

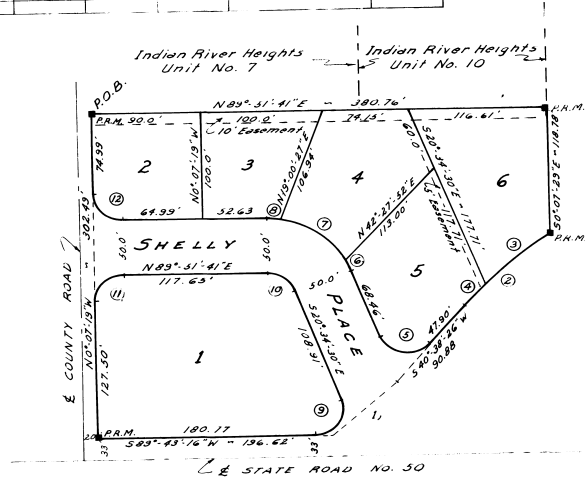
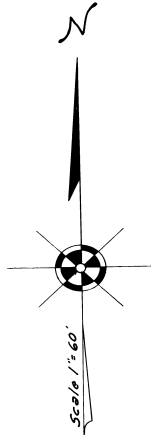
INDIAN RIVER HEIGHTS UNIT 16

BREVARD COUNTY, FLORIDA

LEGAL DESCRIPTION

A Replat of lot 1 and a part of lot 2 Block 8 Indian River Heights, according to the Plat thereof recorded in Plat Book 0 Page 23 of the Public Records of Brevard County, Florida Lying in the SE 1/4 of Section 21 Township 22 South Range 35 East. Less that part of lot 1 lying within 33 feet of the centerline of State Road No. 50 and being more particularly described as follows: Begin at the Northwest corner of said lot 1; Thence N89°31'41"E with the Northerly boundary of said lot 1 and continuing through lot 2, 380.76 feet to the East boundary of lot 2; Thence 5°07'29"E with the East Boundary of lot 2, 118.78 feet to the Southerly boundary of lot 2; Thence with a 386.22 foot radius curve concave to the left an arc distance of 96.34 feet, said arc being subtended by a 96.09 foot cord having a Bearing of 5°46'52".54"W; Thence 540°38'26"W - 90.88 feet; Thence with a 225.13 foot radius curve concave to the right an arc distance of 73.53 feet said arc being subtended by a 73.26 foot cord having a bearing of 5°47'59".24"W to the Northerly Right-of-way line of State Road No. 50; Thence 5°07'19"W with the Northerly Right-of-way line of State Road No. 50, 196.62 feet to the Westerly boundary of lot 1; Thence N0°07'19"W with the Westerly boundary of said lot 1, 302.49 feet to the point of beginning.

CURVE NO.	RADIUS	DELTA	CHORD	CHORD BEARING	ARC
1	225.13	10°43'40"	73.26	S97°33'28"W	73.59
2	386.22	14°17'38"	96.09	S46°32'34"W	96.34
3	386.22	10°46'06"	72.48	S48°38'37"W	72.59
4	386.22	3°31'26"	23.75	S91°23'31"W	23.75
5	23.00	118°47'04"	43.03	N79°38'02"W	51.83
6	73.00	7°53'43"	10.33	N29°31'21"W	10.33
7	73.00	5°12'28"	66.00	N54°34'26"W	68.34
8	73.00	9°27'38"	12.37	N85°24'23"W	12.38
9	23.00	110°17'46"	41.03	S34°34'23"W	48.13
10	23.00	69°33'49"	28.32	N53°27'25"W	30.33
11	23.00	89°59'00"	35.35	N44°54'11"E	39.26
12	23.00	30°01'00"	32.46	N45°07'43"W	39.28



NOTES

- P.R.M. Indicates Permanent Reference Monument
- All easements shown are for drainage and/or utilities

PREPARED BY
SOUTHWORTH ASSOCIATES INC.
ENGINEERS & SURVEYORS
TAMPA, FLORIDA

PLAT BOOK 17
AND PAGE 71 339401

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 21, 1963 at SEA COAST CONSTRUCTION CORP.

By James S. [Signature] President

Attest: Bernard Schultze Notary Public

Signed and sealed in the presence of:
Armin C. [Signature]
[Signature]

STATE OF FLORIDA COUNTY OF BREVARD
THIS IS TO CERTIFY, That on FEBRUARY 21, 1963 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared [Signature] and [Signature] respectively, President and ASST. SECRETARY 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.

[Signature]
NOTARY PUBLIC
My Commission Expires November 22, 1963

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on January 20, 1963 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 plotted; 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 January 20, 1963
[Signature] Registration No. 984

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on _____ the _____ approved the foregoing plat.
SEAL
MAYOR.
ATTEST: _____
CITY CLERK.

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, That on February 21, 1963 the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.
[Signature] Chairman of the Board.
Attest: [Signature] Clerk of the Board
[Signature] County Engineer

CERTIFICATE OF APPROVAL BY ZONING COMMISSION

THIS IS TO CERTIFY, That on MARCH 1, 1963 the Zoning Commission of the above Municipality approved the foregoing plat.
[Signature] 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 2-23-63 at 8:23 AM
[Signature]
Clerk of the Circuit Court
in and for Brevard County, Fla.