

PINEDA CROSSING PHASE DETAILS

Phase I

Phase II

Phase III

Phase IV

Phase V

Brevard County Property Appraiser Website: www.brevardpropertyappraiser.com/

PINEDA CROSSING PHASE I

A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST, OF BREVARD COUNTY, FLORIDA.

DESCRIPTION:

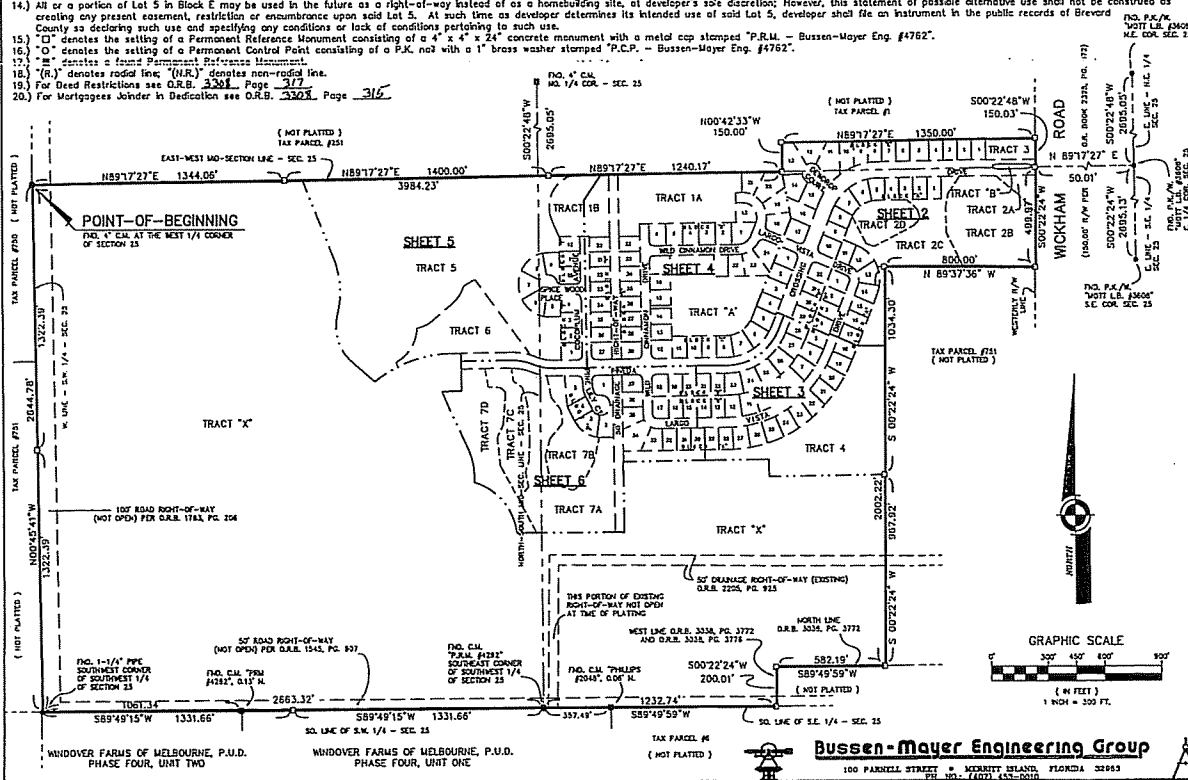
A parcel of land lying in Section 25, Township 26 South, Range 36 East, Brevard County, Florida, being more fully described as follows:

Begin at the West 1/4 corner of said Section 25; thence N.89°17'27"E., along the east-west mid-section line of said Section 25, a distance of 3984.23 feet; thence departing said east-west mid-section line, N.00°42'33"W., perpendicular to said line, a distance of 150.00 feet; thence N.89°17'27"E., parallel with and 150.00 feet north, by right angle measure, of said east-west mid-section line, a distance of 1350.00 feet to a point on the westerly right-of-way line of Wickham Road (a 150.00 foot wide right-of-way of which 50.00 feet lies within said Section 25); thence S.00°22'48"W., along said right-of-way line, a distance of 150.03 feet to a point on the easterly east-west mid-section line; thence S.00°22'24"W., along said right-of-way line, a distance of 499.97 feet; thence departing said right-of-way line, N.89°37'36"W., perpendicular to said right-of-way line, a distance of 800.00 feet; thence S.00°22'24"W., parallel with said right-of-way line, a distance of 2002.22 feet to a point 200.00 feet north, by right angle measure, of the south line of the Southeast 1/4 of said Section 25, said point also being on the north line of those lands per O.R. Book 3038, Page 3772 of said Public Records; thence S.89°49'59"W., parallel with and 200.00 feet north, by right angle measure, of said south line and along the north line of said lands per O.R. Book 3038, Page 3772, a distance of 582.19 feet to the northwest corner of said lands; thence S.00°22'24"W., along the west line of said lands and along the west line of the lands as described in O.R. Book 3038, Page 3776 of said Public Records, a distance of 200.00 feet to a point on said south line; thence S.89°49'59"W., along said south line, a distance of 1232.74 feet to the southeast corner of the Southwest 1/4 of said Section 25; thence S.89°49'15"W., along the south line of said Southwest 1/4, a distance of 2863.32 feet to the southwest corner of said Southwest 1/4; thence N.00°45'41"W., along the west line of said Southwest 1/4, a distance of 2844.78 feet to the Point-of-Beginning.

Containing 285.68 acres, more or less, and being subject to any easements and/or rights-of-way of record.

NOTES:

- There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of this County.
- Bearing structure as shown hereon is based on the East line of the S.E. 1/4 of Section 25, Township 26 South, Range 36 East; being "S.00°22'24"W.", on assumed bearing.
- There is hereby reserved along all rear and side lot lines and tract lines a 1.50 foot wide easement for the installation and maintenance of public utilities and drainage, unless otherwise shown.
- As to all of those lots and tracts which are contiguous with rights-of-ways dedicated by this plat, there is hereby reserved a 10.00 foot wide easement contiguous with and adjacent to said rights-of-ways over, upon and across all of said lots and tracts for the installation and maintenance of public utilities and drainage, unless otherwise shown.
- All platted utility and drainage easements shall also constitute easements for the construction, installation, maintenance and operation of other drainage and public utilities including but not limited to the following services: cable television, telephone, electricity, gas, sewer and water.
- When more than one lot is used as a building site, the easements created by note #3 will revert to the perimeter of said building site unless public utilities and/or drainage facilities exist and will therefore require an alternate vacating method for vacating said easements.
- Tracts "A" and 4 are retention basin tracts to be owned & maintained by the Home Owners Association.
- Tract "X" is to be retained by the Developer and consist of Stage 2, Tracts 8, 9, and 10, Stage 3, Tract 11, Stage 4, Tracts 12, 13 and 14 and Stage 5 Tract 15 of the approved Preliminary Development Plan filed with the County of Brevard, and will be further subdivided and replatted in the future.
- Tracts 1A and 1B are to be retained by the Developer, for future residential development.
- Tracts 2A, 2B, 2C, 2D, 7A, 7B, 7C, 7D are wetland, retention and common open area tracts to be owned and maintained by the Home Owners Association.
- Tracts B, 3, 5 and 6 are common open areas to be owned and maintained by the Home Owners Association.
- There is hereby reserved within all rights-of-ways dedicated by this plat a non-exclusive easement for the installation and maintenance of public utilities and drainage.
- All temporary ingress-egress easements dedicated by this plat shall conclude and terminate at such times as the tracts in which they are re-platted.
- All or a portion of Lot 5 in Block E may be used in the future as a right-of-way intended as a homebuilding site, at developer's sole discretion; however, this statement of possible alternative use shall not be construed as creating any present easement, restriction or encumbrance upon said Lot 5. At such time as developer determines its intended use of said Lot 5, developer shall file an instrument in the public records of Brevard County so declaring such use and specifying any conditions or lack of conditions pertaining to such use.
- "D" denotes the setting of a Permanent Reference Monument consisting of a 4" x 4" x 24" concrete monument with a metal cap stamped "P.R.M. - Bussen-Mayer Eng. #4762".
- "O" denotes the setting of a Permanent Control Point consisting of a P.C.P. not with a 1" brass washer stamped "P.C.P. - Bussen-Mayer Eng. #4762".
- "M" denotes a found Permanent Reference Monument.
- "(R)" denotes radial line, "(N.R.)" denotes non-radial line.
- For Deed Restrictions see O.R.B. 3304, Page 317.
- For Mortgages Joinder in Dedication see O.R.B. 3303, Page 316.



PLAT BOOK 39 PAGE 30
SHEET 1 OF 6
SECTION 25 TWP. 26 S., RANGE 36 E.

DEDICATION
KNOW ALL MEN BY THESE PRESENTS, that the Corporation named below, being the owner in fee simple of the lands described as "PINEDA CROSSING PHASE I" hereby dedicates said lands and plat for the uses and purposes therein expressed and declares all roads, streets, ways, thoroughfares, parks, ponds, drainage easements, utility easements, lakes, pathways, open spaces and other rights of way, easements shown hereon to be for the benefit and use of the public, and IN WITNESS WHEREOF, I, the undersigned, have caused these presents to be signed and attested by the officers named below and to be attested to by the State of Florida on this 14th day of July, 2011.

By: *[Signature]*
Attest: *[Signature]*
Signed and sealed in the presence of *[Signatures]*

STATE OF FLORIDA COUNTY OF BREVARD
THIS IS TO CERTIFY, that on JULY 14, 2011 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared JIMMIE R. JIMENEZ, JR., and JOSIEFA DE ALVAREZ, respectively President and VICE PRESIDENT of all the shares named corporation incorporated under the laws of the State of FLORIDA. It is my duty to be the individuals and officers described in and who executed the foregoing Declaration and to certify that the execution thereof is in full compliance with and in accordance with the provisions of the laws of the State of Florida and that the said corporation is duly organized and that the said Declaration is the act and deed of said corporation.

CERTIFICATE OF SURVEYOR
KNOW ALL MEN BY THESE PRESENTS, that the undersigned, being a Licensed and Registered Land Surveyor, being hereby certified that on JULY 14, 2011, I have personally examined the plat of the lands shown in the foregoing plat that said plat is a true and correct representation of the lands therein described and platted in accordance with the laws of the State of Florida and that the said plat and reference monuments have been placed as shown thereon and that the said plat is in full compliance with the laws of the State of Florida and that the said plat is a true and correct representation of the lands therein described and platted in accordance with the laws of the State of Florida and that the said plat is in full compliance with the laws of the State of Florida and that the said plat is a true and correct representation of the lands therein described and platted in accordance with the laws of the State of Florida.

CERTIFICATE OF APPROVAL BY MUNICIPALITY
THIS IS TO CERTIFY, that on _____ the _____ of _____, 2011, I, _____, Mayor of the City of _____, Florida, have approved the foregoing plat.

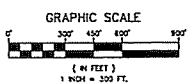
CERTIFICATE OF ACCEPTANCE OF DEDICATION BY BOARD OF COUNTY COMMISSIONERS
THIS IS TO CERTIFY, that the Board of County Commissioners hereby accept all roads, streets, ways, thoroughfares, parks, ponds, drainage easements, utility easements, lakes, pathways, open spaces and other rights of way, easements and other things shown hereon to be for the use and benefit of the public.

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS
THIS IS TO CERTIFY, that on _____ of _____, 2011, I, _____, Chairman of the Board of County Commissioners, have approved the foregoing plat.

CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION
THIS IS TO CERTIFY, that on _____ of _____, 2011, I, _____, Chairman of the Planning and Zoning Commission, have approved the foregoing plat.

CERTIFICATE OF APPROVAL BY
I HEREBY CERTIFY, that I, _____, Clerk of the Board of County Commissioners, have caused these presents to be signed and attested by the officers named below and to be attested to by the State of Florida on this 14th day of July, 2011.

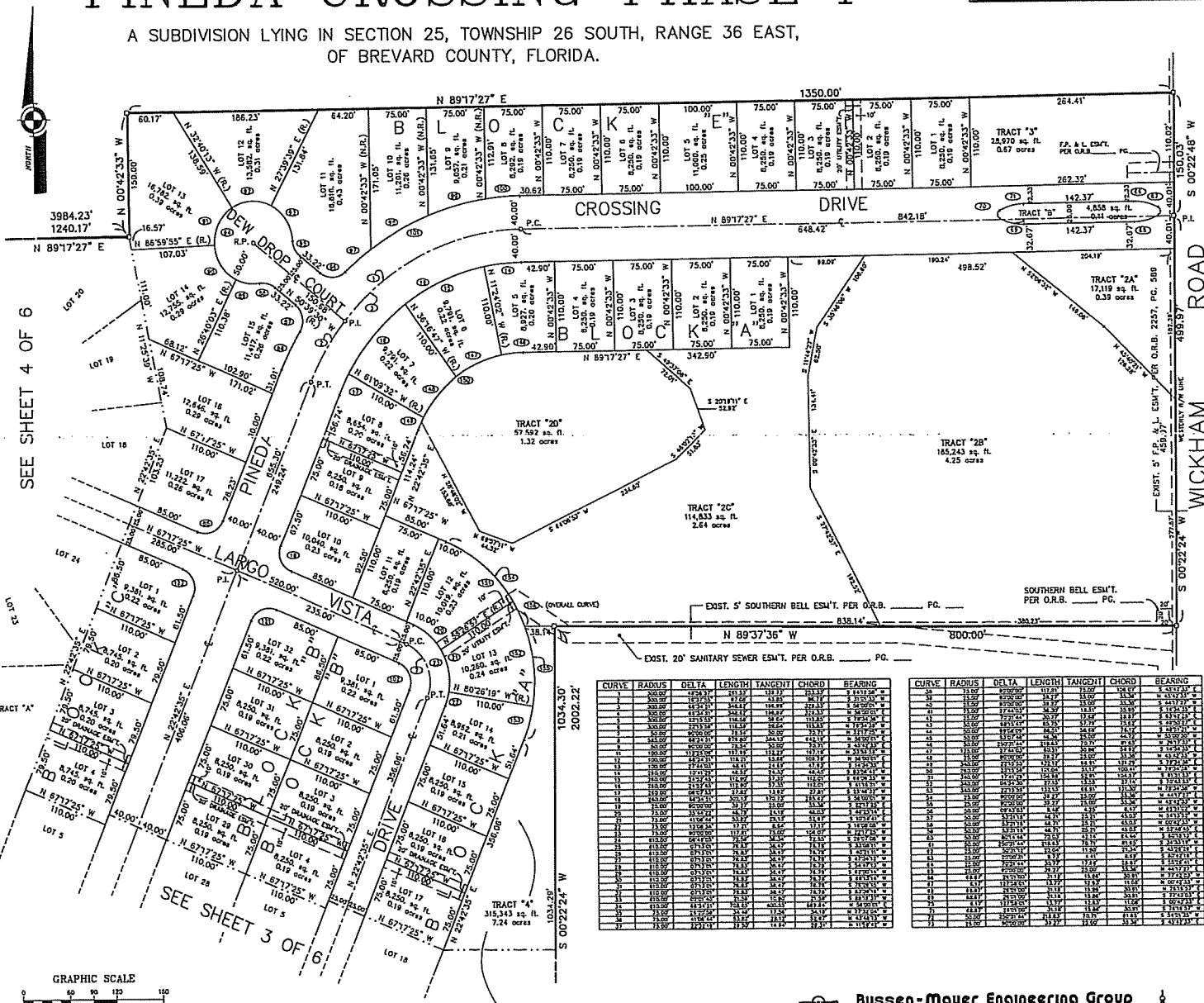
Bussen-Mayer Engineering Group
100 PARNELL STREET • SEBRING ISLAND, FLORIDA 33855
TEL. 904. 680. 0010 FAX 904. 680. 0010



PINEDA CROSSING PHASE I

PLAT BOOK 37 PAGE 31
 SHEET 2 OF 6
 SECTION 25 TWP. 26S., RANGE 36E.

A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST,
 OF BREVARD COUNTY, FLORIDA.



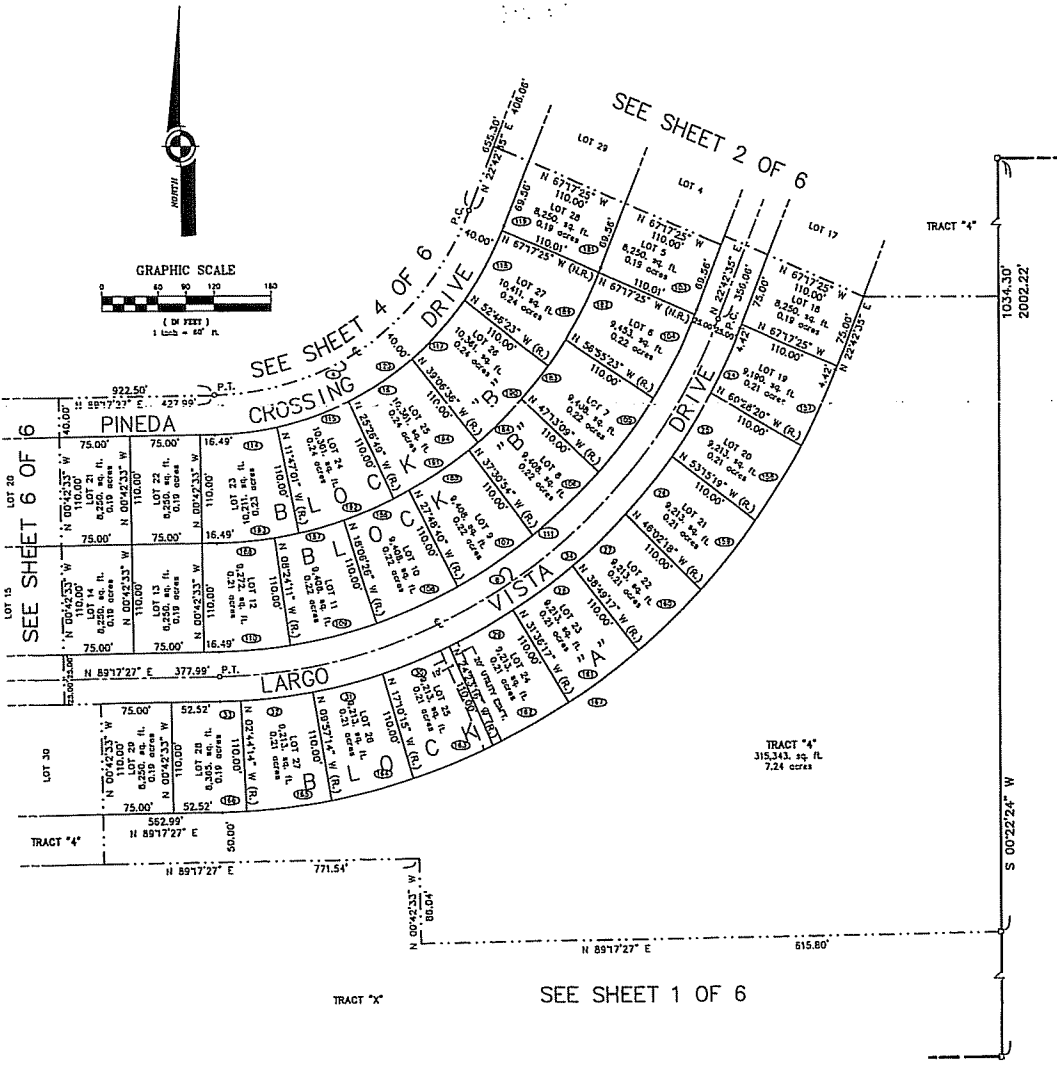
CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
1	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
2	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
3	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
4	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
5	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
6	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
7	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
8	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
9	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
10	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
11	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
12	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
13	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
14	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
15	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
16	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
17	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
18	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
19	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
20	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
21	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
22	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
23	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
24	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
25	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
26	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
27	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
28	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
29	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
30	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
31	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E

CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
32	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
33	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
34	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
35	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
36	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
37	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
38	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
39	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
40	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
41	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
42	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
43	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
44	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
45	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
46	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
47	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
48	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
49	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
50	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
51	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
52	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
53	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
54	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
55	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
56	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
57	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
58	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
59	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
60	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
61	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
62	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
63	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
64	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
65	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
66	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
67	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
68	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
69	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
70	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
71	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
72	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
73	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
74	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
75	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
76	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
77	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
78	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
79	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E
80	200.00	173.65	173.65	173.65	173.65	S 89°17'27" E

PINEDA CROSSING PHASE I

A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST,
OF BREVARD COUNTY, FLORIDA.

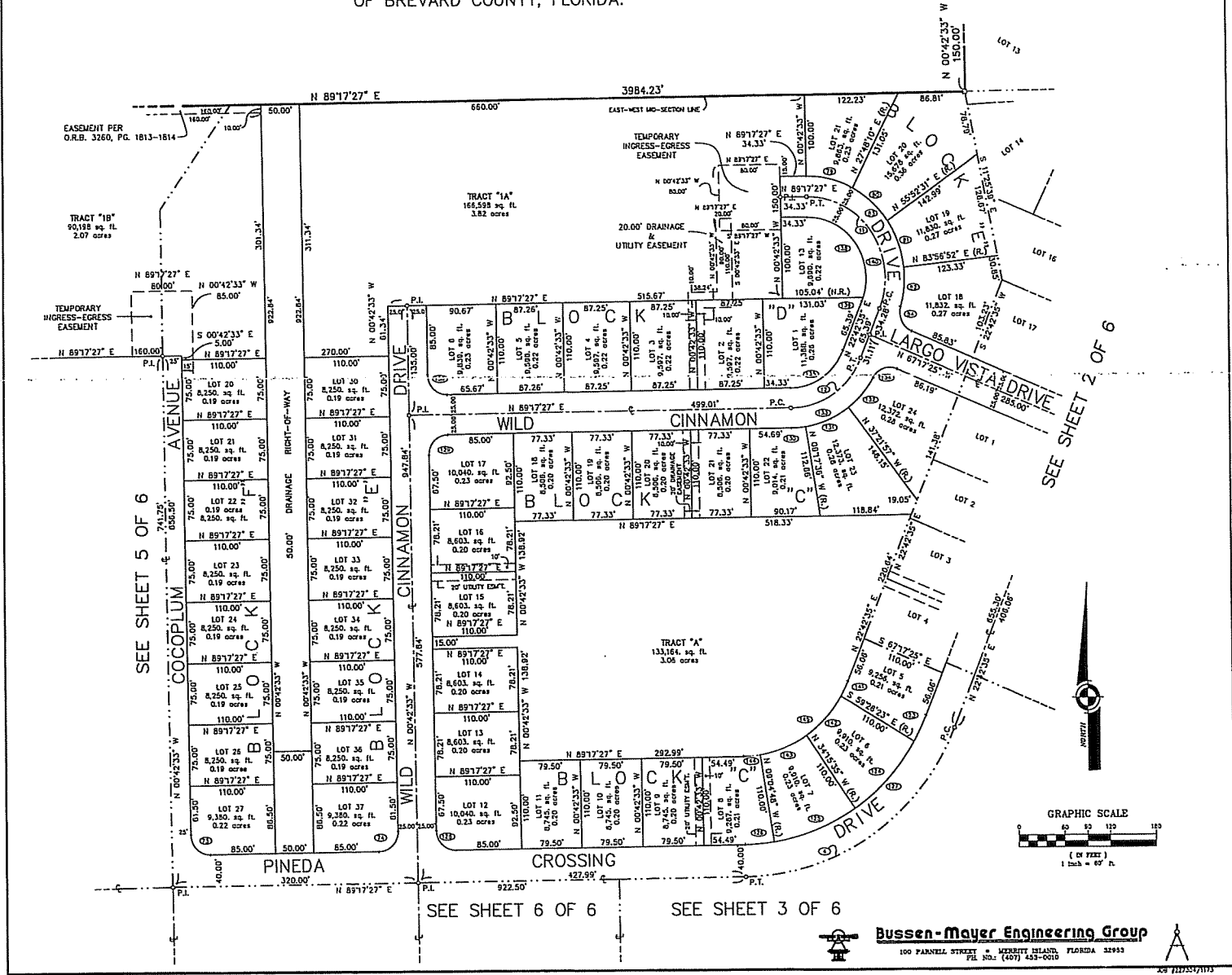
CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
74	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
75	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
76	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
77	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
78	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
79	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
80	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
81	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
82	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
83	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
84	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
85	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
86	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
87	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
88	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
89	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
90	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
91	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
92	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
93	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
94	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
95	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
96	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
97	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
98	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
99	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
100	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
101	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
102	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
103	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
104	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
105	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
106	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
107	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
108	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
109	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
110	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
111	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
112	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
113	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
114	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
115	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
116	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
117	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
118	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
119	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
120	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
121	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
122	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
123	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
124	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
125	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
126	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
127	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
128	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
129	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
130	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
131	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
132	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
133	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
134	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
135	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
136	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
137	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
138	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
139	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
140	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
141	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
142	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
143	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
144	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
145	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
146	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
147	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
148	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
149	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
150	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
151	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
152	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
153	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
154	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
155	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
156	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
157	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
158	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
159	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
160	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
161	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
162	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
163	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
164	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
165	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
166	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
167	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
168	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
169	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
170	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
171	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
172	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
173	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
174	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
175	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
176	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
177	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
178	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
179	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E
180	21.00	80.00	10.00	1.00	1.00	N 89°17'27" E



30 7127557/113

PINEDA CROSSING PHASE I

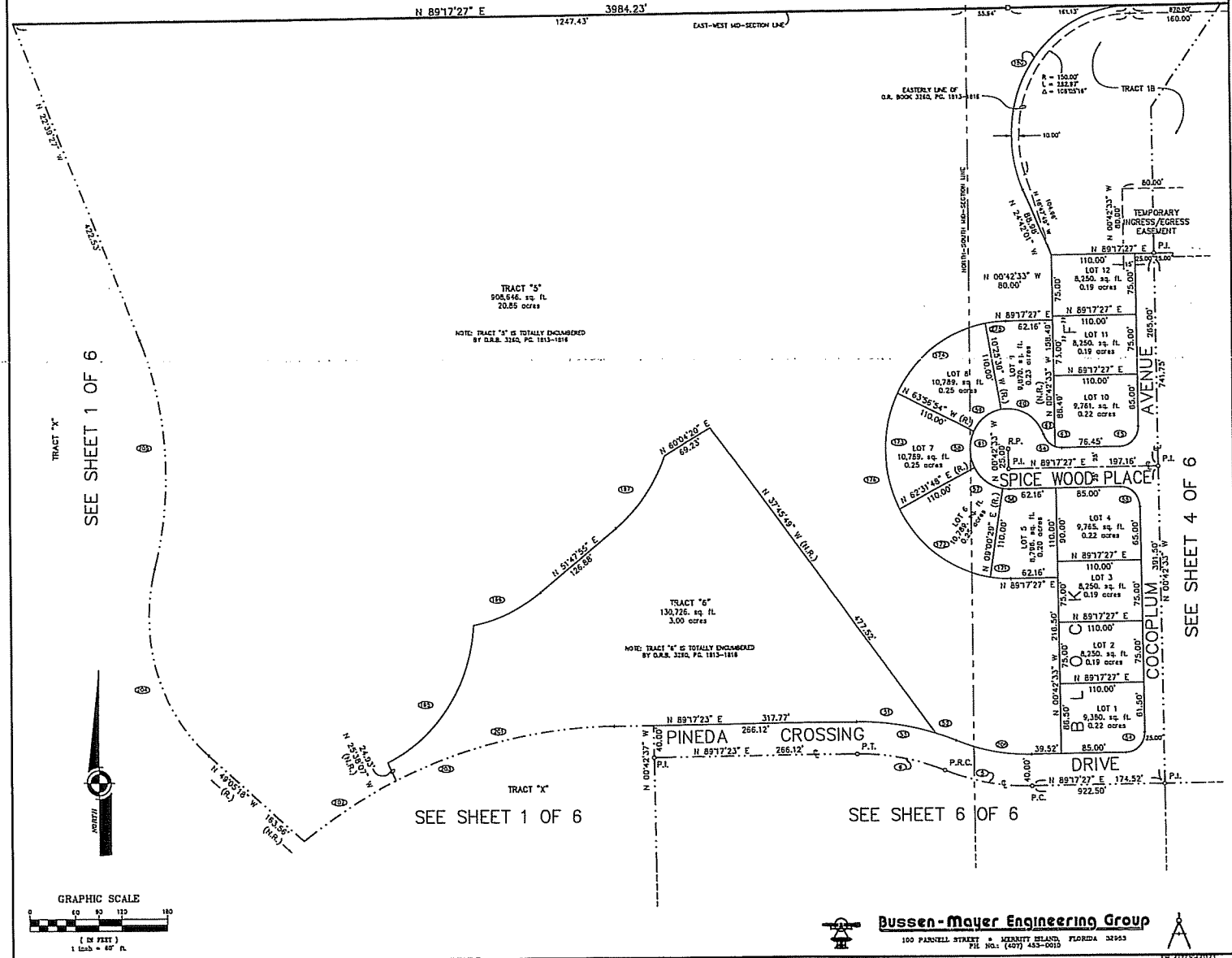
A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST,
 OF BREVARD COUNTY, FLORIDA.



PINEDA CROSSING PHASE I

A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST,
OF BREVARD COUNTY, FLORIDA.

PLAT BOOK 39 PAGE 34
SHEET 5 OF 6
SECTION 25 TWP. 26 S., RANGE 36 E.

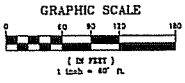


SEE SHEET 1 OF 6

SEE SHEET 1 OF 6

SEE SHEET 6 OF 6

SEE SHEET 4 OF 6



Bussen-Mayer Engineering Group
100 PARVELL STREET • MCNEELY ISLAND, FLORIDA 32943
PH: (407) 453-0010

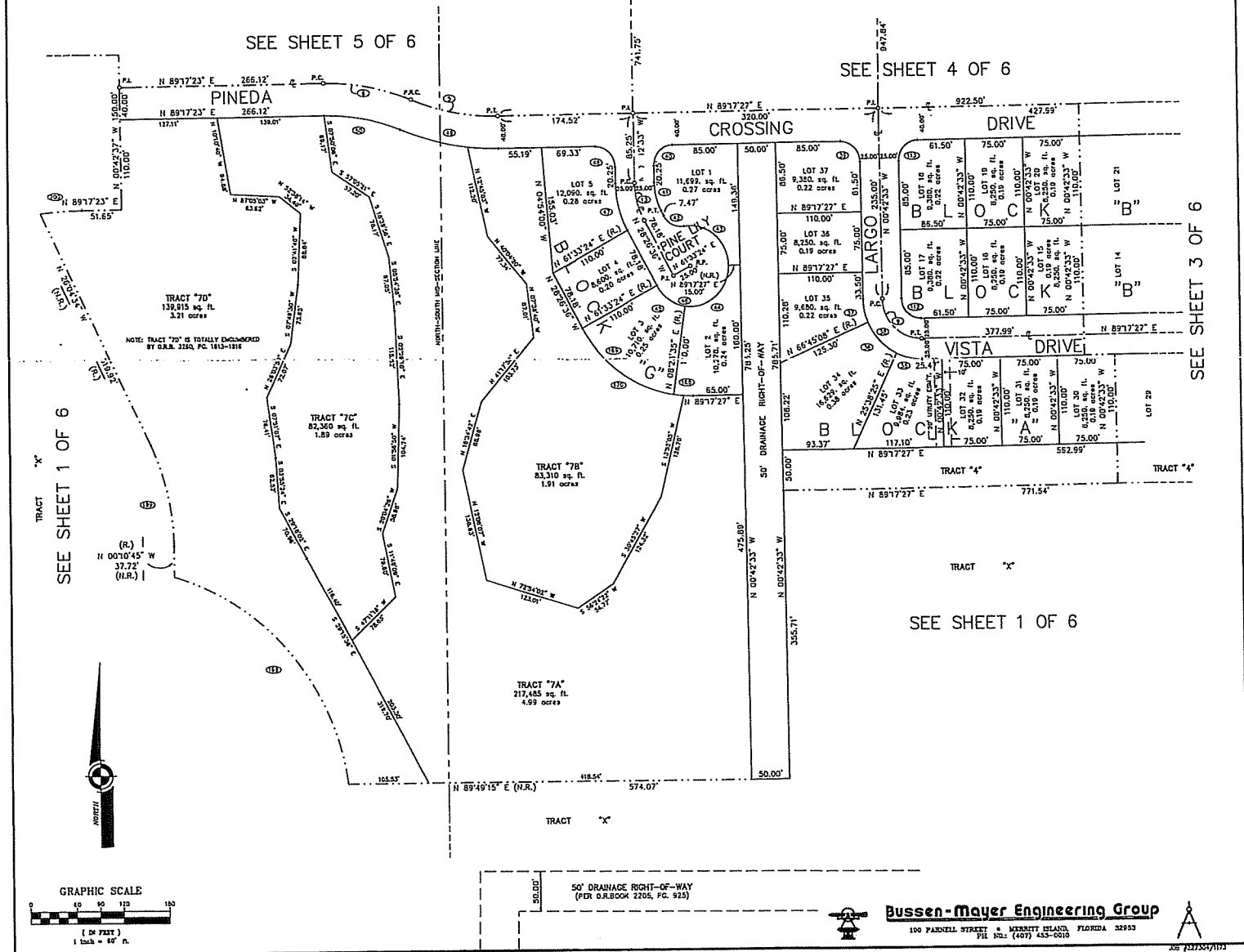


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PINEDA CROSSING PHASE I

PLAT BOOK 37 PAGE 357
 SHEET 8 OF 6
 SECTION 28 TWP. 26 S., RANGE 36 E.

A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST,
 OF BREVARD COUNTY, FLORIDA.



Bussen-Mayer Engineering Group
 100 FAIRWELL STREET • MIAMI ISLAND, FLORIDA 32953
 PH: (407) 443-0010

325 723751/1173

4C-9E

PINEDA CROSSING PHASE II

A PARTIAL REPLAT OF TRACT "X" OF THE PLAT OF "PINEDA CROSSING PHASE I" PER PLAT BOOK 39, PAGES 30 THROUGH 35 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, AND LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST.

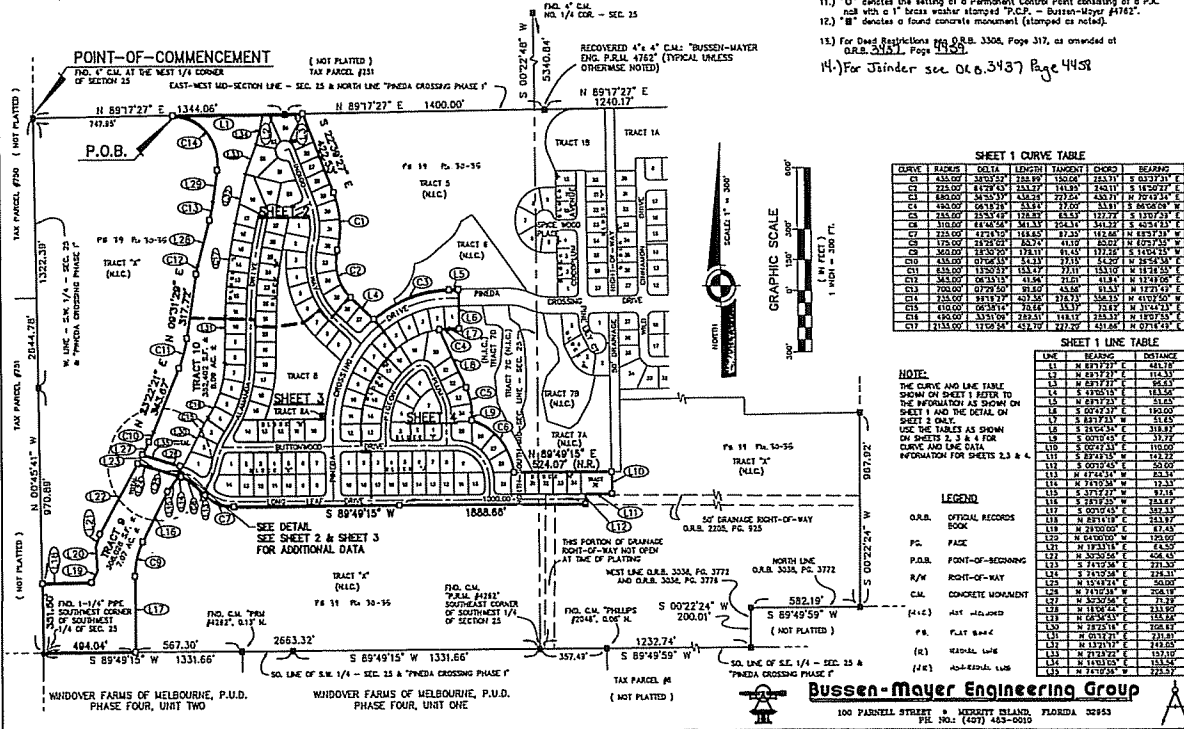
DESCRIPTION:

A parcel of land lying in Section 25, Township 26 South, Range 36 East and being a partial replat of Tract "X" of the plat of "Pineda Crossing Phase I", said plat being recorded in Plat Book 39, Pages 30 through 35, of the Public Records of Brevard County, Florida, said partial replat being more fully described as follows:

Commence at the northeast corner of said Tract "X", said point also being the West 1/4 corner of said Section 25; thence N89°17'27"E, along the northerly line of said Tract "X" and along the eastward extension line of said Section 25, a distance of 747.85 feet to the Point-of-Beginning of the lands herein described; thence continue N89°17'27"E, along said northerly and eastward extension line, a distance of 692.71 feet to the northwesterly corner of Tract "5" of said plat of Phase I; thence departing said mid-section line and continuing along said northerly line of Tract "X" the following courses (W) courses to wit: S32°39'37"W, a distance of 422.53 feet to the point-of-curvature of a 435.00 foot radius curve concave to the west; Southerly, along an arc of said curve, through a central angle of 38°03'51", an arc distance of 228.89 feet to the point-of-reverse curvature of a 223.00 foot radius curve concave to the east; Southerly, along an arc of said curve, through a central angle of 64°29'43", an arc distance of 233.77 feet to a point-of-tangency; S47°00'18"E, a distance of 163.58 feet to a point on a 650.00 foot radius curve concave to the south and having a chord bearing of N27°06'28"E; easterly, along an arc of said curve, through a central angle of 36°55'37", an arc distance of 438.28 feet to a point-of-tangency; N89°17'23"E, a distance of 915.65 feet; S00°17'32"E, a distance of 190.00 feet; S89°17'23"W, a distance of 216.63 feet to a point-of-curvature of a 490.00 foot radius curve concave to the south; westerly, along an arc of said curve, through a central angle of 61°52'E, an arc distance of 333.84 feet; S22°04'34"E, a distance of 318.92 feet to the point-of-curvature of a 314.00 foot radius curve concave to the west; Southerly, along an arc of said curve, through a central angle of 25°53'49", an arc distance of 128.82 feet; S00°10'45"W, a distance of 37.72 feet to a point on the arc of a 310.00 foot radius curve concave to the west; then along the point-of-curvature of a 310.00 foot radius curve concave to the west; thence S47°10'15"E, a distance of 324.07 feet; thence departing said northerly line of Tract "X"; S00°42'33"E, a distance of 110.00 feet; thence S89°49'15"W, a distance of 112.22 feet; thence S00°10'45"W, a distance of 50.00 feet; thence S89°49'15"W, a distance of 188.66 feet to the point-of-curvature of a 225.00 foot radius curve concave to the northeast; thence Northerly, along an arc of said curve, through a central angle of 42°35'10", an arc distance of 128.85 feet; thence N17°17'15"W, a distance of 263.17 feet to the point-of-curvature of a 175.00 foot radius curve concave to the south-

west; thence Northerly, along an arc of said curve, through a central angle of 25°7'02", an arc distance of 50.74 feet; thence N17°10'36"W, a distance of 12.33 feet; thence S37°27'27"E, a distance of 52.18 feet; thence S28°19'35"W, a distance of 233.67 feet to the point-of-curvature of a 360.00 foot radius curve concave to the east; thence Southerly, along an arc of said curve, through a central angle of 33°02'00", an arc distance of 179.11 feet to a point-of-tangency; thence S00°10'45"W, a distance of 302.23 feet to a point on the south line of said Tract "X" and on the south line of the Southwest 1/4 of Section 25; thence S89°49'15"W, along said south line, a distance of 49.04 feet to the southwest of said Tract "X"; and said Southwest 1/4 of Section 25; thence N00°45'41"W, along the west line of said Tract "X" and of said Southwest 1/4, a distance of 331.50 feet; thence N89°17'49"E, a distance of 263.37 feet; thence N23°00'00"E, a distance of 674.65 feet; thence N45°00'00"W, a distance of 100.00 feet; thence N15°31'16"E, a distance of 64.50 feet; thence N30°30'56"E, a distance of 406.43 feet; thence S74°10'36"W, a distance of 221.30 feet; thence N15°19'24"E, a distance of 50.00 feet; thence N19°15'24"W, a distance of 208.19 feet; thence N30°30'56"E, a distance of 71.29 feet to a point-of-curvature of a 435.00 foot radius curve concave to the west; thence Northerly, along an arc of said curve, through a central angle of 7°03'37", an arc distance of 54.23 feet to a point-of-tangency; thence N23°22'21"E, a distance of 318.87 feet to a point-of-curvature of a 435.00 foot radius curve concave to the west; thence Northerly, along an arc of said curve, through a central angle of 17°02'31", an arc distance of 153.17 feet to a point-of-tangency; thence N02°17'31"E, a distance of 317.72 feet to a point-of-curvature of a 365.00 foot radius curve concave to the east; thence Northerly, along an arc of said curve, through a central angle of 48°15'10", an arc distance of 416.67 feet to a point-of-tangency; thence N16°05'44"E, a distance of 223.90 feet to the point-of-curvature of a 700.00 foot radius curve concave to the west; thence Northerly, along an arc of said curve, through a central angle of 7°23'50", an arc distance of 51.00 feet to a point-of-tangency; thence N06°36'53"E, a distance of 155.86 feet to a point-of-curvature of a 235.00 foot radius curve concave to the northwest; thence Northerly, along an arc of said curve, through a central angle of 8°19'27", an arc distance of 407.25 feet to the Point-of-Beginning.

Containing 60.42 acres, more or less.



SHEET 1 CURVE TABLE

CURVE	RADIUS	POINT	LENGTH	TANGENT	CHORD	BEARING
C1	435.00	175.00	175.00	317.72	231.17	N15°31'16"E
C2	223.00	128.89	128.89	142.80	108.27	N38°03'51"E
C3	490.00	128.82	128.82	131.85	101.31	N61°52'00"E
C4	314.00	128.82	128.82	131.85	101.31	N61°52'00"E
C5	225.00	128.85	128.85	142.80	108.27	N42°35'10"E
C6	175.00	128.85	128.85	142.80	108.27	N42°35'10"E
C7	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C8	435.00	153.17	153.17	171.51	130.10	N7°23'50"E
C9	365.00	153.17	153.17	171.51	130.10	N7°23'50"E
C10	700.00	51.00	51.00	51.00	51.00	N06°36'53"E
C11	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C12	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C13	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C14	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C15	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C16	235.00	155.86	155.86	171.51	130.10	N7°23'50"E
C17	235.00	155.86	155.86	171.51	130.10	N7°23'50"E

SHEET 1 LINE TABLE

LINE	TO	FROM	BEARING	DISTANCE
L1	175.00	175.00	N15°31'16"E	50.74
L2	175.00	175.00	N17°10'36"W	12.33
L3	175.00	175.00	S37°27'27"E	52.18
L4	175.00	175.00	S28°19'35"W	233.67
L5	175.00	175.00	N00°45'41"W	331.50
L6	175.00	175.00	N89°17'49"E	263.37
L7	175.00	175.00	N23°00'00"E	674.65
L8	175.00	175.00	N45°00'00"W	100.00
L9	175.00	175.00	N15°31'16"E	64.50
L10	175.00	175.00	S74°10'36"W	221.30
L11	175.00	175.00	N15°19'24"E	50.00
L12	175.00	175.00	N19°15'24"W	208.19
L13	175.00	175.00	N30°30'56"E	71.29
L14	175.00	175.00	N02°17'31"E	317.72
L15	175.00	175.00	N6°36'53"E	155.86
L16	175.00	175.00	N7°23'50"E	51.00
L17	175.00	175.00	N6°36'53"E	155.86
L18	175.00	175.00	N06°36'53"E	155.86
L19	175.00	175.00	N7°23'50"E	51.00
L20	175.00	175.00	N7°23'50"E	51.00
L21	175.00	175.00	N6°36'53"E	155.86
L22	175.00	175.00	N7°23'50"E	51.00
L23	175.00	175.00	N7°23'50"E	51.00
L24	175.00	175.00	N7°23'50"E	51.00
L25	175.00	175.00	N7°23'50"E	51.00

PLAT BOOK 40 PAGE 98
SHEET 1 OF 4
SECTION 25 TWP. 26 S., RANGE 36 E.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that the Corporation named below, being the owner in fee simple of the lands described in PINEDA CROSSING PHASE II hereby dedicates said lands and plan for the uses and purposes therein expressed and declares of such streets, ways, thoroughfares, parks, walks, drainage easements, utility easements, bike paths, open spaces and other rights of way, easements shown hereon to be perpetual uses of the public, and that the Corporation intended to be accepted hereon on NOVEMBER 28, 1988, and is to be accepted hereon on NOVEMBER 28, 1988. As a condition to the acceptance of the dedication by the public, the Corporation hereby agrees that the Corporation shall be bound by the terms of the dedication and that the Corporation shall be bound to maintain the streets, ways, thoroughfares, parks, walks, drainage easements, utility easements, bike paths, open spaces and other rights of way, easements shown hereon to be perpetual uses of the public, and that the Corporation intended to be accepted hereon on NOVEMBER 28, 1988, and is to be accepted hereon on NOVEMBER 28, 1988.

By: *[Signature]* President
Attest: *[Signature]* Secretary

Signed and sealed in the presence of: *[Signatures]*

STATE OF FLORIDA COUNTY OF BREVARD
DEEDS TO CERTIFY, That on NOVEMBER 28, 1988, before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared the following: *[Names]*, who declared themselves to be the legal and lawful owners of the above named premises and that they intended to be accepted hereon on NOVEMBER 28, 1988, and is to be accepted hereon on NOVEMBER 28, 1988.

IN WITNESS WHEREOF, I have hereunto set my hand and seal of office at Tallahassee, Florida, this 28th day of November, 1988.

[Signature] Clerk of the County

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a duly Licensed Professional Engineer, State of Florida, No. 12889, do hereby certify that I am the author of the foregoing plat and that I am a duly Licensed Professional Engineer, State of Florida, No. 12889, and that I am the author of the foregoing plat and that I am a duly Licensed Professional Engineer, State of Florida, No. 12889, and that I am the author of the foregoing plat and that I am a duly Licensed Professional Engineer, State of Florida, No. 12889.

My Commission Expires: FEBRUARY 28, 1992

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on _____, the following plat was approved by the Municipality of _____.

ATTEST: _____ MAYOR

_____ CITY CLERK

CERTIFICATE OF ACCEPTANCE OF DEDICATION BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, That the Board of County Commissioners, having accepted of record, these above mentioned streets, ways, thoroughfares, parks, walks, drainage easements, utility easements, bike paths, open spaces and other rights of way, easements, shown hereon to be perpetual uses of the public, and that the Corporation intended to be accepted hereon on NOVEMBER 28, 1988, and is to be accepted hereon on NOVEMBER 28, 1988.

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, That on _____, the following plat was approved by the Board of County Commissioners of Brevard County, Florida.

Attest: *[Signature]* Chairman of the Board
[Signature] Clerk of the Board

PLANNING AND ZONING COMMISSION

THIS IS TO CERTIFY, That on _____, the following plat was approved by the Planning and Zoning Commission of Brevard County, Florida.

Attest: *[Signature]* Chairman
[Signature] Secretary

CERTIFICATE OF CLEEKING

I HEREBY CERTIFY, That I have prepared the foregoing plat and that it is correct and true and that I am a duly Licensed Professional Engineer, State of Florida, No. 12889, and that I am the author of the foregoing plat and that I am a duly Licensed Professional Engineer, State of Florida, No. 12889.

[Signature] Engineer

DRAWING NUMBER 4C-9E

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

Bussen-Mayer Engineering Group
100 PARNELL STREET • MERIDITH ISLAND, FLORIDA 32953
TEL. NO.: (407) 463-0010

DRAWING NUMBER
40-101

DRAWING NUMBER

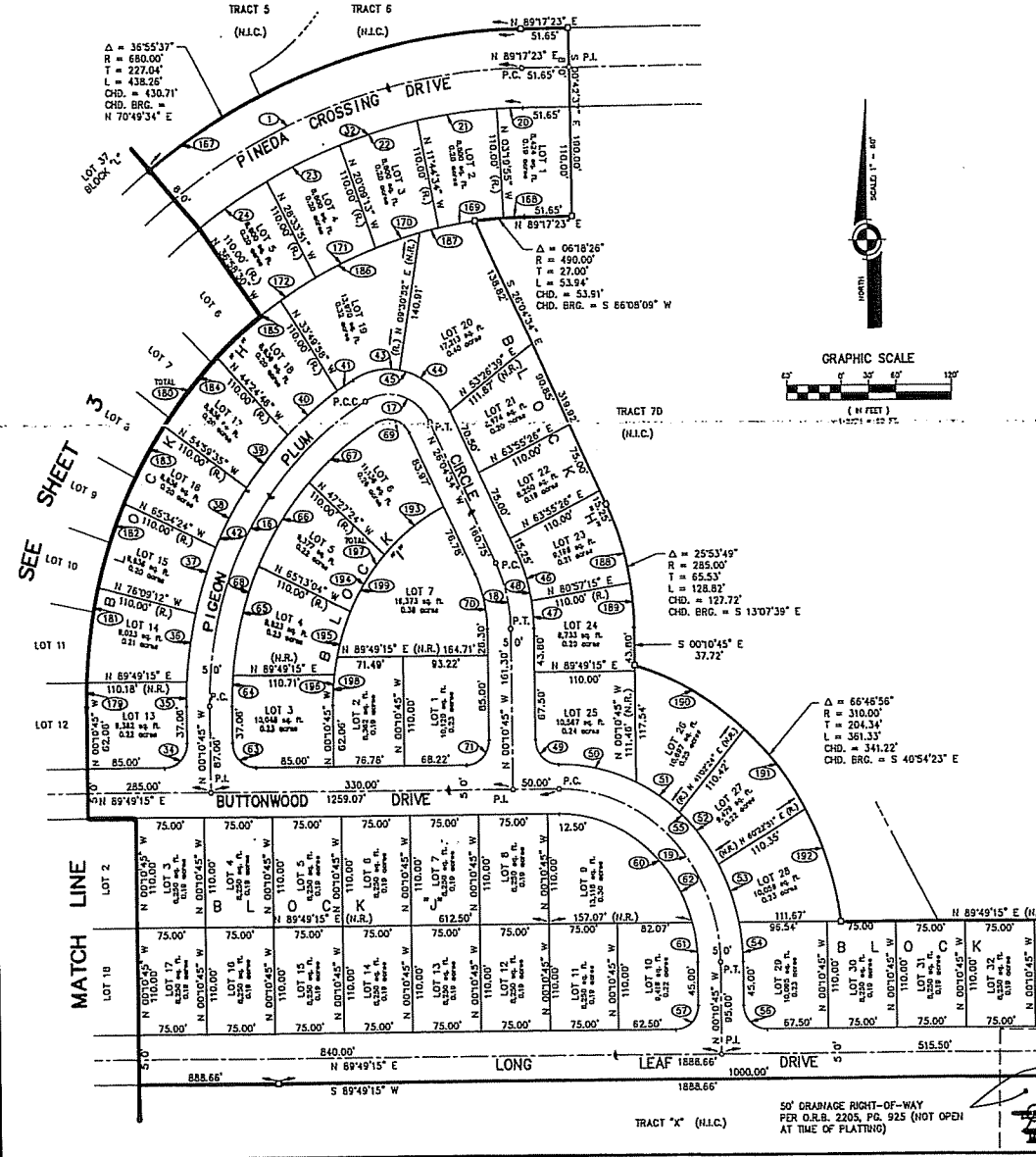
DRAWING NUMBER

DRAWING NUMBER

PINEDA CROSSING PHASE II

A PARTIAL REPLAT OF TRACT "X" OF THE PLAT OF "PINEDA CROSSING PHASE I" PER PLAT BOOK 39, PAGES 30 THROUGH 35 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, AND LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST.

PLAT BOOK 40 PAGE 101
SHEET 4 OF 4
SECTION 25 TWP. 26 S., RANGE 36 E.



CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
1	840.00	63.2741	540.39	267.48	534.48	S 83°03' W
16	355.00	59.2409	248.00	204.49	351.78	S 28°11' W
17	50.00	94.4205	82.64	54.28	73.55	N 73°53' W
18	150.00	25.5349	97.80	36.48	62.72	N 13°33' W
19	175.00	20.0003	114.19	18.60	74.49	N 45°04' W
20	600.00	02.3718	27.45	13.23	27.45	S 87°58' W
21	600.00	02.7439	28.05	14.12	28.00	S 82°27' W
22	600.00	02.7439	28.05	14.12	28.00	S 74°03' W
23	600.00	02.7439	28.05	14.12	28.00	S 65°28' W
24	600.00	02.7439	28.05	14.12	28.00	S 57°13' W
25	25.00	200.0000	39.27	25.00	35.35	N 44°18' E
26	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
27	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
28	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
29	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
30	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
31	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
32	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
33	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
34	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
35	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
36	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
37	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
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41	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
42	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
43	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
44	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
45	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
46	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
47	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
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64	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
65	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
66	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
67	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
68	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
69	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
70	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
71	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
72	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
73	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
74	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
75	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
76	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
77	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
78	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
79	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
80	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
81	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
82	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
83	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
84	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
85	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
86	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
87	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
88	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
89	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
90	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
91	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
92	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
93	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
94	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
95	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
96	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
97	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
98	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
99	389.00	03.4118	24.46	12.23	24.46	N 01°39' E
100	389.00	03.4118	24.46	12.23	24.46	N 01°39' E

Bussen-Mayer Engineering Group
100 PARCEL STREET • MIAMI BEACH, FLORIDA 33153
TEL: (407) 433-0310

SURVEY JOB 1212122

PINEDA CROSSING PHASE III

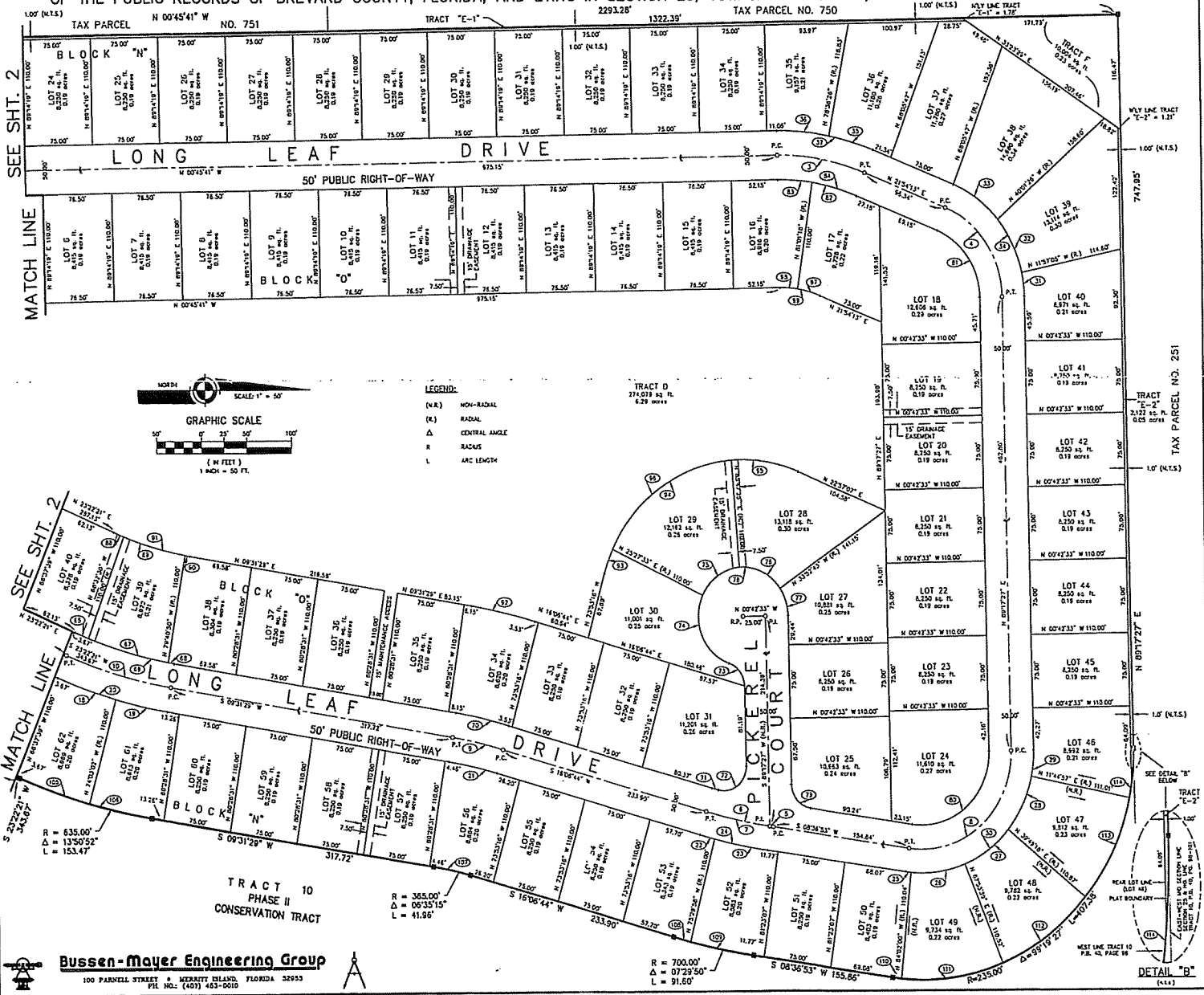
A PARTIAL REPLAT OF TRACT "X" OF THE PLAT OF "PINEDA CROSSING PHASE I" PER PLAT BOOK 39, PAGES 30 THROUGH 35 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, AND LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST.

DRAWING NUMBER
42-79

DRAWING NUMBER

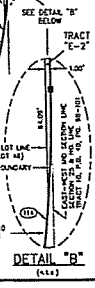
DRAWING NUMBER

DRAWING NUMBER



Bussen-Mayer Engineering Group
 100 PARNELL STREET • KIBBITZ ISLAND, FLORIDA 32953
 TEL NO. (407) 463-0010

SURVEY JOB #777331



01/13/2019 2:47 Min: 5/6 23 16:09:53 1996

PINEDA CROSSING PHASE IV

REPLAT OF A PORTION OF TRACT 'X' OF THE PLAT OF 'PINEDA CROSSING PHASE I'
 PER PLAT BOOK 39, PAGES 30 THROUGH 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.
**A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST
 OF BREVARD COUNTY, FLORIDA**

LEGAL DESCRIPTION:

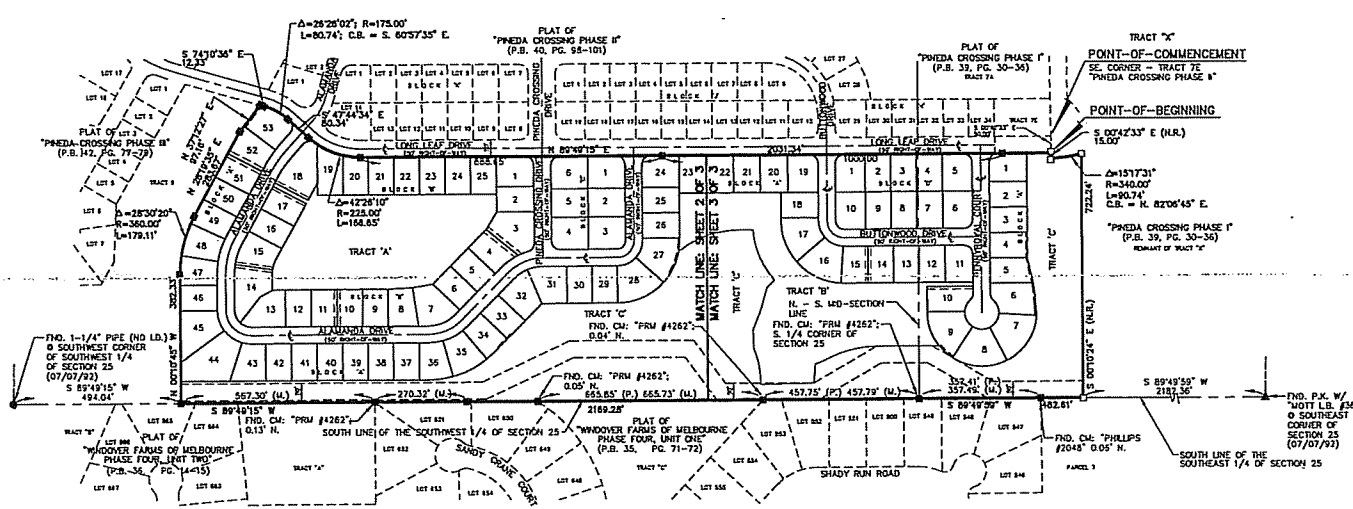
A parcel of land lying in Section 25, Township 26 South, Range 36 East, being a portion of Tract 'X' as shown on and established per the plat of 'Pineda Crossing Phase I', said plat being recorded in Plat Book 39, Pages 30 through 35, inclusive, of the Brevard County Public Records; said subject parcel being more fully described as follows:

Commence at the southeast corner of Tract 7E as shown on and established by the plat of 'Pineda Crossing Phase I', said plat being recorded in Plat Book 40, Pages 58 through 101, inclusive, of said Public Records; thence S.00°42'33"E, a distance of 50.00 feet to an intersection with the easterly extension of the south right-of-way of Long Leaf Drive, a 50.00 foot wide right-of-way as established by said plat of Phase I, said point also being the Point-of-Beginning of the land described herein; thence continue S.00°42'33"E, a distance of 15.00 feet to a point on an arc of 340.00 foot radius curve concave to the north which has a chord bearing of N. E2°04'45"E; thence

easterly, along an arc of said curve, through a central angle of 151°7'31" on an arc distance of 90.74 feet; thence departing said arc, S.00°10'24"E, a distance of 722.24 feet to the south line of said Tract 'X'; thence along the southerly line of said Tract 'X' the following two (2) courses to wit: S.89°49'59"W, along the south line of the Southeast 1/4 of said Section 25, a distance of 482.61 feet to the southeast corner of the Southeast 1/4 of said Section 25; S.89°49'59"W, along the south line of said Southeast 1/4, a distance of 2169.28 feet to the easterly line of Tract 8 as shown on and established by said plat of Phase I; thence departing said southerly line of Tract 'X' and said south line of the Southeast 1/4, along said easterly line of Tract 9 the following four (4) courses to wit: N.00°01'45"W, a distance of 362.33 feet to the point-of-curvature of a 360.00 foot radius curve concave to the east; Northerly, along an arc of said curve, through a

central angle of 28°30'20", an arc distance of 179.31 feet to a point-of-tangency; N.28°19'35"E, a distance of 283.67 feet; N.37°12'27"E, a distance of 97.16 feet to the southerly right-of-way line of said Long Leaf Drive; thence along said southerly right-of-way line, the following five (5) courses to wit: S.74°10'36"E, a distance of 12.33 feet to a point-of-curvature of a 175.00 foot radius curve concave to the southwest; Southeastwesterly, along an arc of said curve, through a central angle of 25°25'02", an arc distance of 80.74 feet to a point-of-tangency; S.47°44'34"E, a distance of 80.34 feet to a point-of-curvature of a 225.00 foot radius curve concave to the north; Easterly, along an arc of said curve, through a central angle of 42°26'10", an arc distance of 166.65 feet to a point-of-tangency; N.85°49'15"E, a distance of 2031.34 feet to the Point-of-Beginning.

Containing 44.35 acres (1,931,686 square feet), more or less.



GENERAL NOTES:

- Bearing structure as shown hereon is based on the south line of the Southeast 1/4 of Section 25, Township 26 South, Range 36 East, being "S.89°49'59"W" per the plat of "Pineda Crossing Phase I".
- There is hereby reserved along all non-frontage side lot lines a 5.00 foot wide easement for the installation and maintenance of underground public utilities and drainage, unless otherwise shown.
- All lots and tracts contiguous, coincident with and adjacent to the right-of-way of Long Leaf Drive and the right-of-ways shown on this plat are hereby encumbered by a 10.00 foot wide easement contiguous, coincident and adjacent to said right-of-ways for the installation and maintenance of public utilities and drainage, unless otherwise shown.
- All platted utility and drainage easements shall also constitute easements for the construction, installation, maintenance and operation of other drainage and public utilities including but not limited to the following: water, gas, telephone, electrical, gas, sewer, water and cable television service provided, however, no such construction, installation, maintenance and operation of cable television services will interfere with the facilities and service of electrical, telephone, gas or other public utility. In the event that a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages pursuant to Ch. 177.091 (28) F.S.
- Tracts A & B are stormwater detention tracts to be owned and maintained by the Homeowners Association.
- Tract "C" is a common open space/wildland preservation tract to be owned and maintained by the Homeowners Association and is wholly encumbered by a private drainage easement. No alteration, filing or other construction activities to be allowed within Tract "C" other than those set forth in the permit(s), if any, and those required for the construction of the proposed roadway to be constructed within the 14.00 foot wide easement as established per note no. 7 below.
- A reservation of a 14 foot wide easement is to be given to Brevard County through the Common Open Area Tract C in Pineda Crossing Phase IV, for the purpose of future roadway construction by Brevard County, said roadway measuring within the 50 foot wide easement limits as shown hereon, provided: (1) that the easement is used for the sole and exclusive purpose of the County constructing and maintaining a pedestrian roadway thereon; (2) that the substantially similar roadway has been constructed within the Grand Haven subdivision to the west connecting to the Pineda Crossing subdivision boundary line; (3) that the Pineda Crossing and Woodner Farms residents who live within 500 feet of the proposed roadway or a modified line of such a proposal and a majority do not object to same; (4) that the construction of the roadway will preserve the pre-construction water drainage and retention patterns and volumes; (5) that all government agencies having regulatory jurisdiction over said Common Open Area Tract C have approved the construction; and (6) that the centerline of the 14.00 foot wide easement is the same as the centerline of the proposed roadway.
- Lots 4, 5, 6, 9, 27, 33, 34 and 53, Block "A" are encumbered by a 5.00 foot wide Conservation Easement in favor of the Homeowners Association.

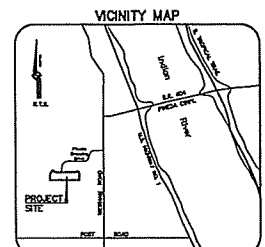
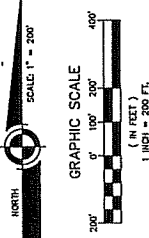
- "□" denotes the setting of a Permanent Reference Monument consisting of a 4" x 4" x 24" concrete monument with a 1" Brass Washer stamped "P.R.M. - B.M.E.G. L.B. #3535".
- "Z" denotes the setting of a Permanent Control Point consisting of a P.K. post with a 1" Brass Washer stamped "P.C.P. - B.M.E.G. L.B. #3535".
- "M" denotes the recovery of a previously set 4" x 4" x 24" concrete monument stamped "Bussen-Mayer P.R.M. L.S. # 4782" unless otherwise noted.
- Individual lot corners to be set post-construction of subdivision improvements and will consist of either a 5/8" inch rebar and cap or a p.k. nail and washer stamped "B-MEG L.B. 3535". Said monumentation and Permanent Control Points to be set according to Sec. 177.091 (9) F.S. and under the guarantees posted with the Brevard County Board of County Commissioners for the required instruments.
- See O.R. Book 1100, Page 225, for subdivision covenants and restrictions; together with description of restrictions as recorded in Official Records Book 3208, Page 371; Amended in O.R.B. Book 1253, O.R.B. 3451, Page 4451; O.R.B. Book 3022, Page 2145; O.R. Book 3004, Page 4071; O.R.B. Book 3004, Page 4072; O.R.B. Book 3011, Page 3410; O.R.B. Book 3451, O.R.B. Book 3451, Page 4071; and O.R.B. Book 1205, all of the Public Records of Brevard County, Florida.

LEGEND

B-MEG	BUSSEN-MAYER ENGINEERING GROUP, INC.	R	RADIUS
C.M.	CONCRETE MONUMENT	∠	CENTRAL ANGLE
P.R.M.	PERMANENT REFERENCE MONUMENT	L	ARC LENGTH
LAND SURVYOR	LAND SURVYOR	C.B.	CHORD BEARING
ES&T	ENGINEERING SURVEYING AND TESTING	(R.L.)	NON-RADIAL LINE
F.S.	FOUND	(R.)	RADIAL LINE
P.D.E.	PUBLIC DRAINAGE EASEMENT	O.R.B.	OFFICIAL RECORDS BOOK
(T.P.)	TYPICAL	P.B.	PLAT BOOK
P.L.	POINT-OF-INTERSECTION	P.C.	PAGE
P.C.	POINT-OF-CURVATURE	R/W	RIGHT-OF-WAY
P.T.	POINT-OF-TANGENCY	C	CENTERLINE
P.R.C.	POINT-OF-REVERSE CURVATURE	N.T.S.	NOT TO SCALE
R.P.	RADIUS POINT	LT	LINE TABLE NUMBER
		CS	CURVE TABLE NUMBER

Notice: This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstance be supplanted in authority by any other graphic or digital form of the plat.

There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of this County.



Bussen-Mayer Engineering Group
 100 FARNELL STREET • MEZORTH ISLAND, FLORIDA 32953
 P.O. NO.: (407) 453-0010

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That the Corporation named below, the owner in fee simple of the lands described in PINEDA CROSSING PHASE IV

Hereby dedicates to Brevard County for the perpetual use of the public an easement over and across the roads and streets shown on this plat for express and stress for emergency vehicles and hereby dedicates to private utility companies for their perpetual use an easement over and across said roads and streets for the maintenance of utilities as described in the surveyor's notes. Except as otherwise shown on this plat, no other easements are dedicated or granted to the public, it being the intention of the undersigned that all streets, roads, and other easements and common areas be privately owned and maintained and that the public and Brevard County have no right and interest therein.

IN WITNESS WHEREOF, I have caused these presents to be signed and sealed by the officers named in by the officers named in and its corporate seal to be affixed hereon, **NOVEMBER 15, 2004**

By: *[Signature]*
 JOHN H. MOYHANI, PRESIDENT PINEDA CROSSING CORPORATION, INC.
 100 FARNELL STREET, MEZORTH ISLAND, FL 32953
 SUSAN U. MOYHANI, ASSISTANT SECRETARY
 Signed and sealed in the presence of: *[Signatures]*

STATE OF FLORIDA COUNTY OF BREVARD
 THIS IS TO CERTIFY, that on **NOVEMBER 15, 2004** before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared **JOHN H. MOYHANI, JR.** and **SUSAN U. MOYHANI**, respectively, **PRESIDENT** and **ASSISTANT SECRETARY** of the above named corporation incorporated under the laws of the State of FLORIDA to me known to be the individuals and officers described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be their free act and deed as such officers thereunto duly authorized; that the official seal of said corporation is duly affixed thereto; and that the said Dedication is the act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.
[Signature]
 NOTARY PUBLIC
 My Commission Expires **OCT. 17, 2008**

CERTIFICATE OF PLATING SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on **February 19, 2004**, he completed the survey of the lands as shown in the foregoing plat; that said plat is a correct representation of the lands therein described and platted; that permanent reference monuments have been placed as shown thereon; and that the plat complies with the survey requirements of Chapters 177, Part 1 and 472 Florida Statutes; and that said land is located in **SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA**.

[Signature]
 WILSON PAUL CROSBY, P.L.S. Registration No. 25911
 BLESSED-WATER ENGINEERING GROUP, INC. - CERTIFICATE OF INCORPORATION NO. LB # 3535

CERTIFICATE OF COUNTY SURVEYOR

I hereby certify that I have reviewed the foregoing plat and find that it complies with all the requirements of Chapter 177, Part 1, Florida Statutes.

[Signature]
 ROSEAN G. JACKSON, P.A.S. - COUNTY SURVEYOR Registration No. 4537

CERTIFICATE OF ACCEPTANCE OF DEDICATION BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY that the Board of County Commissioners hereby accepts all roads, streets, easements, utility easements, drainage easements, utility easements and other easements, rights, easements and areas dedicated to the public use on this plat.

ATTEST: *[Signature]*
 Chairman of the Board

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY that on **NOV 15 2004** the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.

ATTEST: *[Signature]*
 Chairman of the Board

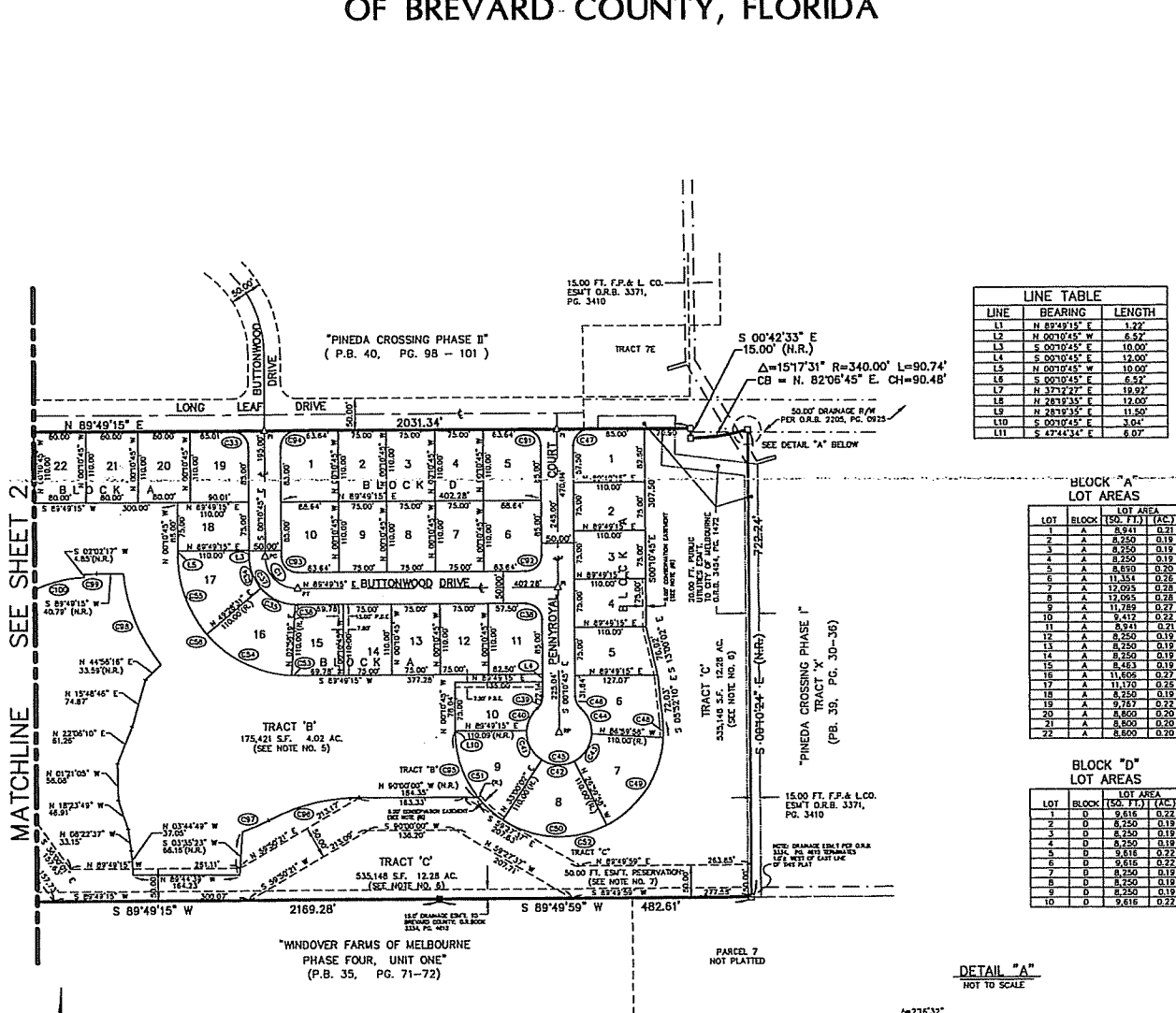
CERTIFICATE OF CLERK

I HEREBY CERTIFY, that I have examined the foregoing plat and find that it complies with all the requirements of Chapter 177, Part 1, Florida Statutes and the requirements of Chapter 112, Part 1 of the Florida Statutes.

[Signature]
 Survey Department

PINEDA CROSSING PHASE IV

REPLAT OF A PORTION OF TRACT 'X' OF THE PLAT OF 'PINEDA CROSSING PHASE I'
PER PLAT BOOK 39, PAGES 30 THROUGH 35, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.
A SUBDIVISION LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST
OF BREVARD COUNTY, FLORIDA



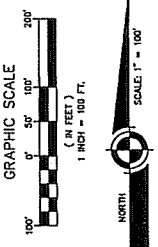
CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
C1	50.00'	202.00'	78.54'	50.00'	70.71'	S 45°10'45" E
C2	385.00'	1355.72'	87.85'	44.17'	87.78'	S 34°21'16" W
C3	225.00'	2830.20'	111.92'	57.15'	110.73'	S 14°04'25" W
C4	75.00'	900.00'	137.81'	75.00'	106.07'	S 43°10'45" E
C5	135.00'	4538.25'	107.54'	56.89'	104.77'	N 87°00'00" E
C6	140.00'	4528.72'	111.57'	58.91'	106.50'	S 67°00'00" E
C7	50.00'	800.00'	78.54'	50.00'	70.71'	N 44°49'15" E

LINE	BEARING	LENGTH
L1	N 89°49'15" E	1.27'
L2	N 00°10'45" W	6.52'
L3	S 00°10'45" E	10.00'
L4	S 00°10'45" E	12.00'
L5	N 00°10'45" W	10.00'
L6	S 00°10'45" E	6.52'
L7	N 37°12'27" E	19.92'
L8	N 28°19'35" E	12.00'
L9	N 28°19'35" E	11.50'
L10	S 00°10'45" E	3.04'
L11	S 47°44'34" E	6.07'

LOT	AREA (SQ. FT.)	(AC)
1	8.941	0.21
2	8.250	0.19
3	8.250	0.19
4	8.250	0.19
5	8.699	0.20
6	11.354	0.26
7	17.093	0.39
8	17.093	0.39
9	11.789	0.27
10	9.412	0.21
11	8.941	0.21
12	8.250	0.19
13	8.250	0.19
14	8.250	0.19
15	8.699	0.20
16	11.354	0.26
17	17.093	0.39
18	17.093	0.39
19	11.789	0.27
20	9.412	0.21
21	8.941	0.21
22	8.250	0.19

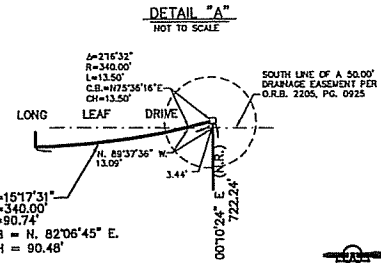
LOT	AREA (SQ. FT.)	(AC)
1	8.941	0.21
2	8.250	0.19
3	8.250	0.19
4	8.250	0.19
5	8.699	0.20
6	11.354	0.26
7	17.093	0.39
8	17.093	0.39
9	11.789	0.27
10	9.412	0.21
11	8.941	0.21
12	8.250	0.19
13	8.250	0.19
14	8.250	0.19
15	8.699	0.20
16	11.354	0.26
17	17.093	0.39
18	17.093	0.39
19	11.789	0.27
20	9.412	0.21
21	8.941	0.21
22	8.250	0.19

LOT	AREA (SQ. FT.)	(AC)
1	9.616	0.22
2	9.616	0.22
3	8.250	0.19
4	8.250	0.19
5	9.616	0.22
6	9.616	0.22
7	8.250	0.19
8	8.250	0.19
9	8.250	0.19
10	9.616	0.22



- LEGEND**
- B-M-VEG BUSSEN-MAYER ENGINEERING GROUP, INC.
 - C.O. CONCRETE CURB MONUMENT
 - P.R.M. PERMANENT REFERENCE MONUMENT
 - L.S. ESM/T LAND SURVEYOR
 - FND. FOUND
 - P.D.E. PUBLIC DRAINAGE EASEMENT (TYP.)
 - P.C. POINT-OF-CURVATURE
 - P.T. POINT-OF-TANGENCY
 - P.R.C. POINT-OF-REVERSE CURVATURE
 - R.P. RADIUS POINT
 - R. RADIUS
 - G. GENERAL ANGLE
 - C. CHORD BEARING
 - L. LINE LENGTH
 - N.R. NON-RADIAL LINE
 - (R.) RADIAL LINE
 - O.R.B. OFFICIAL RECORDS BOOK
 - P.L.B. PLAT BOOK
 - P.G. PAGE
 - R/W RIGHT-OF-WAY
 - E. EASEMENT
 - N.T.S. NOT TO SCALE
 - (L) LINE TABLE NUMBER
 - (C) CURVE TABLE NUMBER

NOTE:
ONLY MONUMENTATION SET FOR THIS PLAT IS REFLECTED ON SHEETS 2 AND 3 OF 3. SEE SHEET 1 OF 3 FOR ADDITIONAL BOUNDARY INFORMATION.



PINEDA CROSSING PHASE V

A REPLAT OF TRACTS "1A" AND "1B" OF THE PLAT OF "PINEDA CROSSING PHASE I" PER PLAT BOOK 39, PAGES 30 THROUGH 35 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, AND LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST.

DESCRIPTION:

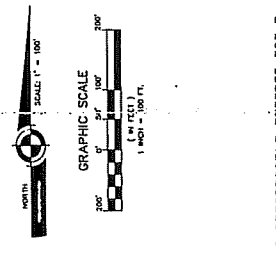
A parcel of land lying in Section 25, Township 26 South, Range 36 East, being all of those lands known as Tract 1A and Tract 1B of the plat of "Pineda Crossing Phase I", said plat being recorded in Plat Book 39, Pages 30 through 35, inclusive, of the Public Records of Brevard County, Florida, said subject parcel as being described as follows:

Begin at the northeast corner of said Tract 1A; thence along its easterly line, the following three (3) courses to wit: S00°42'33"E, a distance of 100.00 feet; S89°17'27"W, a distance of 34.33 feet; S00°42'33"E, a distance of 150.00 feet to a point on the southerly line of said Tract 1A; thence along said southerly line of the following two (2) courses: S89°17'27"W, a distance of 515.67 feet; S00°42'33"E, a distance of 61.36 feet; thence continue along said southerly line, its westerly extension and the southerly line of said Tract 1B, S89°17'27"W, a distance of 270.00 feet; thence along said southerly line of Tract 1B, the following two (2) courses to wit: N00°42'33"W, a distance of 5.00 feet; S89°17'27"E, a distance of 100.00 feet to the westerly line of said Tract 1B; thence along said westerly line the following two (2) courses to wit: N24°42'01"W, a distance of 88.98 feet to a point-of-curvature of a 100.00 foot radius curve concave to the southeast; thence, northeasterly, along an arc of said curve, through a central angle of 113°59'28", an arc distance of 315.32 feet to a point-of-tangency, said point also being on the north line of said Tract 1B; thence N89°17'27"E, along said north line, its easterly extension and the north line of said Tract 1A, a distance of 870.00 feet to the Point-of-Beginning; LESS AND EXCEPT thereon that portion of the 50.00 foot wide drainage easement which lies contiguous, coincident and between said Tract 1A and Tract 1B as shown on said plat of Phase I.

Containing 5.90 acres (256,759.16 square feet), more or less.

NOTES:

- 1) Bearings shown hereon are based on the east-west mid-section line of Section 25, Township 26 South, Range 36 East being "N89°17'27"E", an assumed bearing.
- 2) There is hereby reserved along all rear and side lot lines a 7.50 foot wide easement for the installation and maintenance of public utilities and drainage, unless otherwise shown.
- 3) As to all of these lots and/or tracts which are adjacent, coincident and contiguous with rights-of-way dedicated by this plat, there is hereby reserved a 10.00 foot wide easement adjacent, coincident and contiguous with said rights-of-way over, upon and across all of said lots and tracts for the installation and maintenance of public utilities and drainage, unless otherwise shown.
- 4) All platting utility easements shall also be easements for the installation and/or maintenance of telephone, electric, gas services and cable television service provided however, no such construction, installation, maintenance and/or operation of cable television service will interfere with the facilities and service of the electrical, telephone, gas or other public utility. In the event that a cable television company constructs the facilities of a public utility, it shall be solely responsible for the damages pursuant to Ch. 177.09(2)(b) F.S.
- 5) When more than one lot is used as a building site, the easements created by this plat shall revert to the grantor of said building site unless public utilities and/or drainage facilities exist and will therefore require an alternate recording method for recording said easements.
- 6) There is hereby reserved with all rights-of-way dedicated by this plat a non-exclusive easement for the installation and maintenance of public utilities and drainage.
- 7) Tract A shown hereon is a wetlands preservation tract to be owned and maintained by the Home Owners Association.
- 8) "C" denotes the setting of a Permanent Reference Monument consisting of a 4" x 4" x 2' concrete monument with a metal cap stamped "P.R.M." - Bussen-Mayer LB 3535.
- 9) "A" denotes the setting of a Permanent Control Point consisting of a P.C. nail and 1" brass washer stamped "P.C." - Bussen-Mayer LB 3535.
- 10) All lot and/or tract corners (except P.R.M. locations) have been field marked by a 5/8" in. rebar and cap stamped "Bussen-Mayer LB 3535".
- 11) "M" denotes a found concrete monument (stamped as noted).
- 12) All lot and/or tract corners to be set post-construction with a 5/8" rebar/cap stamped "B-REG LB 3535".
- 13) For Deed Restrictions see O.R.B. 3558, Page 317, as amended at W.M. - P.B. 28, Pgs. 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340.



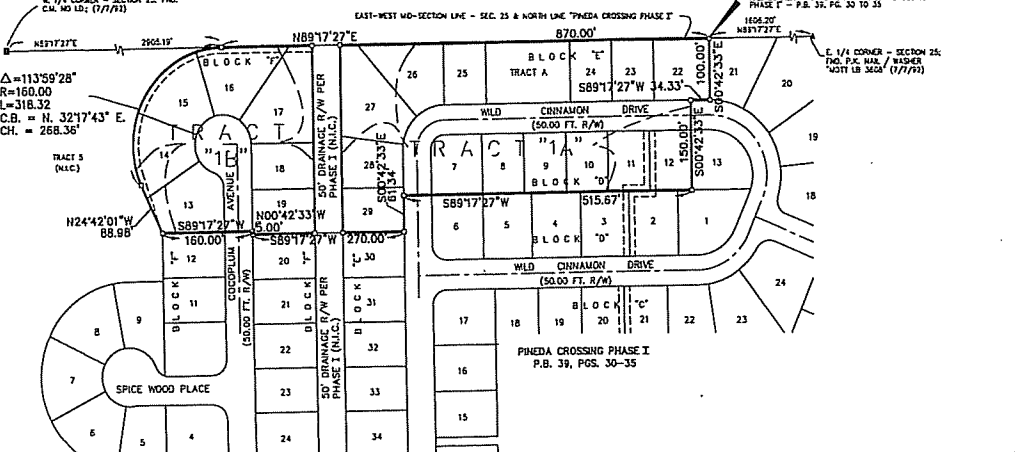
LEGEND

B-MCG	BUSSEN-MAYER ENGINEERING GROUP, INC.
IND.	INDUSTRIAL
CONC.	CONCRETE MONUMENT
P.R.M.	PERMANENT REFERENCE MONUMENT
LE	LAND EASEMENT
LB	LEGISLATED BUSINESS
TS	TYPICAL
FA	POINT-OF-INTERSECTION
P.C.	POINT-OF-CURVATURE
P.T.	POINT-OF-TANGENCY
P.R.	POINT-OF-REVERSE
OS	OSWALD
R	RADIUS CURVE
C	CENTRAL ANGLE
L	ARC LENGTH
OB	OBSCURE BEARING
CH	CHORD
NA	NON-RADIAL LINE
RA	RADIAL LINE
O.B.B.	OFFICIAL RECORDS BOOK
P.B.	PLAT BOOK
FC	FACE
R/W	RIGHT-OF-WAY
C	CENTERLINE
(NIC)	NOT INCLUDED

TAX PARCEL NO. 1 NOT SUBDIVIDED

POINT-OF-BEGINNING

1/4 CORNER - SECTION 25, TWP. 26 S., R. 36 E. (177/173)



Bussen-Mayer Engineering Group
 100 PARWELL STREET, SUITE 100, MELBOURNE, FLORIDA 32955
 TEL. NO. (321) 463-0010

DEDICATION
 I HEREBY CERTIFY that the Corporation named below, the owner in fee simple of the lands described in PINEDA CROSSING PHASE V hereby dedicates said lands and plat for the uses and purposes herein expressed and dedicates the streets, alleys, thoroughfares, drainage easements, utility easements, and other rights of way, easements shown hereon to the perpetual use of the public, and

IN WITNESS WHEREOF, I have caused these presents to be signed and attested to by the officers named below and her corporate seal to be hereunto affixed this 28th day of August, 2008.

By: *Susan M. Wozniak*
 SUSAN M. WOZNIAK, ASSISTANT SECRETARY
 PINEDA CROSSING COOP. INC. D.A. 3553

Signed and attested in the presence of:
Susan M. Wozniak
David C. O'Brien
 SUSAN M. WOZNIAK, ASSISTANT SECRETARY
 DAVID C. O'BRIEN, PRESIDENT

STATE OF FLORIDA COUNTY OF BREVARD
 THIS IS TO CERTIFY that on APRIL 24, 2008 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared JOSEPH M. WOODWARD, and SUSAN M. WOZNIAK, respectively, PRESIDENT and ASSISTANT SECRETARY of the above named corporation incorporated under the laws of the State of FLORIDA, to me known to be the individuals and officers described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be their free act and deed as such officers lawfully duly authorized; that the official seal of said corporation is duly affixed thereto; and that the said Dedication is the act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this 28th day of August, 2008.

Richard A. Brown
 Richard A. Brown, Notary Public
 My Commission Expires 08/24/2011
 My Commission Expires 08/24/2011

CERTIFICATE OF PLATTING SURVEYOR
 I HEREBY CERTIFY that the undertaking being a fenced and registered land survey does hereby certify that on MARCH 1, 2008, I have examined the survey of the lands as shown in the foregoing plat, that said plat is a correct representation of the lands therein described and platted, that the reference monuments have been placed as shown therein, as required by Chapter 177, Part 1 & 472 Florida Statute, and that the same is located in Brevard County, Florida. Dated APRIL 21, 2008.

William J. Brown
 WJB Registration No. 2110
 1400 PINE CREST BLVD.
 PINEDA CROSSING PHASE I
 PINEDA CROSSING COOP. INC. - CERTIFICATE OF APPROVAL No. LA 3535

CERTIFICATE OF COUNTY SURVEYOR
 I hereby certify that I have reviewed the foregoing plat and find that it complies with all the requirements of Chapter 177, Part 1, Florida Statute.

Susan M. Wozniak
 Susan M. Wozniak, County Surveyor
 My Commission Expires 08/24/2011

CERTIFICATE OF ACCEPTANCE OF DEDICATION
 BY BOARD OF COUNTY COMMISSIONERS
 THIS IS TO CERTIFY that the Board of County Commissioners hereunto duly organized and convened for the purpose of accepting the dedication, utility easements, and other rights of way, easements and areas dedicated for public use on the foregoing plat, and

ATTEST:
Sandy Crawford
 Sandy Crawford, Clerk of the Board
 My Commission Expires 08/24/2011

CERTIFICATE OF APPROVAL BY
 BY BOARD OF COUNTY COMMISSIONERS
 THIS IS TO CERTIFY that on 4-25-08 the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.

Nancy H. Huggins
 Nancy H. Huggins, Chairman of the Board
 ATTEST:
Sandy Crawford
 Sandy Crawford, Clerk of the Board
 My Commission Expires 08/24/2011

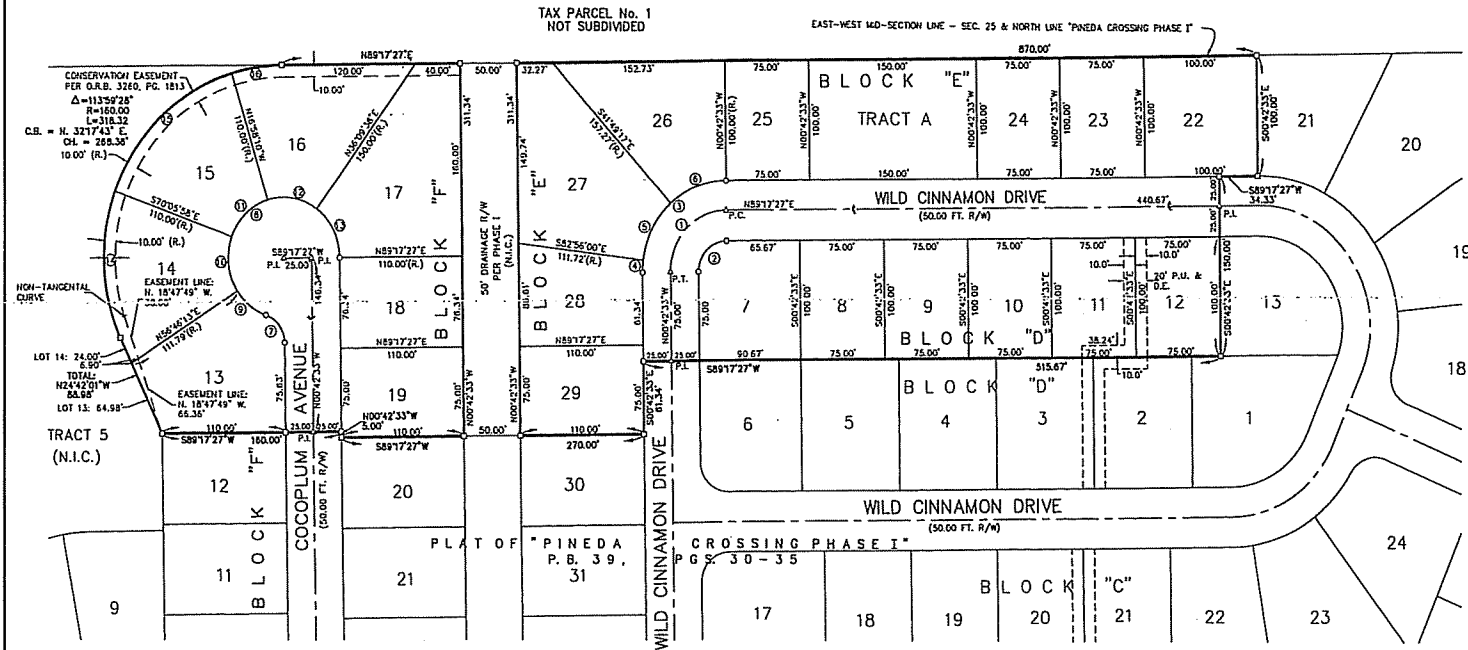
CERTIFICATE OF CLERK
 I HEREBY CERTIFY that I have examined the foregoing plat and find that it complies in form with all the requirements of Chapter 177, Part 1, Florida Statute, and was filed for record on APRIL 24, 2008, File No. 2008-082778-0001.

Sandy Crawford
 Sandy Crawford, Clerk of the Court
 My Commission Expires 08/24/2011

C:\p\p\1123236\1123236.dwg Plot Date: 24.08.08 24.08.08 0:00

PINEDA CROSSING PHASE V

A REPLAT OF TRACTS "1A" AND "1B" OF THE PLAT OF "PINEDA CROSSING PHASE I" PER PLAT BOOK 39, PAGES 30 THROUGH 35 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, AND LYING IN SECTION 25, TOWNSHIP 26 SOUTH, RANGE 36 EAST.



TAX PARCEL No. 1
NOT SUBDIVIDED

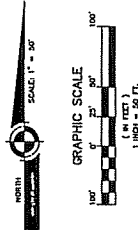
EAST-WEST 140-SECTION LINE - SEC. 25 & NORTH LINE "PINEDA CROSSING PHASE I"

LEGEND

- B-MEC BUSSEN-MAYER ENGINEERING GROUP, INC.
- C.M. CONCRETE MONUMENT
- P.R.M. PERMANENT REFERENCE MONUMENT
- L.S. (TYP.) LAND SURVEYOR
- P.I. POINT-OF-INTERSECTION
- P.C. POINT-OF-CURVATURE
- P.T. POINT-OF-TANGENCY
- P.R.C. POINT-OF-REVERSE CURVATURE
- R. RADIUS CURVE
- C.A. CENTRAL ANGLE
- L. ARC LENGTH
- C.B. CHORD BEARING
- CH. CHORD
- N.R. (N.R.) NON-RADIAL LINE
- R.L. RADIAL LINE
- O.R.B. OFFICIAL RECORDS BOOK
- P.B. PLAT BOOK
- P.O. PAGE
- R/W. RIGHT-OF-WAY
- C. CENTERLINE
- (N.I.C.) NOT INCLUDED
- P.U. & D.E. PUBLIC UTILITY AND DRAINAGE EASEMENT

LOT/BLOCK	AC. ±	S.F. ±	LOT/BLOCK	AC. ±	S.F. ±
TRACT A	0.34	15,000.00	26/E	0.26	11,345.55
7/D	0.21	8932.50	27/E	0.34	14,656.51
8/D	0.21	8932.50	28/E	0.20	8,702.99
9/D	0.21	8932.50	29/E	0.19	8,750.00
10/D	0.21	8932.50	113/E	0.27	11,918.99
11/D	0.21	8932.50	14/E	0.25	10,724.45
12/D	0.21	8932.50	15/E	0.25	10,710.26
22/E	0.23	10,000.00	16/E	0.28	12,073.45
23/E	0.17	7,500.00	17/E	0.34	14,840.88
24/E	0.17	7,500.00	18/E	0.19	8,322.92
25/E	0.17	7,500.00	19/E	0.18	8,250.00

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD	TANGENT
1	90°00'00"	50.00'	78.54'	S44°17'27"W	70.71'	50.00'
2	90°00'00"	75.00'	39.27'	S44°17'27"W	35.35'	25.00'
3	90°00'00"	75.00'	117.81'	S44°17'27"W	106.07'	75.00'
4	7°46'33"	75.00'	10.18'	S03°10'43"W	10.17'	5.10'
5	41°06'44"	75.00'	53.87'	S27°37'21"W	52.67'	28.12'
6	41°06'44"	75.00'	53.87'	S57°44'05"W	52.67'	28.12'
7	70°31'44"	25.00'	30.77'	N35°58'25"W	28.87'	17.65'
8	75°03'44"	50.00'	218.63'	S54°01'35"W	81.65'	(-170.71)'
9	18°09'20"	50.00'	33.17'	S52°14'02"E	32.56'	17.72'
10	53°07'48"	50.00'	46.35'	S06°39'53"E	44.72'	25.00'
11	53°07'48"	50.00'	46.35'	S44°27'56"W	44.72'	25.00'
12	53°07'48"	50.00'	46.35'	N50°24'16"W	44.72'	25.00'
13	53°07'48"	50.00'	46.35'	N27°15'22"W	44.72'	25.00'
14	44°36'03"	150.00'	174.55'	S02°24'00"E	171.43'	65.62'
15	53°07'48"	150.00'	149.37'	S45°27'55"W	143.11'	50.00'
16	16°15'32"	150.00'	45.41'	S81°02'36"W	45.25'	22.89'



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