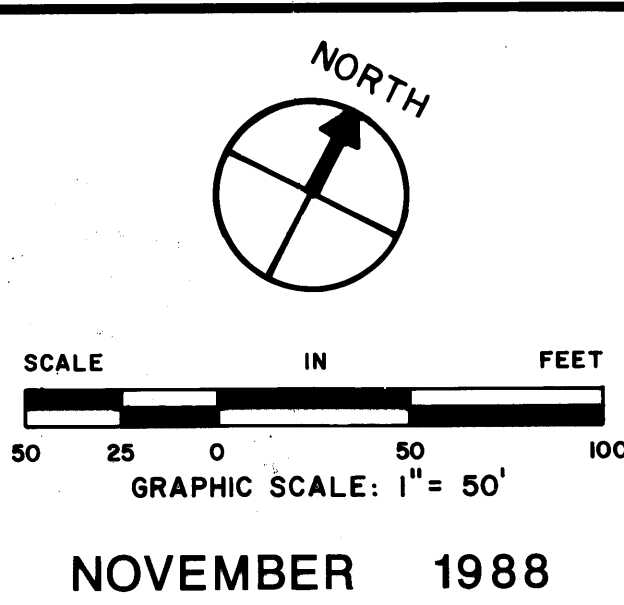


LOCATION MAP



# PLAT OF PINEAPPLE LANE

A PORTION OF LOTS 24 AND 25, "ARBELA", TOWN OF SEWALL'S POINT, MARTIN COUNTY, FLORIDA.

## LEGAL DESCRIPTION

BEING KNOWN AS A PORTION OF LOTS 24 AND 25, "ARBELA", AS RECORDED IN PLAT BOOK 3, PAGE 29, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA.

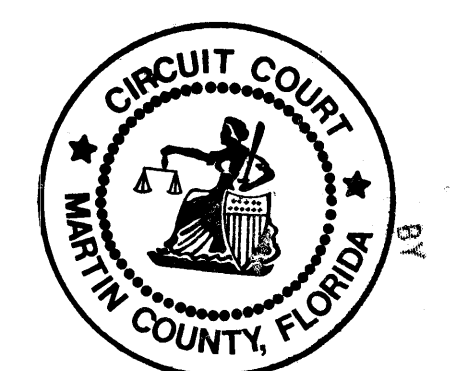
BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT OF INTERSECTION OF THE NORTH LINE OF LOT 24, "ARBELA" AND THE WEST RIGHT-OF-WAY LINE OF SOUTH SEWALL'S POINT ROAD, THENCE SOUTH 27°23'24" EAST ALONG SAID WEST RIGHT-OF-WAY LINE A DISTANCE OF 314.22 FEET TO A POINT, THENCE SOUTH 62°35'19" WEST A DISTANCE OF 525.15 FEET TO A POINT, THENCE SOUTH 71°14'07" WEST A DISTANCE OF 30.35 FEET TO A POINT, THENCE SOUTH 62°02'23" WEST A DISTANCE OF 134.44 FEET TO A POINT, THENCE SOUTH 65°45'39" WEST A DISTANCE OF 10.53 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF SOUTH RIVER ROAD, THENCE NORTH 27°22'51" WEST ALONG SAID EAST LINE A DISTANCE OF 102.67 FEET TO A POINT, THENCE NORTH 27°21'55" WEST ALONG SAID EAST RIGHT-OF-WAY A DISTANCE OF 208.00 FEET TO A POINT ON THE NORTH LINE OF LOT 24, THENCE NORTH 62°36'51" EAST A DISTANCE OF 700.00 FEET TO THE POINT AND PLACE OF BEGINNING.

**RECORDING**  
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 62, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS 23rd DAY OF November, A.D., 1988

MARSHA STILLER, CLERK  
CIRCUIT COURT  
MARTIN COUNTY, FLORIDA

By Charlotte Burkey  
DEPUTY CLERK

FILE NO. 740926



## APPROVAL OF TOWN OF SEWALL'S POINT

THE PLAT AS SHOWN HEREON HAS BEEN APPROVED BY THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA AND THE TOWN DOES HEREBY FORMALLY ACCEPT THE OFFERS TO DEDICATE CONTAINED ON THIS PLAT, THE 16th DAY OF November, 1988.

BOARD OF TOWN COMMISSIONERS  
By Dolores Clarke  
DOLORES CLARKE, MAYOR  
By M. Lanning  
M. LANNING, TOWN ATTORNEY

## SURVEYOR'S CERTIFICATE.

STATE OF FLORIDA

I, STEPHEN J. BROWN, DO HEREBY CERTIFY THAT THIS PLAT OF PINEAPPLE LANE IS A TRUE AND CORRECT REPRESENTATION OF THE LAND SURVEYED, AND THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES AS AMENDED, AND ORDINANCES OF THE TOWN OF SEWALL'S POINT, FLORIDA.

Stephen J. Brown  
STEPHEN J. BROWN  
REGISTERED LAND SURVEYOR  
FLORIDA CERTIFICATE NO. 4049

## TITLE CERTIFICATION

COUNTY OF MARTIN  
STATE OF FLORIDA

I, MICHAEL H. OLENICK, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF November 18, 1988 THAT:

- APPARENT RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS VESTED IN M & C DEVELOPMENT, INC., A FLORIDA CORPORATION.
- ALL RECORDED MORTGAGES, NOT SATISFIED OR RELEASED OF RECORD, ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:  
MORTGAGE FROM M & C DEVELOPMENT, INC., A FLORIDA CORPORATION TO AMERICAN PIONEER SAVINGS AND LOAN ASSOCIATION DATED JUNE 17, 1988 RECORDED IN OFFICIAL RECORDS BOOK 770, PAGE 116, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS.

DATED THIS 18 DAY OF November, 1988.

Michael H. Olenick  
MICHAEL H. OLENICK, ESQUIRE  
FRY & OLENICK, P.A.  
900 EAST OCEAN BLVD.  
SUITE 120  
STUART, FLORIDA 34996  
407-286-1600

**STEPHEN J. BROWN, INC. - SURVEYORS**  
295 FLORIDA STREET, STUART, FLORIDA 33497 PH. (305) 287-0525

## CERTIFICATE OF OWNERSHIP & DEDICATION

COUNTY OF MARTIN  
STATE OF FLORIDA

M & C DEVELOPMENT, INC., A FLORIDA CORPORATION, BY AND THROUGH ITS UNDERSIGNED OFFICERS, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AS PINEAPPLE LANE, AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

- THE STREET HEREON AS PINEAPPLE LANE IS HEREBY DEDICATED TO THE USE OF THE PUBLIC.
- THE DRAINAGE EASEMENTS SHOWN HEREON SHALL EXIST FOR THE DRAINAGE OF SURFACE WATER.
- THE UTILITY EASEMENTS AS SHOWN ON THIS PLAT OF PINEAPPLE LANE 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 TOWN COMMISSIONERS OF SEWALL'S POINT.

SIGNED AND SEALED THIS 16th DAY OF November, 1988, ON BEHALF OF SAID CORPORATION.

M & C DEVELOPMENT, INC., A FLORIDA CORPORATION  
BY: Andrew B. Carlton  
ANDREW B. CARLTON, PRESIDENT  
ATTESTING: Charles E.F. Millard  
CHARLES E.F. MILLARD, SECRETARY

## ACKNOWLEDGEMENT

COUNTY OF MARTIN  
STATE OF FLORIDA

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ANDREW B. CARLTON AND CHARLES E.F. MILLARD WELL KNOWN TO ME TO BE PRESIDENT AND SECRETARY RESPECTIVELY OF M & C DEVELOPMENT, INC., AND THEY ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING AS SUCH OFFICERS OF SAID CORPORATION ON BEHALF OF THE CORPORATION.

MY COMMISSION EXPIRES: MARCH 13, 1992  
Steph J. Slaght  
NOTARY PUBLIC  
STATE OF FLORIDA

## MORTGAGE HOLDERS CONSENT

COUNTY OF MARTIN  
STATE OF FLORIDA

THE UNDERSIGNED HEREBY CERTIFY THAT AMERICAN PIONEER SAVINGS BANK, A FLORIDA SAVINGS AND LOAN ASSOCIATION IS THE HOLDER AND OWNER OF A CERTAIN MORTGAGE AND SECURITY AGREEMENT UPON THE HEREON DESCRIBED PROPERTY AND DOES HEREBY JOIN IN AND RATIFY THIS PLAT AND ALL DEDICATIONS AND RESERVATIONS HEREON, BY THE OWNERS THEREOF, AND AGREES THAT A MORTGAGE AND SECURITY AGREEMENT WHEREIN AMERICAN PIONEER SAVINGS BANK, A FLORIDA SAVINGS AND LOAN ASSOCIATION IS MORTGAGOR AND M & C DEVELOPMENT, INC., A FLORIDA CORPORATION IS MORTGAGOR WHICH IS RECORDED AT OFFICIAL RECORDS BOOK 770, PAGE 116, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THOMAS H. WILKINSON A SENIOR VICE PRESIDENT AND TINA PHELPS, ASSISTANT SECRETARY HAVE CAUSED THESE PRESENTS TO BE SIGNED THIS 17th DAY OF November, 1988.

AMERICAN PIONEER SAVINGS BANK,  
A FLORIDA SAVINGS AND LOAN ASSOCIATION  
By Thomas H. Wilkinson  
THOMAS H. WILKINSON  
SENIOR VICE PRESIDENT  
ATTEST: Tina Phelps  
TINA PHELPS  
ASSISTANT SECRETARY

## ACKNOWLEDGEMENT

COUNTY OF MARTIN  
STATE OF FLORIDA

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED THOMAS H. WILKINSON AND TINA PHELPS, SENIOR VICE-PRESIDENT AND ASSISTANT SECRETARY, RESPECTIVELY OF AMERICAN PIONEER SAVINGS BANK, A FLORIDA SAVINGS AND LOAN ASSOCIATION, TO ME WELL KNOWN, AND ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE FOREGOING INSTRUMENT ON BEHALF OF SAID SAVINGS AND LOAN ASSOCIATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 17 DAY OF November, 1988.  
MY COMMISSION EXPIRES: 6/20/89  
David DeWitt  
NOTARY PUBLIC  
STATE OF FLORIDA

- NOTES:
- = Permanent Reference monument set.
  - All bearings shown hereon are based upon the South line of Rio Vista S/D.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.