

CIDCO PARK

(FORMERLY BREVARD INDUSTRIAL PARK)

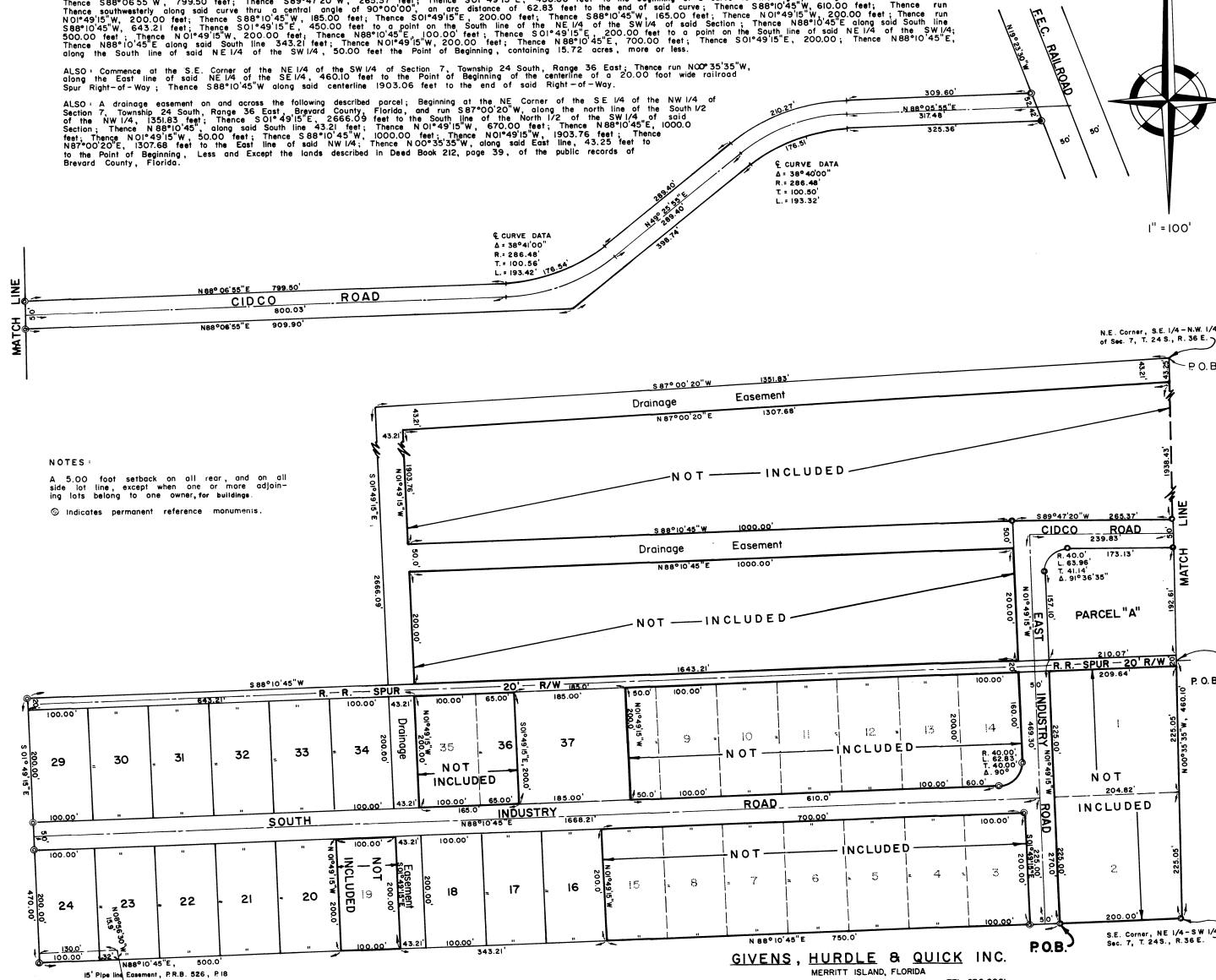
A Subdivision in Section 7, Township 24 South, Range 36 East
Brevard County, Florida

DESCRIPTION

Commence at the S.E. Corner of the N.E. 1/4 of the S.W. 1/4 of Section 7, Township 24 South, Range 36 East, Brevard County, Florida; Thence S88°10'45"W, 200.00 feet to the Point of Beginning; Thence N01°49'15"E, 470.00 feet; Thence N88°10'45"E, 210.07 feet; Thence N00°35'35"W, 192.61 feet to the S.W. Corner of the N.E. 1/4 of the S.W. 1/4 of said Section; Thence N88°06'55"E, 909.90 feet; Thence N49°25'55"E, 398.74 feet to the beginning of a curve to the right, having a radius of 261.48 feet; Thence Northwesterly along the said curve thru a central angle of 38°40'00", an arc distance of 176.51 feet to the end of said curve; Thence S88°05'55"E, 325.36 feet to the westerly Right-of-Way line of the F.E.C. Railroad; Thence N18°23'30"W, along said Right-of-Way line, 52.42 feet; Thence S88°05'55"W, 309.80 feet to the beginning of a curve to the left, having a radius of 311.48 ft.; Thence Southwesterly along said curve thru a central angle of 38°40'00", an arc distance of 210.27 feet to the end of said curve; Thence S49°25'55"W, 289.40 feet to the beginning of a curve to the right, having a radius of 261.48 feet; Thence Southwesterly along said curve thru a central angle of 38°40'00", an arc distance of 176.54 feet to the end of said curve; Thence S88°06'55"W, 799.50 feet; Thence S89°47'20"W, 265.37 feet; Thence S01°49'15"E, 430.00 feet to the beginning of a curve to the right, having a radius of 40.00 ft. curve to the right, having a radius of 40.00 feet; Thence S88°10'45"W, 165.00 feet; Thence S01°49'15"E, 200.00 feet; Thence S88°10'45"W, 610.00 feet; Thence run Thence Southwesterly along said curve thru a central angle of 90°00'00", an arc distance of 62.83 feet to the end of said curve; Thence S88°10'45"W, 610.00 feet; Thence run N01°49'15"W, 200.00 feet; Thence S88°10'45"W, 165.00 feet; Thence S01°49'15"E, 200.00 feet; Thence S88°10'45"W, 200.00 feet; Thence run N01°49'15"W, 200.00 feet; Thence S88°10'45"E, 450.00 feet to a point on the South line of the NE 1/4 of said Section; Thence N88°10'45"E along said South line, 500.00 feet; Thence N01°49'15"W, 200.00 feet; Thence S01°49'15"E, 200.00 feet to a point on the South line of said NE 1/4 of the SW 1/4; Thence N88°10'45"E along said South line 343.21 feet; Thence N01°49'15"W, 200.00 feet; Thence N88°10'45"E, 700.00 feet; Thence S01°49'15"E, 200.00 feet; Thence N88°10'45"E, 50.00 feet the Point of Beginning, containing 15.72 acres, more or less.

ALSO Commence at the S.E. Corner of the NE 1/4 of the SW 1/4 of Section 7, Township 24 South, Range 36 East; Thence run N00°35'35"W, along the East line of said NE 1/4 of the SE 1/4, 460.10 feet to the Point of Beginning of the centerline of a 20.00 foot wide railroad Spur Right-of-Way; Thence S88°10'45"W along said centerline 1903.06 feet to the end of said Right-of-Way.

ALSO: A drainage easement on and across the following described parcel; Beginning at the NE Corner of the SE 1/4 of the NW 1/4 of Section 7, Township 24 South, Range 36 East, Brevard County, Florida, and run S87°00'20"W, along the north line of the South 1/2 of the NW 1/4, 351.83 feet; Thence S01°49'15"E, 2666.09 feet to the South line of the North 1/2 of the SW 1/4 of said Section; Thence N88°10'45"E, along said South line 43.21 feet; Thence N01°49'15"W, 670.00 feet; Thence N88°10'45"E, 1000.00 feet; Thence N01°49'15"W, 1000.00 feet; Thence S88°10'45"W, 1000.00 feet; Thence N01°49'15"W, 1903.76 feet; Thence N87°00'20"E, 1307.68 feet to the East line of said NW 1/4; Thence N00°35'35"W, along said East line, 43.25 feet to the Point of Beginning. Less and Except the lands described in Deed Book 212, page 39, of the public records of Brevard County, Florida.



NOTES:
A 5.00 foot setback on all rear and on all side lot line, except when one or more adjoining lots belong to one owner, for buildings.
© Indicates permanent reference monuments.

PLAT BOOK 22
AND PAGE 51 650690

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 herein 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 January 13, 1969.
CENTRAL FLORIDA INVESTMENTS INC.
125 SOUTH COURT ST.
ORLANDO, FLORIDA.
By William S. Rosenthal Vice President

Attest:
Jessie J. Johnston Secretary
Signed and sealed in the presence of:
William S. Rosenthal
Thomas J. ...

STATE OF FLORIDA COUNTY OF ORANGE
THIS IS TO CERTIFY, That on January 13, 1969 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared William S. Rosenthal and Virginia M. ... respectively, Vice 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 thereunto 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 hereunto set my hand and seal on the above date.
John Ed Hill
NOTARY PUBLIC
My Commission Expires June 27, 1971
My Commission Expires ...

CERTIFICATE OF SURVEYOR
KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on March 17, 1969, he has 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 that the permanent reference monuments have been placed as shown therein as required by Chapter 177, Florida Statutes; and that said plat is related in Brevard County, Florida, Dated March 17, 1969
W. H. ... Registration No. 12,79

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 Jan 16, 1969 the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.
Attest:
Richard ... Chairman of the Board
Thomas ... Clerk of the Board
Approved: ... County Engineer

CERTIFICATE OF APPROVAL BY ZONING COMMISSION
THIS IS TO CERTIFY, That on Jan 15, 1969 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 plat and find that it complies in form with all the requirements of Chapter 177, Florida Statutes, and was filed for record in Deed Book 212, page 39, at 10:55 A.M. File No. 650690
Thomas ...
Clerk of the Circuit Court
in and for Brevard County, Fla.

GIVENS, HURDLE & QUICK INC.
MERRITT ISLAND, FLORIDA
P.O. Box 217 TEL. 636-8061