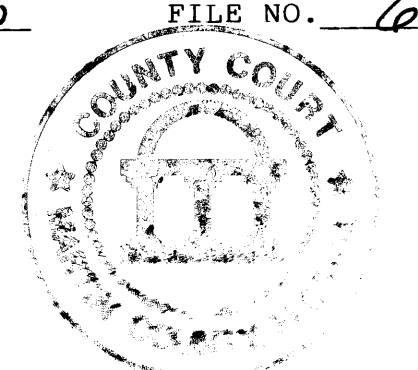


Sheet 1 of 1

I MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 11, PAGE 11, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS 21st DAY OF JANUARY A.D., 1987.

MARSHA STILLER, CLERK
CIRCUIT COURT
MARTIN COUNTY, FLORIDA

FILE NO. 691212



TITLE CERTIFICATION

STATE OF FLORIDA
WE, BRANT & BALDWIN, MEMBERS OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF JUNE, 1987 AT

1. APPARENT RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE LIMITED PARTNERSHIP EXECUTING THE DEDICATION HEREON.
2. ALL RECORDED MORTGAGES, NOT SATISFIED OR RELEASED OF RECORD, ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:

MORTGAGE HELD BY BANNER EQUITIES, INC. A FLORIDA CORPORATION AS RECORDED IN OR BOOK 875, PAGE 281, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA MORTGAGE HELD BY RICHARD SANDER AND MICHAEL WILENTA AS RECORDED IN OR BOOK 522 PAGE 871, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

DATED THIS 21st DAY OF Sept., 1987.

BY: William Brant
WILLIAM BRANT, ESQ.
330 U.S. #1
LAKE PARK, FLORIDA
FLORIDA LICENSE NO. 008403

MORTGAGEE CONSENT

THE UNDERSIGNED, AS MORTGAGE HOLDERS AS DESCRIBED HEREIN DO HEREBY CONSENT TO AND APPROVE THE PLATTING OF THE LANDS DESCRIBED HEREIN.

BANNER EQUITIES, INC.
BY: Richard Sander RICHARD SANDER
PRESIDENT
Michael Wilenta MICHAEL WILENTA

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF HILLSBORO
PERSONALLY APPEARED BEFORE ME MICHAEL MCARTOR AS PRESIDENT OF BANNER EQUITIES, INC. AND HE ACKNOWLEDGES BEFORE ME HE EXECUTED THE FOREGOING.

DATED THIS 18th DAY OF SEPTEMBER, 1987.
MY COMMISSION EXPIRES: 4-18-91
Richard Sander
NOTARY PUBLIC

STATE OF FLORIDA
COUNTY OF PALM BEACH
PERSONALLY APPEARED BEFORE ME, RICHARD SANDER AND MICHAEL WILENTA WHO ACKNOWLEDGE BEFORE ME THEY EXECUTED THE FOREGOING.

DATED THIS 21st DAY OF September, 1987.
MY COMMISSION EXPIRES: 8-15-89
William Brant
NOTARY PUBLIC

CITY APPROVAL

COUNTY OF MARTIN
STATE OF FLORIDA
THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATE OR DATES INDICATED.

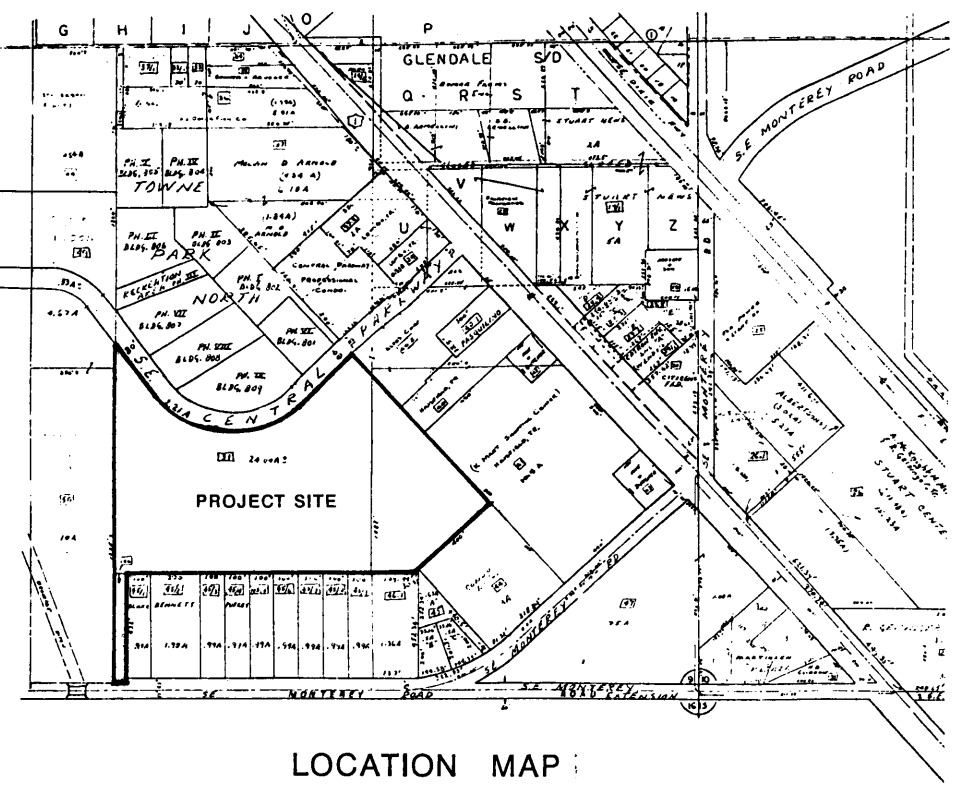
Dec 22, 1987 DATE
12/22/87 DATE
12/21/87 DATE
CITY MAJOR
CITY ATTORNEY
CITY ENGINEER

ATTESTED TO:
Betty H. Kenny
CITY CLERK

MATHERS ENGINEERING CORPORATION
295 FLORIDA STREET, STUART, FLORIDA 33497 PH. 305/287-0525
SHEET 1 of 1

TOWNE PARK SOUTH

A SUBDIVISION IN SECTION 9, TOWNSHIP 38 SOUTH, RANGE 41 EAST. CITY OF STUART, MARTIN COUNTY, FLORIDA



LOCATION MAP

LEGAL DESCRIPTION

KNOWN AS A PORTION OF LAND SITUATED IN THE SOUTH EAST QUARTER OF SECTION 9, TOWNSHIP 38 SOUTH, RANGE 41 EAST MARTIN COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH EAST CORNER OF SECTION 9, THENCE NORTH 89° 12' 01" WEST ALONG SAID SOUTH LINE OF SECTION 9, A DISTANCE OF 2311.22 FEET TO A POINT ON THE EAST LINE WEST QUARTER, OF THE WEST HALF, OF THE SOUTHEAST QUARTER OF SECTION 9, THENCE NORTH 00° 30' 18" EAST ALONG SAID LINE A DISTANCE OF 53.00 TO THE POINT AND PLACE OF BEGINNING. THENCE CONTINUING ALONG SAID LINE NORTH 00° 30' 18" EAST A DISTANCE OF 1375.76 FEET TO A POINT, THENCE SOUTH 37° 27' 42" EAST A DISTANCE OF 231.14 FEET TO A POINT OF CURVE, SAID CURVE BEING CONVEX TO THE NORTH, HAVING A RADIUS OF 400.00 FEET, A CENTRAL ANGLE OF 94° 00' 00", THENCE IN A COUNTER CLOCKWISE DIRECTION ALONG THE ARC OF SAID CURVE A DISTANCE OF 590.62 FEET TO A POINT, THENCE NORTH 48° 32' 18" EAST A DISTANCE OF 22.35 FEET TO A POINT, THENCE NORTH 45° 10' 02" EAST A DISTANCE OF 252.76 FEET TO A POINT, THENCE SOUTH 41° 27' 42" EAST A DISTANCE OF 837.71 FEET TO A POINT, THENCE SOUTH 48° 37' 18" WEST A DISTANCE OF 430.71 FEET TO A POINT, THENCE NORTH 89° 12' 02" WEST A DISTANCE OF 1109.25 FEET TO A POINT THENCE SOUTH 00° 30' 18" WEST A DISTANCE OF 432.03 FEET TO A POINT NORTH 89° 12' 02" WEST A DISTANCE OF 50.00 FEET TO A POINT THENCE THE POINT AND PLACE OF BEGINNING.

CONTAINING 22.24 ACRES ±

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA
I, STEPHEN J. BROWN, DO HEREBY CERTIFY THAT THIS PLAT OF TOWNE PARK SOUTH, SOUTH OF TREASURE COAST SQUARE, A P.U.D. IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS 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, AND ORDINANCES OF MARTIN COUNTY, FLORIDA.

Stephen J. Brown
STEPHEN J. BROWN
REGISTERED LAND SURVEYOR
FLORIDA CERTIFICATE NO. 4049

CERTIFICATE OF OWNERSHIP & DEDICATION

COUNTY OF PALM BEACH
STATE OF FLORIDA

TWENTY-TWO POINT TWO, LTD., A FLORIDA LIMITED PARTNERSHIP, BY AND THROUGH ITS UNDERSIGNED GENERAL PARTNER, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AS TOWNE PARK SOUTH, AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

1. THE ROAD AND DRAINAGE RIGHT OF WAY AS SHOWN HEREON IS DEDICATED TO THE CITY OF STUART, FLORIDA, IN FEE SIMPLE.
2. THE DRAINAGE EASEMENT AS SHOWN HEREON MAY BE USED BY THE OWNERS IN FEE OF LOTS 1, 2, & 3 OF THIS PLAT, CITY OF STUART, FLORIDA AND OWNERS OF LAND IN TOWNE PARK NORTH SUBDIVISION, IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE COMMISSION OF THE CITY OF STUART AND AS APPROVED BY TWENTY-TWO POINT TWO, LTD., ITS SUCCESSORS OR ASSIGNS.
3. THE OWNER OF LOT ONE SHALL MAINTAIN SAID EASEMENT.

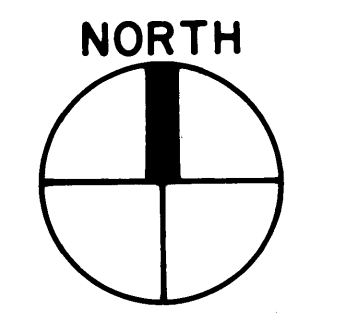
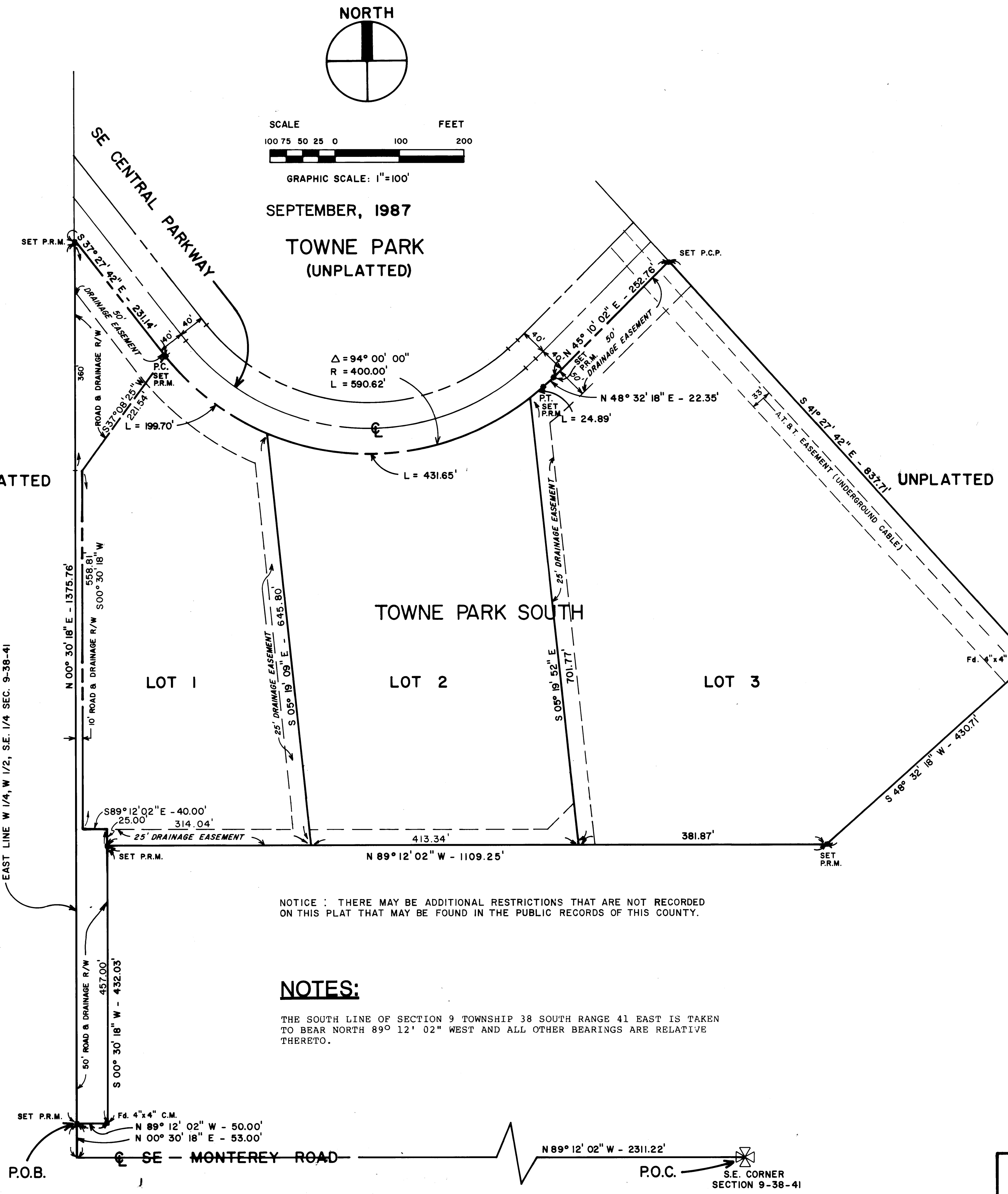
SIGNED AND SEALED THIS 21st DAY OF September, 1987, ON BEHALF OF SAID LIMITED PARTNERSHIP.

TWENTY-TWO POINT TWO, LTD.
BY: Richard Sander
RICHARD SANDER, GENERAL PARTNER

ACKNOWLEDGEMENT

COUNTY OF PALM BEACH
STATE OF FLORIDA
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED RICHARD SANDER TO ME WELL KNOWN TO BE THE GENERAL PARTNER, AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH INSTRUMENT AS SUCH GENERAL PARTNER OF SAID LIMITED PARTNERSHIP.

MY COMMISSION EXPIRES: 8-15-89
William Brant
NOTARY PUBLIC
STATE OF FLORIDA



SCALE
100 75 50 25 0 100 200
GRAPHIC SCALE: 1"=100'

SEPTEMBER, 1987

TOWNE PARK
(UNPLATTED)

UNPLATTED

TOWNE PARK SOUTH

LOT 1

LOT 2

LOT 3

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

NOTES:

THE SOUTH LINE OF SECTION 9 TOWNSHIP 38 SOUTH RANGE 41 EAST IS TAKEN TO BEAR NORTH 89° 12' 02" WEST AND ALL OTHER BEARINGS ARE RELATIVE THERETO.

P.O.B.

P.O.C.

S.E. CORNER
SECTION 9-38-41

SEE
SURVEYOR'S
AFFIDAVIT
RECORDED IN
O.R. BOOK 757
PG 832 ON
3/18/88
MARSHA
STILLER CLERK
OF COURT BY
LM Wheeler
D.C.

