

PLAT NO. 2 SAILFISH POINT P.U.D.

OCTOBER 1980

LYING IN PART OF FRACTIONAL SECTION 8, TOWNSHIP 38 SOUTH, RANGE 42 EAST, MARTIN COUNTY, FLORIDA.

DESCRIPTION

A PARCEL OF LAND LYING IN PART OF FRACTIONAL SECTION 8, TOWNSHIP 38 SOUTH, RANGE 42 EAST, MARTIN COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN FROM THE SOUTHEAST CORNER OF LOT 35 OF PLAT NO. 1, SAILFISH POINT, P.U.D., AS RECORDED IN PLAT BOOK 8, PAGE 10 RECORDS OF MARTIN COUNTY, FLORIDA, AND RUN N 38°20'45" W, ALONG THE EAST LINE OF SAID LOT 35, A DISTANCE OF 177.07 FEET; THENCE S 51°39'15" W, ALONG THE NORTHWEST LINE OF SAID PLAT NO. 1, A DISTANCE OF 2520.08 FEET; THENCE N 51°11'54" W, A DISTANCE OF 304.25 FEET; THENCE N 51°41'21" E, A DISTANCE OF 1255.83 FEET; THENCE N 37°40'40" W, A DISTANCE OF 49.90 FEET; THENCE N 51°41'07" E, A DISTANCE OF 191.43 FEET; THENCE N 38°18'53" W, A DISTANCE OF 71.00 FEET; THENCE N 51°41'07" E, A DISTANCE OF 320.38 FEET; THENCE S 88°18'53" E, A DISTANCE OF 71.05 FEET; THENCE N 51°41'35" E, A DISTANCE OF 409.73 FEET; TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 50.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 50°11'10", A DISTANCE OF 43.80 FEET; THENCE N 1°30'25" E, A DISTANCE OF 225.87 FEET; THENCE N 88°10'40" E, A DISTANCE OF 484.24 FEET; THENCE S 1°49'20" E, A DISTANCE OF 54.66 FEET; THENCE N 88°10'40" E, A DISTANCE OF 110.44 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 40.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°56'05", A DISTANCE OF 62.78 FEET; THENCE S 1°53'15" E, A DISTANCE OF 107.89 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 112.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 34°51'27", A DISTANCE OF 68.14 FEET; THENCE S 36°44'42" E, TANGENT TO SAID CURVE A DISTANCE OF 115.38 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", A DISTANCE OF 39.27 FEET; THENCE S 53°15'18" W, TANGENT TO SAID CURVE A DISTANCE OF 166.68 FEET TO THE POINT OF BEGINNING.

DEDICATION

STATE OF FLORIDA COUNTY OF MARTIN S.S.

SAILFISH POINT, INC., A DELAWARE CORPORATION, BY AND THROUGH ITS UNDERSIGNED OFFICERS DOES HEREBY DEDICATE AS FOLLOWS:

- PARCELS "E" AND "F" SHOWN HEREON ARE HEREBY SUBMITTED TO PLAT;
- THE STREETS SHOWN ON PARCEL "E" ARE HEREBY DECLARED TO BE PRIVATE STREETS AND ARE DEDICATED TO SAILFISH POINT, INC. OR ITS ASSIGNS FOR PRIVATE STREET PURPOSES, UTILITIES AND DRAINAGE. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA SHALL HAVE NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SUCH STREETS;
- THE DRAINAGE EASEMENTS AS MAY APPEAR ON PARCELS "E" AND "F" ARE HEREBY DEDICATED TO SAILFISH POINT PROPERTY OWNERS' AND COUNTRY CLUB ASSOCIATION, INC.;
- UTILITY EASEMENTS AS MAY APPEAR ON PARCELS "E" AND "F" MAY BE USED FOR UTILITY PURPOSES 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.

SIGNED AND SEALED THIS 17th DAY OF December, 1980 ON BEHALF OF SAID CORPORATION BY ITS PRESIDENT AND ATTESTED TO BY ITS ASSISTANT SECRETARY.

ATTEST: Thomas J. Palmieri ASSISTANT SECRETARY BY: Doran T. Seaquist, Jr. PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF MARTIN S.S.

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED DORAN T. SEAQUIST, JR. AND THOMAS J. PALMIERI, PRESIDENT AND ASSISTANT SECRETARY, RESPECTIVELY, OF SAILFISH POINT INC., A DELAWARE CORPORATION, AND THEY ACKNOWLEDGED THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 17th DAY OF December, 1980. MY COMMISSION EXPIRES: Myra A. Woods NOTARY PUBLIC

CERTIFICATE OF OWNERSHIP

STATE OF FLORIDA COUNTY OF MARTIN S.S.

SAILFISH POINT INC., A DELAWARE CORPORATION, BY AND THROUGH ITS UNDERSIGNED OFFICERS, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED HEREON, SUBJECT TO RIGHTS OF EASEMENT IN OTHERS AS ELSEWHERE JOINING HEREIN. DATED: THIS 17th DAY OF December, 1980.

ATTEST: Thomas J. Palmieri ASSISTANT SECRETARY BY: Doran T. Seaquist, Jr. PRESIDENT

JOINER

STATE OF FLORIDA COUNTY OF MARTIN S.S.

THE UNDERSIGNED, BEING THE HOLDERS OF EASEMENT RIGHTS FOR THE INSTALLATION AND MAINTENANCE OF PRIVATE DOCKING FACILITIES FOR PLEASURE CRAFT, APPURTENANT TO FEE OWNERSHIP OF CERTAIN LOTS IN PLAT NO. 1 SAILFISH POINT P.U.D., WHICH EASEMENT RIGHTS ARE ESTABLISHED OVER CERTAIN STRIPS OF SUBMERGED LAND WHICH CONSTITUTE PART OF PARCEL "F" DESCRIBED HEREIN AND WHICH ARE CREATED IN CERTAIN GRANTS OF EASEMENT WHICH ARE RECORDED IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA IN ACCORDANCE WITH THE SCHEDULE SET FORTH BELOW:

OWNER AND HOLDER OF LOT AND EASEMENT	LOT APPURTENANT TO PROPERTY DESCRIBED HEREIN	OFFICIAL RECORDS BOOK AND PAGE FOR GRANT OF EASEMENT
HERRLIN-DEINARD CONSTRUCTION CORPORATION	1	503 1867
WILFRID NORMAN CASSEL	5	504 61
FIRST FLORIDA DEVELOPMENT, INC.	7	509 603
PHOENIX DEVELOPMENT CORP. STEVENSON BUILDING & DESIGN, INC.	9	502 1585
	3	510 1499

IN WITNESS WHEREOF, THE UNDERSIGNED HAVE HEREUNTO SET ITS SEAL THIS 17th DAY OF December, 1980.

ATTEST: Wilfrid Norman Cassel WILFRID NORMAN CASSEL BY: John Fenniman JOHN FENNIMAN, ESQ. AS HIS ATTORNEY-IN-FACT

ATTEST: Barbara A. Smalley HERRLIN-DEINARD CONSTRUCTION CORPORATION BY: Dorinda P. King PRESIDENT

ATTEST: Shirley Simpson Dubois PHOENIX DEVELOPMENT CORPORATION BY: John R. Risa PRESIDENT

ATTEST: Carol D. Nehawka FIRST FLORIDA DEVELOPMENT, INC. BY: Paul L. K. Fairfield PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF MARTIN S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18th DAY OF December, 1980, BY JOHN FENNIMAN, ESQUIRE, AS ATTORNEY-IN-FACT FOR WILFRID NORMAN CASSEL

ATTEST: Diana Lee Middlebrooks NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: JUNE 27, 1983

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18th DAY OF December, 1980, BY John R. Risa AND John F. Fenniman AND Barbara A. Smalley RESPECTIVELY OF HERRLIN-DEINARD CONSTRUCTION CORPORATION, ON BEHALF OF SAID CORPORATION.

ATTEST: Barbara A. Smalley NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: My Commission Expires March 14, 1984

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 12/17/80, BY Barbara A. Smalley AND John R. Risa AND John F. Fenniman RESPECTIVELY, OF PHOENIX DEVELOPMENT CORPORATION, ON BEHALF OF SAID CORPORATION.

ATTEST: Shirley Simpson Dubois NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: My Commission Expires March 27, 1986

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 12-18-80, BY Paul R. Risa AND John F. Fenniman AND Barbara A. Smalley RESPECTIVELY, OF FIRST FLORIDA DEVELOPMENT, INC. ON BEHALF OF SAID CORPORATION.

ATTEST: Carol D. Nehawka NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: My Commission Expires Dec 18 1981

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF December, 1980, BY John F. Fenniman AND Barbara A. Smalley AND John R. Risa RESPECTIVELY, OF STEVENSON BUILDING & DESIGN, INC. ON BEHALF OF SAID CORPORATION.

ATTEST: Dorinda P. King NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: My Commission Expires Dec 18 1981

TITLE CERTIFICATION

STATE OF FLORIDA COUNTY OF MARTIN S.S.

TITLE UNDERWRITER AGENCY, INC. BY ITS UNDERSIGNED VICE PRESIDENT, HEREBY CERTIFIES THAT THE RECORD TITLE OF THE HERON DESCRIBED LANDS IS VESTED IN SAILFISH POINT INC., A DELAWARE CORPORATION, AS BY THE CERTIFICATE OF OWNERSHIP ELSEWHERE APPEARING.

NO MORTGAGES OF SUCH OWNER APPEAR AS UNSATISFIED. DATED THIS 18th DAY OF December, 1980.

ATTEST: Jess Wright TITLE UNDERWRITER AGENCY, INC. BY: Jess Wright VICE PRESIDENT 218 N. COLORADO AVE., STUART, FLORIDA

GULFSTREAM AMERICAN BANK & TRUST COMPANY (N.A.)

MORTGAGEE OF STEVENSON BUILDING & DESIGN INC.

BY: W.M. Isaacs ATTEST: Charlotte Buskey

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 12/17/80 BY W.M. Isaacs AND Timothy Fees RESPECTIVELY OF GULFSTREAM AMERICAN BANK & TRUST COMPANY (N.A.), ON BEHALF OF SAID CORPORATION

ATTEST: Robert E. Mudd NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES 3/7/82

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA COUNTY OF MARTIN S.S.

I, GARY M. F. RAYMAN, DO HEREBY CERTIFY THAT THIS PLAT OF PLAT NO. 2 SAILFISH POINT P.U.D. IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT THE SURVEY WAS MADE UNDER MY SUPERVISION AND THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.

ATTEST: Gary M. F. Rayman GARY M. F. RAYMAN REGISTERED SURVEYOR NO. 2633 STATE OF FLORIDA

COUNTY APPROVAL

STATE OF FLORIDA COUNTY OF MARTIN S.S.

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

- JAN 23, 1981 Ed Freeman COUNTY ENGINEER
- 21 JAN 81 John Fenniman COUNTY ATTORNEY
- 22 JAN 81 Barbara A. Smalley CHAIRMAN-PLANNING AND ZONING COMMISSION OF MARTIN COUNTY, FLORIDA
- 1/22/81 Mary Buschalla CHAIRMAN BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA

ATTEST: Louise V. Isaacs CLERK BY Charlotte Buskey D.C.

Subdivision parcel control number: 08 38 42 003 000 0000.0

NOTE

THIS PLAT AND THE PROPERTY DESCRIBED HEREIN ARE SUBJECT TO THE COVENANTS, RESTRICTIONS, LEIN RIGHTS AND OTHER PROVISIONS CONTAINED IN THAT CERTAIN DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS FOR SAILFISH POINT, DATED JAN. 25, 1980 AND RECORDED FEBRUARY 4, 1980, UNDER CLERK'S FILE NUMBER 365941, IN OFFICIAL RECORD BOOK 488, AT PAGE 1058, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AS AMENDED BY THE FIRST AMENDMENT TO DECLARATION, RECORDED UNDER CLERK'S FILE NUMBER 399150, IN OFFICIAL RECORD BOOK 513, AT PAGE 1094, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, TOGETHER WITH THE COVENANTS, RESTRICTIONS AND OTHER PROVISIONS CONTAINED IN THAT CERTAIN SUPPLEMENTARY DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS FOR PLAT NO. 1 SAILFISH POINT P.U.D. RECORDED CONCURRENTLY WITH THE RECORDATION OF THIS PLAT.

LINDAHL, BROWNING & FERRARI, INC.
Consulting Engineers, Planners & Surveyors
426 INDIANTOWN ROAD 951 COLORADO AVENUE
JUPITER, FLORIDA 33458 STUART, FLORIDA 33494