PLAT BOOK 25 PAGE 22
SHEET 1 OF 2 SHEETS

ENGLEWOOD GOLF COURSE UNIT 2

A SUBDIVISION

IN SECTION 13, TOWNSHIP 40 SOUTH, RANGE 19 EAST
SARASOTA COUNTY, FLORIDA

DESCRIPTION

BEGIN at a 4 inch concrete monument found at the Southwest corner of the Northwest ¼ of Section 13, Township 40 South, Range 19 East, Sarasota County, Florida as shown on the plat of Englewood Golf Course, Unit 1, recorded in Plat Book 22, Pages 26 and 26A of the Public Records of Sarasota County, Florida; thence N-01°-21'-26"-E along the Westerly line of said Section 13 a distance of 1997.80 feet to the Southwest corner of the North ½ of the Northwest ¼ of the Northwest ¼ of said Section 13; thence S-86°-50'-33"-E along the Southerly line of said North ½ of Northwest ¼ of Northwest ¼ a distance of 632.85 feet; thence S-36°-22'-34"-E a distance of 185.70 feet; thence S-27°-50'-33"-E a distance of 737.90 feet; thence S-05°-53'-12"-E a distance of 108.28 feet; thence S-02°-13'-15"-W a distance of 122.57 feet; thence N-87°-46'-45"-W a distance of 125.00 feet; thence S-02°-13'-15"-W a distance of 60.00 feet; thence N-87°-46'-45"-W a distance of 110.24 feet; thence S-02°-13'-15"-W a distance of 150.00 feet to an angle point in the Northerly line of "Englewood Golf Course Boundary" as described in O.R. Book 1055, Page 1357 of the aforementioned public records (the following 4 calls are along the lines of said Englewood Golf Course Boundary); thence N-87°-46'-45"-W a distance of 265.00 feet; thence S-83°-25'-00"-W a distance of 330.00 feet; thence S-69°-24'-50"-W a distance of 245.59 feet to a point 60.00 feet Easterly of the aforementioned Westerly line of Section 13; thence S-01°-21'-26"-W parallel with said Westerly line a distance of 617.16 feet to the Northeast corner of the aforementioned Englewood Golf Course, Unit 1; thence N-88°-38'-34"-W along the Northerly line of said Englewood Golf Course, Unit 1 a distance of 60.00 feet to the POINT OF BEGINNING, containing 28.00 acres.

PRIVATE STREETS AND ROADS

All streets and/or roads designated hereon as private streets or roads are hereby specifically set aside and perpetually reserved for the use of the property owners, their guests and invitees of all units in Englewood Golf Course Subdivision, Unit 2, whether presently or subsequently platted, and in no way constitute a dedication to the general public or the County of Sarasota, it being specifically understood that no obligation is imposed upon the County nor shall any request be entertained to maintain said private streets or roads.

LOT LINE EASEMENTS

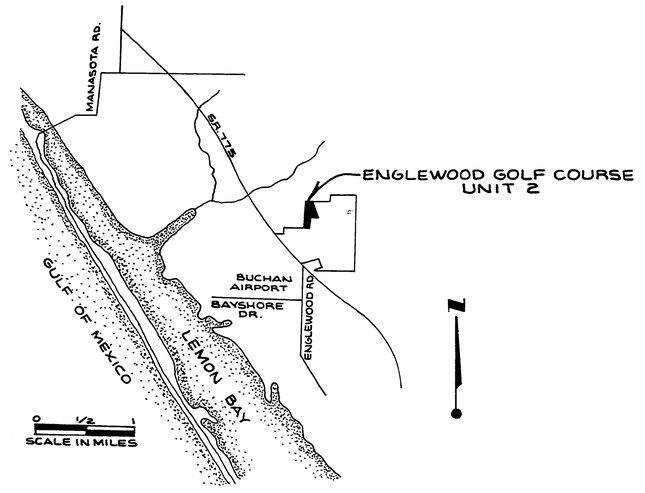
Unless otherwise indicated hereon, easements of 5 feet in width along each front and side lot line and 8 feet in width along each rear lot line are hereby created and provided for the purpose of accommodating overhead, surface and underground utilities and drainage: Where an area greater than one lot is used as a building site, the outside boundary of said site shall be subject to the lot line easements.

SURVEYOR'S CERTIFICATE

I, the undersigned Professional Land Surveyor, hereby certify that this plat is a true representation of the lands described and shown, to the best of my knowledge and belief, and that permanent reference monuments have been placed as required by the Sarasota County Subdivision Regulations and the statutes of the State of Florida thereunto appertaining.

Signature: David D. Kealy
David D. Kealy
Professional Land Surveyor
Florida Certificate No. 2612

Date of Survey: 4-11-78



LOCATION MAP

CERTIFICATE OF APPROVAL OF COUNTY CLERK

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

I, R.H. Hackney, Jr., Clerk of the Circuit Court of Sarasota County, Florida hereby certify that this plat has been examined and that it complies in form with all the requirements of the Statutes of Florida pertaining to maps and plats, and that this plat has been filed for record in Plat Book 25, Page 22, Public Records of Sarasota County, Florida, this 12 day of Sept, A.D. 1978

R.H. Hackney, Jr. Clerk of the Circuit Court
Sarasota County, Florida

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF NEW YORK) SS
COUNTY OF NASSAU

KATHERINE D. CLARK, certifies ownership of Englewood Golf Course Subdivision, Unit 2 as shown and described hereon, and does hereby dedicate and set apart the private road and utility easements, front, rear and side lot line utility and drainage easements (or other easements) as shown or described hereon, for the use of the property owners of Englewood Golf Course Subdivision Unit 2 and the public utilities, their successors, assigns, guests, licensees and invitees, for said uses or purposes forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 25th day of July, A.D., 1978.

WITNESSES:
Gretchen S. Nesbitt
Eileen J. Languth

Katherine D. Clark

STATE OF NEW YORK) SS
COUNTY OF NASSAU

BEFORE ME, the undersigned Notary Public, personally appeared Katherine D. Clark, to me known to be the individual described in and who executed the foregoing Certificate of Dedication, and she duly acknowledged before me that she executed the same.

WITNESS my hand and official seal at NASSAU County, New York, this 25th day of July, A.D., 1978.

Dorothy E. Godfrey
NOTARY PUBLIC, State of New York

My Commission expires: March 30, 1980 at Large

CONSENT TO DEDICATION

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

Englewood Bank and Trust, a Florida banking corporation, holder of Mortgage dated MAY 26, 1967 and recorded in Official Record Book 602 at Page 115, Public Redords of Sarasota County, Florida does hereby consent to, ratify, approve and confirm this Plat and the dedication certificate thereon.

IN WITNESS WHEREOF, the undersigned Corporation has caused these presents to be executed by its Senior Vice President and attested by its Vice President, this 23rd day of June, A.D., 1978.

ENGLEWOOD BANK AND TRUST

ATTEST: Donald Casterline
Vice President

By:
Senior Vice President

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

BEFORE ME, the undersigned Notary Public, personally appeared Charles J. Battaglia, Senior Vice President and Donald Casterline, Vice President of Englewood Bank and Trust, a Florida banking corporation, to me known to be the individuals described in and who executed the foregoing Certification of Dedication, and they duly acknowledged before me that they executed the same, as such officers, for and in behalf of said Corporation.

WITNESS my hand and official seal at Sarasota County, Florida this day of 23rd June, A.D., 1978.

Dorothy E. Hicks
NOTARY PUBLIC State of Florida at Large

My Commission expires: Dec. 16, 1980

CERTIFICATE OF APPROVAL OF COUNTY COMMISSION

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

It is hereby certified that this plat has been officially approved for record by the Board of County Commissioners of the County of Sarasota, Florida, this 12 day of September, A.D. 1978

APPROVED:
Douglas James
Planning Director

D.F. Thon
County Engineer

Chairman, Board of County Commissioners

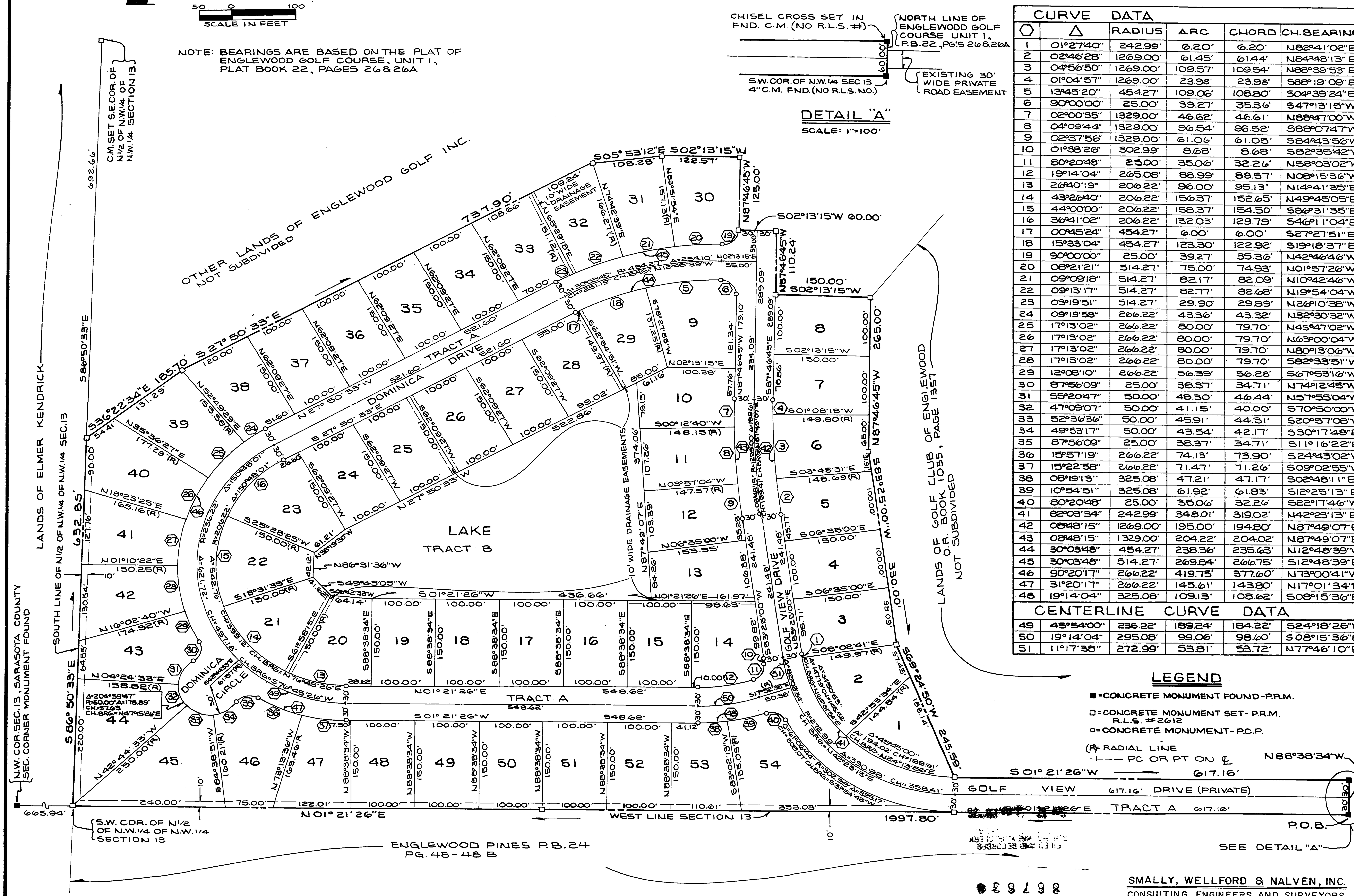
Richard L. Smith
County Attorney

SMALLY, WELLFORD & NALVEN, INC.
CONSULTING ENGINEERS AND SURVEYORS
SARASOTA, FLORIDA

ENGLEWOOD GOLF COURSE UNIT 2
IN
SECTION 13, TWP. 40S, RGE. 19E,
SARASOTA COUNTY, FLORIDA

SCALE: 1"=100'

NOTE: BEARINGS ARE BASED ON THE PLAT OF ENGLEWOOD GOLF COURSE, UNIT 1, PLAT BOOK 22, PAGES 26 & 26A



CURVE DATA					
⬡	Δ	RADIUS	ARC	CHORD	CH. BEARING
1	01°27'40"	242.99'	6.20'	6.20'	N82°41'02"E
2	02°46'28"	1269.00'	61.45'	61.44'	N84°48'13"E
3	04°56'50"	1269.00'	109.57'	109.54'	N88°39'53"E
4	01°04'57"	1269.00'	23.98'	23.98'	S88°19'09"E
5	13°45'20"	454.27'	109.06'	108.80'	S04°39'24"E
6	90°00'00"	25.00'	39.27'	35.36'	S47°13'15"W
7	02°00'35"	1329.00'	46.62'	46.61'	N88°47'00"W
8	04°09'44"	1329.00'	96.54'	96.52'	S88°07'47"W
9	02°37'56"	1329.00'	61.06'	61.05'	S84°43'56"W
10	01°38'26"	302.99'	8.68'	8.68'	S82°35'42"W
11	80°20'48"	25.00'	35.06'	32.26'	N58°03'02"W
12	19°14'04"	265.08'	88.99'	88.57'	N08°15'36"W
13	26°40'19"	206.22'	96.00'	95.13'	N14°41'35"E
14	43°26'40"	206.22'	156.37'	152.65'	N49°45'05"E
15	44°00'00"	206.22'	158.37'	154.50'	S86°31'35"E
16	36°41'02"	206.22'	132.03'	129.79'	S46°11'04"E
17	00°45'24"	454.27'	6.00'	6.00'	S27°27'51"E
18	15°33'04"	454.27'	123.30'	122.92'	S19°18'37"E
19	90°00'00"	25.00'	39.27'	35.36'	N42°46'46"W
20	08°21'21"	514.27'	75.00'	74.93'	N01°57'26"W
21	09°09'18"	514.27'	82.17'	82.09'	N10°42'46"W
22	09°13'17"	514.27'	82.77'	82.68'	N19°54'04"W
23	03°19'51"	514.27'	29.90'	29.89'	N26°10'38"W
24	09°19'58"	266.22'	43.36'	43.32'	N32°30'32"W
25	17°13'02"	266.22'	80.00'	79.70'	N45°47'02"W
26	17°13'02"	266.22'	80.00'	79.70'	N63°00'04"W
27	17°13'02"	266.22'	80.00'	79.70'	N80°13'06"W
28	17°13'02"	266.22'	80.00'	79.70'	S82°33'51"W
29	12°08'10"	266.22'	56.39'	56.28'	S67°53'16"W
30	87°56'09"	25.00'	38.37'	34.71'	N74°12'45"W
31	55°20'47"	50.00'	48.30'	46.44'	N57°55'04"W
32	47°09'07"	50.00'	41.15'	40.00'	S70°50'00"W
33	52°36'36"	50.00'	45.91'	44.31'	S20°57'08"W
34	49°53'17"	50.00'	43.54'	42.17'	S30°17'48"E
35	87°56'09"	25.00'	38.37'	34.71'	S11°16'22"E
36	15°57'19"	266.22'	74.13'	73.90'	S24°43'02"W
37	15°22'58"	266.22'	71.47'	71.26'	S09°02'55"W
38	08°19'13"	325.08'	47.21'	47.17'	S02°48'11"E
39	10°54'51"	325.08'	61.92'	61.83'	S12°25'13"E
40	80°20'48"	25.00'	35.06'	32.26'	S22°17'46"W
41	82°03'34"	242.99'	348.01'	319.02'	N42°23'13"E
42	08°48'15"	1269.00'	195.00'	194.80'	N87°49'07"E
43	08°48'15"	1329.00'	204.22'	204.02'	N87°49'07"E
44	30°03'48"	454.27'	238.36'	235.63'	N12°48'39"W
45	30°03'48"	514.27'	269.84'	266.75'	S12°48'39"E
46	90°20'17"	266.22'	419.75'	377.60'	N73°00'41"W
47	31°20'17"	266.22'	145.61'	143.80'	N17°01'34"E
48	19°14'04"	325.08'	109.13'	108.62'	S08°15'36"E
CENTERLINE CURVE DATA					
49	45°54'00"	236.22'	189.24'	184.22'	S24°18'26"W
50	19°14'04"	295.08'	99.06'	98.60'	S08°15'36"E
51	11°17'38"	272.99'	53.81'	53.72'	N77°46'10"E

LEGEND

■ = CONCRETE MONUMENT FOUND - P.R.M.
□ = CONCRETE MONUMENT SET - P.R.M. R.L.S. #2612
○ = CONCRETE MONUMENT - P.C.P.
(R) = RADIAL LINE
+--- PC OR PT ON ℄

FILED AND RECORDED

857638

SMALLY, WELLFORD & NALVEN, INC.
CONSULTING ENGINEERS AND SURVEYORS
SARASOTA, FLORIDA