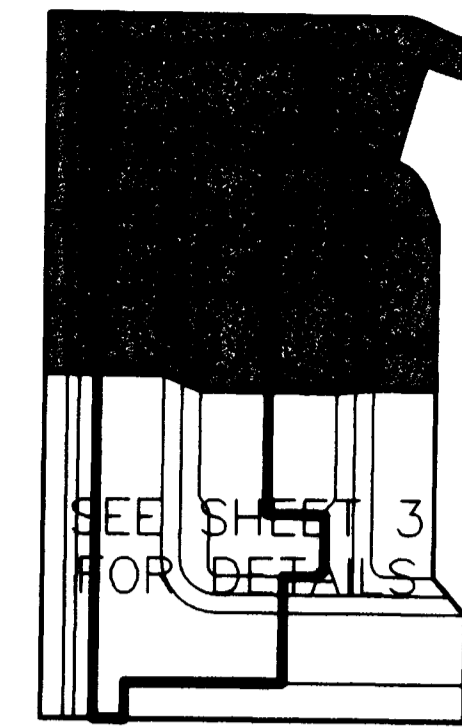


RIVER MARINA PUD, PHASE 2

REPLAT OF A PORTION OF TRACTS 1, 2, & 4, RIVER MARINA PUD, PHASES 1 & 4, RECORDED IN PLAT BOOK 16, PAGE 25
MARTIN COUNTY, FLORIDA SECTION 12, TOWNSHIP 39 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA

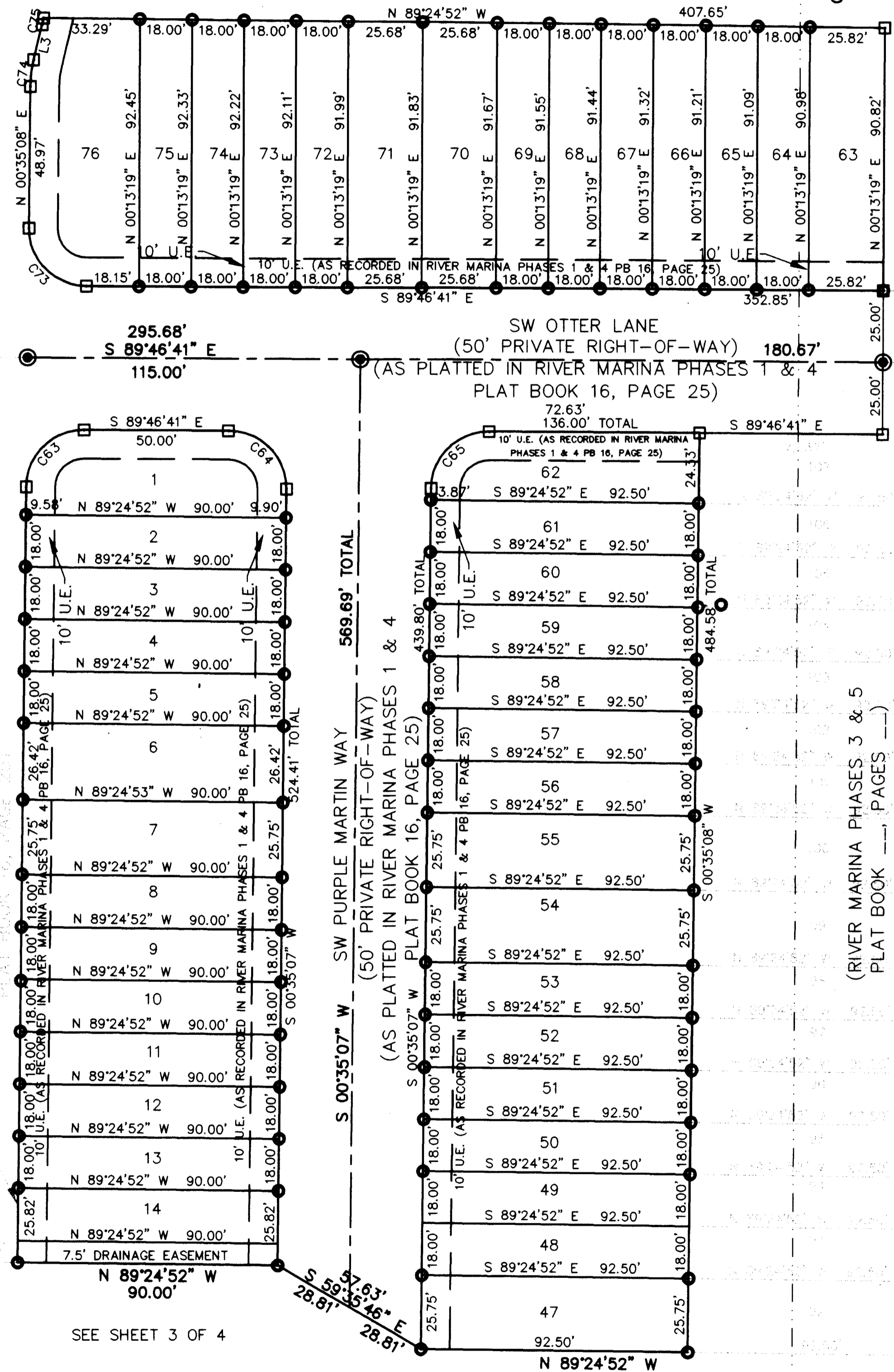
Plat Book 16
Page 41



KEY MAP

TRACT J
"BUFFER"
RIVER MARINA PUD
(AS PLATTED IN RIVER MARINA PHASES 1 & 4
PLAT BOOK 16, PAGE 25)

THE 1/4 SECTION LINE
OF SECTION 12-39S-40E



(RIVER MARINA PHASES 3 & 5
PLAT BOOK ---, PAGES ---)

(RIVER MARINA PHASES 3 & 5
PLAT BOOK ---, PAGES ---)

(RIVER MARINA PHASES 3 & 5
PLAT BOOK ---, PAGES ---)

NOT A PART OF THIS PLAT

SURVEYOR'S NOTES:

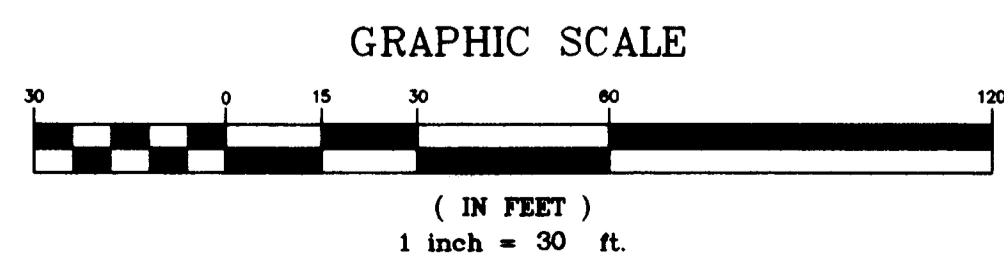
1. THE BEARING STRUCTURE OF THIS PLAT IS BASED ON THE SOUTH LINE OF SECTION 12, TOWNSHIP 39 SOUTH, RANGE 40 EAST, AS BEING N 89°46'41" W.
2. IN THE EVENT THAT MARTIN COUNTY DISTURBS THE SURFACE OF A PRIVATE STREET DUE TO MAINTENANCE, REPAIR OR REPLACEMENT OF A PUBLIC IMPROVEMENT LOCATED THEREIN, THEN THE COUNTY SHALL BE RESPONSIBLE FOR RESTORING THE STREET SURFACE ONLY TO THE EXTENT WHICH WOULD BE REQUIRED IF THE STREET WERE A PUBLIC STREET, IN ACCORDANCE WITH COUNTY SPECIFICATIONS.
3. IT SHALL BE UNLAWFUL TO ALTER THE APPROVED SLOPES, CONTOURS, OR CROSS SECTIONS OR TO CHEMICALLY, MECHANICALLY, OR MANUALLY REMOVE, DAMAGE, OR DESTROY ANY PLANTS IN THE LITTORAL OR UPLAND TRANSITION ZONE BUFFER AREAS OF CONSTRUCTED LAKES EXCEPT UPON THE WRITTEN APPROVAL OF THE GROWTH MANAGEMENT DIRECTOR, AS APPLICABLE. IT IS THE RESPONSIBILITY OF THE OWNER OR HOME OWNERS ASSOCIATION, ITS SUCCESSORS OR ASSIGNS TO MAINTAIN THE REQUIRED SURVIVORSHIP AND COVERAGE OF THE RECLAIMED UPLAND AND PLANTED LITTORAL AND UPLAND TRANSITION AREAS AND TO ENSURE ON-GOING REMOVAL OF PROHIBITED AND INVASIVE NON-NATIVE PLANT SPECIES FROM THESE AREAS.
4. THERE SHALL BE A 10 FOOT WIDE UTILITY EASEMENT ADJACENT AND PARALLEL TO ALL ROAD RIGHTS-OF-WAY WITHIN THIS PLAT.
5. ALL LINES ARE NON-RADIAL UNLESS OTHERWISE SHOWN

LEGEND

- Δ = DELTA
 - R = RADIUS
 - A = ARC
 - C = CHORD
 - CB = CHORD BEARING
 - PCP = PERMANENT CONTROL POINT
 - PT = POINT OF CURVATURE
 - PT = POINT OF TANGENCY
 - RW = RIGHT OF WAY
 - FIR = FOUND IRON ROD "NO IDENTIFICATION"
 - FIRC = FOUND IRON ROD WITH CAP
 - FIP = FOUND IRON PIPE "NO IDENTIFICATION"
 - FIPC = FOUND IRON PIPE WITH CAP
 - SIRC = SET IRON ROD WITH CAP "LB 7268"
 - CONC = CONCRETE
 - FN&D = FOUND NAIL AND DISK
 - SN&D = SET NAIL AND DISK
 - A.K.A. = ALSO KNOWN AS
 - PI = POINT OF INTERSECTION
 - ST. = SAINT
 - (P) = PLAT
 - (M) = MEASURED
 - N = NORTH
 - S = SOUTH
 - E = EAST
 - W = WEST
 - P.R.M. = PERMANENT REFERENCE MONUMENT
 - L = LENGTH
 - PUD = PLANNED UNIT DEVELOPMENT
 - U.E. = UTILITY EASEMENT
 - OR = OFFICIAL RECORDS
 - BT = BOOK
 - PGS = PAGES
- INDICATES PERMANENT REFERENCE MONUMENTS (SET 4"x4"x18" CONCRETE MONUMENT WITH BRASS DISK STAMPED "PRM LB 7268")
 - INDICATES PERMANENT CONTROL POINTS (SET NAIL & BRASS DISK STAMPED "PCP LB 7268")
 - INDICATES 1/2"x18" IRON ROD (SET IRON ROD WITH CAP STAMPED LB 7268)
 - D.E. INDICATES DRAINAGE EASEMENT
 - L.M.E. INDICATES LAKE MAINTENANCE EASEMENT

LINE TABLE		
LINE	BEARING	LENGTH
L3	N 13°53'47" E	12.38'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	DIRECTION
C63	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C64	31.54'	20.00'	90°21'49"	28.37'	N 44°35'47" W
C65	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C66	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C67	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C68	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C69	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C70	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C71	31.29'	20.00'	89°38'11"	28.19'	S 45°24'13" W
C72	2.30'	125.00'	1°03'15"	2.30'	N 89°15'04" W
C73	31.54'	20.00'	90°21'49"	28.37'	S 44°35'47" E
C74	9.29'	40.00'	13°18'39"	9.27'	S 07°14'27" W
C75	2.38'	40.00'	3°24'21"	2.38'	N 12°11'36" E



Geodetic Survey Services, Inc.
1501 Robert J. Conlan Blvd Suite 130
Palm Bay, FL 32905
321-724-6659