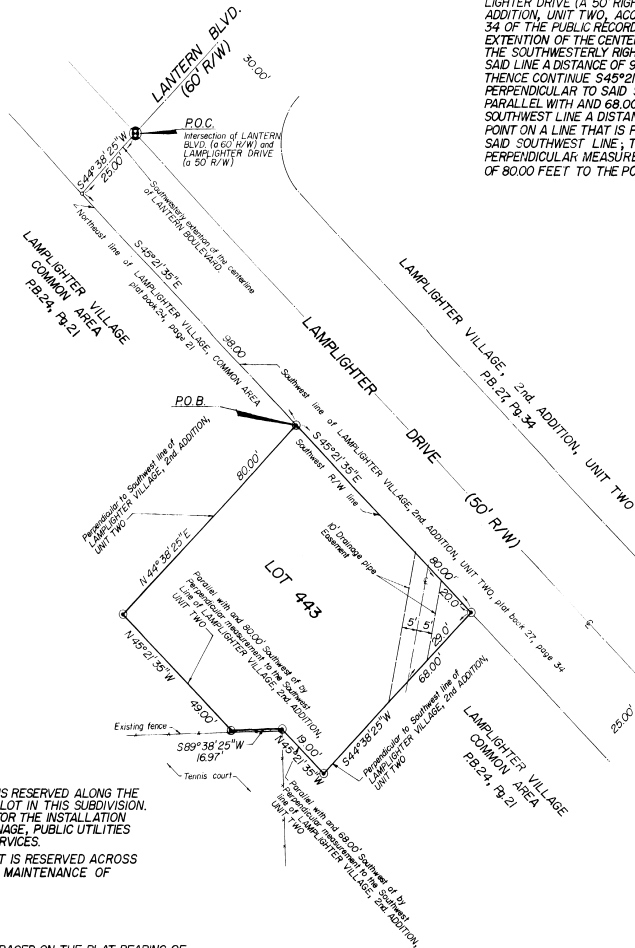


# REPLAT OF LAMPLIGHTER VILLAGE

THE SAME BEING A RESUBDIVISION OF A PORTION OF "LAMPLIGHTER VILLAGE", PLAT BOOK 24 AT PAGE 22, PUBLIC RECORDS OF BREVARD COUNTY, AND SUBDIVISION OF A PORTION OF SECTION 26, TOWNSHIP 27 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA.



### LEGAL DESCRIPTION:

A PARCEL OF LAND LYING WITHIN THE COMMON AREA OF LAMPLIGHTER VILLAGE ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 24 AT PAGES 21 & 22 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE INTERSECTION OF THE CENTERLINE OF LANTERN BOULEVARD (A 60' RIGHT OF WAY) AND LAMPLIGHTER DRIVE (A 50' RIGHT OF WAY) AS SHOWN ON THE PLAT OF LAMPLIGHTER VILLAGE, 2ND ADDITION, UNIT TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27 AT PAGE 34 OF THE PUBLIC RECORDS OF BREVARD COUNTY; THENCE S44°38'25" W ALONG THE SOUTHWESTERLY EXTENSION OF THE CENTERLINE OF SAID LANTERN BOULEVARD FOR A DISTANCE OF 25.00 FEET TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF SAID LAMPLIGHTER DRIVE; THENCE S48°21'35" E ALONG SAID LINE A DISTANCE OF 98.00 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUE S45°21'35" E ALONG SAID LINE A DISTANCE OF 80.00 FEET; THENCE S44°38'25" E PERPENDICULAR TO SAID SOUTHWEST LINE A DISTANCE OF 68.00 FEET; THENCE N45°21'35" W PARALLEL WITH AND 68.00 FEET SOUTHWEST OF BY PERPENDICULAR MEASUREMENT TO SAID SOUTHWEST LINE A DISTANCE OF 19.00 FEET; THENCE S89°38'25" W A DISTANCE OF 16.97 FEET TO A POINT ON A LINE THAT IS PARALLEL WITH AND 73.00 FEET BY PERPENDICULAR MEASUREMENT TO SAID SOUTHWEST LINE; THENCE N45°21'35" W PARALLEL WITH AND 80.00 FEET SOUTHWEST OF BY PERPENDICULAR MEASUREMENT A DISTANCE OF 49.00 FEET; THENCE N44°38'25" E A DISTANCE OF 80.00 FEET TO THE POINT OF BEGINNING, CONTAINING 0.140 ACRES MORE OR LESS

### EASEMENT NOTES:

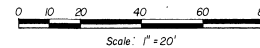
- A 75 FOOT WIDE EASEMENT IS RESERVED ALONG THE FRONT, REAR AND SIDES OF LOT IN THIS SUBDIVISION. EASEMENT IS TO BE USED FOR THE INSTALLATION AND MAINTENANCE OF DRAINAGE, PUBLIC UTILITIES AND CABLE TELEVISION SERVICES.
- A 100 FOOT WIDE EASEMENT IS RESERVED ACROSS EAST CORNER OF LOT FOR MAINTENANCE OF DRAINAGE PIPE.

### GENERAL NOTES:

- THE BEARINGS SHOWN ARE BASED ON THE PLAT BEARING OF S45°21'35" E ALONG THE SOUTHWEST LINE OF LAMPLIGHTER VILLAGE, 2ND ADDITION, UNIT TWO ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27 AT PAGE 34 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.
- INDICATES PERMANENT REFERENCE MONUMENT
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

### PLAT NOTES:

- FOR JOINERS IN DEDICATION REFER TO OFFICIAL RECORDS BOOK 24671 AT PAGE 1193 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.



ALLEN ENGINEERING, INC.  
106 DIXIE LANE  
COCOA BEACH, FLORIDA 32932-1321  
PHONE: (407) 783-7443

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS That the Limited Partnership named below, be the owner in fee simple of the lands described in

REPLAT OF LAMPLIGHTER VILLAGE

hereby dedicates said lands and plat for the uses and purposes therein expressed and dedicates all drainage easements, utility easements and other easements shown hereon to the perpetual use of the public, and IN WITNESS WHEREOF, the undersigned hereto set his hand and seal

By: Stanley Lasser, General Partner-Tote Equities Partnership, as General Partner of Lanplighter Village Associates, Ltd., A Florida Limited Partnership  
200 Bayshore Drive, Suite 2500  
Miami, Florida 33137

Signed and sealed in the presence of: Raymond Hunter  
Kevin V. Jones

STATE OF New York COUNTY OF New York  
THIS IS TO CERTIFY, That on 1998 3, 1998  
before me an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared  
Stanley Lasser, General Partner

of the above named Limited Partnership 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 thereto 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 hereto set my hand and seal on the above date.

William H. Madison  
NOTARY PUBLIC William H. Madison of New York  
No. 31478130  
My Commission Expires February 28, 1999  
February 28, 1999 SEAL

### 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 2, 1998, 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 Nov. 2, 1998.  
Robert W. Jones Registration No. 4262

### 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 DEDICATION BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY That the Board of County Commissioners hereby accepts all drainage easements, utility easements and other easements dedicated for public use on this plat.

ATTEST: Raymond Hunter Chairman of the Board  
Kevin V. Jones Clerk of the Board

### CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, That on December 6, 1998 the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.

ATTEST: Raymond Hunter Chairman of the Board.  
Kevin V. Jones Clerk of the Board.  
Raymond Hunter County Engineer.

### CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION

THIS IS TO CERTIFY, That on December 5, 1998 the Zoning Commission of the County approved the foregoing plat.  
Raymond Hunter 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 December 13, 1998 at 2:03 PM, File No. 201525.  
Kevin V. Jones  
Clerk of the Circuit Court  
in and for Brevard County, Fla.