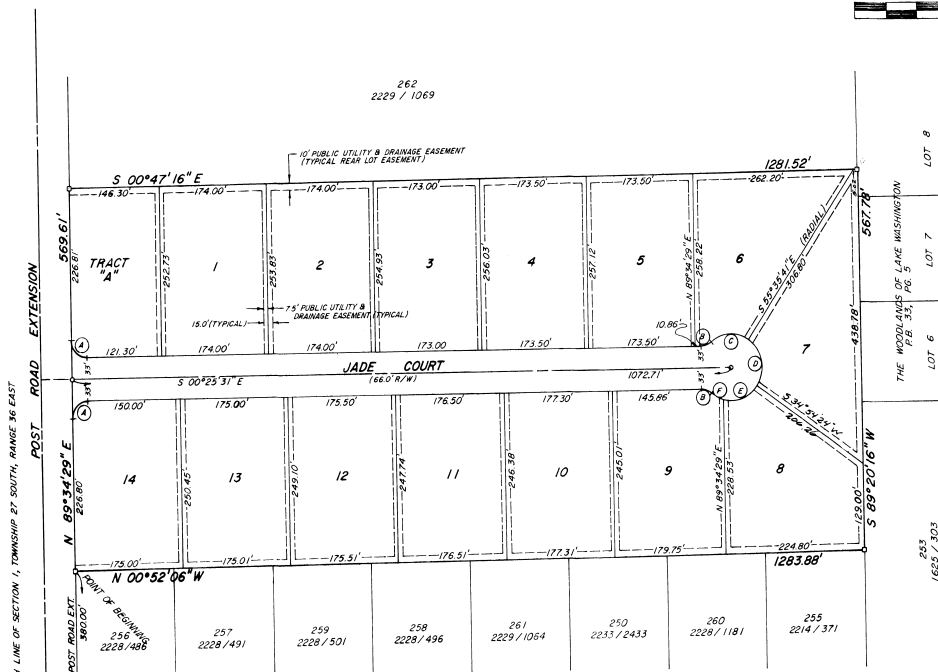


JADE TREE SUBDIVISION

LEGAL DESCRIPTION:

A PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 27 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 1, TOWNSHIP 27 SOUTH, RANGE 36 EAST, AND RUN SOUTH 00°52'06" EAST ALONG THE WEST LINE OF SAID SECTION 1, A DISTANCE OF 50.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF UNIMPROVED POST ROAD EXTENSION; THENCE RUN NORTH 89°34'29" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE OF POST ROAD, A DISTANCE OF 380.00 FEET TO THE POINT-OF-BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUE NORTH 89°34'29" EAST A DISTANCE OF 569.61 FEET; THENCE RUN SOUTH 00°47'16" EAST A DISTANCE OF 1281.52 FEET TO THE SOUTH LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 1; THENCE RUN SOUTH 89°00'16" WEST ALONG SAID LINE, A DISTANCE OF 567.78 FEET; THENCE RUN NORTH 00°52'06" WEST A DISTANCE OF 1283.88 FEET TO THE POINT-OF-BEGINNING, CONTAINING 16.746 ACRES MORE OR LESS.



CURVE DATA CHART

CURVE NO	RADIUS	DELTA	ARC	CHORD
A	25.00'	90° 00' 00"	39.27'	35.36'
B	25.00'	39° 20' 45"	17.17'	16.83'
C	50.00'	74° 10' 35"	64.73'	60.30'
D	50.00'	87° 17' 05"	76.17'	69.02'
E	50.00'	79° 44' 28"	64.35'	60.00'
F	50.00'	23° 29' 23"	20.50'	20.38'

Restrictions-OR 3101 pg 2268

LEGEND:

- ⊙ - INDICATES PERMANENT REFERENCE MONUMENT FOUND.
- - INDICATES CONCRETE MONUMENT SET # 1761 - P.R.M.
- - INDICATES IRON ROD AND CAP SET # 1761 - P.C.R.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTE:

1. A 7.5 FOOT WIDE SIDE AND 10.0 FOOT WIDE REAR EASEMENT IS HEREBY DEDICATED FOR THE INSTALLATION OF PUBLIC UTILITIES AND DRAINAGE ON ALL LOTS AS SHOWN ON THIS PLAT.
2. TRACT "A" AS SHOWN HEREON IS DEDICATED TO THE "JADE TREE" HOME OWNERS ASSOCIATION FOR DRAINAGE RETENTION PURPOSES WITH A DRAINAGE EASEMENT RESERVED OVER TRACT "A" TO THE COUNTY OF BREVARD TO MAINTAIN FLOW.

SURVEY PREPARED BY:
HUGH J. SMITH LAND SURVEYING, INC.
1400 PALM BAY ROAD N.E.
PALM BAY, FLORIDA 32909
Phone No. (407) 724-2940

PLAT BOOK 37
AND PAGE 47

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owner... in fee simple of the lands described in JADE TREE SUBDIVISION 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... hand... and seal... on this 20th day of April, 1990.

Signed and sealed in the presence of:

James J. Smith
James J. Smith

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

TUNG YAO HUNG 656 Doran La., Melbourne, FL 32940

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 L. Smith
NOTARY PUBLIC

My Commission Expires 10-26-91

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify, that on 12th March 1990, he completed the survey of the lands shown in the foregoing plat; that said plat is a true and 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 12th March 1990.

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on... the... approved the foregoing plat.

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 accept 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: R.C. Winstead Jr., 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: R.C. Winstead Jr., Chairman of the Board, Clerk of the Board.

CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION

THIS IS TO CERTIFY, That on... the Zoning Commission of the County of Brevard 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 the Florida Statutes, and was filed for recording on... at 7:51 AM File No. 1887...

ATTEST: R.C. Winstead Jr., Clerk of the Circuit Court, in and for Brevard County, Fla.