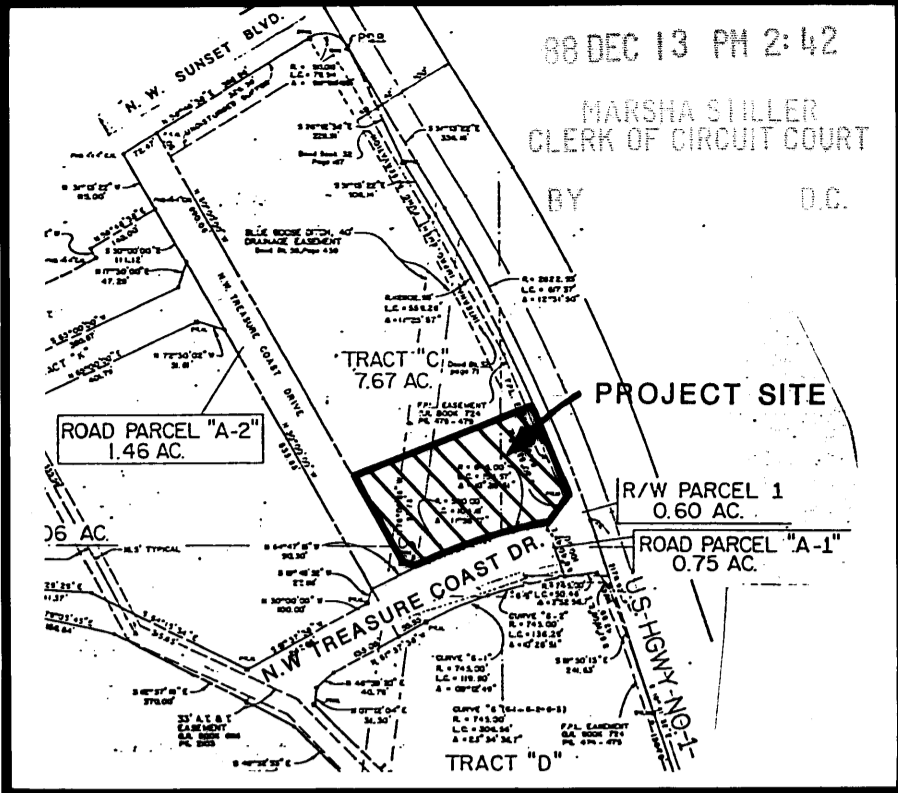
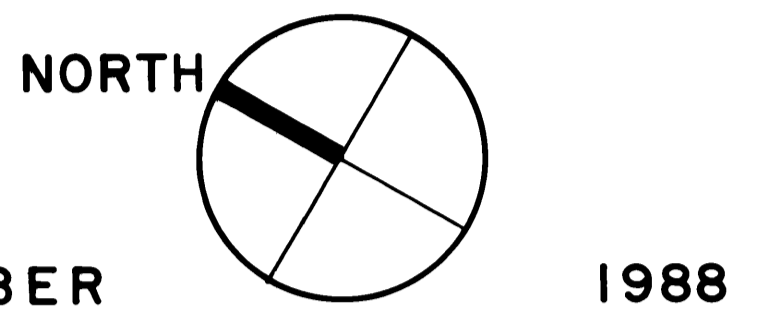


A PLAT OF BURGER KING

A REPLAT OF A PORTION OF TRACT C PLAT No. 1 OF TREASURE COAST SQUARE, AS RECORDED IN PLAT BOOK 10, PAGE 100 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, BEING A PORTION OF SECTION 19, TOWNSHIP 37 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLORIDA.

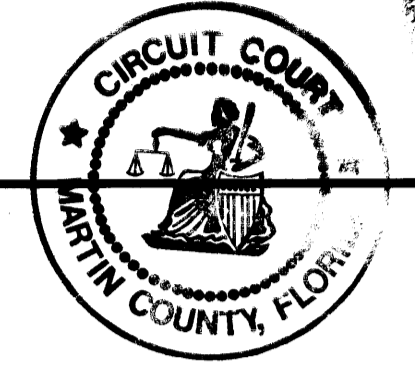
LEGEND & NOTES

1. - INDICATES PERMANENT REFERENCE MONUMENT (P.R.M.)
2. - INDICATES FOUND PERMANENT REFERENCE MONUMENT (P.R.M.)
3. BEARINGS SHOWN ARE REFERENCED TO TREASURE COAST SQUARE (PLAT BOOK 10, PAGE 100).
4. THERE SHALL BE NO LOT SPLITS EXCEPT TO CREATE LARGER LOTS.
5. THERE SHALL BE NO BUILDING OR ANY OTHER PERMANENT STRUCTURES OR TREES PLACED IN THE DRAINAGE OR UTILITY EASEMENTS.
6. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



FILED FOR RECORD
MARTIN CO. FLA.
98 DEC 13 PM 2:42
MARSHA STILLER
CLERK OF CIRCUIT COURT
BY D.C.

CLERK'S RECORDING CERTIFICATE
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 66, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS THIS 13 DAY OF Dec., 1988.
MARSHA STILLER, CLERK OF THE CIRCUIT COURT MARTIN COUNTY, FLORIDA
FILE NUMBER 743694 BY Charlott Bucky
DEPUTY CLERK
SUBDIVISION PARCEL CONTROL NO. 19-37-41-005-003-0000-0



CERTIFICATE OF SURVEYOR

STATE OF FLORIDA
COUNTY OF MARTIN

I HEREBY CERTIFY that the plat shown hereon is a true and correct representation of a survey made under my responsible direction and supervision; that said survey complies with Chapter 21HH-6 of the Florida Administrative Code and is accurate to the best of my knowledge and belief; that permanent reference monuments (P.R.M.'s) have been set; that the survey data complies with all the requirements of Chapter 177 Florida Statutes.

Dated this 1st day of NOVEMBER, 1988.

Stephen J. Brown
Stephen J. Brown
Professional Land Surveyor
State of Florida No. 4049

LEGAL DESCRIPTION

BEING KNOWN AS A PORTION OF TRACT "C", AS SHOWN ON THE PLAT OF TREASURE COAST SQUARE, AS RECORDED IN PLAT BOOK 10, PAGE 100, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST RIGHT-OF-WAY OF U.S. NO. 1 AND THE NORTHEAST MOST POINT OF N.W. TREASURE COAST DRIVE RIGHT-OF-WAY, IN THE SOUTHEAST CORNER OF SAID TRACT "C": THENCE SOUTH 30°53'31" WEST ALONG N.W. TREASURE COAST DRIVE RIGHT-OF-WAY A DISTANCE OF 54.18 FEET TO A POINT ON A CURVE, SAID CURVE BEING CONCAVED TO THE SOUTH HAVING A RADIUS OF 845.00 FEET, A CENTRAL ANGLE OF 10°35'37.5"; THENCE IN A COUNTERCLOCKWISE DIRECTION ALONG THE ARC OF SAID CURVE A DISTANCE OF 156.23 FEET TO A POINT OF COMPOUND CURVE, SAID CURVE BEING CONCAVED TO THE SOUTH HAVING A RADIUS OF 500.00 FEET, A CENTRAL ANGLE OF 11°56'17"; THENCE IN A COUNTERCLOCKWISE DIRECTION ALONG THE ARC OF SAID CURVE A DISTANCE OF 27.73 FEET TO A POINT; THENCE NORTH 76°06'53" WEST A DISTANCE OF 177.29 FEET TO A POINT; THENCE NORTH 30°00'00" WEST A DISTANCE OF 349.85 FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF U.S. NO. 1 AND A POINT ON A CURVE, SAID CURVE BEING CONCAVED TO THE WEST, HAVING A RADIUS OF 2802.93 FEET, A CENTRAL ANGLE OF 03°38'11"; THENCE IN A CLOCKWISE DIRECTION ALONG THE ARC OF SAID CURVE A DISTANCE OF 177.90 FEET TO THE POINT AND PLACE OF BEGINNING.

LYING AND BEING IN SECTION 19, TOWNSHIP 37 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLORIDA.

CONTAINING 1.487 ACRES ±

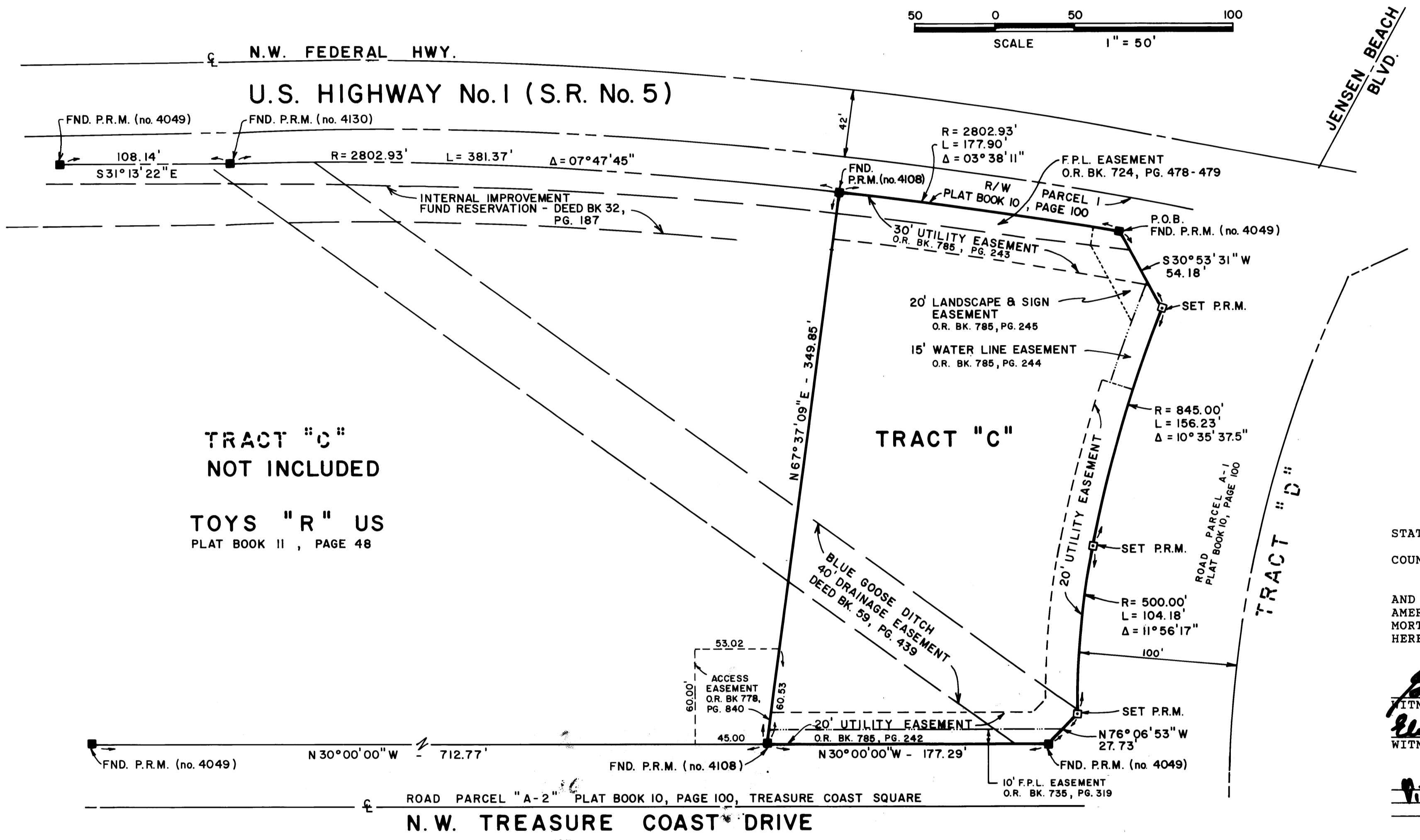
CERTIFICATE OF APPROVAL MARTIN COUNTY

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

DATE: 11-21-88 BY: Donald E. Hollowan
DONALD E. HOLLOMAN, COUNTY ENGINEER
DATE: September 27, 1988 BY: Noreen S. Dyer
NOREEN S. DYER, COUNTY ATTORNEY
DATE: September 27, 1988 BY:
CHAIRMAN PLANNING AND ZONING COMMISSION
DATE: September 27, 1988 BY:
VICE CHAIRMAN BOARD OF COUNTY COMMISSIONERS'S

ATTEST:
Marsha Stiller
By Charlott Bucky, D.C.
CLERK

STEPHEN J. BROWN INC.
SURVEYORS • DESIGNERS •
LAND PLANNERS • CONSULTANTS •



MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF ST. LUCIE

FLORIDA NATIONAL BANK, A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY CONSENT TO THE RECORDING OF THE WITHIN PLAT.

FLORIDA NATIONAL BANK (SEAL)
BY: S.V.P.
WITNESS
Elizabeth O. Jackson
WITNESS

SWORN TO AND SUBSCRIBED BEFORE ME BY
KNOWN TO ME TO BE THE
OF FLORIDA NATIONAL BANK, THIS
DAY OF 1988.

Elizabeth O. Jackson
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: 6-21-92

TITLE CERTIFICATION

I, ELIZABETH A. JACKSON, OF MOSS, HENDERSON & LLOYD, P.A., 817 BEACHLAND BOULEVARD, VERO BEACH, FLORIDA 32963, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT:

1. APPARENT RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE GENERAL PARTNERSHIP EXECUTING THE CERTIFICATE OF OWNERSHIP HEREON.
2. ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:

MORTGAGE DATED OCTOBER 14, 1988, FROM FAST FOOD ENTERPRISES #2, A FLORIDA GENERAL PARTNERSHIP, TO FLORIDA NATIONAL BANK, RECORDED IN OFFICIAL RECORD BOOK 782, PAGE 355, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

DATED THIS 1st DAY OF November, 1988.

BY: Elizabeth O. Jackson

CERTIFICATE OF OWNERSHIP

FAST FOOD ENTERPRISES #2, A FLORIDA GENERAL PARTNERSHIP, BY THE UNDERSIGNED AUTHORIZED AGENT, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED HEREON.

DATED THIS 4 DAY OF NOVEMBER, 1988.

FAST FOOD ENTERPRISES #2, A FLORIDA GENERAL PARTNERSHIP BY MID-FLORIDA VENTURES, INC., A FLORIDA CORPORATION (SEAL)
BY: Barry W. N. Holm
BARRY W. N. HOLM, PRESIDENT

ACKNOWLEDGEMENT

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED BARRY W. N. HOLM, TO ME WELL KNOWN TO BE THE PRESIDENT OF MID-FLORIDA VENTURES, INC., A FLORIDA CORPORATION, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AS PRESIDENT OF SAID CORPORATION, SAID CORPORATION BEING ONE OF THE GENERAL PARTNERS OF FAST FOOD ENTERPRISES #2, A FLORIDA GENERAL PARTNERSHIP

WITNESS MY HAND AND OFFICIAL SEAL THIS 4 DAY OF NOVEMBER 1988.

(NOTARY SEAL)
Elizabeth O. Jackson
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: 6-21-92