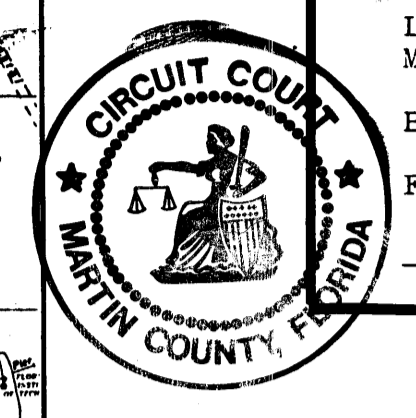
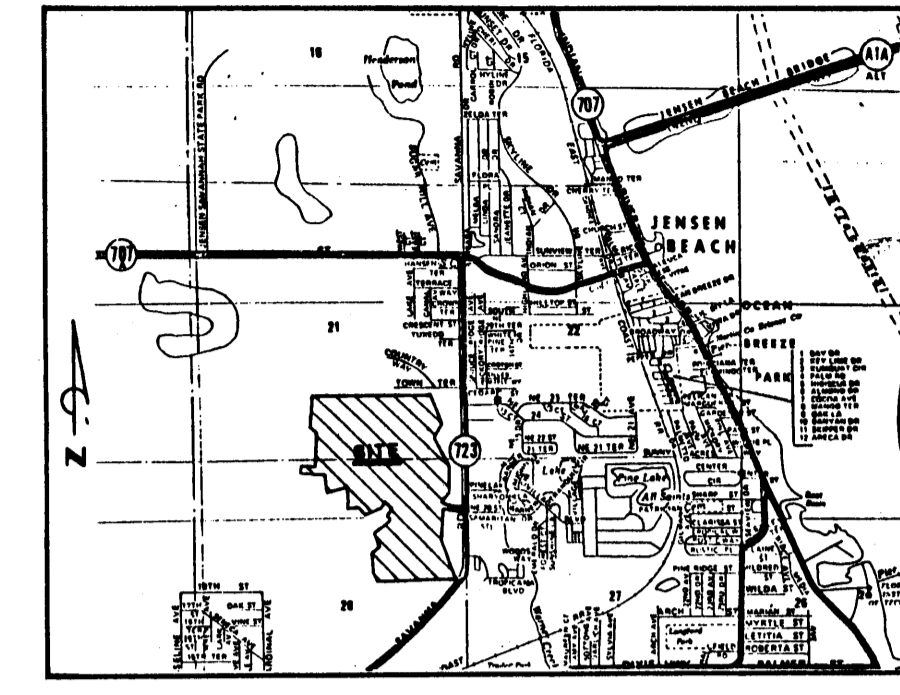


PLAT OF PINECREST LAKES PHASE IV

BEING PORTIONS OF SECTIONS 21 AND 28, TOWNSHIP 37 SOUTH, RANGE 41 EAST MARTIN COUNTY, FLORIDA

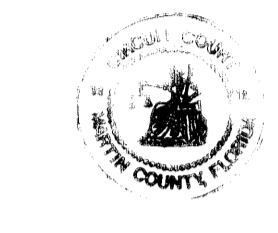
OCTOBER, 1983



I, Louis V. Isaacs, County Clerk of Martin County, Florida, hereby certify that this Plat has been filed for Record in Plat Book 9 Page 55, Public Records of Martin County, Florida, this 16th day of January, A.D. 1984.
LOUISE V. ISAACS, CLERK MARTIN COUNTY, FLORIDA
By Charlotte Bunkey
FILE NO. So/279

This Instrument Prepared By:
John G. Albritton
FOR:
ADAIR & BRADY, INC.
ENGINEERS, PLANNERS AND SURVEYORS
951 Colorado Avenue
Stuart, Florida 33494

SEE SURVEYOR'S AFFIDAVIT RECORDED IN O.R. BOOK 593 PAGE 1642 ON 2-10-84 MARSHA STILLER CLERK OF COURT BY LM Wheeler D.C.



DESCRIPTION

A parcel of land in Sections 21 and 28, Township 37 South, Range 41 East, Martin County, Florida, being more particularly described as follows:

Commencing at the Northeast corner of said Section 28, Township 37 South, Range 41 East, thence southerly along the East line of said Section 28 on a assumed bearing of South 00°09'40" West, said line being the center-line of S.R. 723 (N.E. Savanna Road) 824.24 feet; thence North 89°50'20" West 50.00 feet to a point on the West right-of-way of S.R. 723 and the POINT OF BEGINNING; thence South 00°09'40" West along said West right-of-way 80.00 feet; thence North 89°50'20" West 180.97 feet to the beginning of a curve, concave to the North having a radius of 418.75 feet; thence northwesterly along the arc of said curve through a central angle of 56°30'20" a distance of 412.97 feet; thence North 33°20'00" West, 158.03 feet to the beginning of a curve concave to the Southwest, having a radius of 322.29 feet; thence westerly along the arc of said curve, through a central angle of 16°40'00" a distance of 93.75 feet; thence South 40°00'00" West, 162.29 feet to a point on a curve concave to the Southwest, having a radius of 75.00 feet and whose radial line passing through said point bears South 56°08'23" West; thence southerly along the arc of said curve subtending an angle of 2°51'37" a distance of 3.74 feet to a point of reverse curvature of a curve concave to the Northeast, having a radius of 1000.00 feet; thence southeasterly along the arc of said curve through a central angle of 14°00'00", a distance of 244.35 feet to a point of reverse curvature of a curve concave to the Southwest, having a radius of 770.00 feet; thence southerly along the arc of said curve through a central angle of 41°11'09", a distance of 553.50 feet to the intersection of the platted North line of JENSEN PARK ESTATES PHASE ONE, according to the plat thereof recorded in Plat Book 8, Page 30, Public Records of Martin County, Florida; thence North 89°23'11" West along the said North line of JENSEN PARK ESTATES PHASE ONE, 1064.29 feet; thence North 59°00'00" West 408.23 feet; thence North 30°00'00" East 49.57 feet; thence North 38°00'00" West along a radial line 190.39 feet to a point on a curve concave to the Northwest, having a radius of 420.00 feet; thence northeasterly along the arc of said curve through a central angle of 14°37'26", a distance of 107.20 feet; thence North 52°37'26" West, along a radial line 60.00 feet to a point on a curve concave to the Northwest, having a radius of 360.00 feet; thence northeasterly along the arc of said curve subtending an angle of 9°52'34" a distance of 24.35 feet; thence North 56°30'00" West, 152.03 feet; thence South 57°14'27" West 174.29 feet; thence North 67°00'00" West 197.52 feet; thence North 16°00'00" West 259.09 feet; thence South 74°00'00" West 262.67 feet; thence North 16°00'00" West 154.77 feet; thence South 74°00'00" West 107.00 feet to the beginning of a curve concave to the North having a radius of 417.69 feet; thence westerly along the arc of said curve through a central angle of 21°00'00" a distance of 153.08 feet to the platted East line of PINECREST LAKES PHASE III, according to the Plat thereof recorded in Plat Book 9, Page 20, Public Records of Martin County, Florida; thence North 5°00'00" East along a radial line 80.00 feet to a point on a curve concave to the North, having a radius of 337.69 feet; thence easterly along the arc of said curve through a central angle of 21°00'00" a distance of 123.77 feet; thence North 74°00'00" East 65.00 feet; thence North 5°00'00" West 271.25 feet; thence North 36°15'00" West 220.00 feet; thence North 269.70 feet to a point on a curve concave to the Northeast having a radius of 654.20 feet; thence southeasterly along the arc of said curve and along the southerly right-of-way of the 100.00 foot canal right-of-way for Warner Creek, as recorded in Official Record Book 221, Page 240, Public Records of Martin County, Florida, subtending an angle of 15°53'33" a distance of 181.46 feet; thence South 89°07'40" East along said right-of-way 1769.14 feet; thence South 10°06'21" East 227.39 feet; thence South 7°25'14" West 179.93 feet; thence South 22°30'00" East 252.45 feet; thence South 10°06'21" East 309.10 feet; thence South 45°00'00" West 137.68 feet to a point on a curve concave to the Southwest having a radius of 402.29 feet and whose radial line passing through said point bears South 49°58'09" West; thence southeasterly along the arc of said curve subtending an angle of 6°41'54" a distance of 47.03 feet; thence South 33°20'00" East 158.03 feet to the beginning of a curve concave to the Northeast having a radius of 338.75 feet; thence southeasterly along the arc of said curve through a central angle of 56°30'20" a distance of 334.08 feet; thence South 89°50'20" East 180.97 feet to the POINT OF BEGINNING.

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF FLORIDA COUNTY OF MARTIN

Pinecrest Lakes, Inc. A Florida Corporation, by and through its undersigned officers does hereby certify that it is the owner of the Property described hereon and does hereby dedicate as follows:

- The streets and rights-of-way shown on this Plat of Pinecrest Lakes, Phase IV, are hereby dedicated to the perpetual use of the public.
- The utility easements shown on this Plat of Pinecrest Lakes, Phase IV, may be used for utility purposes by any Utility Company in compliance with such ordinances and regulations as may be adopted from time to time by the Board of County Commissioners of Martin County.
- The lake area and drainage easements as shown on this Plat of Pinecrest Lakes, Phase IV, are hereby dedicated to the Pinecrest Lakes Homeowner's Association, Inc.. The Board of County Commissioners of Martin County shall bear no responsibility, duty or liability regarding such lake area.
- The drainage maintenance easement, as shown on this Plat of Pinecrest Lakes, Phase IV, is hereby dedicated to the Pinecrest Lakes Homeowner's Association, Inc.. The Board of County Commissioners of Martin County shall bear no responsibility, duty or liability regarding such easement.
- Parcels "A" and "B" shown on this Plat of Pinecrest Lakes, Phase IV, is hereby dedicated to the Pinecrest Lakes Homeowner's Association, Inc. for lake maintenance purposes. The Board of County Commissioners of Martin County shall bear no responsibility, duty or liability regarding said Parcels "A" and "B".

Signed and sealed this 21st day of November, 1983, on behalf of said Corporation by its Vice President and attested to by its Secretary.

PINECREST LAKES, INC.

By: Henry Attemeier
Henry Attemeier
Its Vice President

ATTEST:

Donald R. Polzin
Donald R. Polzin
Its Secretary

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF MARTIN

Before me, the undersigned Notary Public, personally appeared Henry Attemeier and Donald R. Polzin, to me well known to be the Vice President and Secretary, respectively, of Pinecrest Lakes, Inc., a Florida Corporation, and they acknowledged that they executed such instrument as such officers of said Corporation.

Witness my Hand and Official Seal this 21st day of November 1983.

Dale Anderson
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES:
8/12/87

TITLE CERTIFICATION

STATE OF FLORIDA COUNTY OF MARTIN

I, William Dale Anderson Jr., a member of the Florida Bar, hereby certify that:

- Apparent Record Title to the Land described and shown on this Plat is in the Name of the Corporation executing the Dedication hereon.
- All Mortgages not satisfied or released of record encumbering the land described hereon are as follows:
DATE OF RECORD: 1. June 29, 1981 - 2. January 11, 1983
RECORDING DATA: 1. O.R. Book 554, Page 1893
2. O.R. Book 561, Page 749

DATED THIS 21 DAY OF OCTOBER, 1983.

William D. Anderson Jr.
William Dale Anderson Jr.
Attorney-At-Law
1451 E. Ocean Blvd.
Stuart, Florida 33494

MORTGAGEE'S CONSENT

STATE OF FLORIDA COUNTY OF MARTIN

Stuart - Jensen Development Corporation a Florida Corporation, does hereby certify that it is the holder of a certain Mortgage on the Land described hereon and does consent to the Dedication hereon and does subordinate their Mortgage to such Dedication.

Signed and Sealed this 21st day of November, 1983, on behalf of said Corporation by its President and Attested to by its Secretary.

William T. Wallis
William T. Wallis
President

ATTEST: Carlynn Fulton
Secretary

COUNTY APPROVAL

STATE OF FLORIDA COUNTY OF MARTIN

This Plat is hereby approved by the Undersigned on the Date or Dates indicated.

DEC 21 1983

H. Burton Smith
COUNTY ENGINEER

Jan 16 1984

Michael H. Divil
COUNTY ATTORNEY

1-13-84

BY: Charles R. Sead
CHAIRMAN

BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA

January 16, 1984

Alex L. Haynes
CHAIRMAN

ATTEST:

Louise V. Isaacs
CLERK
By Charlotte Bunkey, OC.

MORTGAGEE'S CONSENT

STATE OF FLORIDA COUNTY OF MARTIN

Tom Thomson does hereby certify that he is the holder of a certain mortgage on the land described hereon and does consent to the dedication hereon and does subordinate his mortgage to such dedication.

Signed and sealed this 21st day of November, 1983.

ATTEST: William D. Anderson Jr.
Witness

BY: Tom Thomson
Tom Thomson

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF MARTIN

Before me personally appeared Tom Thomson to me well known and known to me to be the person described in and who executed the foregoing instrument and acknowledged before me that he executed said instrument for the purposes expressed therein.

Witness my hand and official seal this 21st day of November 1983.

Dale Anderson
Notary Public, State of Florida at Large
My commission expires: 8/12/87

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA COUNTY OF MARTIN

I, John G. Albritton, do hereby certify that this Plat of Pinecrest Lakes, Phase IV is a true and correct representation of the lands surveyed, that the survey was made under my supervision, and the survey data complies with all the requirements of Chapter 177, Florida Statutes.

John G. Albritton
John G. Albritton
Registered Land Surveyor
Florida Certificate No. 2791

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF MARTIN

Before me the undersigned Notary Public, personally appeared William T. Wallis and Henry Attemeier, to me well known to be the President and Secretary, respectively of Stuart - Jensen Development Corporation, a Florida Corporation, and they acknowledged that they executed such instrument as such Officers of said Corporation.

Witness my hand and Official Seal this 21st day of November, 1983.

Carlynn Fulton
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: 6/17/85

ADAIR & BRADY, INC. CONSULTING ENGINEERS & LAND SURVEYORS WEST PALM BEACH		PINECREST LAKES PHASE IV RECORD PLAT	
Dr. DS/FB	Scale:	FP S010	SHEET 1
Chk. JA	Date: OCT. 1983	OF	2
Appr.	Job No. 2510A		

Subdivision Parcel Control #: 21 37 41 023 000 0000.0