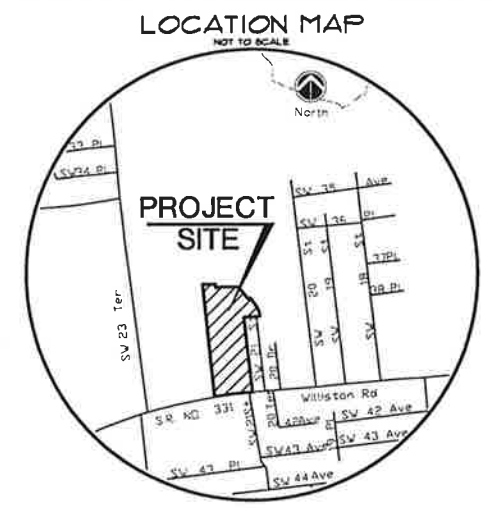


**CE** Causseaux & Ellington, Inc.  
Engineering • Surveying • Planning  
6011 NW 1st Place, Gainesville, Florida 32607  
Phone: (352) 331-1976 Fax: (352) 331-2476  
N.A.S. 01-3785a-01  
03/15/02 04:22

002540..1



# MADERA CLUSTER DEVELOPMENT PHASE I

LYING IN LOT 6 OF THE NAPIER GRANT,  
TOWNSHIP 10 SOUTH, RANGE 20 EAST,  
IN THE CITY OF GAINESVILLE,  
ALACHUA COUNTY, FLORIDA

**SURVEYOR'S NOTES:**

- BEARINGS HEREON ARE REFERRED TO AN ASSUMED VALUE OF N04°30'00"W FOR THE WEST LINE OF LOT 6 OF THE NAPIER GRANT AS SHOWN HEREON, SAID BEARING IS IDENTICAL WITH THE PLAT OF THE THOMAS NAPIER GRANT RECORDED IN DEED BOOK I, PAGE 591 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.
- THE ERROR OF CLOSURE FOR THE BOUNDARY OF THIS PLAT DOES NOT EXCEED 1':10.000'.
- BUILDING SETBACK REQUIREMENTS (MINIMUM) UNLESS OTHERWISE SHOWN.  
PRINCIPAL: FRONT = 15' REAR = 15' SIDE INTERIOR = 5' SIDE STREET = 10'  
ACCESSORY: FRONT = 15' REAR = 15' SIDE = 10'
- BENCHMARKS SHOWN HEREON ARE NGVD 1929, BASED ON UNITED STATES COAST AND GEODETIC SURVEY BENCHMARK, NAMED "BM #B-268", HAVING A PUBLISHED ELEVATION OF 116.939 FEET.
- THERE IS A TOTAL OF 0.193 ACRES± OF COMMON SPACE/P.U.E.  
THERE IS A TOTAL OF 0.814 ACRES± OF COMMON SPACE/STORMWATER P.U.E.  
THERE IS A TOTAL OF 2.670 ACRES± OF COMMON SPACE.  
THERE IS A TOTAL OF 0.071 ACRES± OF EMERGENCY INGRESS/EGRESS ACCESS/P.U.E.
- THERE SHALL BE NO IMPROVEMENTS CONSTRUCTED IN THE 20 FOOT DRAINAGE EASEMENT ON LOTS 18 AND 19.
- COORDINATES SHOWN HEREON ARE BASED ON NORTH AMERICAN DATUM 1983 PER STATIONS A-109 & A-110 SHOWN ON THE ALACHUA COUNTY DENSIFICATION SURVEY CONTROL MAPS. THE BEARING STRUCTURE USED FOR THIS PLAT IS ROTATED 01 DEGREES 56 MINUTES AND 59 SECONDS CLOCKWISE FROM THE BEARING STRUCTURE USED ON THE ALACHUA COUNTY DENSIFICATION SURVEY.
- THE INTENT OF THE DEVELOPER IS TO PAVE, WITH CITY APPROVAL, A 22' ROADWAY ANYWHERE WITHIN THE 60' RIGHT-OF-WAY TO PROVIDE FLEXIBILITY IN ROADWAY DESIGN TO SAVE AS MANY TREES AND SIGNIFICANT SITE FEATURES AS POSSIBLE.
- THE MADERA CLUSTER DEVELOPMENT PHASE 1 IS SUBJECT TO THE "CONSTRUCTION PRACTICES AND OPEN SPACE MANAGEMENT PROVISIONS" AS RECORDED IN OFFICIAL RECORDS BOOK 2420, PAGE 1333 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.

NOTE: THIS PROPERTY IS LOCATED IN FEDERAL FLOOD ZONE "C", AREAS OF MINIMAL FLOODING, AS INTERPOLATED FROM F.I.R.M. PANEL NO. 120001 0450 A, EFFECTIVE 9/28/84.

NOTICE:  
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES 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.

ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

**SURVEYOR'S CERTIFICATION:**

I DO HEREBY CERTIFY THAT THIS PLAT ENTITLED "MADERA CLUSTER DEVELOPMENT PHASE I" IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE OF THE DESCRIBED LANDS, UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT THIS PLAT AND SURVEY COMPLIES WITH ALL REQUIREMENTS AS SET FORTH IN CHAPTER 177 OF THE FLORIDA STATUTES.

DATE \_\_\_\_\_ KEVIN J. FLANAGAN  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA REGISTRATION NUMBER 3942  
CAUSSEUX & ELLINGTON, INC. LB NUMBER 5075

**LEGAL DESCRIPTION:** ( PREPARED BY SURVEYOR )

A PARCEL OF LAND LYING IN LOT 6 OF THE NAPIER GRANT, TOWNSHIP 10 SOUTH, RANGE 20 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGIN AT THE INTERSECTION OF THE WEST LINE OF SAID LOT 6 AND THE NORTH RIGHT-OF-WAY LINE OF STATE ROAD NUMBER 331 (A.K.A. WILLISTON ROAD - A 100' RIGHT-OF-WAY);  
THENCE NORTH 04 DEGREES 30 MINUTES 00 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 6, 1253.34 FEET;  
THENCE DEPARTING SAID WEST LINE SOUTH 88 DEGREES 10 MINUTES 49 SECONDS EAST, 143.66 FEET;  
THENCE SOUTH 01 DEGREES 49 MINUTES 11 SECONDS WEST, 40.00 FEET;  
THENCE NORTH 82 DEGREES 42 MINUTES 18 SECONDS EAST, 60.77 FEET;  
THENCE SOUTH 88 DEGREES 10 MINUTES 49 SECONDS EAST, 190.58 FEET;  
THENCE SOUTH 36 DEGREES 59 MINUTES 41 SECONDS EAST, 23.63 FEET;  
THENCE SOUTH 38 DEGREES 38 MINUTES 49 SECONDS EAST, 150.58 FEET TO THE INTERSECTION WITH A NON-TANGENT CURVE TO THE RIGHT, CONCAVE SOUTHEASTERLY, AND HAVING A RADIUS OF 280.00 FEET;  
THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04 DEGREES 39 MINUTES 00 SECONDS, 22.72 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 61 DEGREES 00 MINUTES 37 SECONDS EAST, 22.72 FEET TO THE END OF SAID CURVE;  
THENCE SOUTH 33 DEGREES 50 MINUTES 44 SECONDS EAST, 133.95 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE SOUTHWESTERLY, AND HAVING A RADIUS OF 50.00 FEET;  
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 13 DEGREES 03 MINUTES 52 SECONDS, 11.40 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE SOUTH 27 DEGREES 18 MINUTES 48 SECONDS EAST, 11.38 FEET;  
THENCE SOUTH 20 DEGREES 46 MINUTES 52 SECONDS EAST, 36.29 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE SOUTHWESTERLY, AND HAVING A RADIUS OF 80.00 FEET;  
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 16 DEGREES 16 MINUTES 52 SECONDS, 22.73 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 12 DEGREES 38 MINUTES 26 SECONDS EAST, 22.66 FEET;  
THENCE SOUTH 04 DEGREES 30 MINUTES 00 SECONDS EAST, 22.40 FEET TO THE NORTH LINE OF NAPIER ESTATE AS RECORDED IN PLAT BOOK "E" PAGE 16 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA;  
THENCE SOUTH 86 DEGREES 51 MINUTES 26 SECONDS WEST, 176.32 FEET ALONG SAID NORTH LINE TO THE NORTHWEST CORNER OF SAID NAPIER ESTATE;  
THENCE SOUTH 04 DEGREES 53 MINUTES 02 SECONDS EAST, 834.90 FEET ALONG THE WEST LINE OF SAID NAPIER ESTATE TO THE POINT OF INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF STATE ROAD 331 (100' RIGHT-OF-WAY), SAID POINT BEING ON A NON-TANGENT CURVE TO THE LEFT, CONCAVE SOUTHERLY, AND HAVING A RADIUS OF 5741.63 FEET;  
THENCE WESTERLY ALONG SAID NORTH RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04 DEGREES 11 MINUTES AND 03 SECONDS, 419.30 FEET TO THE POINT OF BEGINNING, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 84 DEGREES 32 MINUTES 33 SECONDS WEST, 419.21 FEET.  
THE ABOVE DESCRIBED PARCEL CONTAINS 12.223 ACRES, MORE OR LESS.

**OWNER'S CERTIFICATION AND DEDICATION:**

COMES NOW GREENTRUST - MADERA L.C., A FLORIDA LIMITED LIABILITY COMPANY, AND DOES HEREBY CERTIFY TO BE THE DEVELOPER AND OWNER OF RECORD OF THE LANDS HEREIN DESCRIBED AND HAVE CAUSED SAID LANDS TO BE SURVEYED AND PLATTED TO BE KNOWN AS "MADERA CLUSTER DEVELOPMENT PHASE 1" AND DOES HEREBY DEDICATE TO THE PUBLIC FOREVER THE STREET RIGHTS-OF-WAY, PUBLIC UTILITIES EASEMENTS AND THE 20 FOOT EMERGENCY INGRESS/EGRESS/P.U.E. AS SHOWN HEREON. COMMON SPACE IS HEREBY CONVEYED TO THE MADERA HOME OWNERS ASSOCIATION, INC. COMMON SPACE/STORMWATER P.U.E. AREAS ARE SUBJECT TO THE PUBLIC RIGHT TO DISCHARGE STORMWATER OVER THE ENTIRETY OF SAID COMMON SPACE/STORMWATER P.U.E. AREAS.

WITNESS \_\_\_\_\_  
WITNESS \_\_\_\_\_

WENDY BRATZEL, PRINCIPAL  
GREENTRUST - MADERA L.C. - DECLARANT/DEVELOPER

**NOTARY:**

STATE OF FLORIDA  
COUNTY OF ALACHUA  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 200\_\_ BY WENDY BRATZEL (name),  
PRINCIPAL (title), OF GREENTRUST - MADERA L.C., A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY. SHE IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION AND WHO DID/DID NOT TAKE AN OATH.

**CLERK OF THE COURT:**  
HEREBY RECEIVED AND FILED THIS PLAT FOR RECORD THIS \_\_\_\_ DAY OF \_\_\_\_\_, YEAR OF 200\_\_.  
CLERK OF THE CIRCUIT COURT DEPUTY CLERK

(official notary signature and notary seal)  
(name of notary, printed or stamped)

**MORTGAGEE'S APPROVAL:**

CNB NATIONAL BANK, AS MORTGAGEE, HOLDER OF THAT CERTAIN MORTGAGE RECORDED IN OFFICIAL RECORD BOOK 2401, PAGE 1943 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND DOES HEREBY CONSENT AND AGREE TO THE PLATTING OF THE LANDS ENCOMPASSED IN THIS PLAT AND TO THE DEDICATION SHOWN HEREON.

SIGNATURE: \_\_\_\_\_ MORTGAGEE: CNB NATIONAL BANK  
DATED: \_\_\_\_\_ ADDRESS: 7515 WEST UNIVERSITY AVE. GAINESVILLE, FL 32607  
BY: ROBERT CAMERON  
TITLE: VICE PRESIDENT  
WITNESS \_\_\_\_\_  
WITNESS \_\_\_\_\_

**NOTARY:**

STATE OF FLORIDA  
COUNTY OF ALACHUA  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 200\_\_ BY ROBERT CAMERON (name),  
VICE PRESIDENT (title), OF CNB NATIONAL BANK, ON BEHALF OF THE COMPANY. HE IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION AND WHO DID/DID NOT TAKE AN OATH.  
(official notary signature and notary seal)  
(name of notary, printed or stamped)

**APPROVAL OF THE CITY OF GAINESVILLE:**

WE THE UNDERSIGNED DO HEREBY CERTIFY THIS PLAT CONFORMS TO THE REQUIREMENTS OF THE CITY OF GAINESVILLE, COUNTY OF ALACHUA, STATE OF FLORIDA ORDINANCES AND REGULATIONS AS FOLLOWS:

SURVEYING REQUIREMENTS: \_\_\_\_\_ DATE  
TO CHAPTER 177.081 (1), CITY SURVEYOR  
FLORIDA STATUTES

ENGINEERING REQUIREMENTS: \_\_\_\_\_ DATE  
PUBLIC WORKS DIRECTOR

ACCEPTED BY THE PLAN BOARD: \_\_\_\_\_ DATE  
COMMUNITY DEVELOPMENT DIRECTOR

LEGALITY OF DEDICATION: \_\_\_\_\_ DATE  
CITY ATTORNEY

UTILITY REQUIREMENTS: \_\_\_\_\_ DATE  
AS CONFORMS TO THE LAWS OF THE STATE OF FLORIDA AND ADAPTABILITY TO CITY PLANS: \_\_\_\_\_ DATE  
CITY MANAGER

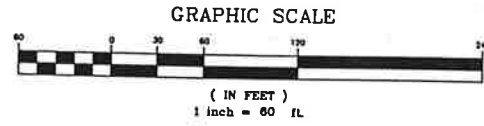
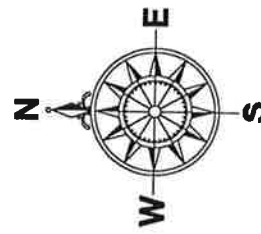
ACCEPTED BY CITY COMMISSION: \_\_\_\_\_ DATE  
CLERK OF CITY COMMISSION

82SUB-01DB  
RECEIVED  
MAR 15 2002  
CITY OF GAINESVILLE  
PLANNING DIVISION

**CE** Causseaux & Ellington, Inc.  
Engineering • Surveying • Planning  
6011 NW 1st Place, Gainesville, Florida 32607  
Phone: (352) 331-1976 Fax: (352) 331-2476  
M.A.R. 01 - 3793plat  
03/15/02 09:22

# MADERA CLUSTER DEVELOPMENT PHASE I

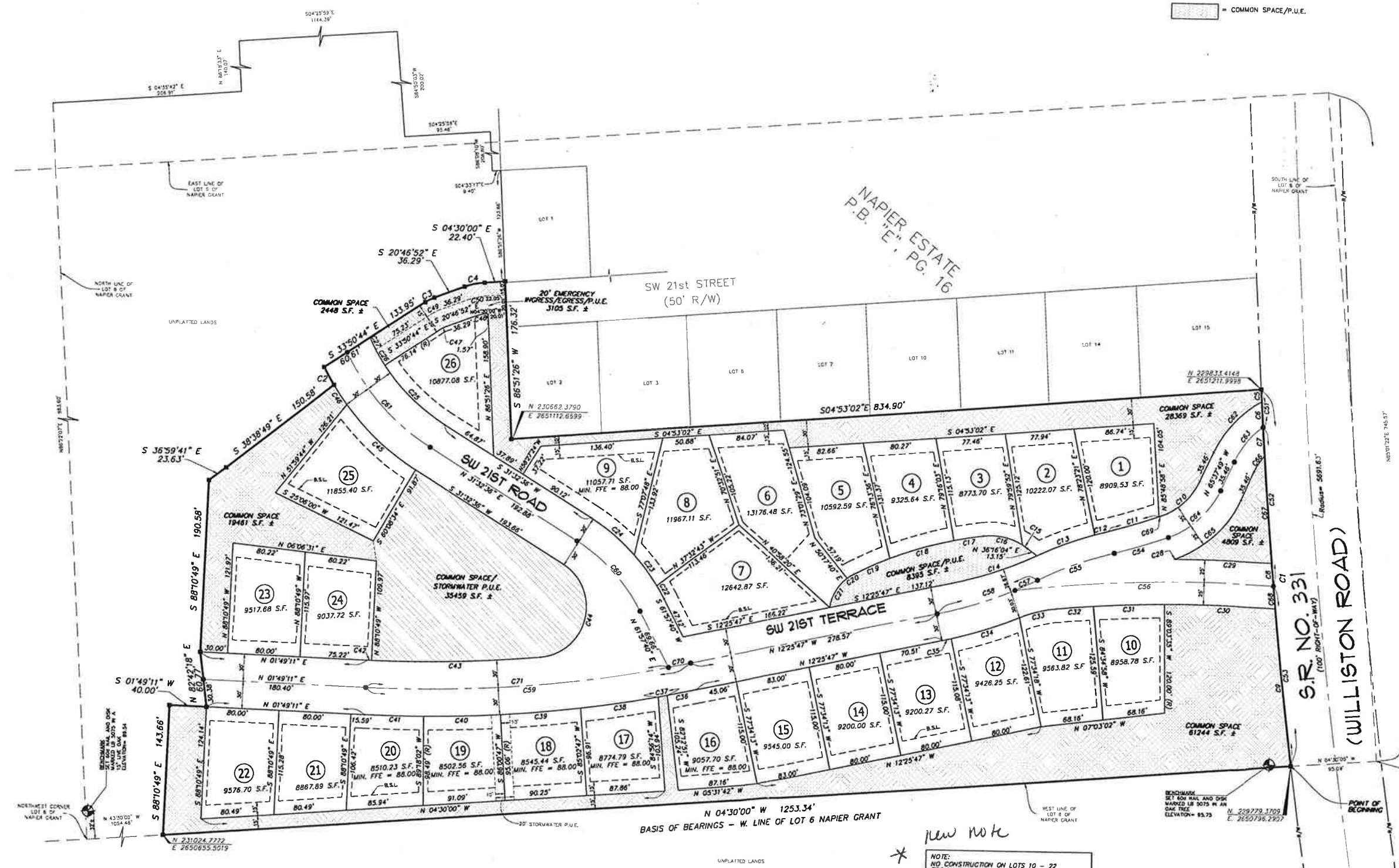
LYING IN LOT 6 OF THE NAPIER GRANT,  
TOWNSHIP 10 SOUTH, RANGE 20 EAST,  
IN THE CITY OF GAINESVILLE,  
ALACHUA COUNTY, FLORIDA



- LEGEND:**
- P.B. = PLAT BOOK
  - P.G. = PAGE
  - P.R.M. = PERMANENT REFERENCE MONUMENT
  - R/W = RIGHT-OF-WAY
  - (R) = RADIAL
  - P.U.E. = PUBLIC UTILITY EASEMENT
  - B.S.L. = BUILDING SETBACK LINE
  - ID = IDENTIFICATION
  - MIN. FFE. = MINIMUM FINISHED FLOOR ELEVATION
  - ⊙ = PERMANENT CONTROL POINT (NAIL & DISK LB 5075) TO BE PLACED
  - ⊠ = P.R.M. 4"x4" CONCRETE MONUMENT FOUND (O. AS SHOWN)
  - ⊞ = PERMANENT REFERENCE MONUMENT (LB 5075) PLACED
  - ⊙ = SITE BENCHMARK (AS SHOWN)

- - - BUILDING SETBACK LINES
- ▨ = 20' EMERGENCY INGRESS/EGRESS ACCESS/P.U.E.
- ▨ = COMMON SPACE/STORMWATER P.U.E.
- ▨ = COMMON SPACE
- ▨ = COMMON SPACE/P.U.E.

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CD. BNG.
C1	419.30	5741.63	04°11'03"	209.74	419.21	S84°12'31"W
C2	22.72	280.00	04°39'00"	11.37	22.72	N61°00'17"E
C3	11.40	50.00	13°01'52"	5.73	11.38	S27°18'48"E
C4	22.73	80.00	16°16'52"	11.44	22.66	S12°38'26"E
C5	13.96	5741.63	00°08'21"	6.98	13.96	S66°11'54"W
C6	28.58	5741.63	00°17'07"	14.29	28.58	S68°21'10"W
C7	31.98	5741.63	00°19'08"	15.99	31.98	S66°03'02"W
C8	25.32	5741.63	00°18'10"	12.66	25.32	S64°34'06"W
C9	174.22	5741.63	01°14'11"	87.12	174.21	S63°21'17"W
C10	59.92	75.00	45°46'36"	31.68	58.34	N47°24'31"W
C11	57.67	668.00	04°36'49"	28.86	57.68	N17°02'13"W
C12	15.35	475.00	01°31'06"	7.68	15.35	S15°17'32"E
C13	68.01	475.00	08°12'11"	34.06	67.95	N20°39'30"W
C14	101.15	470.00	12°19'49"	50.77	100.95	N18°35'41"W
C15	7.06	70.00	09°46'39"	3.53	7.05	N33°22'47"E
C16	46.20	70.00	37°48'39"	23.98	45.37	N11°35'00"E
C17	33.51	420.00	04°14'17"	16.76	33.50	N09°35'39"W
C18	73.40	420.00	10°10'46"	36.79	73.30	N18°34'09"W
C19	43.32	420.00	05°34'37"	21.68	43.31	N24°51'50"W
C20	8.84	50.00	10°27'55"	4.43	8.83	N32°33'07"W
C21	38.54	50.00	44°29'51"	20.28	37.59	N60°02'01"W
C22	16.60	230.00	04°08'06"	8.30	16.60	N58°33'32"E
C23	42.20	230.00	10°30'48"	21.18	42.14	N52°34'10"E
C24	63.30	230.00	16°46'10"	31.85	63.10	N39°25'41"E
C25	94.50	220.00	24°58'41"	47.99	93.78	N43°50'56"E
C26	20.03	220.00	05°12'57"	10.02	20.02	N58°45'45"E
C27	15.12	220.00	01°56'18"	7.56	15.12	N63°20'22"E
C28	1.99	718.00	00°28'32"	0.99	1.99	N19°46'27"E
C29	108.99	1518.00	04°06'50"	54.52	108.97	N01°31'04"E
C30	123.72	1468.00	04°49'44"	61.90	123.68	N01°28'27"E
C31	72.61	1468.00	03°07'44"	36.81	72.60	N02°27'17"E
C32	40.81	1468.00	01°35'06"	20.31	40.81	N04°45'43"W
C33	43.10	148.80	16°35'42"	21.70	42.91	N13°31'08"W
C34	80.43	530.00	08°14'43"	40.29	80.36	N17°42'11"W
C35	9.49	530.00	01°01'32"	4.74	9.49	N12°56'31"W
C36	32.99	1490.00	01°18'01"	16.48	32.95	N11°42'46"E
C37	10.05	1490.00	00°23'12"	5.03	10.05	N10°58'10"W
C38	87.90	1490.00	03°22'48"	43.95	87.88	N09°05'10"W
C39	88.66	1490.00	03°24'34"	44.34	88.65	N05°41'29"W
C40	85.49	1490.00	03°17'14"	42.76	85.48	N02°20'35"W
C41	65.51	1490.00	02°31'09"	32.76	65.51	N00°33'37"E
C42	4.78	1430.00	00°17'30"	2.39	4.78	S01°43'28"W
C43	187.10	1430.00	07°29'47"	93.68	186.96	S02°07'12"E
C44	139.36	56.00	142°35'18"	165.39	106.08	S77°08'45"E
C45	106.34	280.00	21°45'31"	53.82	105.70	S42°24'22"W
C46	26.31	280.00	05°22'58"	13.16	26.30	N55°59'38"E
C47	3.42	15.00	13°03'52"	1.72	3.41	S27°18'48"E
C48	12.79	45.00	16°16'52"	6.44	12.74	S21°18'48"E
C49	7.99	35.00	13°03'52"	4.01	7.96	S12°58'28"E
C50	18.47	65.00	16°16'52"	9.30	18.41	S12°58'28"E
C51	42.54	5741.63	00°25'28"	21.27	42.54	S66°25'21"W
C52	172.19	5741.63	01°46'05"	88.60	172.18	S65°19'34"W
C53	199.57	5741.63	01°59'29"	99.79	199.56	S63°26'46"W
C54	62.37	693.00	05°08'54"	31.18	62.29	N17°16'46"W
C55	89.27	450.00	11°21'57"	44.78	89.12	N20°33'17"W
C56	287.14	1493.00	11°01'09"	144.01	286.70	N42°22'56"W
C57	28.17	500.00	03°13'59"	14.09	28.16	N18°22'26"W
C58	119.04	500.00	13°58'29"	59.80	118.78	N18°15'01"W
C59	363.10	1480.00	14°14'58"	182.49	362.17	N05°18'18"W
C60	106.18	200.00	30°25'04"	54.37	104.94	N46°45'08"E
C61	142.50	230.00	32°39'33"	73.25	140.58	N42°52'22"E
C62	79.27	125.00	36°20'09"	41.02	77.95	N42°27'44"W
C63	51.01	100.00	29°13'44"	26.68	50.48	N31°00'57"W
C64	79.90	100.00	45°56'36"	42.23	77.79	N42°44'31"W
C65	99.87	125.00	45°56'36"	52.77	97.23	N42°44'31"W
C66	20.94	75.00	16°00'01"	10.24	20.88	N57°17'48"W
C67	119.89	5741.63	01°11'42"	59.95	119.89	S67°17'48"W
C68	25.35	5741.63	00°15'11"	12.67	25.33	S64°18'56"W
C69	2.35	868.00	00°12'05"	1.17	2.35	N19°45'10"W
C70	25.35	1460.00	00°39'42"	12.68	25.33	N11°55'56"W
C71	337.75	1460.00	13°15'17"	169.63	337.00	N04°48'27"W



NOTE:  
NO CONSTRUCTION ON LOTS 10 - 22  
FROM NOVEMBER 1, 2001 TO MARCH 15, 2002

POINT OF BEGINNING