

PLAT OF
THE CENTRE

BEING A PARCEL OF LAND LYING
IN SECTION 9, TOWNSHIP 38 SOUTH, RANGE 41 EAST
CITY OF STUART MARTIN COUNTY, FLORIDA

LAND DESCRIPTION

A PARCEL OF LAND IN SECTION 9, TOWNSHIP 38 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLORIDA.

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST ONE-QUARTER (N.E. 1/4) OF SECTION 9; THENCE RUNNING SOUTH 89° 43'17" EAST, ALONG THE NORTH LINE OF SAID NORTHEAST ONE-QUARTER (N.E. 1/4), A DISTANCE OF 828.00 FEET; THENCE RUN SOUTH 00°21'08" WEST, A DISTANCE OF 470.90 FEET, TO THE POINT OF BEGINNING; THENCE RUN NORTH 89° 38'09" WEST, A DISTANCE OF 90.52 FEET, TO A POINT; THENCE RUN SOUTH 48° 21'08" WEST, A DISTANCE OF 327.35 FEET, TO A POINT; THENCE RUN SOUTH 41° 38'52" EAST, A DISTANCE OF 139.87 FEET, TO A POINT; THENCE RUN SOUTH 86° 33'52" EAST A DISTANCE OF 14.33 FEET TO A POINT; THENCE RUN SOUTH 41° 38'52" EAST ALONG THE RIGHT OF WAY OF STATE ROAD A-1-A A DISTANCE OF 239.96' FEET, THENCE RUN NORTH 48°21'08" EAST A DISTANCE OF 10.00 FEET; THENCE RUN SOUTH 41° 38'52" EAST, A DISTANCE OF 90.00 FEET, TO A POINT; THENCE RUN SOUTH 34° 56'11" EAST A DISTANCE OF 85.57 FEET TO A POINT ON THE RIGHT OF WAY OF STATE ROAD A-1-A, THENCE RUN SOUTH 41°38'52" EAST ALONG SAID RIGHT OF WAY A DISTANCE OF 117.58 FEET, THENCE RUN NORTH 00°21'53" EAST, A DISTANCE OF 719.56 FEET, TO A POINT; THENCE RUN NORTH 89° 38'09" WEST, A DISTANCE OF 130.54 FEET, TO THE POINT OF BEGINNING.

HAVING A 20 FOOT EASEMENT FOR INGRESS AND EGRESS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING FOR THE ABOVE DESCRIBED PARCEL, RUN NORTH 89° 38'09" WEST, A DISTANCE OF 90.52 FEET, TO A POINT; THENCE RUN SOUTH 48° 21'08" WEST, A DISTANCE OF 97.35 FEET TO A POINT; THENCE RUN SOUTH 41° 38'52" EAST, A DISTANCE OF 125.00 FEET, TO THE POINT AND PLACE OF BEGINNING; CONTINUING SOUTH 41° 38'52" EAST, A DISTANCE OF 20.00 FEET, TO A POINT; THENCE RUN SOUTH 48° 21'08" WEST, A DISTANCE OF 224.89 FEET, TO A POINT; THENCE RUN NORTH 86°38'52" WEST, A DISTANCE OF 7.24 FEET; THENCE RUN NORTH 41°38'52" WEST A DISTANCE OF 14.87' TO A POINT; THENCE RUN NORTH 48° 21'08" EAST, A DISTANCE OF 230.00 FEET, TO THE POINT AND PLACE OF BEGINNING.

AS RECORDED IN O. R. BOOK 699 PAGE 765 OF THE PUBLIC RECORDS OF MARTIN COUNTY FLORIDA

TITLE CERTIFICATION

I, ROBERT BOOTH, AS AUTHORIZED AGENT OF FIRST AMERICAN TITLE INSURANCE COMPANY, HEREBY CERTIFY THAT APPARENT RECORD TITLE TO THE LAND DESCRIBED HEREIN AS SHOWN ON THIS PLAT, AS LOT 3 IS HELD IN THE NAMES ROBERT T. BENTON, TRUSTEE AND CHARLES L. BOLENDER, TRUSTEE, AND AS TENANTS IN COMMON, THE SAME ENTITIES EXECUTING THE DEDICATION HEREON, THE LAND DESCRIBED HEREIN IS SUBJECT TO THE FOLLOWING CLAIMS: MORTGAGE IN FAVOR OF AMERICAN BANK OF MARTIN COUNTY, DATED JUNE 15th, 1978, AND RECORDED IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA IN OFFICIAL RECORD BOOK 996, PAGE 1775 AND MORTGAGE IN FAVOR OF TAFT GARDENS, RECORDED IN OFFICIAL RECORDS BOOK 562, PAGE 59, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

DATED THIS 12th DAY OF December, 1987, A.D.

FIRST AMERICAN TITLE INSURANCE COMPANY

BY: Robert Booth
ROBERT BOOTH

CERTIFICATE OF OWNERSHIP

H & H STATE ROUTE A-1-A, INC., A FLORIDA CORPORATION, BY AND THROUGH ITS UNDERSIGNED OFFICERS, TOGETHER WITH GRANT R. WRIGHT AND ANNA K. WRIGHT AND ROBERT BENTON, TRUSTEE AND CHARLES L. BOLENDER, TRUSTEE DO HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE PROPERTY HEREON DESCRIBED AND SHOWN

DATED THIS 12 DAY OF MARCH, 1988, A.D.

ATTEST: Herbert Horowitz BY: John E. Hembree
HERBERT HOROWITZ, VICE PRESIDENT JOHN E. HEMBREE, PRESIDENT

WITNESS: Martha G. Pavella X BY: Grant R. Wright
MARSHA STILLER, CLERK OF CIRCUIT COURT GRANT R. WRIGHT, AN INDIVIDUAL

WITNESS: John E. Hembree X BY: Anna K. Wright
JOHN E. HEMBREE, PRESIDENT ANNA K. WRIGHT, AN INDIVIDUAL

WITNESS: R. M. Bark BY: Robert T. Benton
R. M. BARK, AN INDIVIDUAL ROBERT T. BENTON, TRUSTEE AND TENANT IN COMMON

TITLE CERTIFICATION

I, ROBERT BOOTH, AS AUTHORIZED AGENT OF FIRST AMERICAN TITLE INSURANCE COMPANY, HEREBY CERTIFY THAT APPARENT RECORD TITLE TO THE LAND DESCRIBED HEREIN AS SHOWN ON THIS PLAT, AS LOT 1, IS HELD IN THE NAMES OF GRANT R. WRIGHT AND ANNA K. WRIGHT, INDIVIDUALS, THE SAME ENTITIES EXECUTING THE DEDICATION HEREON. THE LAND DESCRIBED HEREIN IS UNENCUMBERED AT THIS TIME.

DATED THIS 12th DAY OF December, 1987, A.D.

FIRST AMERICAN TITLE INSURANCE COMPANY

BY: Robert Booth
ROBERT BOOTH

MORTGAGEE'S CONSENT

AMERICAN BANK OF MARTIN COUNTY HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE, AS RECORDED IN OFFICIAL RECORD BOOK 996 AT PAGE 1775 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, LIEN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATION HEREON AND DOES SUBORDINATE ITS MORTGAGE, LIEN OR ENCUMBRANCE TO SUCH DEDICATION.

SIGNED AND SEALED THIS 14th DAY OF January, 1988 A.D. ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT John E. Hembree AMERICAN BANK OF MARTIN COUNTY

WITNESS: John E. Hembree BY: John E. Hembree
JOHN E. HEMBREE, PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA ss
COUNTY OF MARTIN

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC PERSONALLY APPEARED DUANE P. WALTON, TO ME WELL KNOWN AND HE ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING DEDICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 14th DAY OF January, 1988, A.D. ON BEHALF OF SAID CORPORATION BY ITS VICE PRESIDENT John E. Hembree

MORTGAGEE'S CONSENT

ADMIRALTY BANK HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE, AS RECORDED IN OFFICIAL RECORD BOOK 699 AT PAGE 765 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA LIEN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATION HEREON AND DOES SUBORDINATE ITS MORTGAGE, LIEN OR ENCUMBRANCE TO SUCH DEDICATION.

SIGNED AND SEALED THIS 12 DAY OF MARCH, 1987, A.D. ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT John H. Grieb ADMIRALTY BANK

WITNESS: John H. Grieb BY: John H. Grieb
JOHN H. GRIEB, PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA ss
COUNTY OF MARTIN

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC PERSONALLY APPEARED JOHN H. GRIEB, TO ME WELL KNOWN AND HE ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING DEDICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 12th DAY OF March, 1987, A.D. ON BEHALF OF SAID CORPORATION BY ITS VICE PRESIDENT John H. Grieb

MORTGAGEE'S CONSENT

TAFT GARDENS, INC. OF MARTIN COUNTY HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE, AS RECORDED IN OFFICIAL RECORD BOOK 699 AT PAGE 765 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, LIEN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATION HEREON AND DOES SUBORDINATE ITS MORTGAGE, LIEN OR ENCUMBRANCE TO SUCH DEDICATION.

SIGNED AND SEAL THIS 16 DAY OF Jan, 1988, A.D. ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT Armando Farina TAFT GARDENS, INC.

WITNESS: Armando Farina BY: Armando Farina
ARMANDO FARINA

ACKNOWLEDGEMENT

STATE OF FLORIDA ss
COUNTY OF MARTIN

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC PERSONALLY APPEARED ARMANDO FARINA, TO ME WELL KNOWN AND HE ACKNOWLEDGE BEFORE ME THAT HE EXECUTED THE FOREGOING DEDICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 15th DAY OF January, 1988, A.D. ON BEHALF OF SAID CORPORATION BY ITS VICE PRESIDENT Armando Farina

TITLE CERTIFICATION

I, CLIFFORD HERTZ, ESQUIRE ATTORNEY AT LAW, DULY LICENSED TO PRACTICE LAW IN THE STATE OF FLORIDA, HEREBY CERTIFY THAT APPARENT RECORD TITLE TO THE LAND DESCRIBED HEREIN AS SHOWN ON THE PLAT AS LOT 2 IS HELD IN THE NAME OF H & H STATE ROUTE A-1-A, INC., A FLORIDA CORPORATION, THE SAME ENTITY EXECUTING THE CLAIMS MORTGAGE IN FAVOR OF ADMIRALTY BANK, MORTGAGOR, DATED 11/10, 1987, AND RECORDED IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA IN OFFICIAL RECORD BOOK 742, PAGE 419.

DATED THIS 25th DAY OF Nov., 1987 A.D.

BY: Clifford Hertz
CLIFFORD HERTZ

ACKNOWLEDGEMENT

STATE OF FLORIDA ss
COUNTY OF MARTIN

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC PERSONALLY APPEARED ROBERT T. BENTON AND CHARLES L. BOLENDER, TO ME WELL KNOWN AND THEY ACKNOWLEDGED TO ME THE EXECUTION OF THE DEDICATION HEREON FOR THE PURPOSE HEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 24th DAY OF January, 1988, A.D. ON BEHALF OF SAID CORPORATION BY ITS VICE PRESIDENT Robert T. Benton

CERTIFICATE OF APPROVAL OF THE CLERK OF THE CIRCUIT COURT

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 26, MARTIN COUNTY, FLORIDA PUBLIC RECORDS, THIS 20 DAY OF April, 1988 A.D.

MARSHA STILLER, CLERK
CIRCUIT COURT
MARTIN COUNTY, FLORIDA

BY: Deborah Langston
DEPUTY CLERK

FILE NO. 707378

FILED FOR RECORD
MARTIN CO. FLA.
88 APR 20 AM 11:59
MARSHA STILLER
CLERK OF CIRCUIT COURT
BY: D.C.

CERTIFICATE OF DEDICATION

H & H STATE ROUTE A-1-A, INC., A FLORIDA CORPORATION TOGETHER WITH GRANT R. WRIGHT AND ANNA K. WRIGHT, INDIVIDUALS, AND ROBERT T. BENTON, TRUSTEE CHARLES L. BOLENDER, TRUSTEE

1) UTILITY EASEMENTS AND DRAINAGE EASEMENTS
THE UTILITY EASEMENTS AND DRAINAGE EASEMENTS SHOWN ON THIS PLAT OF THE CENTRE MAY BE USED FOR UTILITY OR DRAINAGE PURPOSES BY THE CITY OF STUART OR ANY UTILITY IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF STUART, MARTIN COUNTY, FLORIDA.

2) ROAD RIGHT-OF-WAY
THE PROPERTY SHOWN ON THIS PLAT OF THE CENTRE AS A RIGHT-OF-WAY ADDITION TO THAT OF STATE ROAD A-1-A IS HEREBY DEDICATED TO MARTIN COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, FOR USE THEREOF FOR ROADWAY PURPOSES.

SIGNED AND SEALED THIS 6 DAY OF Jan, 1988, A.D. ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT AND ATTESTED TO BY ITS VICE PRESIDENT.

ATTEST: John E. Hembree BY: Robert T. Benton
JOHN E. HEMBREE, PRESIDENT ROBERT T. BENTON, TRUSTEE AND TENANT IN COMMON

WITNESS: Martha G. Pavella BY: Grant R. Wright
MARSHA STILLER, CLERK OF CIRCUIT COURT GRANT R. WRIGHT, AN INDIVIDUAL
WITNESS: John E. Hembree BY: Anna K. Wright
JOHN E. HEMBREE, PRESIDENT ANNA K. WRIGHT, AN INDIVIDUAL

ACKNOWLEDGEMENT

STATE OF FLORIDA ss
COUNTY OF MARTIN

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JOHN HEMBREE AND HERBERT HOROWITZ, TO ME WELL KNOWN TO BE PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, H & H STATE ROUTE A-1-A, INC., A FLORIDA CORPORATION, AND THEY ACKNOWLEDGED THAT THEY EXECUTED SUCH INSTRUMENTS AS SUCH OFFICERS OF SAID CORPORATION.

WITNESS MY HAND OFFICIAL SEAL THIS 14th DAY OF January, 1988, A.D. ON BEHALF OF SAID CORPORATION BY ITS VICE PRESIDENT John E. Hembree

MY COMMISSION EXPIRES 1-4-92 NOTARY PUBLIC STATE OF FLORIDA

ACKNOWLEDGEMENT

STATE OF FLORIDA ss
COUNTY OF MARTIN

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC PERSONALLY APPEARED GRANT R. WRIGHT AND ANNA K. WRIGHT, INDIVIDUALS, TO ME WELL KNOWN AND THEY ACKNOWLEDGED TO ME THE EXECUTION OF THE DEDICATION HEREON FOR THE PURPOSE HEREIN EXPRESSED. WITNESS MY HAND AND OFFICIAL SEAL THIS 17th DAY OF March, 1988, A.D.

WITNESS: William Studer
WILLIAM STUDER, NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: May 22, 1988

CERTIFICATE OF APPROVAL OF CITY COMMISSIONERS

THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATE OR DATES INDICATED:

March 21, 1988 BY: William Studer
March 31, 1988 BY: William Studer
WILLIAM STUDER, NOTARY PUBLIC STATE OF FLORIDA AT LARGE

April 13, 1988 BY: Charles J. Fortin
CHARLES J. FORTIN, CITY ATTORNEY

BOARD OF CITY COMMISSIONERS
CITY OF STUART, FLORIDA
BY: April 13

SURVEYOR'S CERTIFICATE

I, STEVEN D. VAUGHN DO HEREBY CERTIFY THAT THIS PLAT OF THE CENTRE 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. I FURTHER CERTIFY THAT THIS SURVEY COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS SET FORTH IN CHAPTER 21H-6, F.A.C. BY THE FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

DATED THIS 11th DAY OF November, 1988
BY: Steven D. Vaughn
STEVEN D. VAUGHN, P.L.S. #2168
FLORIDA SURVEYOR REGISTRATION

JAMES E. NEUHAUS, Inc.
Consulting Engineers, Surveyors, Planners
4124 Northridge Boulevard
33508 Coral Gables, FL 33140
305/261-1300

