

DEDICATION
KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owner in fee simple of the lands described in
ADAMS VILLAS
hereby dedicates to the public for the perpetual use of the public an easement granting access to emergency vehicles and an easement for the installation and maintenance of utilities. No other easements are dedicated or granted to the public, except as shown on this plat, it being the intention of the undersigned that all easements and common areas be privately owned and maintained for the benefit of ADAMS VILLAS, and that the public and Brevard County Has no right or interest therein, however Brevard County and the City of Cape Canaveral have the right to access for inspection.

IN WITNESS WHEREOF, the undersigned hereunto set her hand and seal on January 2, 2002
Rosalie Ann Wolf
ROSALIE ANN WOLF OWNER IN FEE SIMPLE

Signed and sealed in the presence of:
Thomas H. Quinn

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

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

Steven L. Chapman
NOTARY PUBLIC
My Commission Expires March 15, 2004
SEAL
Steven L. Chapman
Commission # CC 10009
Expires March 15, 2004
Notary Public
Aurora Building Co., Inc.

CERTIFICATE OF APPROVAL BY THE CITY COUNCIL OF THE CITY OF CAPE CANAVERAL

THIS IS TO CERTIFY, that on JAN 15, 2002 the foregoing plat was approved by the City Council of the City of Cape Canaveral, Brevard County, Florida.

Rocky Randels
ROCKY RANDELS, MAYOR
ATTEST: *Susan Stills*
SUSAN STILLS, City Clerk

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, being a licensed and registered land surveyor and mapper, does hereby certify that on Jan 15, 2002 he/she completed the survey of the lands as shown on the foregoing plat; that said plat is a true and correct representation of a survey made under my responsible direction and supervision; that said survey is accurate to the best of my knowledge and belief; that Permanent Reference Monuments ("P.R.M.s"), Permanent Control Points ("P.C.P.s") and Monuments according to Sec. 177.091(9), F.S., have been placed as required by law and, further, that the survey data complies with all the requirements of Chapter 177, Part 1, Florida Statutes, as amended.

WM. V. POWELL
Company Name: LAND SURVEYING
Address: P.O. BOX 542
CAPE CANAVERAL, FL 32920
License No. 2787
State of Florida

CERTIFICATE OF CITY CONTRACTED SURVEYOR

I HEREBY CERTIFY, That I have reviewed the foregoing plat and find that it is in conformity with Chapter 177, Part 1, Florida Statutes.
David Roy Jones 1/14/02
DAVID ROY JONES, P.L.S. 4301, City Contracted Surveyor in and for The City of Cape Canaveral, Brevard County, Florida

CERTIFICATE OF ACCEPTANCE OF DEDICATION BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY that the Board of County Commissioners hereby accept all easements dedicated to the public.

Chairman of the Board
ATTEST: _____
Clerk of the Board

CERTIFICATE OF CLERK

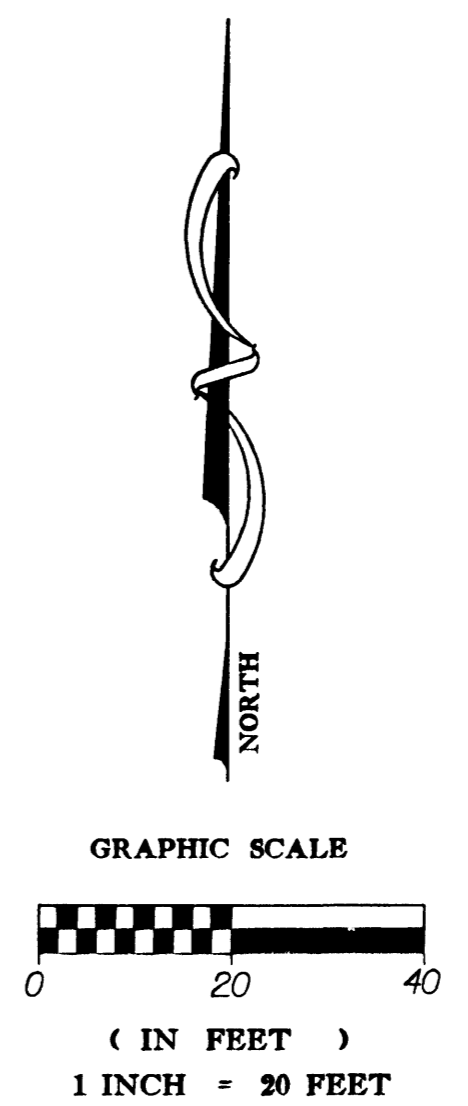
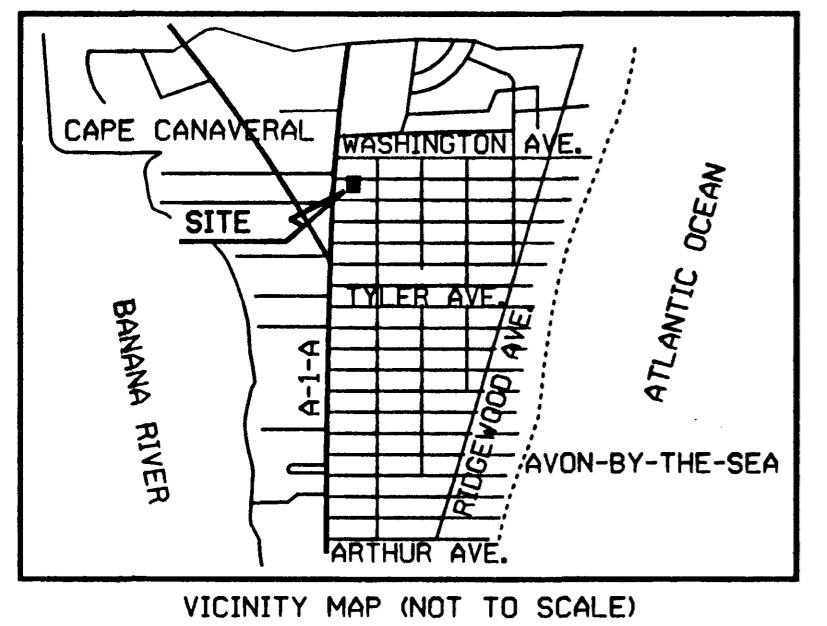
I HEREBY CERTIFY, that I have examined the foregoing plat and find that it complies with the requirements of Chapter 177, Florida Statutes, and that the same has been recorded on Jan 11, 2002 at 9:47 AM File No. 2002-012-00
Scott Ellis
Clerk of the Circuit Court in and for Brevard County, FL

ADAMS VILLAS

A REPLAT OF A PORTION OF BLOCK 7, AVON-BY-THE SEA
A TOWNHOME SUBDIVISION LYING IN THE CITY OF CAPE CANAVERAL
SECTION 23, TOWNSHIP 24 SOUTH, RANGE 37 EAST
BREVARD COUNTY, FLORIDA

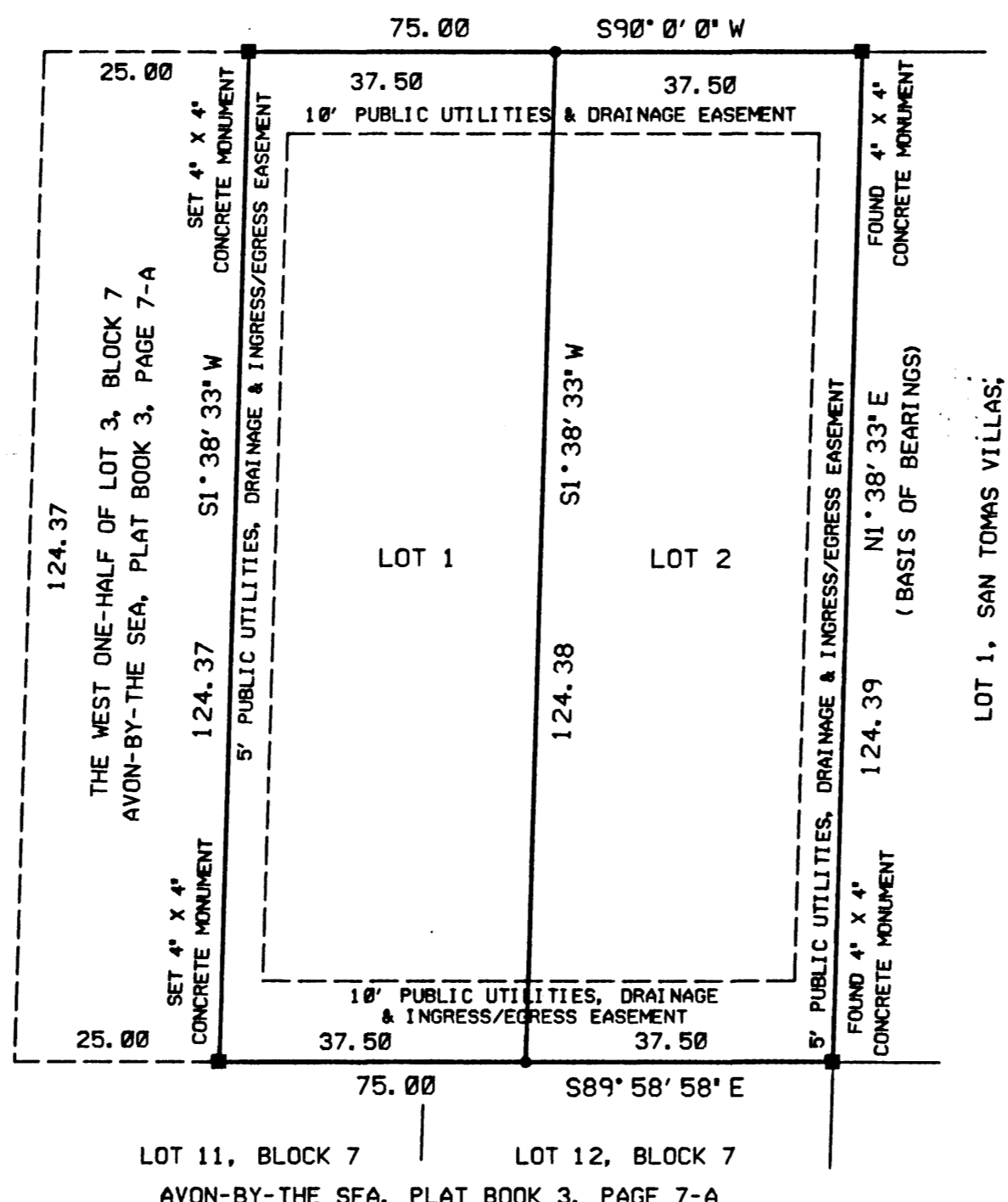
LEGAL DESCRIPTION :

THE EAST 25 FEET OF LOT 3 AND ALL OF LOT 4, BLOCK 7, AVON-BY-THE-SEA ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 7 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.



ADAMS AVENUE

(48' RIGHT-OF-WAY)



LOT NO.	AREA (SQUARE FEET)	AREA (ACRES)
1	4662.3	0.107
2	4662.3	0.107
TOTAL(S)	9324.6	0.214

SURVEYOR'S NOTES :

- BEARINGS DEPICTED HEREON REFER TO THE WESTERLY LINE OF 'SAN TOMAS VILLAS' PLAT BOOK 35, PAGE 13, BREVARD COUNTY, FLORIDA, BEING N 01° 38' 33" E.
- INDICATES PERMANENT REFERENCE MONUMENT, STAMPED 'LS 2787'
- INDICATES PERMANENT CONTROL POINT (*5 REBAR WITH CAP), STAMPED 'LS 2787'
- NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.
- FOR RESTRICTIONS SEE OFFICIAL RECORDS BOOK 4208, PAGE 2772.
- UNLESS OTHERWISE NOTED ALL DIMENSIONS ARE IN FEET AND TENTHS OF FEET.
- A 5.00 FOOT EASEMENT ALONG THE WESTERLY LINE OF LOT 1 AND THE EASTERLY LINE OF LOT 2 IS HEREBY RESERVED FOR PUBLIC UTILITIES, DRAINAGE AND INGRESS/EGRESS.
- A 10.00 FOOT EASEMENT ALONG THE REAR LINE OF LOTS 1 AND 2 IS HEREBY RESERVED FOR PUBLIC UTILITIES, DRAINAGE AND INGRESS/EGRESS.
- ALL OTHER CITY OF CAPE CANAVERAL ORDINANCES MUST BE COMPLIED WITH.
- THE TERM 'PUBLIC UTILITIES' INCLUDES BUT IS NOT LIMITED TO FLORIDA POWER AND LIGHT COMPANY, SOUTHERN BELL TELEPHONE COMPANY AND CABLE TELEVISION SERVICES.

**WM. V. POWELL
LAND SURVEYING**
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CAPE CANAVERAL, FLORIDA 32931
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