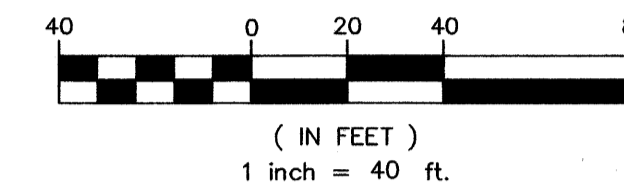
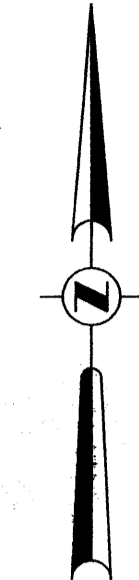


KANNER MINOR PLAT

A PARCEL OF LAND LYING IN THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 9, TOWNSHIP 38 SOUTH, RANGE 41 EAST, CITY OF STUART, MARTIN COUNTY, FLORIDA.

DATE: MARCH, 1999



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 14 PAGE 164, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS 23rd DAY OF April, 1999.

FILE NO. 1364000
(CIRCUIT COURT SEAL)

MARSHA STILLER, CLERK
CIRCUIT COURT
MARTIN COUNTY, FLORIDA
BY: Charlotte Buley
DEPUTY CLERK

SUBDIVISION PARCEL CONTROL NUMBER
9-38-41-021-000-0000.0

LEGAL DESCRIPTION

THE NORTH 150 FEET OF THE SOUTH 260 FEET OF THE NORTH THREE-FOURTHS (3/4) OF THE WEST ONE-HALF (1/2) OF THE NORTHWEST ONE-QUARTER (1/4) OF THE SOUTHWEST ONE-QUARTER (1/4) OF SECTION 9, TOWNSHIP 38 SOUTH, RANGE 41 EAST, LESS THE RIGHT-OF-WAY FOR STATE ROAD 76, MARTIN COUNTY, FLORIDA.

SAID PARCEL CONTAINING 2.21 ACRES +/-.

NOTES

- 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 DIGITAL.
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- THE SURVEY BEARINGS SHOWN HEREON ARE REFERENCED TO THE WEST LINE OF SECTION 9-38-41 WHICH IS ASSUMED TO BE N.00°11'59"E.
- SUBJECT PROPERTY LIES IN FLOOD ZONE C ACCORDING TO F.I.R.M. COMMUNITY-PANEL NO. 120165, DATED AUGUST 15, 1978.

CERTIFICATE OF OWNERSHIP AND DEDICATION

JEFFREY ALAN KRAUSKOPF, AS TRUSTEE UNDER THE PROVISIONS OF A CERTAIN LAND TRUST AGREEMENT, DATED NOVEMBER 4, 1998, KNOWN AS THE KANNER TRUST, HEREBY CERTIFIES THAT HE IS THE OWNER OF THE PROPERTY DESCRIBED HEREON AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS THE PLAT OF KANNER MINOR PLAT AND HEREBY DEDICATES AS FOLLOWS:

- DRAINAGE EASEMENT**
THE DRAINAGE EASEMENT SHOWN ON THIS KANNER MINOR PLAT IS HEREBY DEDICATED TO THE USE AND BENEFIT OF THE LOTS PLATTED HEREON FOR DRAINAGE PURPOSES. THE BOARD OF COMMISSIONERS OF THE CITY OF STUART SHALL HAVE NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENT.
- UTILITY EASEMENTS**
THE UTILITY EASEMENTS SHOWN ON THIS KANNER MINOR PLAT MAY BE USED FOR UTILITY PURPOSES BY ANY UTILITY COMPANY (INCLUDING C.A.T.V.) IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF COMMISSIONERS OF THE CITY OF STUART. THE BOARD OF COMMISSIONERS OF THE CITY OF STUART SHALL HAVE NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.

DATED THIS 31 DAY OF MARCH, 1999.

Witness: Jean Parks and Mary J. Vasillas
JEFFREY ALAN KRAUSKOPF, AS TRUSTEE UNDER THE PROVISIONS OF A CERTAIN LAND TRUST AGREEMENT, DATED NOVEMBER 4, 1998, KNOWN AS THE KANNER TRUST.

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MARTIN

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JEFFREY ALAN KRAUSKOPF, TRUSTEE, TO ME WELL KNOWN, AND HE ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION. HE IS [X] PERSONALLY KNOWN TO ME OR [] HAS PRODUCED AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 31 DAY OF March, 1999.

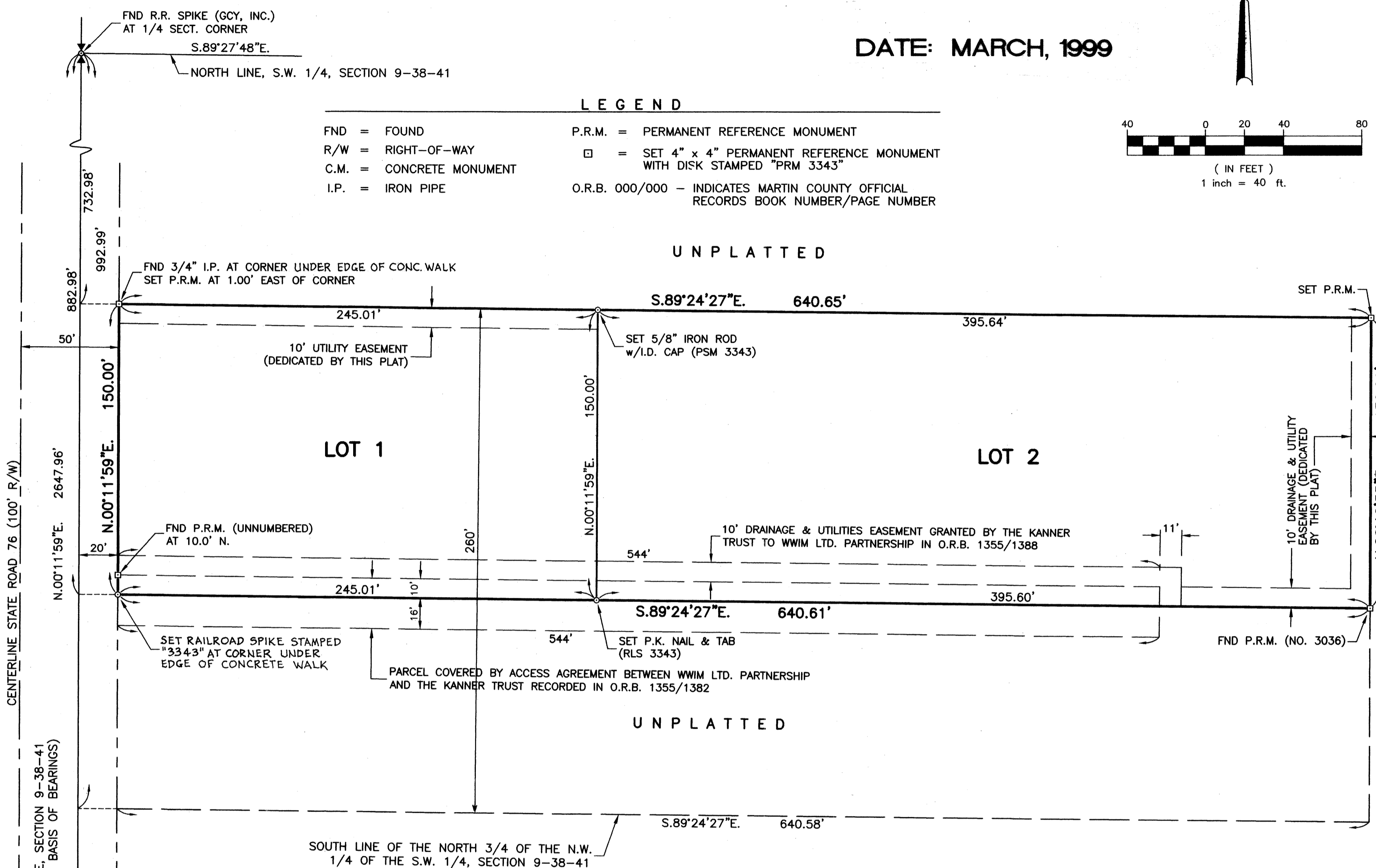
Notary Public: Mary J. Vasillas
PRINTED NAME OF NOTARY: MARY J. VASILAS
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: CC 527843
COMMISSION NO.: MA 12,2000

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA
COUNTY OF MARTIN

I, ARTHUR SPEEDY, DO HEREBY CERTIFY THAT THIS PLAT OF "KANNER MINOR PLAT" IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED; THAT SUCH SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SUCH SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; AND THAT PERMANENT REFERENCE MONUMENTS (PRM's) HAVE BEEN PLACED AS REQUIRED BY LAW, AND FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND APPLICABLE ORDINANCES OF THE CITY OF STUART, MARTIN COUNTY, FLORIDA.

Arthur Speedy
ARTHUR SPEEDY
REGISTERED PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 3343
DATE: 3/31/99



LEGEND

FND = FOUND
R/W = RIGHT-OF-WAY
C.M. = CONCRETE MONUMENT
I.P. = IRON PIPE

P.R.M. = PERMANENT REFERENCE MONUMENT
□ = SET 4" x 4" PERMANENT REFERENCE MONUMENT WITH DISK STAMPED "PRM 3343"
O.R.B. 000/000 - INDICATES MARTIN COUNTY OFFICIAL RECORDS BOOK NUMBER/PAGE NUMBER

S.W. CORNER, SECTION 9-38-41

TITLE CERTIFICATION

I, RICHARD J. DUNGEY, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF MARCH 31, 1999, AT 5:00pm

- RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF (THE PERSON, CORPORATION, AND/OR OTHER ENTITY) EXECUTING THE CERTIFICATE OF OWNERSHIP (AND DEDICATION) HEREON.
- ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:
JEFFREY ALAN KRAUSKOPF, AS TRUSTEE UNDER THE PROVISIONS OF A CERTAIN LAND TRUST AGREEMENT, DATED NOVEMBER 4, 1998, KNOWN AS THE KANNER TRUST, TO HARBOR FEDERAL SAVINGS BANK, FILED JANUARY 29, 1999 AND RECORDED IN OFFICIAL RECORDS BOOK 1347, PAGE 1958, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.
- ALL TAXES THAT ARE DUE AND PAYABLE PURSUANT TO SECTION 197.192, F.S., HAVE BEEN PAID.

DATED THIS 1st DAY OF April, 1999.

Richard J. Dungey
RICHARD J. DUNGEY
ATTORNEY-AT-LAW, FLORIDA BAR NO. 155538
WARNER FOX SEELY DUNGEY & SWEET, L.L.P.
P.O. DRAWER 6 - 1100 S. FEDERAL HIGHWAY
STUART, FLORIDA 34995-0006
PHONE: (561) 287-4444

MORTGAGE HOLDER'S CONSENT

STATE OF FLORIDA
COUNTY OF MARTIN

HARBOR FEDERAL SAVINGS BANK HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE, LIEN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON RECORDED IN OFFICIAL RECORDS BOOK 1366, PAGE 1900, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND DOES CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE ITS MORTGAGE, LIEN OR ENCUMBRANCE TO SUCH DEDICATION.

SIGNED THIS 2 DAY OF APRIL, 1999.

Charles R. Schud
WITNESS
PRINTED NAME: CHARLES R. SCHUD

Antonia Santuzza
WITNESS
PRINTED NAME: ANTONIA SANTUZZA

HARBOR FEDERAL SAVINGS BANK
DONALD E. HUGHES
VICE-PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MARTIN

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED DONALD E. HUGHES TO ME WELL KNOWN TO BE THE VICE PRESIDENT OF HARBOR FEDERAL SAVINGS BANK. AND HE ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING MORTGAGE HOLDER'S CONSENT AS AN OFFICER OF SAID BANK. HE IS [X] KNOWN TO ME OR [] HAS PRODUCED AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 2 DAY OF APRIL, 1999.

Antonia Santuzza
NOTARY PUBLIC
PRINTED NAME OF NOTARY: ANTONIA SANTUZZA
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: 5-8-2001
COMMISSION NO.: CC 643365

CITY APPROVAL

STATE OF FLORIDA
COUNTY OF MARTIN
CITY OF STUART

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

4/12/99
DATE
KARL J. KRUEGER, JR., MAYOR

4/12/99
DATE
DIANNE O'DONNELL - CITY CLERK

4-9-99
DATE
CARL V.M. COFFIN - CITY ATTORNEY

4/6/99
DATE
JOSEPH W. CAPRA, P.E. - CITY ENGINEER

MORTGAGE HOLDER'S CONSENT

STATE OF FLORIDA
COUNTY OF MARTIN

JEFFREY ALAN KRAUSKOPF AND PAMELA J. ROEBUCK, HUSBAND AND WIFE, HEREBY CERTIFY THAT THEY ARE THE HOLDERS OF THAT CERTAIN MORTGAGE DATED 11-4-98 AND RECORDED IN OFFICIAL RECORDS BOOK 1347, PAGE 1958, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, ON THE LAND DESCRIBED HEREON AND DO HEREBY CONSENT TO THE DEDICATION(S) HEREON AND DO SUBORDINATE THEIR MORTGAGE, LIEN OR ENCUMBRANCE TO SUCH DEDICATION.

SIGNED THIS 31 DAY OF March, 1999.

Jean Parks
WITNESS
PRINTED NAME: JEAN PARKS

Mary J. Vasillas
WITNESS
PRINTED NAME: MARY J. VASILAS

Jean Parks
WITNESS
PRINTED NAME: JEAN PARKS

Mary J. Vasillas
WITNESS
PRINTED NAME: MARY J. VASILAS

Jeffrey Alan Krauskopf, Husband
PAMELA J. ROEBUCK, HIS WIFE

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MARTIN

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JEFFREY ALAN KRAUSKOPF AND PAMELA J. ROEBUCK, HUSBAND AND WIFE, TO ME WELL KNOWN, AND THEY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE FOREGOING MORTGAGEE'S CONSENT. THEY ARE [X] PERSONALLY KNOWN TO ME OR [] HAS PRODUCED AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 31 DAY OF March, 1999.

Mary J. Vasillas
NOTARY PUBLIC
PRINTED NAME OF NOTARY: MARY J. VASILAS
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: CC 527843
COMMISSION NO.: MA 12,2000

THIS INSTRUMENT PREPARED BY:
ARTHUR SPEEDY
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA LICENSE NO. 3343
P.O. BOX 92 * 959 S. FEDERAL HWY.
STUART, FLORIDA 34995
PHONE (561) 287-3636

C:\DRAWINGS\Krauskopf\Krauskopf.dwg Thu Mar 25 11:37:18 1999 C: CALVERT MONTGOMERY & ASSOCIATES, INC.