

FILED FOR RECORD  
MAY 14 1990  
MARSHA STILLER  
CLERK OF CIRCUIT COURT  
D.C.

# A PLAT OF LOBLOLLY PINES - PLAT NO. 6

MARCH, 1990

## DESCRIPTION

LOT 43 OF LOBLOLLY PINES, PLAT NO. 1, AS RECORDED IN PLAT BOOK 11, PAGE 19, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

TOGETHER WITH:

A PARCEL OF LAND BEING A PORTION OF LOT 47 OF GOMEZ GRANT AND JUPITER ISLAND, AS RECORDED IN PLAT BOOK 1, PAGE 80, OF THE PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT NORTHEAST CORNER OF THE AFOREMENTIONED LOT 43; THENCE N 55°14'34" E, A DISTANCE OF 213.00 FEET; THENCE S 28°44'26" E, A DISTANCE OF 221.70 FEET; THENCE S 51°25'11" W, A DISTANCE OF 3.71 FEET TO THE SOUTHEAST CORNER OF LOT 42 AS SHOWN ON SAID PLAT, SAID POINT ALSO BEING A POINT ON A CURVE BEING CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 117.12 FEET, THE RADIUS POINT OF WHICH BEARS S 46°53'58" W; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE AND EASTERLY LINE OF SAID LOT 42, THROUGH A CENTRAL ANGLE OF 64°57'09", A DISTANCE OF 132.77 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 146.81 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 67°24'05", A DISTANCE OF 172.71 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL OF LAND.

SAID PARCEL CONTAINS 0.5808 ACRES, MORE OR LESS.

## CERTIFICATE OF OWNERSHIP AND DEDICATION

COUNTY OF MARTIN  
STATE OF FLORIDA

S.S.

KNOW ALL MEN BY THESE PRESENTS THAT LOBLOLLY PINES DEVELOPMENT COMPANY, A FLORIDA CORPORATION, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE LAND SHOWN HEREON AS LOBLOLLY PINES - PLAT NO. 6, MORE PARTICULARLY DESCRIBED ABOVE, HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DOES HEREBY DEDICATE AS FOLLOWS:

THE PRESERVATION EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE LOBLOLLY PINES PROPERTY OWNER'S ASSOCIATION INCORPORATED, FOR THE PRESERVATION OF NATIVE VEGETATION AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THERE SHALL BE NO ALTERATION OF SAID EASEMENT EXCEPT AS SPECIFIED IN THE APPROVED UPLAND PRESERVATION PLAN. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENT.

SIGNED AND SEALED THIS 10th DAY OF April, 1990, ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT AND SECRETARY.

LOBLOLLY PINES DEVELOPMENT COMPANY  
*John W. Sullivan*  
JOHN W. SULLIVAN  
PRESIDENT AND SECRETARY

## ACKNOWLEDGEMENT

COUNTY OF MARTIN  
STATE OF FLORIDA

S.S.

BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JOHN W. SULLIVAN, TO ME WELL KNOWN TO BE THE PRESIDENT AND SECRETARY OF LOBLOLLY PINES DEVELOPMENT COMPANY, AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 10 DAY OF April, 1990.

MY COMMISSION EXPIRES:

1-4-91

*Debra A. Brown*  
NOTARY PUBLIC  
STATE OF FLORIDA

## MORTGAGEE'S CONSENT

COUNTY OF MARTIN  
STATE OF FLORIDA

S.S.

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE UPON THE HEREON DESCRIBED PROPERTY AND DOES HEREBY CONSENT TO THE PLATTING HEREON OF THE LANDS DESCRIBED BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 699, PAGE 1372, AND MORTGAGE MODIFICATION RECORDED IN OFFICIAL RECORD BOOK 756, PAGE 1041, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND THAT THE MORTGAGE, AS MODIFIED, SHALL BE SUBORDINATED TO THE CERTIFICATE OF OWNERSHIP AND DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY GEORGE J. BINSTED ITS VICE PRESIDENT AND ATTESTED BY ITS ASST. VICE PRES. AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 19 DAY OF April, A.D., 1990.

BARNETT BANK OF PALM BEACH COUNTY, A BANKING INSTITUTION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF FLORIDA.

ATTEST: *Debra A. Brown* BY: *Dean Fennell*  
NOTARY PUBLIC VICE PRESIDENT

## ACKNOWLEDGEMENT

COUNTY OF PALM BEACH  
STATE OF FLORIDA

S.S.

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED GEORGE J. BINSTED AND DEAN FENNEL, TO ME WELL KNOWN TO BE THE VICE PRES. AND ASST. VICE PRESIDENT RESPECTIVELY, OF BARNETT BANK OF PALM BEACH COUNTY AND THEY ACKNOWLEDGED THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION.

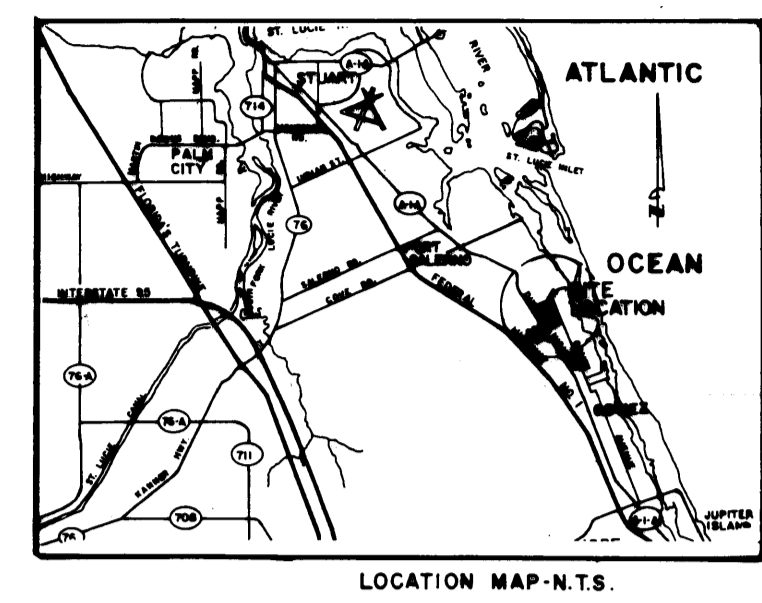
WITNESS MY HAND AND OFFICIAL SEAL THIS 19th DAY OF April, 1990.

MY COMMISSION EXPIRES:

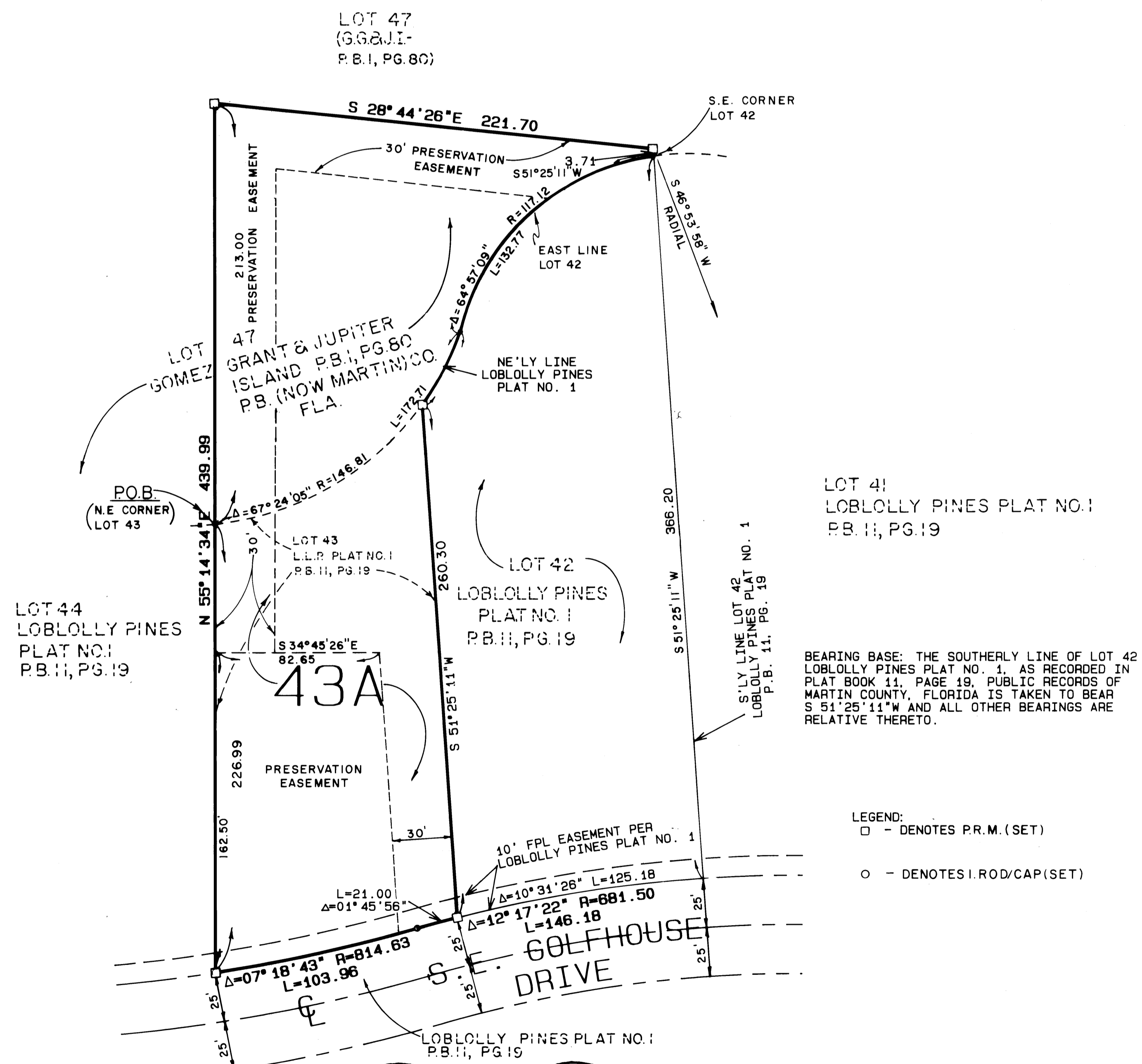
*Debra A. Brown*  
NOTARY PUBLIC

BEING A REPLAT OF LOT 43 "LOBLOLLY PINES PLAT NO. 1" AS RECORDED IN PLAT BOOK 11, PAGE 19 MARTIN COUNTY, FLORIDA AND A PORTION OF LOT 47 OF "GOMEZ GRANT AND JUPITER ISLAND" AS RECORDED IN PLAT BOOK 1, PAGE 80 PALM BEACH (NOW MARTIN) COUNTY, FLORIDA.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. THERE SHALL BE NO LOT SPLITS EXCEPT TO CREATE A LARGER LOT.



PARCEL CONTROL NO. 34-38-42-230-000-0000.0



## TITLE CERTIFICATION

COUNTY OF MARTIN  
STATE OF FLORIDA

S.S.

I, STEPHEN FRY, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF APRIL 10th, 1990 AT 9:00 A.M.

- 1. RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF LOBLOLLY PINES DEVELOPMENT COMPANY.
- 2. ALL RECORDED MORTGAGES, NOT SATISFIED OR RELEASED OF RECORD, OR OTHERWISE TERMINATED BY LAW, ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:

- A. A MORTGAGE FROM LOBLOLLY PINES DEVELOPMENT COMPANY TO BARNETT BANK OF PALM BEACH COUNTY, AS RECORDED IN OFFICIAL RECORD BOOK 699, PAGE 1372 AND MORTGAGE MODIFICATION RECORDED IN OFFICIAL RECORD BOOK 756, PAGE 1041 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

DATED THIS 23rd DAY OF APRIL, 1990.

*Stephen Fry*  
STEPHEN FRY  
900 E. OCEAN BLVD.  
SUITE 120  
STUART, FLORIDA 34994  
(407) 286-1600

## SURVEYOR'S CERTIFICATE

COUNTY OF MARTIN  
STATE OF FLORIDA

S.S.

I, THOMAS C. VOKOUN, DO HEREBY CERTIFY THAT THIS PLAT OF LOBLOLLY PINES PLAT NO. 6, IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT SAID SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED, AS REQUIRED BY LAW. THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF MARTIN COUNTY, FLORIDA.

*Thomas C. Vokoun*  
THOMAS C. VOKOUN  
REGISTERED LAND SURVEYOR  
FLORIDA CERTIFICATION NO. 4382

## COUNTY APPROVAL

COUNTY OF MARTIN  
STATE OF FLORIDA

S.S.

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

- 4-21-90 DATE *Small E. Holloway* COUNTY ENGINEER
- April 24-1990 DATE *Debra A. Brown* COUNTY ATTORNEY
- April 24-1990 DATE *Joseph B. Baskin* CHAIRMAN - PLANNING AND ZONING COMMISSION OF MARTIN COUNTY, FL.
- April 24, 1990 DATE *Chatter N. Thom* CHAIRMAN - BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FL.

ATTEST: *Marsha Stiller*  
CLERK  
*Debra A. Brown*

SEAL LOBLOLLY PINES DEVELOPMENT COMPANY  
SEAL NOTARY PUBLIC  
SEAL BARNETT BANK OF PALM BEACH COUNTY  
SEAL NOTARY PUBLIC  
SEAL SURVEYOR

THIS PLAT PREPARED BY:  
THOMAS C. VOKOUN, P.L.S.  
FOR  
LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.

LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.  
CONSULTING ENGINEERS, PLANNERS & SURVEYORS  
P.O. BOX 377  
JUPITER, FLORIDA 33464  
19 CENTRAL PARKWAY  
SUITE 400  
STUART, FLORIDA 34994  
FORT PIERCE, FLORIDA 34987

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