~~	~~25~~	--	~~10/15~~	--	~~10~~
~~Other~~	~~25~~	--	~~10/15~~	--	~~10~~
~~Suburban residential and suburban residential limited:~~					
~~Detached residential~~	~~25~~	--	~~10/15~~	--	~~10~~
~~Attached residential~~	~~—~~	--	~~—~~	--	~~—~~
~~Other~~	~~25~~	--	~~10/15~~	--	~~10~~
~~Sparsely settled:~~					
~~Detached residential~~	~~25~~	--	~~10/15~~	--	~~15~~
~~Attached residential~~	~~25~~	--	~~N/A~~	--	~~15~~
~~Other~~	~~25~~	--	~~10/15~~	--	~~10~~
~~Offshore~~	~~25~~	--	~~10/15~~	--	~~20~~
~~Native~~	~~25~~	--	~~10/15~~	--	~~20~~
~~Mainland native~~	~~25~~	--	~~10/15~~	--	~~20~~
~~Improved subdivisions~~	~~25~~	--	~~10/15~~	--	~~20~~
~~Destination resort~~	~~50~~	--	~~20/35~~	--	~~30~~
~~Commercial fishing (all districts)~~					
~~Detached~~	~~25~~	--	~~10/15~~	--	~~20~~

	~~residential~~					
	~~Attached residential~~	~~25~~	~~--~~	~~—~~	~~--~~	~~20~~
	~~Other~~	~~25~~	~~--~~	~~10/15~~	~~--~~	~~20~~
~~Mixed Use:~~						
	~~Detached residential~~	~~25~~	~~--~~	~~10/15~~	~~--~~	~~20~~
	~~Attached residential~~	~~25~~	~~--~~	~~N/A~~	~~--~~	~~20~~
	~~Other~~	~~15~~	~~--~~	~~10/15~~	~~--~~	~~10~~
~~Light industry:~~		~~25~~	~~--~~	~~10/15~~	~~--~~	~~25~~
~~Maritime Industry~~		~~25~~	~~--~~	~~10/15~~	~~--~~	~~25~~
~~Military Area~~		~~25~~	~~--~~	~~5/20~~	~~--~~	~~20~~
~~Airport~~		~~200~~	~~--~~	~~200~~	~~--~~	~~200~~
~~Park and refuge~~		~~50~~	~~--~~	~~50~~	~~--~~	~~50~~
~~*Applies to new construction only.~~						

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Sec. 130-189. Applicability of required ~~yards~~ non-shoreline setbacks.

(a) *Bufferyards.* When a bufferyard is required under the provisions of chapter 114, article V, compliance with the bufferyard~~s standards~~ provisions along a property line shall relieve the necessity of complying with the ~~yard~~ setback provisions ~~set forth in section 130-186~~ along the same property line if ~~such~~ the width of the bufferyard is greater than the applicable ~~yard~~ setback requirement~~s~~ set forth in section 130-186.

(b) *Shoreline setbacks.* All development shall be setback from shorelines as required in section 118-12. ~~Compliance with the shoreline setback shall relieve the necessity of complying with the yard provisions set forth in section 130-186.~~

(c) *Front yard non-shoreline setbacks.* A front yard is a required setback on a parcel of land that is located along the full length of the front property line of the parcel, is generally the property frontage in which development on the parcel is orientated and is generally adjacent a road. On parcels fronting more than one road, such as corner lots and double frontage parcels, each yard along a road shall be a front yard.

(1) *Single frontage parcels.* For a parcel that has only a single road frontage, the primary front yard requirement set forth in section 130-186 shall be applied.

(2) *Double frontage parcels.* For a parcel that has road frontage along two or more roads, the primary front yard requirement set forth in section 130-186 shall be applied to the front yard in which development on the parcel is orientated. The secondary front yard requirement set forth in section 130-186 shall be applied to the remaining front yard(s) in which development on the parcel is not orientated. For parcels located within the median of U.S. Highway 1, the primary front yard requirements shall be applied to both front yards situated along the highway right-of-ways.

(3) *Accessory driveways and walkways.* Accessory structures, limited to driveways and walkways, may be permitted within a required front yard setback. In no event shall the total combined area of all accessory structures occupy more than 60 percent of the required front yard setback area.

(4) *Off-street parking on residentially developed parcels*. Any required off-street parking spaces may be located on an accessory driveway within the front yard setback on a parcel developed exclusively with a residential use. Any vehicle utilizing such an off-street parking space shall be properly licensed and operable.

(5) *Signs, fences and landscaping*. Signs as permitted in chapter 142, fences as permitted in chapter 114 and landscaping may be permitted in a required front yard setback.

(d) *Side yard non-shoreline setbacks*. A side yard is a required setback on a parcel of land that is located along the full length of the side property line and is generally between the front and rear property lines.

(1) *First side yard requirement (excluding four-sided corner lots)*. With the exception of four-sided corner lots, the first side yard requirement set forth in section 130-186 shall be applied to one side yard. The additional side yard requirement set forth in section 130-186 shall be applied to any remaining side yards.

(2) *First side yard requirement (four-sided corner lots)*. On a platted corner lot with only four sides, the first side yard requirement set forth in section 130-186 shall not be applied to the single side yard. The additional side yard setback requirement set forth in section 130-186 shall be applied to the single side yard in addition to the primary front yard, secondary front yard, and rear yard requirements being applied to the other yards.

(3) *Accessory driveways, walkways, patios and decking on residentially developed parcels.* Accessory structures, limited to driveways, walkways, patios, decks and docking facilities, may be permitted within a required side yard setback on a parcel developed exclusively with a residential use if the structure meets the provisions of this subsection. Such an accessory structure shall a) not exceed six (6) inches in height as measured from grade; b) be situated at least one (1) foot from the side yard property line; and c) be constructed to avoid any off-site discharge of stormwater from the subject parcel in accordance with section 114-3. In no event shall the total combined area of all accessory structures occupy more than 60 percent of the required side yard setback area.

(e) *Rear yard non-shoreline setbacks*. ~~Rear yard requirements for residential dwellings that are not on the shoreline (dry lots) shall be as follows:~~ A rear yard is a required setback on a parcel of land that is located along the full length of the rear property line and is generally on the opposite side of the primary front yard.

(1) *Accessory structures on residentially developed parcels.* An accessory structures~~, as defined in section 101-1, not exceeding 18 inches in height, are~~ may be permitted within ~~the~~ a required rear yard setback on parcel developed exclusively with a residential use if the structure meets the provisions of this subsection. An accessory structure not exceeding eighteen (18) inches in height as measured from grade may be permitted if the structure is a) situated at least one (1) foot from the rear yard property line and b) constructed to avoid any off-site discharge of stormwater from the subject parcel in accordance with section 114-3. An accessory structure not exceeding twelve feet (12) feet in height as measured from grade may be permitted if the structure is a) situated at least ten (10) feet from the rear property line. In no event shall the total combined area of all accessory structures occupy more than 60 percent of the required rear yard setback area.

~~(2) Accessory structures to a maximum of 12 feet in height shall be setback a minimum of ten feet from the rear property line.~~

~~(3) No use within the rear yard shall extend into the required side yard setbacks.~~

~~(4) In no event shall the total combined area of all accessory structures occupy more than 60 percent of the required rear yard setbacks.~~

IV RECOMMENDATION

Staff has found that the proposed text amendments would be consistent with the provisions of §102-158(d)(5)(b): 1. Changed projections (e.g., regarding public service needs) from those on which the text or boundary was based; 2. Changed assumptions (e.g., regarding demographic trends); 3. Data errors, including errors in mapping, vegetative types and natural features described in volume I of the plan; 4. New issues; 5. Recognition of a need for additional detail or comprehensiveness; or 6. Data updates. Specifically, staff has found that the proposed text amendments are necessary due to 4. New issues and 5. A recognition of a need for additional detail or comprehensiveness.

Staff recommends that the Board of County Commissioners amend the Monroe County Code as stated in the text of this staff report.