A PLAT OF BANNER LAKE

THENCE SOUTH 26°20'50" EAST, A DISTANCE OF 25.46 FEET;

THENCE SOUTH 37"12'26" EAST, A DISTANCE OF 109.76 FEET; THENCE SOUTH 31'04'18" WEST, A DISTANCE OF 24.33 FEET;

THENCE SOUTH 19'53'38" EAST, A DISTANCE OF 48.17 FEET;

THENCE SOUTH 48°39'30" EAST, A DISTANCE OF 45.50 FEET; THENCE SOUTH 41'40'33" EAST, A DISTANCE OF 41.60 FEET;

THENCE SOUTH 23'35'00" EAST, A DISTANCE OF 79.89 FEET

THENCE SOUTH 10'47'53" EAST, A DISTANCE OF 33.07 FEET;

THENCE SOUTH 13'09'10" EAST, A DISTANCE OF 65.89 FEET:

THENCE SOUTH 29'20'17" EAST, A DISTANCE OF 139.30 FEET: THENCE SOUTH 42°21'01" EAST, A DISTANCE OF 27.23 FEET;

THENCE SOUTH 11°07'27" EAST, A DISTANCE OF 137.59 FEET; THENCE SOUTH 02°22'11" EAST, A DISTANCE OF 31.59 FEET; THENCE SOUTH 4719'48" EAST, A DISTANCE OF 72.12 FEET;

THENCE SOUTH 67'46'36" EAST, A DISTANCE OF 42.26 FEET

THENCE SOUTH 32°02'30" EAST, A DISTANCE OF 40.69 FEET;

SAID PARCEL CONTAINS 29.05 ACRES, MORE OR LESS.

(DESCRIPTION CONTINUED)

BEING A REPLAT OF A PORTION OF THE PLAT OF GOMEZ GRANT AND JUPITER ISLAND AS RECORDED IN PLAT BOOK 1, PAGE 80, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA ALSO BEING A REPLAT OF LOTS 1 THROUGH 29 INCLUSIVE, BLOCK 18, OF THE AMENDED PLAT OF GOMEZ HOMES AND GROVES, AS RECORDED IN PLAT 3, PAGE 3 PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA

PARCEL CONTROL NUMBER: 34-38-42-950-000-0000.0

9. THE RECREATION TRACT SHOWN ON THIS PLAT OF BANNER LAKE IS HEREBY DECLARED TO BE THE PROPERTY OF BANNER LAKE PROPERTY OWNER'S ASSOCIATION, (HEREINAFTER "ASSOCIATION") AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR RECREATION PURPOSES, AND IS THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR. ANY RECREATION TRACT DESIGNATED AS SUCH ON THIS PLAT.

, MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA. HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD PAGE 18 , MARTIN COUNTY FLORIDA, PUBLIC RECORDS,
THIS 23°P DAY OF
APRIL , 1998

MARSHA STILLER. CLERK CIRCUIT COURT MARTIN COUNTY, FLORIDA. BY: January Lesus

FILE NO. 1293038

DEPUTY &LERK

(CIRCUIT COURT SEAL)

(DEDICATION CONTINUED)

- 10. THE PRESERVE EASEMENTS SHOWN ON THIS PLAT OF BANNER LAKE ARE HER DECLARED TO BE THE PROPERTY OF THE BANNER LAKE PROPERTY OWNERS ASSOCIATION (HEREINAFTER "ASSOCIATION") FOR PRESERVE PURPOSES AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION AND SHALL BE THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY PRESERVE EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.
- II. THE BUFFER EASEMENT SHOWN ON THIS PLAT OF BANNER LAKE IS HEREBY DECLARED TO BE THE PROPERTY OF THE BANNER LAKE PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION") FOR BUFFER PURPOSES AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION AND SHALL BE MAINTAINED BY THE ASSOCIATION IN ACCORDANCE WITH THE PRESERVE AREA MANAGEMENT PLAN (PAMP) APPROVED BY MARTIN COUNTY. NO CONSTRUCTION IN, OR ALTERATION OR DESTRUCTION OF THE PARCELS SHALL OCCUR, EXCEPT AS SPECIFIED WITHIN THE PAMP APPROVED BY THE BOARD OF COUNTY COMMIS-SIONERS OF MARTIN COUNTY, FLORIDA. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER. BUT SHALL BEAR NO RESPONSIBILITY. DUTY, OR LIABILITY FOR THE BUFFER EASEMENT DESIGNATED AS SUCH ON THIS PLAT.

SIGNED AND SEALED THIS 20TH DAY OF FEBRUARY, 1998, ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT AND SECRETARY.

PRINT NAME BENEATH SIGNATURE)

JAMES W AMBURN

COTTAGES AT HOBE SOUND, INC. A FLORIDA CORPORATION JAMES W. AMBURN, PRESIDENT

(CORPORATE SEAL)

NOTES:

- 1. THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM IN THE PUBLIC RECORDS, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER FORM OF THE PLAT, WHETHER GRAPHIC OR
- 2. THERE SHALL BE NO BUILDINGS OR ANY OTHER KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.
- 3. THERE SHALL BE NO BUILDINGS OR OTHER PERMANENT STRUCTURES PLACED ON UTILITY EASEMENTS.
- 4. WHERE DRAINAGE AND UTILITY EASEMENTS CROSS, DRAINAGE EASEMENTS SHALL TAKE PRECEDENCE.

LEGEND:

- ☐ DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) FOUND NO. 4169 ■ - DENOTES P.R.M. (PERMANENT REFERENCE MONUMENT) SET NO. LS 4533 ● - DENOTES P.C.P. (PERMANENT CONTROL POINT) SET NO. LS 4533
- U.E. DENOTES UTILITY EASEMENT
- D.E. DENOTES DRAINAGE EASEMENT
- P.E. DENOTES PRESERVATION EASEMENT (R) - DENOTES RADIAL LINE
- ľÝP)-- DENOTES TYPICAL
- E.A.E. DENOTES EMERGENCY ACCESS EASEMENT W.M.T. - DENOTES WATER MANAGEMENT TRACT

L.E. - DENOTES LANDSCAPE EASEMENT

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



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

DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF THE PLAT OF GOMEZ GRANT AND JUPITER ISLAND, AS RECORDED IN PLAT BOOK 1, PAGE 80, AND LOTS 1 THROUGH 29 INCLUSIVE. BLOCK 18, OF THE AMENDED PLAT OF GOMEZ HOMES AND GROVES, AS RECORDED IN PLAT BOOK 3, PAGE 3, ALL OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA,

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE P.I. OF CURVE STATION 464+94.57 OF STATE ROAD NO. S-708 SECTION NO. 8951-250 MARTIN COUNTY, FLORIDA; PROCEED NORTH 59"11'53" EAST, A DISTANCE OF 134.66 FEET TO A POINT IN THE CENTERLINE OF EXISTING COUNTY ROAD, (ALSO KNOWN AS FLORA AVENUE); THENCE SOUTH 09'07'53" WEST ALONG SAID COUNTY ROAD CENTERLINE FOR A DISTANCE OF 114.40 FEET TO A POINT; THENCE CONTINUE ALONG SAID CENTERLINE SOUTH 03'53'27" EAST FOR A DISTANCE OF 1405.20 FEET TO A POINT; THENCE CONTINUE ALONG SAID CENTERLINE SOUTH 11"34'13" WEST FOR A DISTANCE OF 248.17 FEET, MORE OR LESS, TO THE SOUTH LINE OF THE GOMEZ GRANT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 80, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA; THENCE PROCEED NORTH 66'25'47" EAST ALONG SAID GRANT LINE FOR A DISTANCE OF 1176.87 FEET TO A POINT; SAID POINT BEING 6471.87 FEET NORTHEASTERLY OF THE SOUTHWESTERLY CORNER OF SAID GOMEZ GRANT; THENCE PROCEED NORTH 00'00'00" EAST (AT AN ANGLE OF 66'25'47" WITH SAID GRANT LINE, AS MEASURED FROM NORTHEAST TO NORTH) FOR A DISTANCE OF 1.47 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00'00'00" EAST, A DISTANCE OF 811 FEET, MORE OR LESS TO THE ORDINARY HIGH WATER LINE AT BANNER LAKE; THENCE MEANDER SAID ORDINARY HIGH WATER LINE IN APPROXIMATION, THROUGH THE FOLLOWING TWENTY FIVE COURSES: THENCE NORTH 04"17'18" WEST, A DISTANCE OF 117.88 FEET; THENCE NORTH 12"21'35" EAST, A DISTANCE OF 121.73 FEET; THENCE NORTH 31'21'22" WEST, A DISTANCE OF 213.99 FEET; THENCE NORTH 31°21'37" WEST, A DISTANCE OF 229.88 FEET; THENCE NORTH 45°59'45" WEST, A DISTANCE OF 228.72 FEET; THENCE NORTH 29"1'24" WEST, A DISTANCE OF 103.83 FEET; THENCE NORTH 21"1'25" WEST, A DISTANCE OF 139.35 FEET: THENCE NORTH 15'41'52" WEST, A DISTANCE OF 160.83 FEFT: THENCE NORTH 31'30'37" EAST, A DISTANCE OF 146.78 FEET; THENCE NORTH 321033" EAST, A DISTANCE OF 170.67 FEET; THENCE NORTH 18'27'14" EAST, A DISTANCE OF 93:05 FEET; THENCE SOUTH 84'44'28" EAST, A DISTANCE OF 31.32 FEET; THENCE NORTH 4718110 EAST, A DISTANCE OF 27.93 FEET; THENCE NORTH 26'35'50" WEST, A DISTANCE OF 32 41 FEET; THENCE NORTH 58"1'05" EAST, A DISTANCE OF 19.67 FEET; THENCE NORTH 69'51'18" EAST, A DISTANCE OF 25.56 FEET; THENCE SOUTH 59'04'35" EAST, A DISTANCE OF 29.59 FEET; THENCE NORTH 84'06'24" EAST, A DISTANCE OF 28.44 FEET; THENCE SOUTH 86'53'39" EAST, A DISTANCE OF 25.48 FEET; THENCE NORTH 65"12'45" EAST, A DISTANCE OF 63.24 FEET; THENCE NORTH 40'41'32" EAST, A DISTANCE OF 56.22 FEET; THENCE NORTH 20'04'53" EAST, A DISTANCE OF 126.12 FEET; THENCE NORTH 63"19'36" EAST, A DISTANCE OF 90.29 FEET; THENCE NORTH 23'48'24" EAST, A DISTANCE OF 74.08 FEET; THENCE NORTH 12"2'09" WEST, A DISTANCE OF 90.03 FEET TO THE INTERSECTION WITH THE SOUTHERLY LINE OF BLOCK 18 AS SHOWN ON THE AMENDED PLAT OF GOMEZ HOMES AND GROVES, PLAT BOOK 3, PAGE 3, MARTIN COUNTY, FLORIDA; THENCE NORTH 68'43'48" EAST ALONG SAID SOUTHERLY LINE OF BLOCK 18, A DISTANCE OF 5 FEET MORE OR LESS TO THE SOUTHEAST CORNER OF LOT 1 OF SAID BLOCK 18; THENCE NORTH 21"16'12" WEST ALONG THE EAST LINE OF SAID LOT 1, A DISTANCE OF 250.00 FEET TO THE NORTHERLY LINE OF SAID BLOCK 18, ALSO BEING THE SOUTHERLY AND EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. S-708 AS SHOWN ON THE STATE OF FLORIDA STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP SECTION NO. 8951-250, DATED OCTOBER, 1950; THENCE PROCEED WESTERLY, SOUTHWESTERLY AND SOUTHERLY ALONG SAID SOUTHERLY AND EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. S-708 THROUGH THE FOLLOWING SIX (6) COURSES: THENCE SOUTH 68'43'48" WEST, A DISTANCE OF 337.61 FEET TO THE POINT ON A NON-TANGENT CURVE HAVING A RADIUS OF 676,78 FEET AND HAVING A RADIAL BEARING OF SOUTH 28"14'20" EAST; THENCE WESTERLY AND SOUTHWESTERLY, ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 39'38'02", AN ARC DISTANCE OF 468.16 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 22°07'38" WEST, A DISTANCE OF 545.66 FEET; THENCE SOUTH 16'08'38" WEST, A DISTANCE OF 167.12 FEET; THENCE NORTH 73'51'22" WEST CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 7.46 FEET; THENCE SOUTH 22°07'38" WEST, A DISTANCE OF 85.61 FEET; THENCE SOUTH 17°04'37" WEST ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID EXISTING COUNTY ROAD (ALSO KNOWN AS FLORA AVENUE)(LEAVING SAID SOUTHERLY AND EASTERLY RIGHT-OF-WAY LINE OF S-708), A DISTANCE OF 170.16 FEET; THENCE SOUTH 53'33'21" EAST, LEAVING SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 105.21 FEET; THENCE SOUTH 17"11"33" WEST, A DISTANCE OF 20.68 FEET; THENCE SOUTH 54'20'06" EAST, A DISTANCE OF 24.43 FEET; THENCE SOUTH 15'18'14" EAST, A DISTANCE OF

68.41 FEET: THENCE NORTH 22'40'57" EAST, A DISTANCE OF 26.16 FEET; THENCE SOUTH 50"15"07" EAST, A DISTANCE OF 19.48 FEET; THENCE SOUTH 06'32'57" EAST, A DISTANCE OF 35.79 FEET; THENCE SOUTH 34"15"07" EAST, A DISTANCE OF 40.60 FEET; THENCE SOUTH 27°44'58" EAST, A DISTANCE OF 34.01 FEET; THENCE SOUTH 22°28'36" EAST, A DISTANCE OF 110.00 FEET; THENCE NORTH 88'06'59" EAST, A DISTANCE OF 23.27 FEET; THENCE SOUTH 42°09'44" EAST, A DISTANCE OF 28.28 FEET; THENCE SOUTH 50°56'39" EAST, A DISTANCE OF 34.09 FEET; THENCE NORTH 34'23'44" EAST, A DISTANCE OF 26.03 FEET, THENCE NORTH 88'09'18" EAST, A DISTANCE OF 67.08 FEET: THENCE SOUTH 06°51'53" EAST, A DISTANCE OF 21.61 FEET; THENCE SOUTH 31'37'01" EAST, A DISTANCE OF 124.17 FEET; THENCE SOUTH 26'45'41" EAST, A DISTANCE OF 39.95 FEET; THENCE SOUTH 07°01'05" WEST, A DISTANCE OF 53.46 FEET; THENCE SOUTH 421017" EAST, A DISTANCE OF 68.80 FEET; THENCE SOUTH 1419'26" WEST, A DISTANCE OF 47.68 FEET; THENCE SOUTH 27°32'27" EAST, A DISTANCE OF 33.95 FEET;

THENCE SOUTH 20°31'50" EAST, A DISTANCE OF 43.31 FEET;

(CONTINUED)

THIS PLAT PREPARED BY: O. HOWARD DUKES, P.L.S. FOR:

CERTIFICATE OF OWNERSHIP AND DEDICATION

THENCE SOUTH 39°53'23" EAST, A DISTANCE OF 66.13 FEET: TO THE POINT OF BEGINNING.

COTTAGES AT HOBE SOUND, INC., A FLORIDA CORPORATION, BY AND THROUGH ITS UNDERSIGNED OFFICER. HEREBY CERTIFIES THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED ON THE PLAT OF BANNER LAKE AND HEREBY DEDICATES AS FOLLOWS:

- 1. THE STREETS AND RIGHTS-OF-WAY SHOWN ON THIS PLAT OF BANNER LAKE ARE PRIVATE, AND ARE HEREBY DECLARED TO BE THE PROPERTY OF THE BANNER LAKE PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND THESE PRIVATE STREETS AND RIGHTS-OF-WAY SHALL BE CONVEYED BY DEED TO THE ASSOCIATION, FOR ACCESS AND UTILITY PURPOSES (INCLUDING CATV) AND SHALL BE MAINTAINED, REPAIRED AND REPLACED BY THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR THE STREETS DEPICTED ON THIS PLAT.
- 2. THE UTILITY EASEMENTS SHOWN ON THIS PLAT OF BANNER LAKE MAY BE USED FOR UTILITY PURPOSES (INCLUDING CATV) BY ANY UTILITY IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR, ANY UTILITY EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.
- 3. WATER MANAGEMENT TRACTS "A" THROUGH "E" SHOWN ON THIS PLAT OF BANNER LAKE ARE HEREBY DECLARED TO BE THE PROPERTY OF BANNER LAKE PROPERTY OWNER'S ASSOCIATION, (HEREINAFTER "ASSOCIATION"), AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR DRAINAGE, AND RECREATION PURPOSES, AND ARE THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR, ANY WATER MANAGEMENT TRACTS DESIGNATED AS SUCH ON THIS PLAT.
- 4. THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT OF BANNER LAKE ARE HEREBY DECLARED TO BE THE PROPERTY OF THE BANNER LAKE PROPERTY OWNERS ASSOCIATION (HEREINAFTER "ASSOCIATION") FOR DRAINAGE PURPOSES AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION, AND SHALL BE THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY. DUTY. OR LIABILITY FOR ANY DRAINAGE EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.
- 5. THE LIFT STATION EASEMENT SHOWN ON THIS PLAT OF BANNER LAKE IS HEREBY DECLARED TO BE THE PROPERTY OF HYDRATECH UTILITIES, INC. FOR LIFT STATION PURPOSES AND SHALL BE CONVEYED BY DEED TO HYDRATECH UTILITIES, INC., AND SHALL BE THE MAINTENANCE OBLIGATION OF HYDRATECH UTILITIES, INC. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY LIFT STATION EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.
- 6. THE WETLAND PRESERVE AND UPLAND PRESERVATION AREAS SHOWN ON THIS PLAT OF BANNER LAKE AS WETLAND PRESERVE AREAS AND UPLAND PRESERVATION AREAS ARE HEREBY DECLARED TO BE PROPERTY OF THE BANNER LAKE PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION") AND ARE FURTHER DECLARED TO BE PRIVATE PRESERVATION AREAS, WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR PRESERVATION PURPOSES AND SHALL BE MAINTAINED BY THE ASSOCIATION IN ACCORDANCE WITH THE PRESERVE AREA MANAGEMENT PLAN (PAMP) APPROVED BY MARTIN COUNTY. NO CONSTRUCTION IN, OR ALTERATION OR DESTRUCTION OF THE PARCELS SHALL OCCUR, EXCEPT AS SPECIFIED WITHIN THE PAMP APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY WETLAND AND UPLAND PRESERVATION AREAS DESIGNATED AS SUCH ON THIS PLAT.
- 7. THE 10.00 FOOT ADDITIONAL RIGHT-OF-WAY SHOWN ON THIS PLAT OF BANNER LAKE IS HEREBY DEDICATED TO THE MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE USE AND BENEFIT OF THE PUBLIC.
- 8. THE EMERGENCY ACCESS EASEMENT AS SHOWN ON THIS PLAT OF BANNER LAKE IS HEREBY DEDICATED TO THE BANNER LAKE PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION") AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR EMERGENCY ACCESS PURPOSES. AND SHALL BE THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER. BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR THE EMERGENCY ACCESS EASEMENT DESIGNATED AS SUCH ON THIS PLAT.