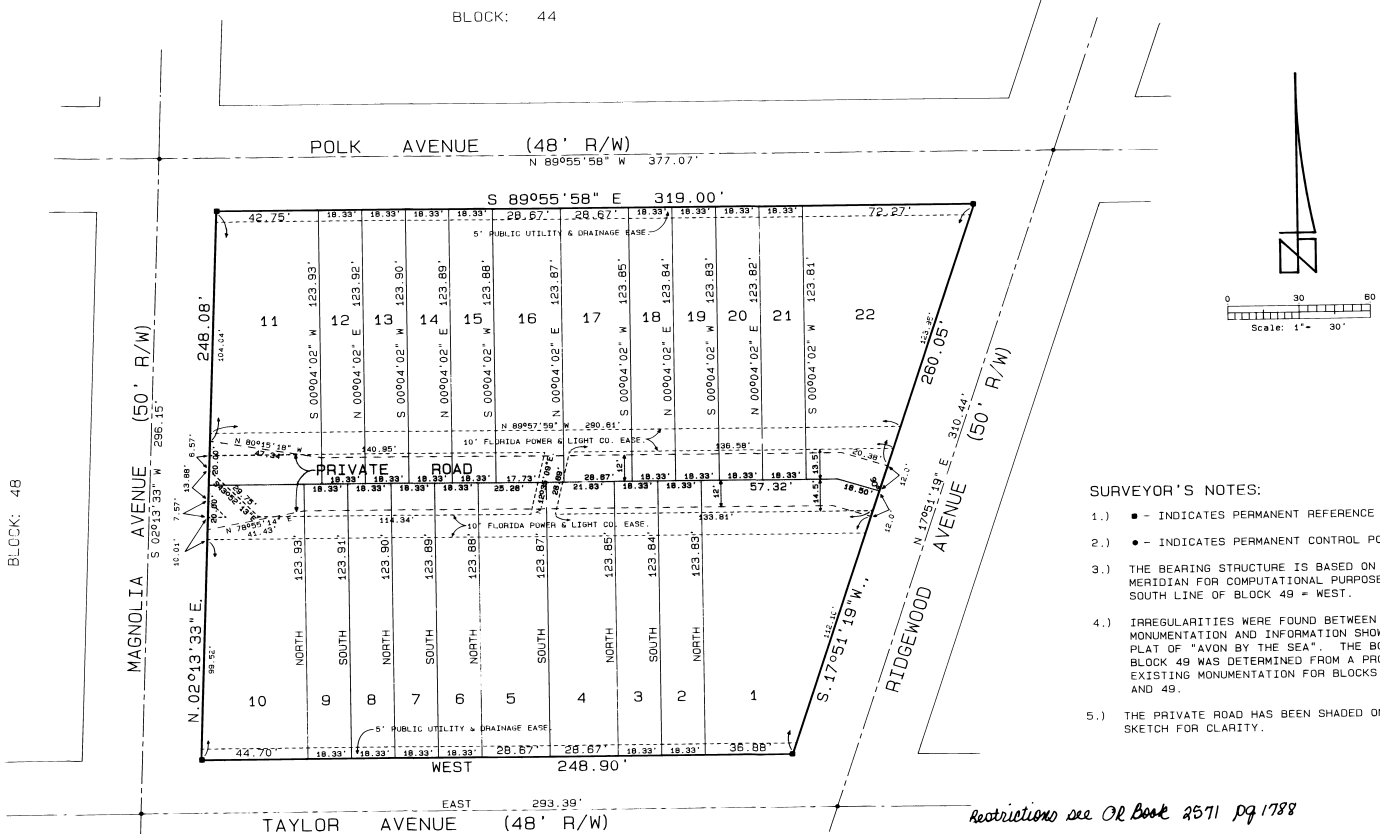


SEA SHORE TOWNHOUSES

A RESUBDIVISION OF BLOCK 49, AVON BY THE SEA, RECORDED IN PLAT BOOK 3, PAGE 7 PUBLIC RECORDS OF BREVARD COUNTY, FLA. SECTION 23, TOWNSHIP 24 SOUTH, RANGE 37 EAST, CITY OF CAPE CANAVERAL, BREVARD COUNTY, FLORIDA.

DESCRIPTION:

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 49 OF "AVON BY THE SEA", AS RECORDED IN PLAT BOOK 3, PAGE 7 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, CONTAINING 1.61 ACRES.



SURVEYOR'S NOTES:

- 1.) ■ - INDICATES PERMANENT REFERENCE MONUMENTS.
- 2.) ● - INDICATES PERMANENT CONTROL POINTS.
- 3.) THE BEARING STRUCTURE IS BASED ON AN ASSUMED MERIDIAN FOR COMPUTATIONAL PURPOSES. THE SOUTH LINE OF BLOCK 49 = WEST.
- 4.) IRREGULARITIES WERE FOUND BETWEEN EXISTING MONUMENTATION AND INFORMATION SHOWN ON THE PLAT OF "AVON BY THE SEA". THE BOUNDARY OF BLOCK 49 WAS DETERMINED FROM A PROPORTION OF EXISTING MONUMENTATION FOR BLOCKS 46, 47, 48 AND 49.
- 5.) THE PRIVATE ROAD HAS BEEN SHADED ON THE PLAT SKETCH FOR CLARITY.

Restrictions see OR Book 2571 pg 1788

FREDLUND (AND) PACKARD
LAND SURVEYORS, INC.
COCOA, FLORIDA

PLAT BOOK 31
AND PAGE 30

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owner... in fee simple of the lands described in SEA SHORE TOWNHOUSES, hereby dedicates said lands and plot for the uses and purposes therein expressed.

IN WITNESS WHEREOF, the undersigned hereunto set... hand... and seal... on 09/11/84, 1984

Karl H. Kaufhold
KARL H. KAUFHOLD, PRESIDENT
P.O. BOX 1049
Cocoa Beach, FLA. 32931

Robert W. Packard
ROBERT W. PACKARD, P.E.
P.O. BOX 3049
Cocoa Beach, FLA. 32931

Signed and sealed in the presence of:

Thomas J. Smith
William J. Smith

STATE OF FLORIDA... COUNTY OF... BREVARD... THIS IS TO CERTIFY, That on 09/11/84, 1984, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared KARL H. KAUFHOLD

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.

Robert M. Packard
NOTARY PUBLIC
My Commission Expires SEPTEMBER 21, 1985.

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on APRIL 20, 1984 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

Robert W. Packard
ROBERT W. PACKARD, P.E. Registration No. 3867

CERTIFICATE OF APPROVAL

BY MUNICIPALITY
THIS IS TO CERTIFY, That on November 20, 1984 the Cape Canaveral City Council approved the foregoing plat.

Walter R. Richmond
WALTER R. RICHMOND, MAYOR

Janet S. Lewis
JANET S. LEWIS, 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.

Chairman of the Board

ATTEST: 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.

Chairman of the Board.

ATTEST: Clerk of the Board. Approved County Engineer

CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION

THIS IS TO CERTIFY, That on November 14, 1984 the Zoning Commission of the above approved the foregoing plat.

K. J. Russell
K. J. RUSSELL, 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 1-23-1985 on 10:32 AM File No. 980590
R.C. W... Clerk of the Circuit Court in and for Brevard County, Fla.