

A REVISED PLAT OF NEWPORT JENSEN

A PLANNED UNIT DEVELOPMENT IN
SECTION 14, TOWNSHIP 37 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLA.

TITLE CERTIFICATION

I, Robert F. McRoberts, Jr., a member of the Florida Bar, hereby certify that apparent record title to the land described and shown on this Planned Unit Development plat is in the name of the person, persons, corporation, or other entity executing the dedication hereon.

I also hereby certify that all mortgages not satisfied or released of record encumbering the land described hereon as follows:

MORTGAGOR: Newport Jensen, Inc.
MORTGAGEE: Stuart National Bank
Date of Mortgage: January 27, 1978

Robert F. McRoberts, Jr.

MORTGAGE HOLDER'S CONSENT

State of Florida ss.
County of Martin

The undersigned mortgagee hereby joins in and consents to the areas dedicated hereon which they might claim under the mortgage held by them on said property. In Witness, whereof, the undersigned corporation has caused these presents to be executed by Jack T. Williams, its President and attested by Richard D. Smith, its Vice-President.

Attest: Richard D. Smith
Richard D. Smith

Stuart National Bank
Jack T. Williams
Jack T. Williams

ACKNOWLEDGMENT

State of Florida
County of Martin

Before me the undersigned notary public, personally appeared Jack T. Williams and he acknowledged that he executed such instrument as such officer of Stuart National Bank. Witness, my hand and official seal this 27th day of January, 1978.

My Commission expires: 3-23-81

Rosanne Fickman
Notary Public, State of Florida at large

CERTIFICATE OF OWNERSHIP AND DEDICATION

Newport Jensen Development, Inc., a Florida corporation (Declarant), by and through its undersigned officers hereby certify that it is the owner and developer of the tract of land described hereon and platted as A REVISED PLAT OF NEWPORT JENSEN, a Planned Unit Development.

Declarant, in recording this plat, has designated certain areas of land as "Common Area," such as the streets, the parking area, the recreation area and other areas and facilities. All such areas and facilities are not dedicated for use by the general public, but are dedicated by declarant solely for and to the common use and enjoyment of residents in the Planned Unit Development as more fully recorded in the Declaration of Covenants, Conditions and Restrictions for A REVISED PLAT OF NEWPORT JENSEN, dated Jan. 27, 1978, which are incorporated herein and made a part of this plat. All streets shown are private streets and are dedicated to Newport Jensen Homeowners' Association, Inc., for the use of the owners and residents of the Planned Unit Development. The Board of County Commissioners of Martin County, Florida, shall have no responsibility, duty, or liability regarding such streets or the repair, maintenance or replacement thereof.

The utility easements shown may be used for all lawful utility purposes by any utility in compliance with such laws and regulations as may be adopted from time to time by the Board of County Commissioners of Martin County.

The ingress and egress easements shown on this plat are solely for the use and enjoyment of the owners and residents of the Planned Unit Development and not the general public.

Signed and sealed this 27th day of January, 1978, on behalf of said corporation by its President and attested to by its secretary.

ATTEST: Robert Cobb
Robert Cobb, its Secretary

NEWPORT JENSEN DEVELOPMENT, INC.

BY: E.L. Ball
E.L. Ball, its President as to
NEWPORT JENSEN DEVELOPMENT, INC.

Rosanne Fickman

ACKNOWLEDGMENT

State of Florida
County of Martin ss.

Before me, the undersigned notary public, personally appeared E.L. Ball and Robert Cobb, to me well known to be the President and Secretary, respectively, of Newport Jensen Development, Inc., a Florida corporation, and they acknowledged that they executed such instrument as such officers of said corporation.

Witness, my hand and seal this 27th day of January, 1978.

My Commission expires: 3-23-81

Rosanne Fickman
Notary Public, State of Florida at large

SURVEYOR'S CERTIFICATE

I, W.L. Williams, do hereby certify that this Planned Unit Development plat of A REVISED PLAT OF NEWPORT JENSEN is a true and correct representation of the lands surveyed that the survey was made under my supervision, and that the survey data complies with all of the requirements of Chapter 177, Florida Statutes.

W.L. Williams
W.L. Williams, Registered Land Surveyor
State of Florida, Registration No. 1272.