

A PLAT OF PLAT No. 31 SAILFISH POINT P.U.D.

LYING IN FRACTIONAL SECTION 16, TOWNSHIP 38 SOUTH, RANGE 42 EAST
MARTIN COUNTY, FLORIDA.

MARCH, 1990

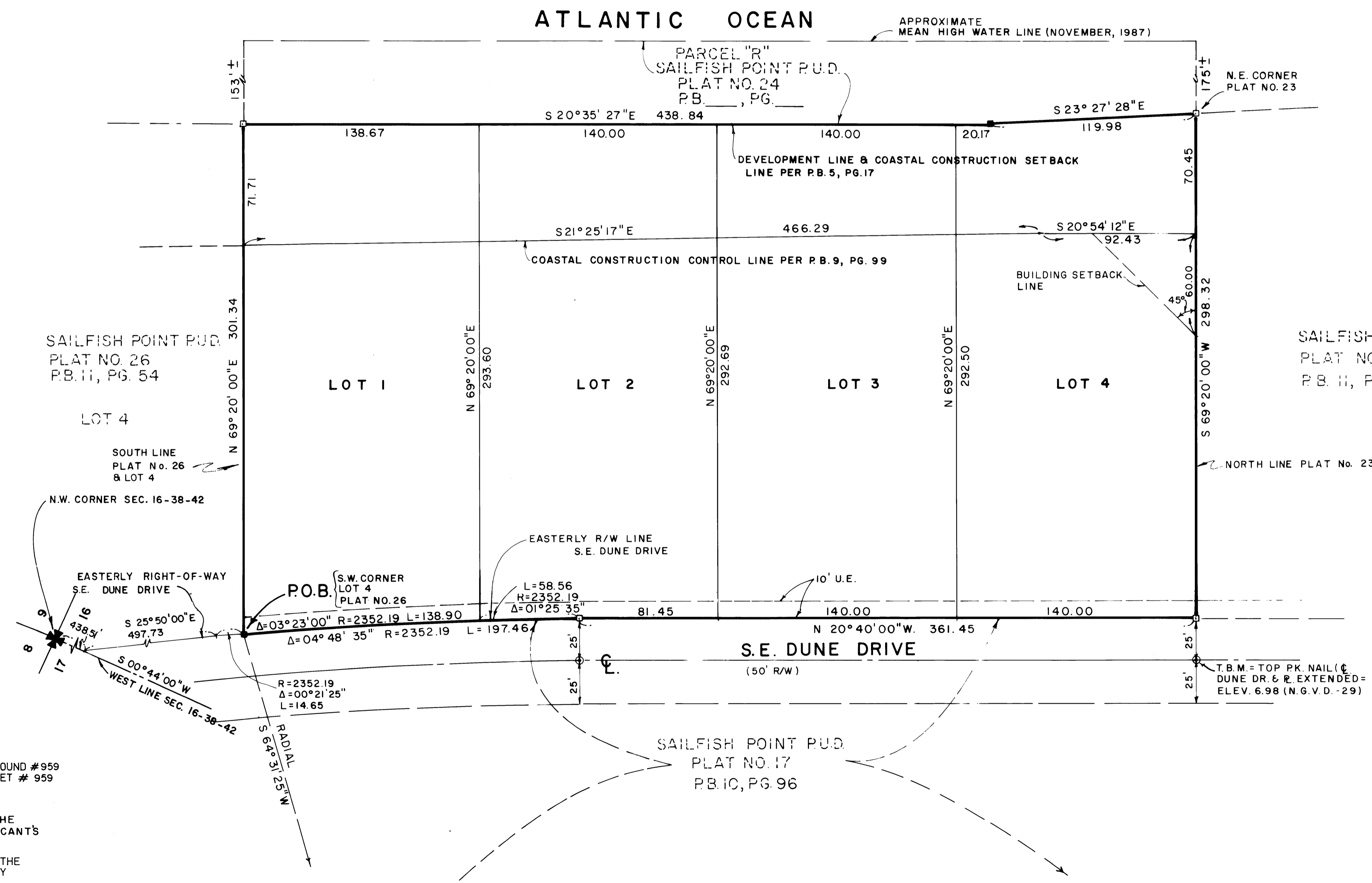
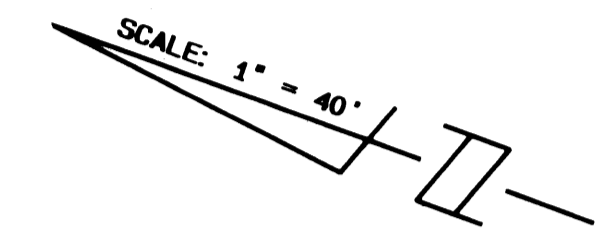
I, MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 12, PAGE 61, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS _____ DAY OF _____, 19____.

MARSHA STILLER,
CLERK CIRCUIT COURT
MARTIN COUNTY, FLORIDA.

BY: _____
DEPUTY CLERK

FILE NO. _____

(CIRCUIT COURT SEAL)



LOT AREAS		
LOT NO.	SQUARE FEET	ACREAGE
1	41298.84	0.948
2	40963.59	0.940
3	41003.76	0.941
4	41155.60	0.945

LEGEND
 ■ DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) FOUND # 959
 ○ DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) SET # 959
 U.E. DENOTES UTILITY EASEMENT

- A SEA TURTLE PROTECTION PLAN MUST BE SUBMITTED TO THE GROWTH MANAGEMENT DEPARTMENT PRIOR TO THE APPLICANT'S REQUEST FOR A BUILDING PERMIT.
- NO CONSTRUCTION OR ALTERATION IS PERMITTED EAST OF THE COASTAL CONSTRUCTION CONTROL LINE UNLESS APPROVED BY CONTROLLING GOVERNMENTAL AGENCIES
- THERE SHALL BE NO BUILDING OR STRUCTURES PLACED ON UTILITY EASEMENTS.
- THERE SHALL BE NO LOT SPLITS EXCEPT TO CREATE LARGER LOTS.

BUILDING SETBACKS:
 SIDE 15' FROM PROPERTY LINE
 FRONT 25' FROM RIGHT-OF-WAY LINE
 REAR 50' FROM COASTAL CONSTRUCTION SETBACK LINE PER PLAT BOOK 5, PAGE 17-22

BEARING BASE: THE WEST LINE OF SECTION 16, TOWNSHIP 38 SOUTH, RANGE 42 EAST, IS TAKEN TO BEAR S 00°44'00"W AND ALL OTHER BEARINGS SHOWN HEREON ARE RELATIVE THERETO.

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

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