

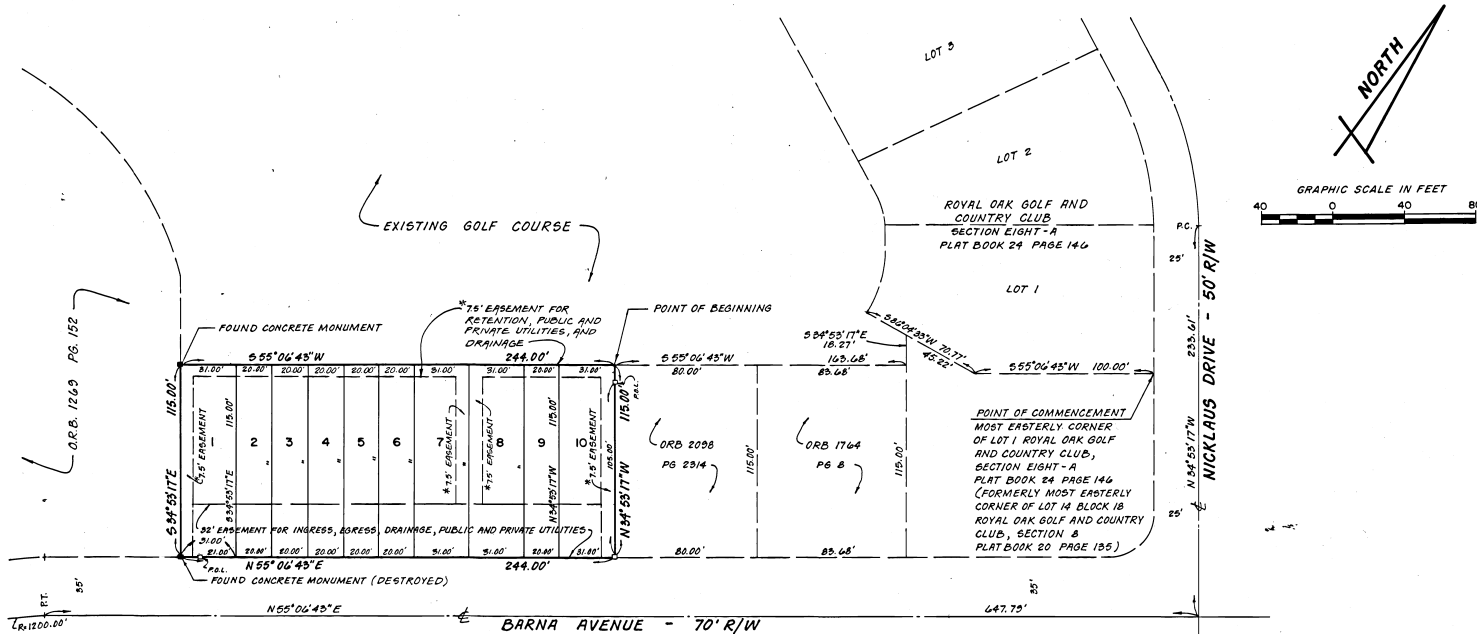
# TERRACE ON THE GREEN

CITY OF TITUSVILLE, BREVARD COUNTY, FLORIDA  
 A PART OF THE SOUTHEAST 1/4 OF SECTION 16, TOWNSHIP 22 SOUTH, RANGE 35 EAST

**LEGAL DESCRIPTION:**

COMMENCING AT THE MOST EASTERLY CORNER OF LOT 1, ROYAL OAK GOLF AND COUNTRY CLUB, SECTION EIGHT - A, AS RECORDED IN PLAT BOOK 24, PAGE 146 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, RUN THENCE S 55° 06' 45" W, ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 1, A DISTANCE OF 100.00 FEET; THENCE CONTINUE ALONG SAID BOUNDARY S 60° 04' 25" W, 45.22 FEET; THENCE S 34° 55' 17" E, 16.27 FEET; THENCE S 55° 06' 45" W, 163.60 FEET TO THE MOST WESTERLY CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2098 AT PAGE 2314 OF THE AFORESAID PUBLIC RECORDS AND THE POINT OF BEGINNING OF LANDS HEREIN DESCRIBED; THENCE CONTINUE S 55° 06' 45" W, 244.00 FEET TO A POINT ON THE NORTHEASTERLY BOUNDARY OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1269 AT PAGE 152 OF THE AFORESAID PUBLIC RECORDS; THENCE S 34° 55' 17" E ALONG SAID NORTHEASTERLY BOUNDARY, 115.00 FEET TO A POINT ON THE NORTHWESTERLY RIGHT OF WAY LINE OF BARNA AVENUE; THENCE N 55° 06' 45" E, ALONG SAID RIGHT OF WAY LINE, 244.00 FEET; THENCE N 34° 55' 17" W, ALONG THE SOUTHWESTERLY BOUNDARY OF THE AFORESAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2098 AT PAGE 2314, 115.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 10 LOTS AND 0.644 ACRES MORE OR LESS.



**SURVEYOR'S NOTES:**

1. □ DENOTES PERMANENT REFERENCE MONUMENT SET.
2. BEARINGS SHOWN HEREON ARE BASED ON ROYAL OAK GOLF AND COUNTRY CLUB, SECTION NO. 8, AS RECORDED IN PLAT BOOK 20 PAGE 155, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.
3. EASEMENTS SHOWN HEREON ARE FOR PUBLIC UTILITY, PRIVATE UTILITY, AND DRAINAGE PURPOSES UNLESS OTHERWISE NOTED.
4. THE TERM "PUBLIC UTILITY" INCLUDES FLORIDA POWER AND LIGHT COMPANY.
5. \*RETENTION AREAS TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.

FOR JOINDER IN DEDICATION SEE ORB \_\_\_\_\_ PAGE \_\_\_\_\_  
 FOR DECLARATION OF RESTRICTIONS SEE ORB 2667 PAGE 1353

prepared by: **LOYS WARD AND COMPANY**  
 TITUSVILLE, FLORIDA

PLAT BOOK 32  
 AND PAGE 93

**DEDICATION**

KNOW ALL MEN BY THESE PRESENTS, That the PL 250715 named below, being the owner in fee simple of the lands described hereon to be known as TERRACE ON THE GREEN

hereby dedicates said lands and plot 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 \_\_\_\_\_ named below on \_\_\_\_\_ April 30, 1986.

By: John Hogan Owner  
Manmohan S. Tuli Owner  
 Signed and sealed in the presence of: Angela Angela  
Stephen J. Paul

STATE OF FLORIDA COUNTY OF BREVARD  
 THIS IS TO CERTIFY, That on \_\_\_\_\_ April 30, 1986  
 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared JOHN HOGAN and MANMOHAN S. TULI, respectively, The owners  
 known to me to be the individuals described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be their free act and deed as such owners

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.  
Abbas B. Daroui  
 NOTARY PUBLIC  
 My Commission Expires: NOVEMBER 3, 1989

**CERTIFICATE OF SURVEYOR**  
 KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on \_\_\_\_\_ October 24, 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 hereon as required by Chapter 177, Florida Statutes; and that said land is located in Brevard County, Florida. Dated \_\_\_\_\_ October 30, 1984.  
PSWA Registration No. 2556

**CERTIFICATE OF APPROVAL BY MUNICIPALITY**  
 THIS IS TO CERTIFY, That on DECEMBER 11, 1984, the CITY COUNCIL OF THE CITY OF TITUSVILLE, FLORIDA approved the foregoing plat.  
James Brown Mayor  
Robert J. Rasmussen 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, alleys, pathways, open spaces and other rights of way, easements and areas dedicated for public use on this plat.  
 \_\_\_\_\_ Chairman 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  
 \_\_\_\_\_ Clerk of the Board  
 Approved \_\_\_\_\_ County Engineer

**CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION**  
 THIS IS TO CERTIFY, That on \_\_\_\_\_ the Zoning Commission of the above \_\_\_\_\_ approved the foregoing plat.  
 \_\_\_\_\_ 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 \_\_\_\_\_ 5-7-1986 as 11-23 Plat No. 217884  
Debra W. ...  
 Clerk of the Circuit Court in and for Brevard County, Fla.