

AUGUST, 1988

PLAT NO. 19 SAILFISH POINT P.U.D.

LYING IN FRACTIONAL SECTION 17,
TOWNSHIP 38 SOUTH, RANGE 42 EAST,
MARTIN COUNTY, FLORIDA.

SHEET 2 OF 2

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 50, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS _____ DAY OF _____, 1983.

MARSHA STILLER,
CLERK CIRCUIT COURT
MARTIN COUNTY, FLORIDA.

BY: _____
DEPUTY CLERK
FILE NO. _____

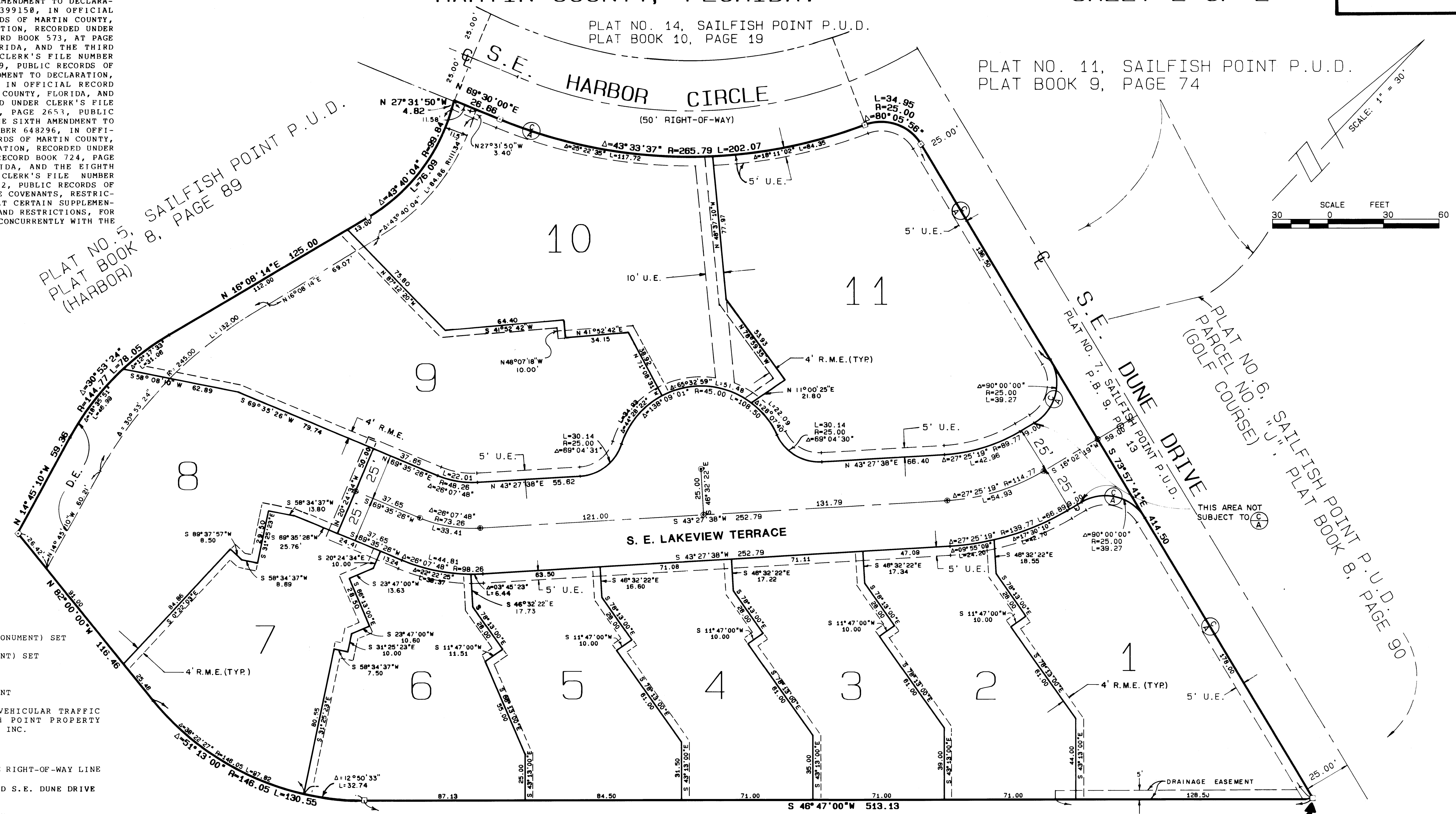
(CIRCUIT COURT SEAL)

CONVENANTS AND RESTRICTIONS

THIS PLAT AND THE PROPERTY DESCRIBED HEREIN, ARE SUBJECT TO THE COVENANTS, RESTRICTIONS, LIEN RIGHTS, AND OTHER PROVISIONS CONTAINED IN THAT CERTAIN DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS FOR SAILFISH POINT, DATED JANUARY 25, 1980, AND RECORDED FEBRUARY 4, 1980, UNDER CLERK'S FILE NUMBER 365941, IN OFFICIAL RECORD BOOK 488, AT PAGE 2058, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AS AMENDED BY THE FIRST AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 399150, IN OFFICIAL RECORD BOOK 513, AT PAGE 1094, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE SECOND AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 470598, IN OFFICIAL RECORD BOOK 573, AT PAGE 1112, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE THIRD AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 51494, IN OFFICIAL RECORD BOOK 602, PAGE 899, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE FOURTH AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 538378, IN OFFICIAL RECORD BOOK 622, PAGE 199, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE FIFTH AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 591172, IN OFFICIAL RECORD BOOK 665, PAGE 2653, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE SIXTH AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 648296, IN OFFICIAL RECORD BOOK 712, PAGE 2347, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE SEVENTH AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 662721, IN OFFICIAL RECORD BOOK 724, PAGE 2382, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THE EIGHTH AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 709599, IN OFFICIAL RECORD BOOK 763, PAGE 502, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, TOGETHER WITH THE COVENANTS, RESTRICTIONS, AND OTHER PROVISIONS CONTAINED IN THAT CERTAIN SUPPLEMENTARY DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS, FOR PLAT NO. 19 SAILFISH POINT P.U.D., RECORDED CONCURRENTLY WITH THE RECORDATION OF THIS PLAT.

PLAT NO. 5, SAILFISH POINT P.U.D.
PLAT BOOK 8, PAGE 89
(HARBOR)

PLAT NO. 11, SAILFISH POINT P.U.D.
PLAT BOOK 9, PAGE 74



LEGEND :

- - DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) SET
- ⊙ - DENOTES P.C.P. (PERMANENT CONTROL POINT) SET
- U.E. - DENOTES UTILITY EASEMENT
- R.M.E. - DENOTES RECIPROCAL MAINTENANCE EASEMENT
- ⊙ - DENOTES "CONTROL OF ACCESS" NO VEHICULAR TRAFFIC WITHOUT PRIOR APPROVAL OF SAILFISH POINT PROPERTY OWNERS' AND COUNTRY CLUB ASSOCIATION, INC.
- D.E. - DENOTES DRAINAGE EASEMENT

SETRACKS
10.00 FEET FROM S.E. LAKEVIEW TERRACE RIGHT-OF-WAY LINE
50.00 FEET FROM HARBOR
25.00 FEET FROM S.E. HARBOR CIRCLE AND S.E. DUNE DRIVE RIGHT OF WAY LINES
0.00 FEET ON INTERIOR SIDE LOT LINES
10.00 FOOT MINIMUM BUILDING SEPARATION

SETRACKS FOR POOL AND SCREEN ENCLOSURE
10.00 FEET FROM GOLF COURSE
25.00 FEET FROM HARBOR

BEARING BASE:
THE CENTERLINE OF S.E. DUNE DRIVE IS TAKEN TO BEAR S 73 57' 41" E, AND ALL OTHER BEARINGS ARE RELATIVE THERETO.

NOTES:

- 1.) THERE SHALL BE NO LOT SPLITS EXCEPT TO CREATE LARGER LOTS.
- 2.) THERE SHALL BE NO BUILDING OR ANY OTHER KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.
- 3.) THERE SHALL BE NO BUILDING OR OTHER PERMANENT STRUCTURES PLACED ON UTILITY EASEMENTS.
- 4.) EACH NUMBERED TRACT DEPICTED HEREON IS A LOT.

PLAT NO. 6, SAILFISH POINT P.U.D.
PARCEL NO. "L", PLAT BOOK 8, PAGE 90
(GOLF COURSE)

POINT OF BEGINNING

N'LY. CORNER, PARCEL NO. "L"
PLAT NO. 6, SAILFISH POINT P.U.D.,
P.B. B. PG. 90

LINDAHL, BROWNING, FERRARI & HELLSTROM, INC. CONSULTING ENGINEERS, PLANNERS & SURVEYORS	
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