

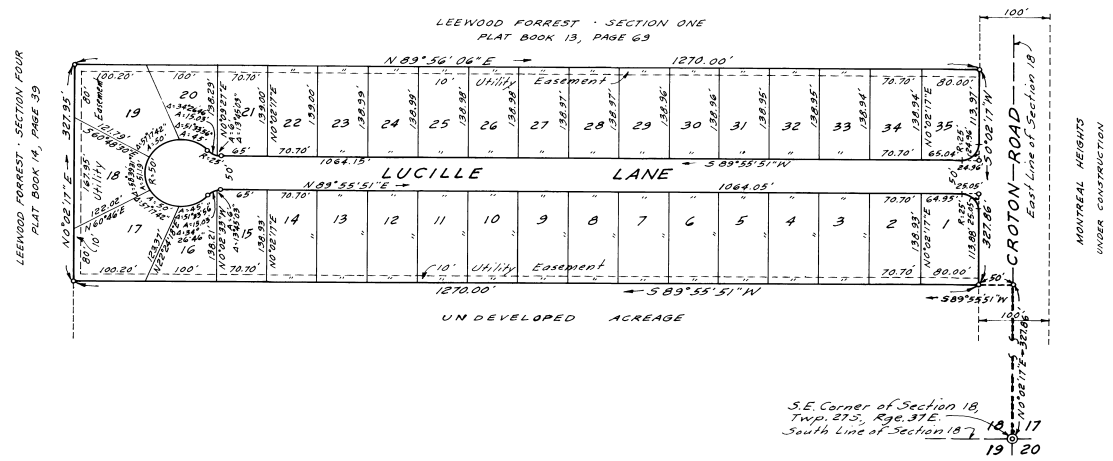
# CROTON MANOR

## SUBDIVISION

CITY OF EAU GALLIE, BREVARD COUNTY, FLORIDA

**LEGAL DESCRIPTION:**

The N 1/4 of the S 1/4 of the SE 1/4 of the SE 1/4 of Section 18, Township 27 South, Range 31 East, Brevard County, Florida, more particularly described as follows: Commence at the S. E. Corner of Section 18, Township 27 South, Range 31 East, Brevard County, Florida and run North 0° 02' 17" East along the East line of said Section 18 for 327.86 feet and south 89° 55' 51" West for 50 feet for a point of beginning; thence continue South 89° 55' 51" West for 1270.00 feet to the East line of Leewood Forrest 310 Section Four as recorded in Plat Book 14, page 39 of the public records of Brevard County, Florida; thence North 0° 02' 17" East along said East line for 327.95 feet; thence North 89° 56' 06" East along the South line of said Leewood Forrest 310 Section Four and Leewood Forrest 310 Section One as recorded in Plat Book 13, page 63 of the public records of Brevard County, Florida for 1270.00 feet to the Westerly right of way of Croton Road; thence South 0° 02' 17" West along the said Westerly right of way for 327.86 feet to the Point of Beginning, containing 3.56 acres.



**GENERAL NOTES:**

- o Denotes permanent reference monument.
- All corner radii are 25 feet.
- A 10 foot utility easement is reserved on all rear lot lines and a 5 foot easement on all side lot lines.

KNOW ALL MEN BY THESE PRESENTS, That the undersigned being the owners and/or holders of a certain mortgage recorded in Official Records Book 613, page 242, of the public records of Brevard County, Florida on a certain parcel or parcels within the boundaries of this plat, do hereby join in the dedication thereof.

IN WITNESS WHEREOF, the undersigned have here unto set their hands and seals on this 9th day of JUNE, 1964.

WITNESS: [Signature]  
 WITNESS: [Signature]  
 WITNESS: [Signature]

STATE OF FLORIDA }  
 COUNTY OF BROWARD }

This is to certify that on this 9th day of June, 1964, before me an officer duly authorized to take acknowledgements in the State and County aforesaid, personally appeared the above named persons, to me known to be the persons who executed the foregoing dedication and severally acknowledged the execution thereof to be their free act and deed for the uses and purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.

Notary Public Seal and Commission Expires

PLAT BOOK 19  
 AND PAGE 29

**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 to by the officers named below and its corporate seal to be affixed hereto on JUNE 1, 1964

By J. Maurice Rouede  
 President  
 Attest: 2084 LAKEVIEW ROAD  
Lucille L. Rouede  
 Secretary  
EAU GALLIE  
 Signed and sealed in the presence of:  
J. M. Harper  
[Signature]



STATE OF FLORIDA COUNTY OF BREVARD  
 THIS IS TO CERTIFY, That on June 1st, 1964, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared T. MAURICE ROUEDE and LUCILLE L. ROUEDE respectively, President and 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.

Pally M. Harper  
 NOTARY PUBLIC  
 My Commission Expires March 21, 1968



**CERTIFICATE OF SURVEYOR**  
 KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on MAY 15, 1964, 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 May 23, 1964)

[Signature] Registration No. 1299

**CERTIFICATE OF APPROVAL BY MUNICIPALITY**  
 THIS IS TO CERTIFY, That on July 3, 1964, the City Council of Eau Gallie, Florida approved the foregoing plat.

Attest: [Signature] V. L. MAYOR, CITY CLERK.

**CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS**  
 THIS IS TO CERTIFY, That on June 18, 1964, the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.

Chairman of the Board.  
 Attest: Clerk of the Board.  
 Approved County Engineer

**CERTIFICATE OF APPROVAL BY ZONING COMMISSION**  
 THIS IS TO CERTIFY, That on June 18, 1964, the Zoning Commission of the above Municipality approved the foregoing plat.

James A. Sherry 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 July 21, 1964 at 9:30 AM File No. 2084

[Signature]  
 Clerk of the Circuit Court in and for Brevard County, Fla.

