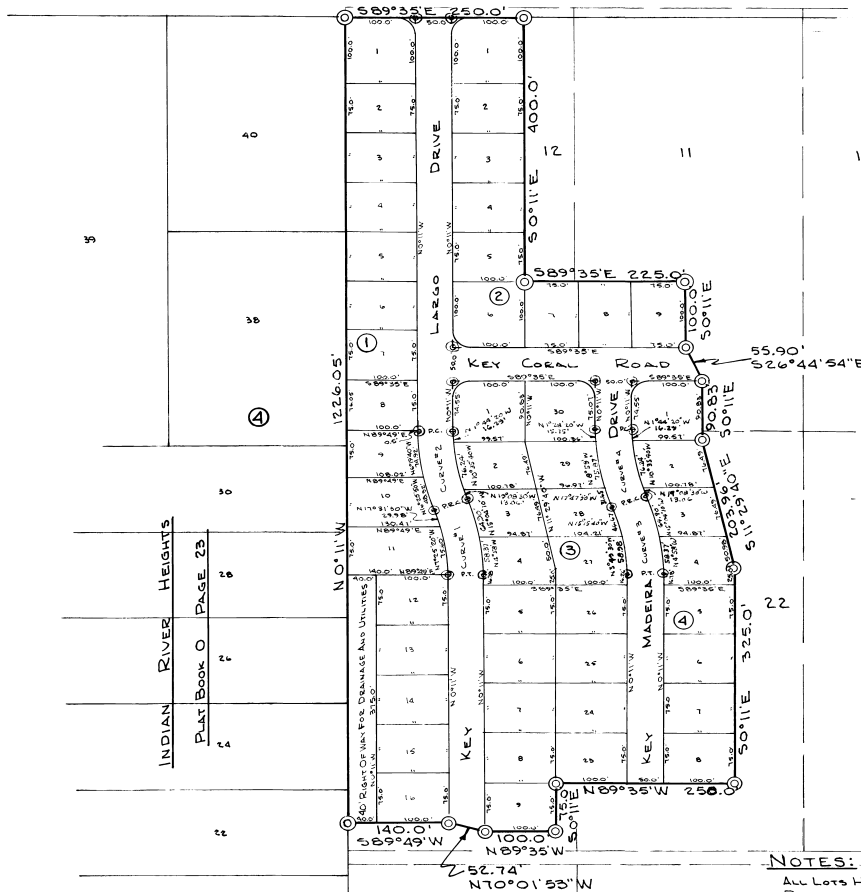


# Imperial Estates Unit One

**CAPTION:**

A PART OF LOTS 11, 12, 21 AND 22 AS SHOWN ON MAP OF TITUSVILLE FRUIT AND FARM LAND AS RECORDED IN PLAT BOOK 2 PAGE 29 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WESTERLY LINE OF SAID LOT 12 WITH THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD NO. 50 (ORLANDO ROAD, 46 FOOT RIGHT OF WAY AS NOW ESTABLISHED); THENCE S 89°35' E ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD NO. 50, 250.0 FEET; THENCE S 0°11' E, 400.0 FEET; THENCE S 89°35' E, 225.0 FEET; THENCE S 0°11' E, 100.0 FEET; THENCE S 26°44' 54" E, 55.90 FEET; THENCE S 0°11' E, 90.83 FEET; THENCE S 11°29'40" E, 203.96 FEET; THENCE S 0°11' E, 325.0 FEET; THENCE N 89°35' W, 250.0 FEET; THENCE S 0°11' E, 75.0 FEET; THENCE N 89°35' W, 100.0 FEET; THENCE N 70°01'53" W, 52.74 FEET; THENCE S 89°49' W, 140.0 FEET; THENCE N 0°11' W, 122.605 FEET TO THE POINT OF BEGINNING.

STATE ROAD NO. 50 (ORLANDO ROAD) 66' R/W



TITUSVILLE FRUIT AND FARM LANDS  
PLAT BOOK 2 PAGE 29

**DEDICATION FOR MORTGAGEE:**  
KNOW ALL MEN BY THESE PRESENTS, That this undersigned being the Mortgagee of the lands described in the foregoing caption to this Plat, does hereby join in and make themselves a party to the dedication of said lands and part for the uses and purposes therein expressed, and dedicate the streets, alleys, thoroughfares, parks, canals and drainage easements shown hereon, to the perpetual use of the public. IN WITNESS WHEREOF, the undersigned has hereunto set my hand and seal on the 7th day of Feb. 1962.

Signed and sealed in the presence of  
1. *Joseph Ash* (Witness)  
2. *Raymond Simon* (Secretary)  
IN WITNESS WHEREOF, the Corporation named below has caused these presents to be signed and attested by the officers named below and its corporate seal to be affixed hereto on the 7th day of Feb. 1962.  
J.A. DEVELOPMENT CORP.  
By *Joseph Ash* Pres.  
Attest *Raymond Simon* Secy.

STATE OF FLORIDA, COUNTY OF BREVARD  
THIS IS TO CERTIFY, That on the 7th day of Feb. 1962, before me, an officer duly authorized to take acknowledgments in this State and County aforesaid, personally appeared *Joseph Ash*, an individual, and *Joseph Ash* and *Raymond J. Simon*, president and secretary, respectively, of the above named corporation incorporated under the laws of the State of Florida, to be the individuals and officers described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be their free act and deed as such officers therunto duly authorized; that the official seal of said corporation is duly affixed thereto; that the official seal of said corporation is duly affixed thereto; and that this said dedication is the act and deed of said corporation. IN WITNESS WHEREOF, I have hereto set my hand and seal on the above date.  
*My Commission expires March 4, 1962*  
Notary Public, State of Florida

**NOTES:**  
ALL LOTS HAVE A 25' BUILDING SETBACK FROM STREET RIGHT OF WAY LINE. PERMANENT REFERENCE MONUMENTS SHOWN THUS: (C)  
ALL RIGHT OF WAYS AND EASEMENTS SHOWN HEREON ARE FOR DRAINAGE AND UTILITIES.  
BEARINGS AND DISTANCES SHOWN ON CURVES REFER TO CHORD BEARINGS AND DISTANCES.  
ALL CORNER RADI TO BE 25' UNLESS OTHERWISE NOTED; CORNER DISTANCES SHOWN EXTEND TO STREET INTERSECTIONS.  
ALL STREET RIGHT OF WAYS TO BE 50 FEET WIDE AT RIGHT ANGLES.

CURVE DATA			
CURVE #1	CURVE #2	CURVE #3	CURVE #4
Δ: 20°12'20"	Δ: 20°12'20"	Δ: 20°12'20"	Δ: 20°12'20"
R: 325.0'	R: 325.0'	R: 325.0'	R: 325.0'
T: 51.91'	T: 51.91'	T: 51.91'	T: 51.91'

**PLAT BOOK 16 AND PAGE 46** 291245

**DEDICATION**  
KNOW ALL MEN BY THESE PRESENTS, That the Corporation named below, being the owner in fee simple of the lands described in the foregoing caption to this plat, hereby dedicates said lands and plat for the uses and purposes therein expressed and dedicates the Streets, alleys, thoroughfares, parks, canals and drainage easements shown hereon to the perpetual use of the public, and IN WITNESS WHEREOF, has caused these presents to be signed and attested by the officers named below and its corporate seal to be affixed hereto on FEBRUARY 5, 1962 at P.L. AND A. GILCHRIST CORPORATION By Lester N. Mandell President  
Attest: *William B. Matz* Secy.

Signed and sealed in the presence of:  
*F. G. Malin Jr.*  
*Richard G. Baker*

STATE OF FLORIDA COUNTY OF BREVARD  
THIS IS TO CERTIFY, That on February 5, 1962 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared Lester N. Mandell and William B. Matz respectively President and Secy. of the above named corporation incorporated under the laws of the State of Florida, to me known to be the individuals and officers described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be their free act and deed as such officers therunto duly authorized; that the official seal of said corporation is duly affixed thereto; and that the said Dedication is the act and deed of said corporation. IN WITNESS WHEREOF, I have hereto set my hand and seal on the above date.  
*James H. Taylor*  
NOTARY PUBLIC  
My Commission Expires June 24, 1964 SEAL

**CERTIFICATE OF SURVEYOR**  
KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on FEBRUARY 2, 1962 he completed the survey of the lands as shown in the foregoing plat, that said plat is a correct representation of the lands therein described and platted, that permanent reference monuments have been placed as shown thereon as required by Chapter 177, Florida Statutes; and that said land is located in Brevard County, Florida. Dated FEBRUARY 22, 1962  
*L. A. Malin Jr.* Registration No. 1061

**CERTIFICATE OF APPROVAL BY MUNICIPALITY**  
THIS IS TO CERTIFY, That on \_\_\_\_\_ the \_\_\_\_\_ approved the foregoing plat. SEAL  
MAYOR.  
CITY CLERK.

**CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS**  
THIS IS TO CERTIFY, That on 2-8-62 the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.  
*R. G. Baker*  
Chairman of the Board.  
Attest: \_\_\_\_\_  
Clerk of the Board.  
Approved *F. G. Malin Jr.* County Engineer

**CERTIFICATE OF APPROVAL BY ZONING COMMISSION**  
THIS IS TO CERTIFY, That on FEB 7, 1962 the Zoning Commission of the above Municipality approved the foregoing plat.  
*R. Deany*  
Zoning Director.

**CERTIFICATE OF CLERK**  
I HEREBY CERTIFY, That I have examined the foregoing plat and find that it complies in form with all the requirements of Chapter 177, Florida Statutes, and was filed for record on FEB 21 1962 at 3:21 PM File No. 1815  
*B. M. Simmons*  
Clerk of the Circuit Court in and for Brevard County, Fla.  
By *R. W. Brown* Deputy Clerk