

OFFICE RECORD
MARTIN COUNTY, FLA.
83 MAY 19 89:24
LOUISE V. ISAACS
CLERK OF CIRCUIT COURT

CLERK'S RECORDING CERTIFICATE

I, LOUISE V. ISAACS, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 3, PAGE 34, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS 19 DAY OF MAY, 1982.

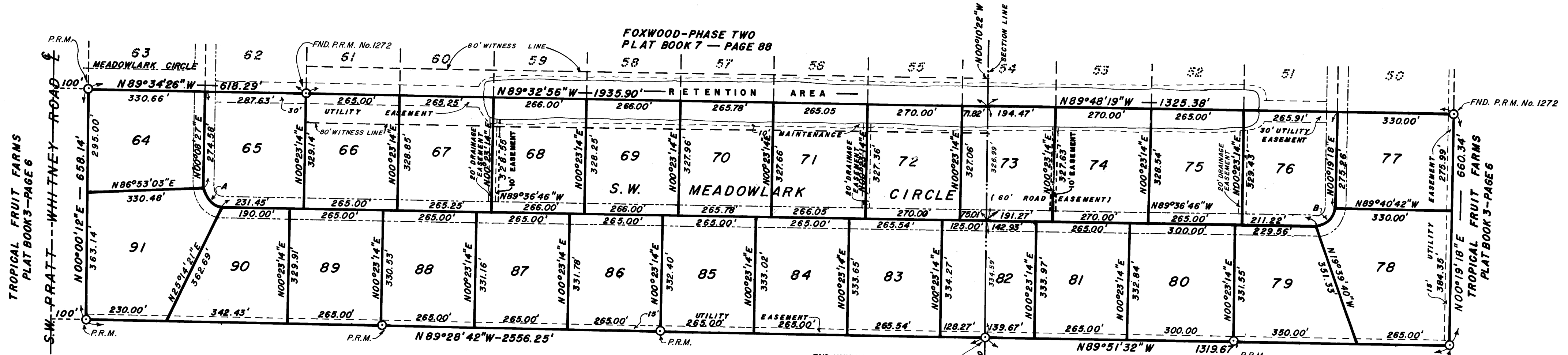
LOUISE V. ISAACS, CLERK
CIRCUIT COURT
MARTIN COUNTY FLORIDA
BY: Charlotte Busby
DEPUTY CLERK
FILE NO. 475 904

Drawn By: R. Anderson
Date: 9-8-82
Revised: 10-4-82
BETHAM ASSOCIATES
ENGINEERS-PLANNERS-SURVEYORS
981 NORTHEAST COMMERCIAL STREET
JENSEN BEACH, FLORIDA 33457
(305) 334-1800 - 486-6980

FOXWOOD—PHASE III

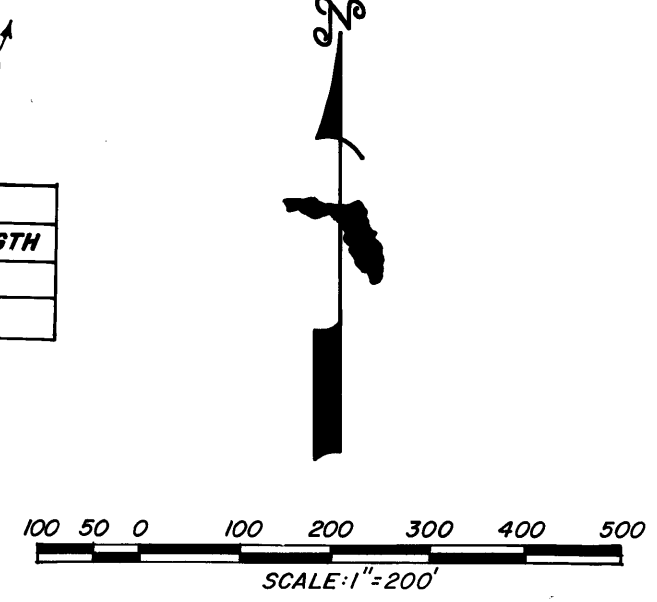
LOCATED IN SECTION 20 AND 21, TOWNSHIP 39S., RANGE 41E., MARTIN COUNTY, FLORIDA

DESCRIPTION: THE SOUTH ONE HALF OF TRACTS 7 AND 8, SECTION 20 AND THE SOUTH ONE HALF OF TRACT 5, SECTION 21, TOWNSHIP 39 SOUTH, RANGE 41 EAST, TROPICAL FRUIT FARMS AS RECORDED IN PLAT BOOK 3, PAGE 6, PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, PUBLIC RECORDS.



NOTE:
1. BEARINGS WERE TAKEN FROM PRATT WHITNEY ROAD R/W MAP.
2. ALL LOTS CONTAIN 2 ACRES OR MORE.
3. NO SPLITTING OF LOTS.
4. LOT ACCESS FROM INTERNAL ROADS ONLY.
5. 5' UTILITY EASEMENT LYING ON EACH SIDE OF LOTS 64 THRU 91, INCLUSIVE.

CURVE DATA table with columns: NO., RADUS, DELTA, LENGTH, TANGENT, CHORD BEARING AND LENGTH. Includes curves A and B.



CERTIFICATE OF OWNERSHIP

SOUTHFIELD INVESTMENTS OF FLORIDA, INC., DOES HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE PROPERTY DESCRIBED HEREON. DATED THIS 21st DAY OF OCTOBER, 1982.
FRANK E. WOOD, PRESIDENT & SECRETARY

CERTIFICATE OF DEDICATION

SOUTHFIELD INVESTMENTS OF FLORIDA, INC., DOES HEREBY DEDICATE AS FOLLOWS: I. STREETS, THE STREETS SHOWN ON THIS PLAT OF FOXWOOD — PHASE III ARE HEREBY DECLARED TO BE PRIVATE STREETS AND ARE DEDICATED TO THE OWNERS OF THE LOTS IN FOXWOOD — PHASE III. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA, SHALL HAVE NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SUCH STREETS. 2. UTILITY EASEMENTS; THE UTILITY EASEMENTS SHOWN ON THIS PLAT OF FOXWOOD — PHASE III MAY BE USED FOR UTILITY PURPOSES BY ANY UTILITY IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY. 3. CANALS AND LAKES; THE CANALS AND LAKES SHOWN ON THIS PLAT OF FOXWOOD — PHASE III ARE HEREBY DECLARED TO BE PRIVATE AND ARE DEDICATED TO THE OWNERS OF LOTS IN FOXWOOD — PHASE III SINCE SAID CANALS AND LAKES ARE DESIGNED FOR DRAINAGE PURPOSES THE OWNERS OF LOTS IN FOXWOOD — PHASE III ARE EXPRESSLY PROHIBITED FROM FILLING IN ALL OR PART OF SUCH CANALS AND LAKES CAUSING OR ALLOWING ANYONE ELSE TO FILL IN ALL OR PART OF SUCH CANALS AND LAKES. THE BOARD OF COMMISSIONERS OF MARTIN COUNTY, FLORIDA, SHALL HAVE NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SUCH CANALS AND LAKES. SIGNED AND SEALED THIS 21st DAY OF OCTOBER, 1982.

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:
WITNESS: James M. Stewart
WITNESS: James J. Pardieck
SOUTHFIELD INVESTMENTS OF FLORIDA, INC.
BY: FRANK E. WOOD, PRESIDENT & SECRETARY

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF DADE
THE ABOVE DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF OCTOBER, 1982 BY FRANK E. WOOD, PRESIDENT OF SOUTHFIELD INVESTMENTS OF FLORIDA, INC., ON BEHALF OF THE CORPORATION.
MY COMMISSION EXPIRES: MAY 23, 1986
James M. Stewart
NOTARY PUBLIC

TITLE CERTIFICATION

STATE OF FLORIDA COUNTY OF MARTIN
I LARRY M. STEWART A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT:
1. APPARENT RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS THE NAME OF THE PERSON, PERSONS, CORPORATION OR OTHER ENTITY WHICH EXECUTED THE CERTIFICATE OF OWNERSHIP AND DEDICATION HEREON. MORTGAGOR IS SOUTHFIELD INVESTMENTS, INC., A PANAMANIAN CORP.
2. THERE IS A MORTGAGE HELD BY JAMES J. PARDIECK, O.R. BOOK 494, PAGE 2477 RECORDS OF MARTIN COUNTY.
3. THERE IS A MORTGAGE HELD BY HEINRICH KANDEL, TRUSTEE, O.R. BOOK 521, PAGE 2550 RECORDS OF MARTIN COUNTY.
4. THERE IS A MORTGAGE HELD BY McMANUS, STEWART AND FERRARO P.A., O.R. BOOK 522, PAGE 5 RECORDS OF MARTIN COUNTY.
5. THERE IS A MORTGAGE HELD BY WALTER A. URBAN AND ROBERT L. EMERY, O.R. BOOK 526, PAGE 220 RECORDS OF MARTIN COUNTY.
6. THERE IS A MORTGAGE HELD BY HEINRICH KANDEL, TRUSTEE, O.R. BOOK 533, PAGE 1887 RECORDS OF MARTIN COUNTY.
DATED THIS 12th DAY OF DECEMBER, A.D. 1982.
LARRY M. STEWART, ATTORNEY-AT-LAW
P.O. BOX 809, 73 W. FLAGLER STREET
STUART, FLORIDA 33494

MORTGAGE HOLDER'S CONSENT

JAMES J. PARDIECK, INDIVIDUALLY AND AS TRUSTEE, HEREBY CERTIFIES THAT HE IS THE HOLDER OF A CERTAIN MORTGAGE, LEIN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE HIS MORTGAGE, LEIN OR ENCUMBRANCE TO SUCH DEDICATION.
HEINRICH KANDEL, INDIVIDUALLY AND AS TRUSTEE, HEREBY CERTIFIES THAT HE IS THE HOLDER OF A CERTAIN MORTGAGE, LEIN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE HIS MORTGAGE, LEIN OR ENCUMBRANCE TO SUCH DEDICATION.
McMANUS, STEWART AND FERRARO, P.A., BY AND THROUGH ITS UNDERSIGNED OFFICER DOES HEREBY CERTIFY THAT THEY ARE THE HOLDERS OF A CERTAIN MORTGAGE, LEIN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE THEIR MORTGAGE, LEIN OR ENCUMBRANCE TO SUCH DEDICATION.
WALTER A. URBAN AND ROBERT L. EMERY, HEREBY CERTIFIES THAT THEY ARE THE HOLDERS OF A CERTAIN MORTGAGE, LEIN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE THEIR MORTGAGE, LEIN OR ENCUMBRANCE TO SUCH DEDICATION.

STATE OF FLORIDA COUNTY OF MARTIN
THE ABOVE MORTGAGE HOLDER'S CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 12th DAY OF DECEMBER, 1982 BY JAMES J. PARDIECK, INDIVIDUALLY AND AS TRUSTEE.
STATE OF FLORIDA COUNTY OF MARTIN
THE ABOVE MORTGAGE HOLDER'S CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 12th DAY OF DECEMBER, 1982 BY HEINRICH KANDEL, INDIVIDUALLY AND AS TRUSTEE.
STATE OF FLORIDA COUNTY OF MARTIN
THE ABOVE MORTGAGE HOLDER'S CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 12th DAY OF DECEMBER, 1982 BY F. SHIELDS McMANUS, PRESIDENT OF McMANUS, STEWART AND FERRARO, P.A.
STATE OF FLORIDA COUNTY OF MARTIN
THE ABOVE MORTGAGE HOLDER'S CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 12th DAY OF DECEMBER, 1982 BY WALTER A. URBAN AND ROBERT L. EMERY.

APPROVAL OF COUNTY

THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATE OR DATES INDICATED:
DATE: MAY 17 1982
DATE: MAY 12 1982
DATE: MAY 17 1983
DATE: MAY 19 1983
BY: H. Huston Smith COUNTY ENGINEER
BY: Michael H. O'Neal COUNTY ATTORNEY
BY: Thomas D. Kuntz CHAIRMAN, PLANNING & ZONING COMMISSION
BY: James J. Pardieck CHAIRMAN, BOARD OF COUNTY COMMISSIONS
BY: Louise V. Isaacs ATTEST: CLERK OF THE CIRCUIT COURT
By Charlotte Busby

SURVEYOR'S CERTIFICATE

I, DAVID W. BETHAM, DO HEREBY CERTIFY THAT THIS PLAT OF FOXWOOD — PHASE III 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.
10-22-82
DATE
David W. Betham
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 3199

PLAT OF
FOXWOOD—PHASE III
MARTIN COUNTY, FLORIDA

SHEET
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OF
1

Order Number:
82-054