

SANDERLING RUN

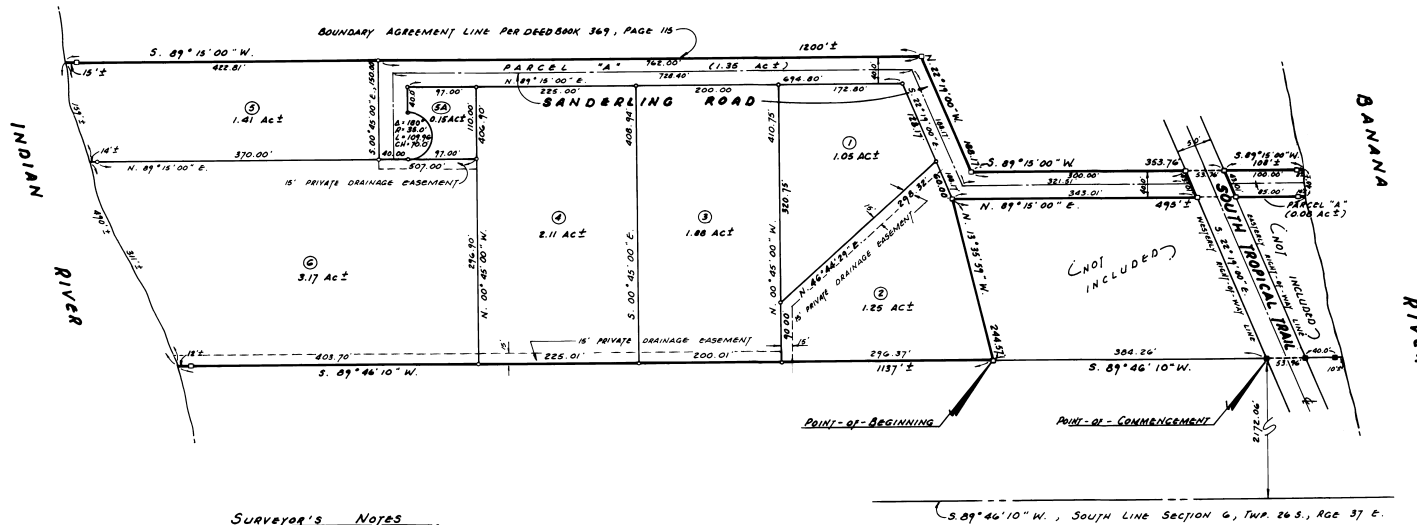
A SUBDIVISION LYING IN SECTION 6, TOWNSHIP 26 S., RANGE 37 E., BREVARD COUNTY, FLORIDA.



DESCRIPTION: A PARCEL OF LAND LYING IN SECTION 6, TOWNSHIP 26 SOUTH, RANGE 37 EAST, TALLAHASSEE BASE MERIDIAN, BREVARD COUNTY, FLORIDA, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCE AT A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 3, SAID POINT BEING 217.04 FEET NORTH, BY RIGHT ANGLE MEASUREMENT, OF THE SOUTH LINE OF SAID SECTION 6; THENCE S. 89° 46' 10" W., PARALLEL WITH SAID SOUTH LINE OF SECTION 6, A DISTANCE OF 384.26 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE CONTINUE S. 89° 46' 10" W., A DISTANCE OF 1137 FEET, MORE OR LESS, TO THE WATERS OF THE INDIAN RIVER; THENCE RETURN TO SAID POINT-OF-BEGINNING; THENCE N. 13° 35' 59" W., A DISTANCE OF 244.57 FEET; THENCE N. 89° 15' 00" E., A DISTANCE OF 495 FEET, MORE OR LESS, TO THE WATERS OF THE BANANA RIVER; THENCE NORTHERLY, ALONG SAID WATERS EDGE, A DISTANCE OF 40 FEET; MORE OR LESS, TO A POINT 40.00 FEET NORTH, BY RIGHT ANGLE MEASUREMENT, OF THE PREVIOUS COURSE; THENCE S. 89° 15' 00" W., A DISTANCE OF 108 FEET, MORE OR LESS, TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF SAID STATE ROAD NO. 3; THENCE CONTINUE S. 89° 15' 00" W., A DISTANCE OF 353.76 FEET; THENCE N. 22° 19' 00" W., A DISTANCE OF 180.17 FEET TO A POINT ON AN EXISTING BOUNDARY AGREEMENT LINE AS RECORDED IN DEED BOOK 369, PAGE 115 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE S. 89° 15' 00" W., ALONG SAID BOUNDARY AGREEMENT LINE, A DISTANCE OF 1200 FEET, MORE OR LESS, TO SAID WATERS OF THE INDIAN RIVER; THENCE SOUTHERLY, ALONG SAID WATERS EDGE, A DISTANCE OF 490 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE FIRST COURSE OF THIS DESCRIPTION.

CONTAINING 12.46 ACRES, MORE OR LESS, AND BEING SUBJECT TO THE RIGHT-OF-WAY OF STATE ROAD NO. 3.



- Surveyor's Notes**
- 1) "□" DENOTES PERMANENT CONCRETE REFERENCE MONUMENT.
 - 2) BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATA AND DO NOT NECESSARILY REFLECT TRUE AZIMUTH.
 - 3) PARCEL "A" OCCUPIES BOTH SIDES OF SOUTH TROPICAL TRAIL FOR A TOTAL ACREAGE OF 1.34 ACRES, MORE OR LESS.
 - 4) LOT 8 OCCUPIES BOTH SIDES OF PARCEL "A" FOR A TOTAL ACREAGE OF 1.63 ACRES, MORE OR LESS.
 - 5) "■" DENOTES EXISTING CONCRETE MONUMENT.
 - 6) PARCEL "A" IS FOR THE COMMON INGRESS-EGRESS OF LOTS 1 THROUGH 6, INCLUSIVE.

FOR DEED RESTRICTIONS SEE
O. R. BOOK 236L PG. 910

PLAT BOOK 29
AND PAGE 25

DEDICATION
KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owners, in fee simple of the lands described in SANDERLING RUN hereby dedicates said lands and plot for the uses and purposes therein expressed

to the
IN WITNESS WHEREOF, the undersigned
hereto set their hands and seal on JUNE 12, 1981.
Theodore S. Gurley
Mrs. Camellia S. Gurley
SUBSTITUTIONAL TRAIL, M.I. FLA
Signed and sealed in the presence of:
Richard A. Brown
Edna Hill

STATE OF FLORIDA, COUNTY OF BREVARD
THIS IS TO CERTIFY, That on JUNE 12, 1981, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared

THEODORE S. GURLEY
AND
MRS. CAMELLIA S. GURLEY
to me known to be the persons described in and who executed the foregoing dedication and severally acknowledged the same 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.
Marion S. Reason
NOTARY PUBLIC, Notary Public State of Florida
MARION S. REASON, My Commission Expires June 30, 1982
My Commission Expires

CERTIFICATE OF SURVEY
KNOW ALL MEN BY THESE PRESENTS, That the undersigned licensed and registered land surveyor, does hereby certify that he is the owner of the lands as shown in the foregoing plat; that said representation of the lands therein described and permanent reference monuments have been placed as required by Chapter 177, Florida Statutes; and that said Brevard County, Florida. Dated August 12, 1981.
Theodore S. Gurley S.S.
Registration No. 12345

CERTIFICATE OF APPROVAL BY MUNICIPALITY
THIS IS TO CERTIFY, That on _____ the _____ approved the foregoing plat.
SEAL
ATTEST: _____ MAYOR.
CITY CLERK.

CERTIFICATE OF ACCEPTANCE OF BOARD OF COUNTY COMMISSIONERS
THIS IS TO CERTIFY That the Board of County Commissioners has approved the foregoing plat.
use on this plat: _____ Chairman of the Board
ATTEST: _____ Clerk of the Board

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS
THIS IS TO CERTIFY, That on SEPT. 3, 1981 the foregoing plat was approved by the Board of County Commissioners, Brevard County, Florida.
Tom M. Stahl Chairman of the Board
Attest: *Edward Stearns* Clerk of the Board
Approved: _____ County Engineer

CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION
THIS IS TO CERTIFY, That on SEPT. 3, 1981 the Zoning Commission of the above County approved the foregoing plat.
CERTIFIED: _____ Director
I HEREBY CERTIFY that it complies with Chapter 177, Florida Statutes, at 3:07 PM on SEPT. 3, 1981.
Edward Stearns Clerk of the Circuit Court in and for Brevard County, Florida