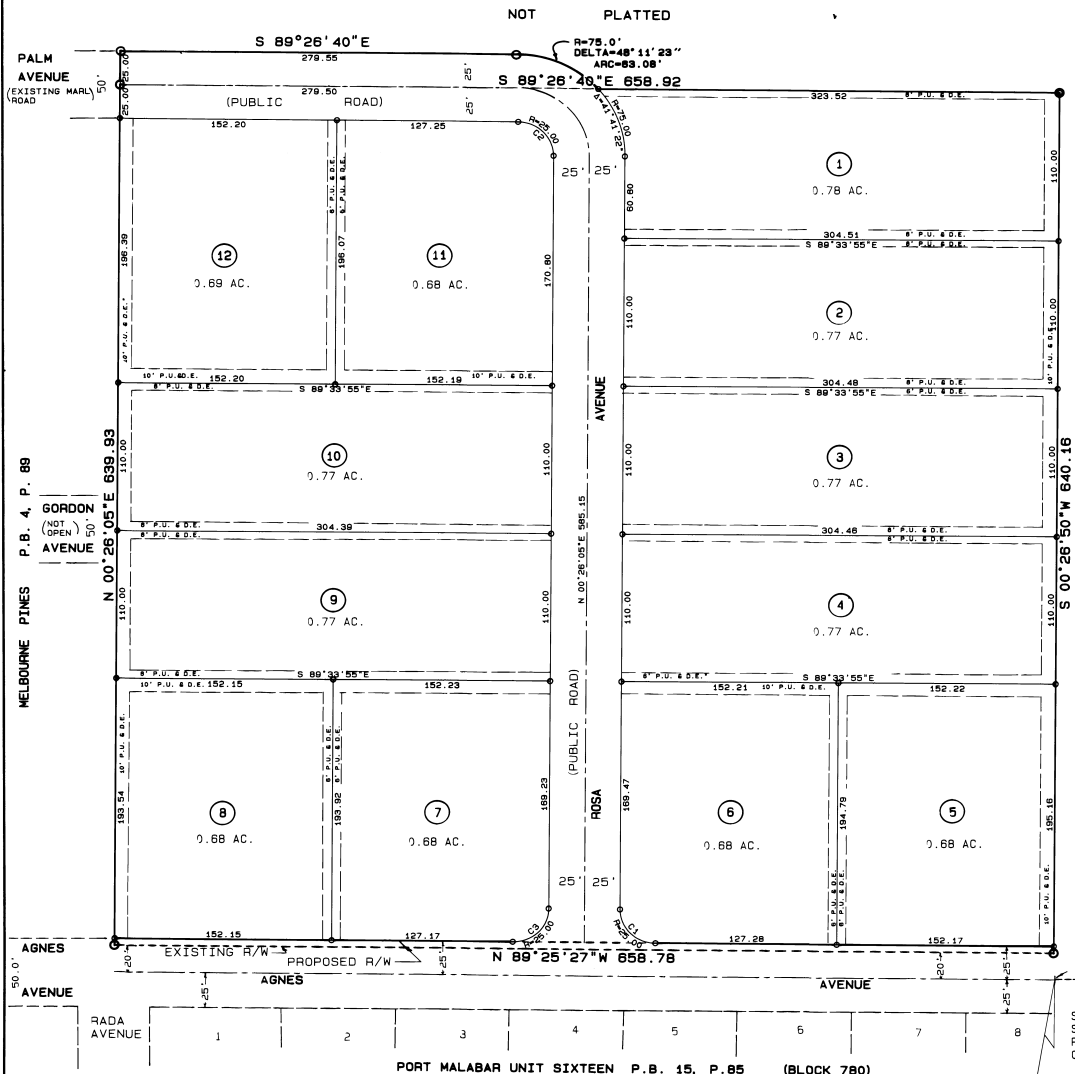


# VILLA ROSA ESTATES

DESCRIPTION: THE SOUTH ONE-HALF OF LOT 2, FLORIDA INDIAN RIVER LAND COMPANY SUBDIVISION OF SECTION 9, TOWNSHIP 29 SOUTH, RANGE 37 EAST, AS RECORDED IN PLAT BOOK 1, PAGE 165, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, SUBJECT TO A ROAD RIGHT OF WAY OVER THE SOUTH 20 FEET THEREOF, CONTAINING 9.7 ACRES, MORE OR LESS, TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT THE NORTHWEST CORNER OF THE SOUTH ONE-HALF OF SAID LOT 2, FLORIDA INDIAN RIVER LAND COMPANY SUBDIVISION OF SAID SECTION 9; THENCE RUN N 00°26'05"E, A DISTANCE OF 25.00 FEET; THENCE RUN S 89°26'40"E, A DISTANCE OF 279.55 FEET, TO A POINT OF CURVATURE; THENCE ALONG SAID CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 75.0 FEET, A DELTA ANGLE OF 48°11'23", AN ARC DISTANCE OF 63.08 FEET; THENCE RUN N 89°26'40"W, ALONG THE NORTH LINE OF THE SAID SOUTH ONE-HALF OF SAID LOT 2, A DISTANCE OF 335.40 FEET TO THE POINT OF BEGINNING, CONTAINING 0.18 ACRES, MORE OR LESS.



NOTE: THE LOTS SHOWN HEREON ARE SITUATE IN FLOOD ZONE "C" AS SHOWN ON THAT CERTAIN MAP TITLED: FIRM FLOOD INSURANCE RATE MAP, CITY OF PALM BAY, FLORIDA, BREVARD COUNTY, PANEL NO. 120404 0020 A, EFFECTIVE DATE: SEPT. 3, 1980 PREPARED BY FEDERAL EMERGENCY MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION

BENCH MARK DESCRIPTION: NAIL & DISC @ INTERSECTION OF EAST PROPERTY LINE & CENTERLINE OF AGNES AVE. ASSUMED ELEVATION = 50.00

SOUTHEAST CORNER SECTION 9-29-37 R.R. SPIKE @ INTERSECTION OF AGNES & BABCOCK

PREPARED BY: HUGH SMITH, JR., FLORIDA REGISTERED LAND SURVEYOR NUMBER 1781, PALM BAY, FLORIDA

FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF BREVARD COUNTY, HAVING AN INTEREST AS MORTGAGEE IN THE PROPERTY HEREIN DESCRIBED, DOES HEREBY CONSENT AND JOIN IN THE DEDICATION AND FILING OF THIS PLAT.

*William C. Riebel* *Ray Vanderhoof*

SIGNED AND SEALED BEFORE ME THIS 9th DAY OF DECEMBER 1982.

*William C. Riebel*  
NOTARY PUBLIC  
MY COMMISSION EXPIRES...

FOR DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, SEE O.R.B. 2400 PAGE 0174

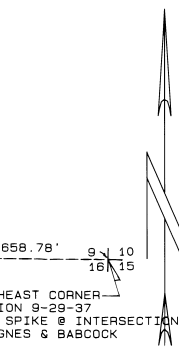
FOR MORTGAGEE JOINDER IN DEDICATION, SEE O.R.B. PAGE

NOTES: BEARINGS SHOWN HEREON ARE ASSUMED FOR PURPOSES OF CALCULATIONS ONLY, AND DO NOT NECESSARILY REFER TO THE TRUE MERIDIAN. THE BEARINGS ARE TIED TO PORT MALABAR UNIT SIXTEEN P.B. 15, P. 85

A STRIP OF LAND, 10 FEET WIDE AT THE REAR OF EACH LOT AND 6 FEET WIDE AT THE SIDES OF EACH LOT, IS HEREBY RESERVED FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AND DRAINAGE FACILITIES. WHERE MORE THAN ONE LOT IS INTENDED AS A BUILDING SITE, THE OUTSIDE BOUNDARIES SHALL CARRY THE SAID EASEMENTS

WASTE DISPOSAL BY SEPTIC TANKS  
WATER SUPPLY BY PRIVATE WELLS

CURVE	DELTA	RADIUS	ARC	TANGENT
1	89°51'32"	25.00	38.21	24.94
2	89°52'45"	25.00	38.22	24.95
3	90°00'28"	25.00	38.33	25.08



PLAT BOOK 29 AND PAGE 47

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owner, in fee simple of the lands described in VILLA ROSA ESTATES hereby dedicates said lands and plot for the uses and purposes therein expressed and dedicates the streets, alleys, thoroughfares, parks, canals, drainage easements, utility easements, lakes, pathways, open spaces and other rights of way, easements shown hereon to the perpetual use of the public. IN WITNESS WHEREOF, the undersigned hereunto set...

*Richard F. Schinella*

Signed and sealed in the presence of: 2545 Washington St. *Ray Vanderhoof* W. Melbourne FL 32901

STATE OF Florida COUNTY OF Brevard THIS IS TO CERTIFY, That on Dec 3, 1982, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared

*Richard F. Schinella*

to me known to be the person... described in and who executed the foregoing dedication and severally acknowledged the execution thereof to be... 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.

*Ray Vanderhoof*  
NOTARY PUBLIC

My Commission Expires Aug 6, 1986

### CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on 28 Sept 1982 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 plotted; 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 28 Sept 1982

*Hugh Smith, Jr.* Registration No. 1781

### CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on October 7, 1982 the City of Palm Bay approved the foregoing plat.

*William F. Madden* MAYOR

ATTEST: *Hari Quincho* Deputy 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 1 Sept 1982 the Zoning Commission of the above... approved the foregoing plat.

### 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 DECEMBER 9, 1982 at 3:16 P.M. file No. 711473