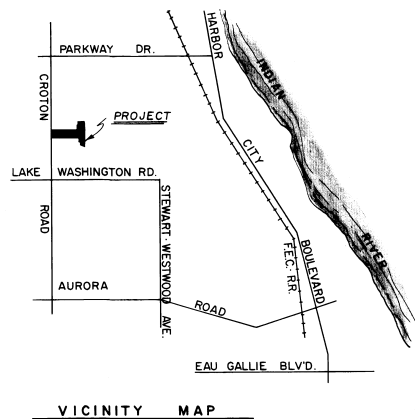


# GREENBRIAR UNIT II

BEING A REPLAT OF PART OF  
EAU GALLIE GARDENS SUBDIVISION P. B. 5, PG. 26

SECTION 8, TOWNSHIP 27 SOUTH, RANGE 37 EAST  
BREVARD COUNTY, FLORIDA  
CITY OF MELBOURNE  
SHEET 1 of 1



VICINITY MAP

KNOW ALL MEN BY THESE PRESENTS; THAT THE LOMAS B. NETTLETON COMPANY, OWNER AND HOLDER OF A CERTAIN MORTGAGE DATED AUGUST 8, 1980 AND FILED AUGUST 8, 1980 IN OFFICIAL RECORDS BOOK 2247, PAGE 215, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, SAID MORTGAGE ENCOMBERING THE PROPERTY DESCRIBED HEREON DOES HEREBY CONSENT AND JOIN IN THE RECORDING OF THIS PLAT IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 15th DAY OF February, 1981.

*Albert A. Whitesell*  
ALBERT A. WHITESSELL  
VICE-PRESIDENT

STATE OF FLORIDA, COUNTY OF BREVARD  
THIS IS TO CERTIFY THAT ON Feb 15, 1981 BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED ALBERT A. WHITESSELL, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE PURPOSE HEREIN EXPRESSED IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL ON THE ABOVE:

*Mary E. Munnick* NOTARY PUBLIC  
*Mary E. Munnick* MY COMMISSION EXPIRES

BEARINGS  
THE BEARING STRUCTURE USED HEREON IS ASSUMED DATA AND DOES NOT REFER TO THE TRUE MERIDIAN.

Restrictions ORB 2054 Page 2755

- EASEMENTS
- A 1000 FOOT EASEMENT SHALL BE PROVIDED AT EACH FRONT LOT LINE FOR PUBLIC UTILITY & FR&L USE.
  - A 500 FOOT EASEMENT SHALL BE PROVIDED AT EACH SIDE LOT LINE FOR PUBLIC UTILITY & FR&L USE.
  - A 1000 FOOT EASEMENT SHALL BE PROVIDED AT EACH REAR LOT LINE FOR PUBLIC UTILITY & FR&L USE.

- LEGEND:
- - DENOTES PERMANENT REFERENCE MARKER
  - - DENOTES PERMANENT CONTROL POINT
  - ① - CURVE NO.
  - ② - LOT NO.

CURVE DATA	Curve	Radius	Δ°	Tangent	Arc	Chord
1	25.00'	90°00'00"	25.00'	39.27'	36.36'	
2	55.00'	90°00'00"	55.00'	86.39'	77.78'	
3	85.00'	90°00'00"	85.00'	130.57'	120.21'	
4	85.00'	332°08'55"	322.5'	58.06'	56.98'	
5	85.00'	39°08'05"	30.23'	58.06'	56.98'	
6	85.00'	08°56'23"	6.40'	12.77'	12.76'	
7	85.00'	03°05'39"	2.30'	4.59'	4.59'	
8	85.00'	23°28'54"	17.67'	34.84'	34.59'	

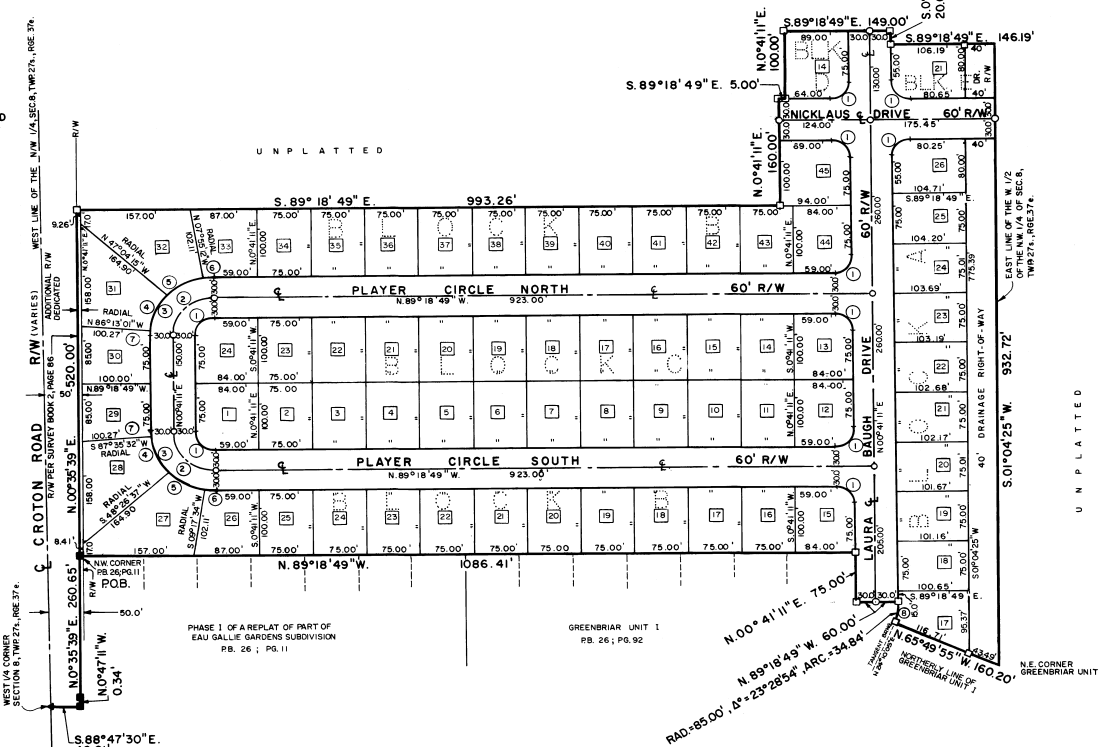
DRWN: WPS. CHKD: J.M.B.

### DESCRIPTION:

COMMENCE AT THE WEST 1/4 CORNER OF SECTION 8, TOWNSHIP 27 SOUTH, RANGE 37 EAST, BREVARD COUNTY, FLORIDA, THENCE SOUTH 88°47'30" EAST A DISTANCE OF 42.01 FEET TO THE INTERSECTION WITH THE EAST RIGHT-OF-WAY OF CROTON ROAD AS ESTABLISHED BY PRESCRIPTION ACCORDING TO FLORIDA STATUTE 95.361 AND DESCRIBED IN SURVEY BOOK 2, PAGE 86 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE GO NORTH 00°47'11" WEST ALONG SAID EAST RIGHT-OF-WAY A DISTANCE OF 0.34 FEET; THENCE NORTH 00°35'39" EAST A DISTANCE OF 260.65 FEET TO THE NORTHWEST CORNER OF THE PLAT OF "PHASE I OF A REPLAT OF PART OF EAU GALLIE GARDENS SUBDIVISION", AS RECORDED IN PLAT BOOK 26, PAGE 11, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; SAID CORNER BEING THE POINT-OF-BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE NORTH 00°35'39" EAST ALONG THE EASTERLY RIGHT-OF-WAY OF CROTON ROAD A DISTANCE OF 520.00 FEET; THENCE LEAVING SAID RIGHT-OF-WAY GO SOUTH 89°18'49" EAST A DISTANCE OF 932.26 FEET; THENCE NORTH 00°41'11" EAST A DISTANCE OF 160.00 FEET; THENCE SOUTH 89°18'49" EAST A DISTANCE OF 5.00 FEET; THENCE NORTH 00°41'11" EAST A DISTANCE OF 100.00 FEET; THENCE SOUTH 89°18'49" EAST A DISTANCE OF 149.00 FEET; THENCE SOUTH 00°41'11" WEST A DISTANCE OF 20.00 FEET; THENCE SOUTH 89°18'49" EAST A DISTANCE OF 146.19 FEET TO THE EAST LINE OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 8, THENCE SOUTH 01°04'25" WEST ALONG THE SAID EAST LINE A DISTANCE OF 932.72 FEET TO THE NORTH-EAST CORNER OF THE PLAT OF "GREENBRIAR UNIT I" AS RECORDED IN PLATBOOK 26, PAGE 92 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE NORTH 65°49'55" WEST ALONG THE NORTHERLY BOUNDARY OF SAID GREENBRIAR UNIT I A DISTANCE OF 160.20 FEET TO THE INTERSECTION WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 85.00 FEET; THENCE FROM A TANGENT BEARING OF NORTH 24°10'05" EAST GO ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 23°28'54" AN ARC DISTANCE OF 34.84 FEET; THENCE NORTH 89°18'49" WEST A DISTANCE OF 6000 FEET; THENCE NORTH 00°41'11" EAST A DISTANCE OF 75.00 FEET; THENCE NORTH 89°18'49" WEST A DISTANCE OF 1086.41 FEET TO THE POINT-OF-BEGINNING, CONTAINING 17.74 ACRES MORE OR LESS.



OUTLAW ENGINEERING ASSOCIATES, INC.  
CONSULTING ENGINEERS - PLANNERS - SURVEYORS  
1222 HARBOR CITY BOULEVARD, MELBOURNE, FLORIDA, 32901  
5-1288-2



PLAT BOOK 28  
AND PAGE 10

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE CORPORATION named below, being the owner in fee simple of the lands described in GREENBRIAR UNIT II

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 SEVEN ENTERPRISES, INC. By Paul M. Joyal 170 WICKHAM RD. MELB., FLA., 32938 President

Attest: Donna J. Joyal secy.  
DONNA J. JOYAL  
Signed and sealed in the presence of Barbara A. V. Walker  
Jean Mulligan

STATE OF FLORIDA COUNTY OF BREVARD  
THIS IS TO CERTIFY, THAT ON JANUARY 7, 1981 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared PAUL M. JOYAL and DONNA J. JOYAL 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 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.  
L. L. Branning  
NOTARY PUBLIC  
My Commission Expires 25 MAR 82

### CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, THAT the undersigned, being a licensed and registered land surveyor, does hereby certify that on NOVEMBER 20, 1980 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 DECEMBER 10, 1980.  
William M. Head Registration No. 3353

### CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, THAT ON FEB 24, 1981 the Melbourne City Council approved the foregoing plat.  
ATTEST: J. M. Houston Mayor  
J. M. Houston City Clerk

### CERTIFICATE OF ACCEPTANCE OF DEDICATION BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT the Board of County Commissioners hereby accepts all roads, streets, alleys, thoroughfares, parks, canals, drainage easements, utility easements, lakes, pathways, open spaces and other rights of way, easements and areas dedicated for public use on this plat.

ATTEST: \_\_\_\_\_ Chairman of the Board  
Clerk of the Board

### CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, THAT ON \_\_\_\_\_ the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.

ATTEST: \_\_\_\_\_ Chairman of the Board  
Clerk of the Board

### CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION

THIS IS TO CERTIFY, THAT ON FEB 12, 1981 the Zoning Commission of the above CITY approved the foregoing plat.

ATTEST: William M. Head Chairman and Zoning Director  
William M. Head Planning and 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 MARCH 2, 1981 at 11:33 AM, File No. 514397.  
P. C. V. Walker Clerk of the Circuit Court  
In and for Brevard County, Fla.