

CAMPA & ASSOCIATES INC.
LAND SURVEYORS
8013 West 16 Ave.
Hialeah, fl. 33014

DECEMBER 8, 2000

SOUTH BAY DEVELOPERS, Inc.
104 Crandon Blvd. Suite # 417
Key Biscayne, Florida 33149
Att. Mr. Guillermo Cedeno

Re: 797 Glenridge Rd., Key Biscayne, Fl.

This is to certify that the area of Lot 9, Block 17 of BISCAYNE KEY ESTATES
as recorded in Plat Book 50, Page 61 of the Public Records of Miami-Dade County
is 8,302 +/- sq. ft, this was calculated from the information on said Plat Book.

Very truly yours,


JOSE L. CAMPA
Professional Surveyor & Mapper
No. 2936, State of Florida

SOUTHBAY.wpw