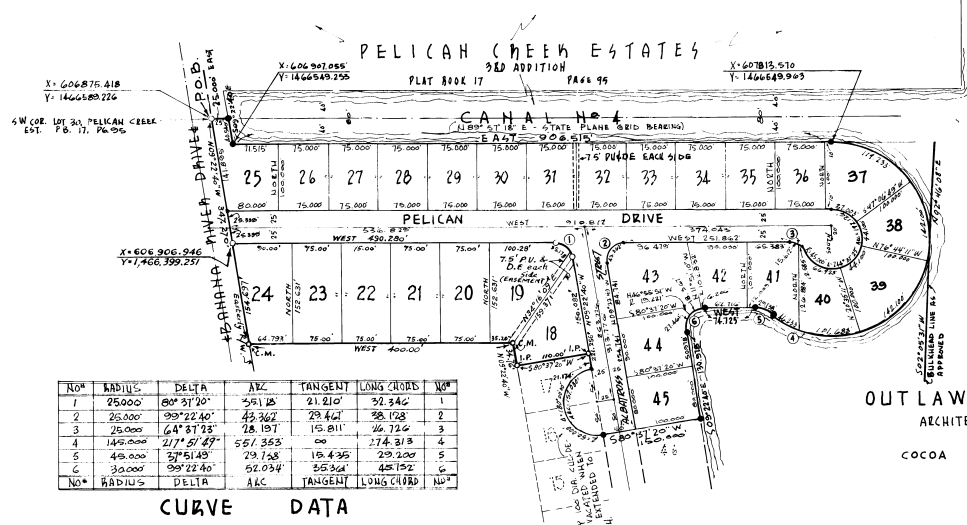


Pelican Creek Estates

ADDITION NO 4 BREVARD COUNTY, FLORIDA

Situated in FRACTIONAL SECTION 30, TOWNSHIP 24 South, RANGE 37 East

DESCRIPTION: COMMENCE AT A CONCRETE MONUMENT AT THE MOST SOUTHWESTERLY CORNER OF LOT 30, PELICAN CREEK ESTATES, THIRD ADDITION, AS RECORDED IN PLAT BOOK 17, PAGE 95, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, SAID SOUTHWESTERLY CORNER BEING THE POINT OF BEGINNING AND HAVING A STATE PLANE COORDINATE OF X=606875.418 AND Y=1466589.225; THENCE RUN ALONG A PORTION OF THE SOUTHERLY BOUNDARY LINE OF SAID PELICAN CREEK ESTATES, 3RD ADDITION, ON THE FOLLOWING COURSE: RUN EAST A DISTANCE OF 45.000 FT; THENCE RUN S 0° 22' 40" E A DIST. OF 45.640 FT TO A POINT HAVING A STATE PLANE COORDINATE OF X=606875.418 AND Y=1466589.225; THENCE RUN EAST A DIST. OF 906.516 FT. TO THE P.C. OF A CURVE (CONVEX TO THE WEST, HAVING A RADIUS OF 145.000 FT. AND A CENTRAL ANGLE OF 217° 51' 49"); SAID P.C. HAVING A STATE PLANE COORDINATE OF X=607815.510 AND Y=1466589.963; THENCE RUN ALONG THE ARC OF SAID CURVE A DIST. OF 651.553 FT. TO THE P.C. OF A CURVE CONVEX TO THE SOUTHWEST HAVING A RADIUS OF 45.000 FT. AND A CENTRAL ANGLE OF 37° 51' 49"; THENCE RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE A DIST. OF 27.732 FT. TO ITS P.T.; THENCE RUN WEST A DIST. OF 74.732 FT. TO THE P.C. OF A CURVE CONVEX TO THE SOUTHWEST, HAVING A RADIUS OF 30.000 FT. AND A CENTRAL ANGLE OF 77° 11' 49"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE A DIST. OF 150.000 FT. TO THE P.C. OF A CURVE CONVEX TO THE EAST, HAVING A RADIUS OF 50.000 FT. AND A CENTRAL ANGLE OF 180° 00' 00"; THENCE RUN ALONG THE ARC OF SAID CURVE A DIST. OF 157.000 FT. TO THE P.T.; THENCE RUN N09°22'40"W A DIST. OF 21.174 FEET ALONG THE WEST SIDE OF ALBATROSS STREET TO AN IRON PIPE; THENCE RUN S 80° 37' 20" W A DISTANCE OF 110.000 FEET TO AN IRON PIPE; THENCE RUN N09°22'40"W A DISTANCE OF 34.760 FEET TO A CONCRETE MONUMENT; THENCE RUN WEST A DISTANCE OF 400.000 FEET TO A CONCRETE MONUMENT ON THE EASTERLY RIGHT-OF-WAY OF BANANA RIVER DRIVE, AS PRESENTLY LOCATED; THENCE RUN N09°22'40"W ALONG THE EASTERLY RIGHT-OF-WAY A DISTANCE OF 347.270 FEET TO THE POINT OF BEGINNING, CONTAINING 7.600 ACRES, MORE OR LESS.

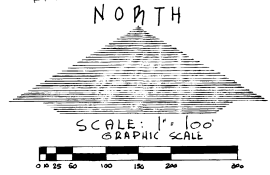


OUTLAW TUCKER & ASSOCIATES, INC.
ARCHITECTURE PLANNING SURVEYING ENGINEERING
COCOA EAU GALLE TITUSVILLE
FLORIDA

STATE OF New Jersey COUNTY OF Mersey
I, Notary Public, do hereby certify that on this 3rd day of August 1964, before me, an officer duly authorized to take acknowledgments in and to the County of Mersey, personally appeared Mark Smith to me known to be the person described in an executed Dedication and severally acknowledged the execution thereof to be his 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
MY COMMISSION EXPIRES: Dec. 1, 1967



GENERAL NOTES

- OPEN CIRCLE DEMOTES PERMANENT REFERENCE MONUMENT (P.R.M.)
- CLOSED CIRCLE DEMOTES CONCRETE MONUMENT
- ALL DISTANCES SHOWN ON CURVED LINES DENOTES ARC LENGTHS.
- 4 FT. X 4 FT. PUBLIC UTILITIES AND DRAINAGE EASEMENT (RIDE) IS RESERVED ALONG THE REAR LOT LINE OF ALL LOTS; A 5.0 FT. PLATDE IS ALSO RESERVED ALONG THE SIDE LOT LINE OF ALL LOTS, EXCEPT WHEN TWO OR MORE LOTS ARE PURCHASED FOR SINGLE OWNERSHIP, THE 5.0 FT. PLATDE SHALL REVERT TO THE OWNER AND EXCEPT THOSE SIDE LOT LINES BORDERING STREET RIGHT-OF-WAYS.
- BEARINGS SHOWN HEREON ARE BASED ON THE EAST 1/2 OF BANANA RIVER DRIVE BEING N09°22'40"W AND ARE ROTATED COUNTERCLOCKWISE 0°02'24" FROM STATE PLANE GRID BEARINGS AS ESTABLISHED.
- COORDINATES WERE EXTENDED FROM THOSE ESTABLISHED FOR THE FOLLOWING LOCATIONS:
CAPE DEWNEY WATER TANK: X=674,611.58 Y=1510,158.05
POST WENDEY WATER TANK: X=627,941.52 Y=1482,568.97
WEST BOUNDARY COCOA BEACH: X=623,976.76 Y=1463,193.19
CITY OF COCOA WATER TANK: X=582,069.10 Y=1462,809.01

PLAT BOOK 19 AND PAGE 68

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owner in fee simple of the lands described in the foregoing caption to this plat, do hereby dedicate said lands and plat 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 HAVE hereunto set THEIR hands and seals on August 3, 1964

Blackwell Smith 535 5TH AVENUE NEW YORK, NEW YORK
Blackwell Smith
Mary Smith

Signed and sealed in the presence of:
Mark Smith
Mark Smith

STATE OF New Jersey COUNTY OF Mersey
THIS IS TO CERTIFY that on August 3, 1964, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared
Blackwell Smith

to me known to be the person described in and who executed the foregoing dedication and severally acknowledged the execution thereof to be his 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
My Commission Expires Dec. 1, 1967

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That I, Charles E. Claffey, being a licensed and registered land surveyor, do hereby certify that on AUGUST 21, 1964 I have 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 hereon as required by Chapter 172, Florida Statutes, and that said lands is located in Brevard County, Florida.

Charles E. Claffey Registration No. 941

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on _____ the _____ approved the foregoing plat.

MAYOR. SEAL
CITY CLERK.

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, That on NOVEMBER 5, 1964 the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.

Chairman of the Board
Clerk of the Board
Approved County Engineer

CERTIFICATE OF APPROVAL BY ZONING COMMISSION

THIS IS TO CERTIFY, That on Nov. 5, 1964 the Zoning Commission of the above Municipality approved the foregoing plat.

Zoning Director

CERTIFICATE OF CLERK

I HEREBY CERTIFY, That I have examined the foregoing _____ and that it complies in form with all the requirements of 177, Florida Statutes, and was filed for record on August 13, 1964 at 11:31 AM. File No. 137701-1

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