SURVEYORS AFFIDAVIT
INSTRUMENT: 2016087093
RECORDING DATE: 7/15/16
NOTATION DATE: 6/23/23
DEPUTY CLERK: LFCB

ENCLAVE AT FOREST LAKES

PLAT BOOK 49, PAGE 39
SHEET 1 OF 6 SHEETS

A REPLAT OF PORTIONS OF TRACTS 1-S, 2-S, 3-S, 4-S, 5-S, 6-S, AND 7-S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO A PORTION OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PAGE 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LYING IN SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2015128413 6 PG(S)
October 15, 2015 03:10:40 PM
KAREN E RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

LEGAL DESCRIPTION (BY SURVEYOR)

FOREST LAKES EAST DEVELOPMENT PARCEL

ALL THAT PART OF TRACTS 1-S, 2-S, 3-S, 4-S, 5-S, 6-S, AND 7-S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO THAT PART OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PG. 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA BEING DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY FLORIDA; THENCE ALONG THE SOUTH LINE OF THE SAID NORTHWEST 1/4, N.89°46'52"E., 940.00 FEET; THENCE LEAVING SAID SOUTH LINE, N.00°01'27"E., 50.00 FEET TO A 4"X4" CONCRETE MONUMENT WITH PIN LYING AT THE NORTH RIGHT OF WAY LINE OF WEBBER STREET (100.00' WIDE) AS RECORDED IN ROAD PLAT BOOK 4, PAGE 18 OF SAID PUBLIC RECORDS FOR A POINT OF BEGINNING OF LANDS BEING DESCRIBED. SAID POINT ALSO BEING THE POINT OF BEGINNING OF PARCEL 2-A AS RECORDED IN OFFICIAL RECORDS BOOK 1178, PAGE 950 OF SAID PUBLIC RECORDS; THENCE LEAVING SAID RIGHT OF WAY LINE AND ALONG THE WEST LINE OF SAID PARCEL 2-A, N.09°50'07"W., 177.54 FEET (N.09°55'01"W., 177.54' DEED); THENCE S.89°46'16"W., 459.59' (S.89°46'52'W. 459.35' DEED) TO THE EAST LINE OF SOUTHGATE UNIT 36, AS RECORDED IN PLAT BOOK 16, PAGE 9 OF SAID PUBLIC RECORDS; THENCE ALONG LAST SAID EAST LINE AND ALSO THE EAST LINE OF FOREST LAKES COUNTRY CLUB ESTATES CONDOMINIUM APARTMENTS AS RECORDED IN CONDOMINIUM BOOK 1, PAGE 20 OF SAID PUBLIC RECORDS, N.00°01'25"E., 474.50 FEET; THENCE ALONG THE NORTH LINE OF SAID FOREST LAKES COUNTRY CLUB ESTATES CONDOMINIUM APARTMENTS, S.89°47'06"W., 381.99 FEET TO THE EASTERLY RIGHT OF WAY LINE OF BENEVA ROAD AS PER ROAD PLAT BOOK 1, PAGE 112B OF SAID PUBLIC RECORDS; THENCE ALONG LAST SAID RIGHT OF WAY LINE, N.00°01'27"E., 655.22 FEET MORE OR LESS TO THE SOUTH LINE OF PHASE "B" OF TERRACES OF FOREST LAKES CONDOMINIUM AS RECORDED IN CONDOMINIUM BOOK 11, PAGE 50, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; THENCE ALONG THE LAST SAID SOUTH LINE, N.89°47'03"E., 485.00 FEET TO THE EAST LINE OF LAST SAID CONDOMINIUM; THENCE ALONG LAST SAID EAST LINE, N.00°03'11"E., 330.00 FEET; THENCE S.89°56'49"E., 234.00 FEET; THENCE S.27°33'23"E., 166.58 FEET; THENCE S.00°03'11"W., 160.00 FEET; THENCE S.89°56'49"E., 115.00 FEET TO A 4"X4" CONCRETE MONUMENT WITH PIN LYING AT AN ANGLE POINT IN THE EASTERLY LINE OF PARCEL 2-B AS RECORDED IN SAID OFFICIAL RECORDS BOOK 1178, PAGE 950 ALSO BEING A COMMON LINE WITH THE WEST LINE OF FOREST LAKES VILLAGE SECTION 1 AS RECORDED IN CONDOMINIUM BOOK 6, PAGE 16 OF SAID PUBLIC RECORDS; THENCE ALONG SAID COMMON LINE AND ALSO BECOMING THE WESTERLY LINE OF FOREST LAKES VILLAGE SECTION 2 AS RECORDED IN CONDOMINIUM BOOK 7, PAGE 14 OF SAID PUBLIC RECORDS, THE FOLLOWING FOUR (4) CALLS: S.50°23'36"W., 171.68 FEET (S.50°20'47"W. 171.66' DEED); THENCE S.00°01'09"E., 180.89 FEET (S.00°00'00"E., 180.81' DEED); THENCE S.42°15'55"E., 487.28 FEET (S.42°15'48"E., 487.14' DEED); THENCE S.00°00'56"W., 673.45 FEET (S.00°00'00"W., 673.32' DEED) TO THE SAID NORTH RIGHT OF WAY LINE OF WEBBER STREET; THENCE ALONG THE LAST SAID NORTH RIGHT OF WAY LINE, S.89°48'14"W., 235.13 FEET TO THE POINT OF BEGINNING AND CONTAINING 1,069,104.99 SQUARE FEET OR 24.543 ACRES MORE OR LESS.

TOGETHER WITH NON-EXCLUSIVE PERPETUAL EASEMENT FOR INGRESS AND EGRESS GRANTED TO U.S. HOMES CORPORATION, A DELAWARE CORPORATION, ITS SUCCESSORS AND ASSIGNS FOREVER, RECORDED MAY 11, 1978 IN OFFICIAL RECORDS BOOK 1236, PAGE 732 OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

RESERVATION OF EASEMENTS

THERE ARE HEREBY EXPRESSLY RESERVED TO MATTAMY TAMPA/SARASOTA LLC, A DELAWARE LIMITED LIABILITY COMPANY (THE "COMPANY"), ITS SUCCESSORS OR ASSIGNS, EASEMENTS OF TEN (10') FEET IN WIDTH ALONG EACH FRONT LOT LINE, EIGHT (8') FEET IN WIDTH ALONG EACH REAR LOT LINE, AND FIVE (5') FEET IN WIDTH ALONG EACH SIDE LOT LINE, FOR THE EXPRESS PURPOSE OF ACCOMMODATING SURFACE AND UNDERGROUND DRAINAGE AND UNDERGROUND UTILITIES. WHERE MORE THAN ONE LOT OR PARTS OF ONE OR MORE LOTS ARE INTENDED AS A BUILDING SITE, THE OUTSIDE BOUNDARIES ONLY OF THE BUILDING SITE SHALL CARRY SAID EASEMENTS.

UTILITY EASEMENTS

THE COMPANY DOES HEREBY GRANT NONEXCLUSIVE UTILITY EASEMENTS OF TEN (10') FEET IN WIDTH ALONG EACH FRONT LOT LINE, EIGHT (8') FEET IN WIDTH ALONG EACH REAR LOT LINE, FIVE (5') FEET IN WIDTH ALONG EACH SIDE LOT LINE, AND ACROSS EACH AREA DEPICTED ON THIS PLAT AS A "UTILITY EASEMENT" OR A "PUBLIC UTILITY EASEMENT" TO SARASOTA COUNTY, FLORIDA, AND AUTHORIZED UTILITY COMPANIES FOR THE INSTALLATION AND MAINTENANCE OF UNDERGROUND POWER, GAS, TELEPHONE, WATER, SEWER, ELECTRIC, CABLE TELEVISION, AND OTHER UTILITIES, LINES, AND FACILITIES. ALL UTILITY EASEMENTS SHOWN HEREON SHALL ALSO BE 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. WHERE MORE THAN ONE LOT OR PARTS OF ONE OR MORE LOTS ARE INTENDED AS A BUILDING SITE, THE OUTSIDE BOUNDARIES ONLY OF THE BUILDING SITE SHALL CARRY SAID EASEMENTS.

PRIVATE DRAINAGE EASEMENTS

THE COMPANY DOES HEREBY GRANT NONEXCLUSIVE DRAINAGE EASEMENTS TO ENCLAVE AT FOREST LAKES HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT (THE "ASSOCIATION"), FOR STORMWATER DRAINAGE PURPOSES OVER, UNDER, AND ACROSS EACH AREA DEPICTED ON THIS PLAT AS A "PRIVATE DRAINAGE EASEMENT."

SIDEWALK EASEMENT

THE COMPANY DOES HEREBY GRANT A NONEXCLUSIVE EASEMENT FOR INGRESS AND EGRESS TO THE ASSOCIATION AND TO ALL OWNERS OF THE PROPERTY DESCRIBED ON THIS PLAT, THEIR GUESTS, LICENSEES, INVITEES, SUCCESSORS, AND ASSIGNS, OVER AND ACROSS THE AREA DEPICTED ON THIS PLAT AS A "PRIVATE SIDEWALK EASEMENT."

PRIVATE ACCESS, DRAINAGE & PEDESTRIAN EASEMENT

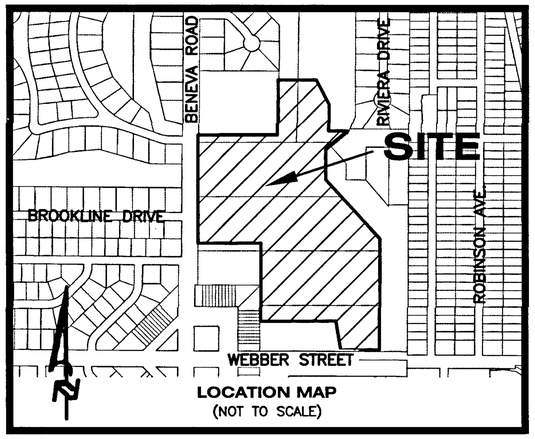
THE COMPANY DOES HEREBY GRANT A NONEXCLUSIVE EASEMENT FOR INGRESS AND EGRESS TO THE ASSOCIATION, TO ALL OWNERS OF THE PROPERTY DESCRIBED ON THIS PLAT, THEIR GUESTS, LICENSEES, INVITEES, SUCCESSORS, AND ASSIGNS, TO ALL EMERGENCY AND LAW ENFORCEMENT SERVING THE SUBDIVISION, AND TO ALL OTHER PERSONS PROVIDING ESSENTIAL SERVICES TO THE SUBDIVISION OVER AND ACROSS THE AREA DEPICTED ON THIS PLAT AS "PRIVATE ACCESS, DRAINAGE & PEDESTRIAN EASEMENT."

CERTIFICATE OF APPROVAL OF COUNTY CLERK

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

I, KAREN E. RUSHING, COUNTY CLERK 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 49, PAGE 39, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, THIS 15 DAY OF October A.D., 2015. 39E

KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT OF
SARASOTA COUNTY, FLORIDA
BY: Fred Miller
DEPUTY CLERK F. Miller



LOCATION MAP
(NOT TO SCALE)

SHEET INDEX

1 COVER SHEET
2 KEY SHEET
3-6 DETAIL SHEETS

NOTICE

1) THE DECLARATION OF RESTRICTIONS FOR ENCLAVE AT FOREST LAKES (THE "DECLARATION") IS SIMULTANEOUSLY RECORDED WITH THIS PLAT IN THE OFFICIAL RECORDS AS INSTRUMENT NUMBER 2015128412, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
2) THE NOTICE TO PURCHASER IS SIMULTANEOUSLY RECORDED WITH THIS PLAT IN THE OFFICIAL RECORDS AS INSTRUMENT NUMBER 2015128411, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
3) 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.
4) THE AREA DEPICTED ON THIS PLAT AS TRACT 100 A "PRIVATE ACCESS, DRAINAGE, PEDESTRIAN AND PUBLIC UTILITY EASEMENT" IS A PRIVATE ROAD RIGHT OF WAY UNDER THE TERMS OF THE DECLARATION, WHICH WILL BE MAINTAINED BY THE ASSOCIATION AND THE USE OF WHICH WILL BE GOVERNED BY THE DECLARATION.
5) TRACTS 200, 400, 600, 700, 800 & 1000 ARE A COMMON AREA, UNDER THE TERMS OF THE DECLARATION, WHICH WILL BE MAINTAINED BY THE ASSOCIATION AND THE USE OF WHICH WILL BE GOVERNED BY THE DECLARATION.
6) TRACTS 300, 500 & 1100 ARE A COMMON AREA AND LANDSCAPE BUFFER AREA, UNDER THE TERMS OF THE DECLARATION, WHICH WILL BE MAINTAINED BY THE ASSOCIATION AND THE USE OF WHICH WILL BE GOVERNED BY THE DECLARATION.
7) TRACT 900 IS AN EXCLUSIVE LIFT STATION EASEMENT TO SARASOTA COUNTY.
8) FLOODPLAIN DELINEATION MAP RECORDED IN MISCELLANEOUS MAP BOOK 2, PAGE 2 OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

SURVEYOR'S NOTES

* BEARINGS ARE BASED ON AN ASSUMED MERIDIAN. A BEARING OF N.00°01'27"E. FOR THE WEST LINE OF THE NW 1/4 OF SECTION 34, TOWNSHIP 36S, RANGE 18E, WAS USED.
* ELEVATIONS REFER TO NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D.) OF 1929. BENCH MARK USED WAS SARASOTA COUNTY BENCH MARKS # 60-C, ELEVATION=19.68';
* STATE PLANE COORDINATES SHOWN HEREON REFER TO FLORIDA ZONE WEST, NORTH AMERICAN DATUM OF 1983 (1990) ADJUSTMENT AND ARE BASED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORDS #105513 N. 1084178.297 E. 494621.114 AND #106537 N. 1081553.04 E. 494601.21.

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 13 DAY OF October, A.D., 2015.

APPROVED:
Carolyn D. Mason
CHAIRMAN, BOARD OF COUNTY COMMISSIONERS
Carol M. Eshelwood
COUNTY ENGINEER
Stephen DeMarsh
COUNTY ATTORNEY

CERTIFICATE OF REVIEW OF COUNTY SURVEYOR

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

IT IS HEREBY CERTIFIED THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, OF THE FLORIDA STATUTES AND SARASOTA COUNTY LAND DEVELOPMENT REGULATIONS, AS AMENDED.

BY: Teri S. Owen
TERI S. OWEN, PSM 5928
SARASOTA COUNTY SURVEYOR
DATE: Oct. 13, 2015.

TERI S. OWEN License Number 5928 STATE OF FLORIDA

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

MATTAMY TAMPA/SARASOTA LLC, A DELAWARE LIMITED LIABILITY COMPANY, (THE "COMPANY"), DOES HEREBY CERTIFY OWNERSHIP BY THE COMPANY OF THE PROPERTY DESCRIBED ON THIS PLAT, AND:

PRIVATE:

DOES HEREBY DEDICATE AND SET APART THE PRIVATE ROAD RIGHT OF WAY, DRAINAGE EASEMENTS, PRIVATE SIDEWALK EASEMENTS AND LAKE MAINTENANCE & ACCESS EASEMENTS SHOWN AND DESCRIBED ON THIS PLAT FOR SAID USES AND PURPOSES TO ENCLAVE AT FOREST LAKES HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT (THE "ASSOCIATION"), AND DOES FURTHER HEREBY DEDICATE AND SET APART THE UTILITY EASEMENTS SHOWN AND DESCRIBED ON THIS PLAT FOR SAID USES AND PURPOSES TO AUTHORIZED UTILITY COMPANIES PROVIDING POWER, GAS, TELEPHONE, WATER, SEWER, ELECTRIC, CABLE TELEVISION, AND OTHER UTILITIES TO THE SUBDIVISION, SUCH DEDICATIONS BEING SUBJECT TO ANY RIGHTS DEDICATED TO SARASOTA COUNTY BY THIS PLAT; AND

PUBLIC:

DOES HEREBY DEDICATE THE EXCLUSIVE LIFT STATION EASEMENT AND ALL UTILITY EASEMENTS SHOWN AND DESCRIBED ON THIS PLAT FOR SAID USES AND PURPOSES TO SARASOTA COUNTY FOREVER.

IN WITNESS WHEREOF, THE COMPANY HAS CAUSED THIS CERTIFICATE TO BE EXECUTED IN ITS NAME THIS 5th DAY OF October, 2015.

WITNESSES:
Robert Wayne Disbrow
SIGNATURE OF WITNESS
ROBERT WAYNE DISBROW
PRINT NAME OF WITNESS
Bryan Keith Gerdes
SIGNATURE OF WITNESS
BRYAN KEITH GERDES
PRINT NAME OF WITNESS

BY: MATTAMY (JACKSONVILLE) PARTNERSHIP, A FLORIDA GENERAL PARTNERSHIP, ITS MANAGER

BY: MBC (FLORIDA) CORPORATION, A FLORIDA CORPORATION, ITS GENERAL PARTNER
BY: [signature]
NAME: Richard Stevens
ITS: Vice President

Robert Wayne Disbrow
SIGNATURE OF WITNESS
ROBERT WAYNE DISBROW
PRINT NAME OF WITNESS
Bryan Keith Gerdes
SIGNATURE OF WITNESS
BRYAN KEITH GERDES
PRINT NAME OF WITNESS

BY: CALBEN (FLORIDA) CORPORATION, A FLORIDA CORPORATION ITS GENERAL PARTNER
BY: [signature]
NAME: Richard Stevens
ITS: Vice President

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED Richard Stevens, TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FORGOING CERTIFICATE OF OWNERSHIP AND DEDICATION AS MANAGER OF MATTAMY TAMPA/SARASOTA LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND WHO ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SUCH CERTIFICATE ON BEHALF OF THE COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 5th DAY OF October, 2015.

[signature]
NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: 3-12-17

ERIN CHILDERS
NOTARY PUBLIC
STATE OF FLORIDA
Comm# EE881578
Expires 3/12/2017

SURVEYORS CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS THAT I, THE UNDERSIGNED LICENSED AND REGISTERED PROFESSIONAL SURVEYOR AND MAPPER IN THE STATE OF FLORIDA, HOLDING CERTIFICATE NO. LS 0006026, HEREBY CERTIFY THAT I AM ACTING ON BEHALF OF A M ENGINEERING, INC., A CORPORATION AUTHORIZED TO OFFER SERVICES OF REGISTERED SURVEYORS AND MAPPERS IN THE STATE OF FLORIDA, HOLDING L.B. NO. 4334, THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 OF THE FLORIDA STATUTES, AND THAT THE PERMANENT REFERENCE MONUMENTS (PRM'S) WERE INSTALLED AS OF AUGUST 14, 2015 AND THE PLAT BENCH MARKS (PBM'S), PERMANENT CONTROL POINTS (PCP'S), AND THE LOT CORNERS WILL BE INSTALLED WITHIN 1 YEAR FROM DATE OF RECORDING AND WILL BE CONFIRMED BY SURVEYORS AFFIDAVIT.

RONALD R. NOURSE CERTIFICATE NO. 6026 STATE OF FLORIDA PROFESSIONAL SURVEYOR AND MAPPER

A M ENGINEERING, INC.

BY: Ronald R. Nourse 10/02/2015
RONALD R. NOURSE, P.S.M., VICE PRESIDENT
REGISTERED PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE LS 0006026

A M ENGINEERING, INC.
CONSULTING ENGINEERS & SURVEYORS, L.B. 4334
8340 CONSUMER COURT
SARASOTA, FLORIDA. 34240
PHONE (941) 377-9178
FAX 378-3786

DRAWING FILE: MATTO3P1.DWG
COVER SHEET-PLOTTED DATE 10/02/2015

ENCLAVE AT FOREST LAKES

A REPLAT OF PORTIONS OF TRACTS 1-S, 2-S, 3-S, 4-S, 5-S, 6-S, AND 7-S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO A PORTION OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PAGE 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LYING IN SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

PLAT BOOK 49 PAGE 39A

SHEET 2 OF 6 SHEETS

KEY SHEET

RIVIERA DRIVE (50' PUBLIC RIGHT OF WAY)

FOREST LAKES COUNTRY CLUB ESTATES UNIT 3 PLAT BOOK 19, PAGE 35

FOREST LAKES VILLAGE SECTION 1 CONDOMINIUM BOOK 6, PAGE 16

FOREST LAKES VILLAGE SECTION 2 CONDOMINIUM BOOK 7, PAGE 14

RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION PLAT BOOK 3, PAGE 86

TERRACES OF FOREST LAKES CONDOMINIUM CONDOMINIUM BOOK 11, PAGE 50 AND CONDOMINIUM BOOK 13 PAGES 21A-E

FOREST LAKES COUNTRY CLUB ESTATES CONDOMINIUM APARTMENTS CONDOMINIUM BOOK 1, PAGE 20

SOUTH GATE UNIT 36 PLAT BOOK 16, PAGE 9A

PORTION OF TRACT 8 THE FIRST ADDITION TO HYDE PARK CITRUS SUB. PLAT BOOK 1, PAGE 7

S50°23'36"W 171.68'

S89°56'49"E 115.00'

S00°03'11"W 160.00'

S27°33'23"E 166.58'

S00°01'09"E 180.89'

S42°15'55"E 487.28'

S00°00'56"W 673.45'

N09°50'07"W 177.54'

S89°48'14"W 235.13'

N.00°01'27"E. 50.00'

S89°46'16"W 459.59'

N00°01'25"E 474.50'

S89°56'49"E 234.00'

N00°03'11"E 330.00'

N89°47'03"E 485.00'

S89°47'06"W 381.99'

N00°01'27"E 655.22'

N.89°46'52"E 940.00'

TRACT 1100 COMMON AREA AND LANDSCAPE BUFFER

TRACT 1000 COMMON AREA

TRACT 900 EXCLUSIVE LIFT STATION AREA

TRACT 800 COMMON AREA

TRACT 500 COMMON AREA AND LANDSCAPE BUFFER

TRACT 200 COMMON AREA

TRACT 300 COMMON AREA AND LANDSCAPE BUFFER

TRACT 400 COMMON AREA

TRACT 600 COMMON AREA

TRACT 700 COMMON AREA

TRACT 100

POINT OF BEGINNING STATE PLANE COORDINATES: N. 1081599.91 E. 495541.57

STATE PLANE COORDINATES: N. 1082907.49 E. 494679.48

POINT OF COMMENCEMENT SOUTHWEST CORNER OF NORTHWEST 1/4 OF SECTION 34-36-18 (DNR DOC#25987). FOUND PK NAIL WITH DISK PSM LB 6754

SOUTH LINE OF NW 1/4 OF SECTION 34-36-18

WEST LINE OF NW 1/4 OF SECTION 34-36-18

SHEET 3

SHEET 4

SHEET 5

SHEET 6

COURSE DRIVE

DEUCE STREET

FLAG STREET

PITCH LANE

TIN CUP BOULEVARD (TRACT 100) PRIVATE ACCESS, DRAINAGE, PEDESTRIAN AND PUBLIC UTILITY EASEMENT

DIVOT LANE

FESCUE LANE

MATCHLINE

PBM #60-E

PBM #60-F

PBM #60-G

BENEVA ROAD (VARIABLE WIDTH PUBLIC RIGHT OF WAY PER ROAD PLAT BOOK 1 PAGE 112B)

WEBBER STREET (100' WIDE PUBLIC RIGHT OF WAY) (ROAD PLAT BOOK 4, PAGE 18)

SYMBOL LEGEND

(PBM) PLAT BENCH MARK AS NOTED

PLAT BENCH MARKS

PBM #60-E, CHISELED SQUARE SET IN TOP OF CONCRETE CURB. ELEVATION=_____'. (AM ENG BM#_____)

PBM #60-F, CHISELED SQUARE SET IN TOP OF CONCRETE CURB. ELEVATION=_____'. (AM ENG BM#_____)

PBM #60-G, CHISELED SQUARE SET IN TOP OF CONCRETE CURB. ELEVATION=_____'. (AM ENG BM#_____)

100 50 0 100 200 300

SCALE IN FEET 1"=100'

RONALD R. NOURSE CERTIFICATE NO. 6026 STATE OF FLORIDA PROFESSIONAL SURVEYOR AND MAPPER

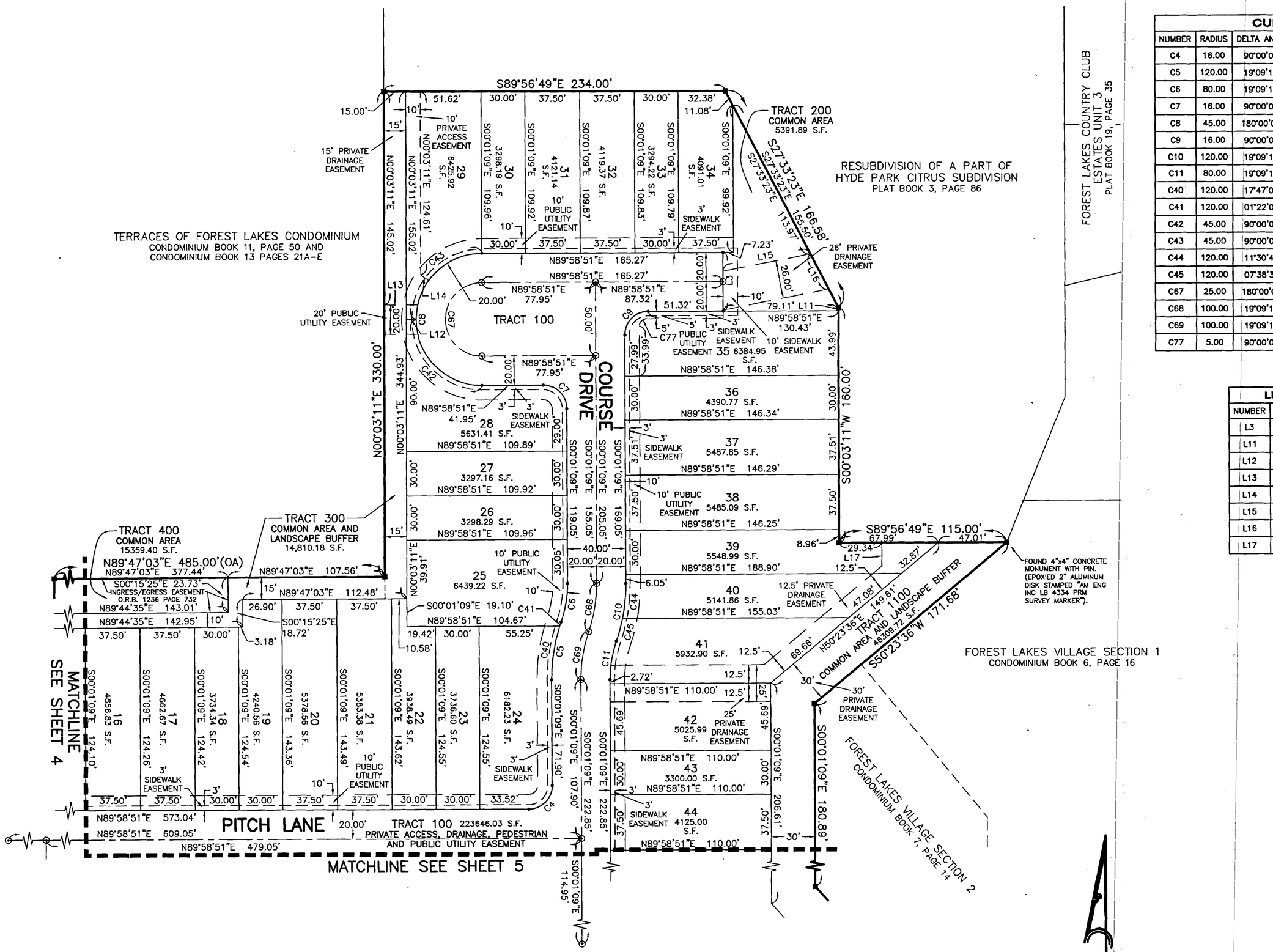
AM ENGINEERING, INC.
CONSULTING ENGINEERS & SURVEYORS, L.B. 4334
8340 CONSUMER COURT
SARASOTA, FLORIDA. 34240
PHONE (941) 377-9178
FAX 378-3786

DRAWING FILE: MATT03P2.DWG
KEY SHEET 2-PLOTTED DATE 08/24/2015

ENCLAVE AT FOREST LAKES

A REPLAT OF PORTIONS OF TRACTS 1-S, 2-S, 3-S, 4-S, 5-S, 6-S, AND 7-S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO A PORTION OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PAGE 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LYING IN SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

DETAIL SHEET



CURVE TABLE

NUMBER	RADIUS	DELTA ANGLE	ARC	CHORD	CHORD BEARING
C4	16.00	90°00'00"	25.13	22.63	N44°58'51"E
C5	120.00	19°09'12"	40.11	39.93	S09°33'27"W
C6	80.00	19°09'12"	26.74	26.62	N09°33'27"E
C7	16.00	90°00'00"	25.13	22.63	N45°01'09"W
C8	45.00	180°00'00"	141.38	90.00	S00°01'09"E
C9	16.00	90°00'00"	25.13	22.63	S44°58'51"W
C10	120.00	19°09'12"	40.11	39.93	N09°33'27"E
C11	80.00	19°09'12"	26.74	26.62	S09°33'27"W
C40	120.00	17°47'08"	37.25	37.10	S08°52'25"W
C41	120.00	01°22'04"	2.86	2.86	S18°27'00"W
C42	45.00	90°00'00"	70.69	63.64	S45°01'09"E
C43	45.00	90°00'00"	70.69	63.64	S44°58'51"W
C44	120.00	11°30'42"	24.11	24.07	N05°44'12"E
C45	120.00	07°38'30"	16.00	15.99	N15°18'47"E
C67	25.00	180°00'00"	78.54	50.00	S00°01'09"E
C68	100.00	19°09'12"	33.43	33.27	N09°33'27"E
C69	100.00	19°09'12"	33.43	33.27	S09°33'27"W
C77	5.00	90°00'00"	7.85	7.07	S44°58'51"W

LINE TABLE

NUMBER	DIRECTION	LENGTH
L3	S00°01'09"E	40.00'
L11	S00°03'11"W	2.04'
L12	N89°58'51"E	6.82'
L13	N89°56'49"W	22.93'
L14	S53°58'35"E	6.67'
L15	N79°04'01"E	61.02'
L16	N27°33'23"W	27.13'
L17	N00°03'11"E	15.81'

SYMBOL LEGEND

- ■ 4"X4" CONCRETE MONUMENT STAMPED "AM ENG INC LB 4334 PRM SURVEY MARKER" OR AS OTHERWISE NOTED
- ⊙ MAGNETIC NAIL WITH 2" ALUMINUM DISK STAMPED "AM ENG INC LB 4334 PCP SURVEY MARKER" OR AS OTHERWISE NOTED
- • INDICATES CHANGE IN DIRECTION OF RIGHT OF WAY

ABBREVIATION LEGEND

(S.F.)	SQUARE FEET
PRM	PERMANENT REFERENCE MARKER
PCP	PERMANENT CONTROL POINT
(L.B.)	LICENSE BUSINESS
(OA)	OVERALL
(O.R.B.)	OFFICIAL RECORDS BOOK

50 25 0 50 100 150

SCALE IN FEET
1"=50'

RONALD R. NOURSE * CERTIFICATE * NO. 6026 STATE OF FLORIDA PROFESSIONAL SURVEYOR AND MAPPER

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DETAIL SHEET 3-PLOTTED DATE 08/24/2015

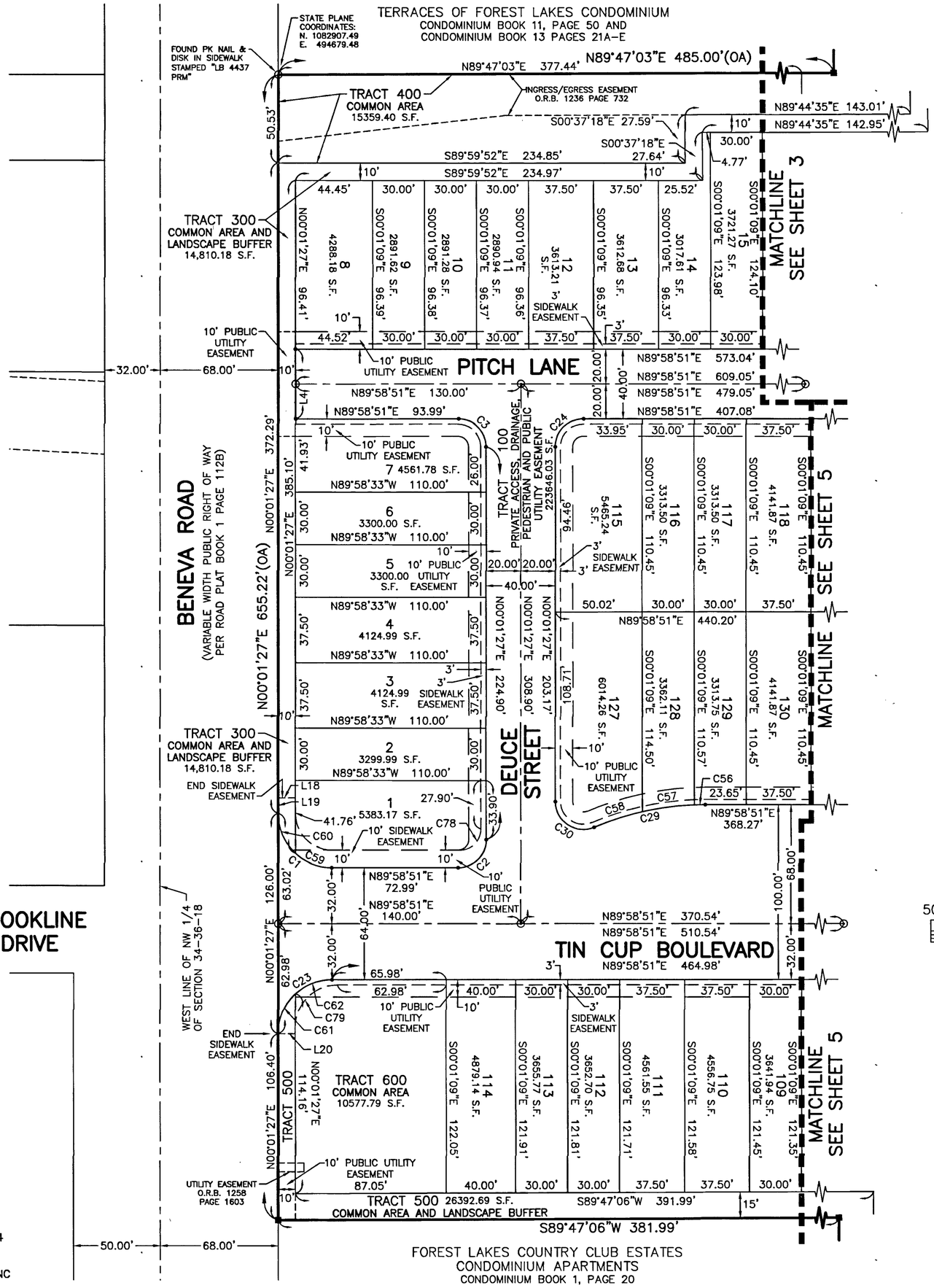
ENCLAVE AT FOREST LAKES

PLAT BOOK 49 PAGE 39C

SHEET 4 OF 6 SHEETS

A REPLAT OF PORTIONS OF TRACTS 1–S, 2–S, 3–S, 4–S, 5–S, 6–S, AND 7–S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO A PORTION OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PAGE 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LYING IN SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

DETAIL SHEET



CURVE TABLE					
NUMBER	RADIUS	DELTA ANGLE	ARC	CHORD	CHORD BEARING
C1	31.00	90°02'37"	48.72	43.86	S44°59'51"E
C2	16.00	89°57'23"	25.12	22.62	N45°00'09"E
C3	16.00	90°02'37"	25.14	22.64	N44°59'51"W
C23	31.00	89°57'24"	48.67	43.82	S45°00'09"W
C24	16.00	89°57'23"	25.12	22.62	S45°00'09"W
C29	165.00	22°54'26"	65.97	65.53	S78°31'38"W
C30	16.00	112°57'02"	31.54	26.68	S56°27'03"E
C56	165.00	02°12'19"	6.35	6.35	S88°52'41"W
C57	165.00	10°31'17"	30.30	30.26	S82°30'54"W
C58	165.00	10°10'50"	29.32	29.28	S72°09'51"W
C59	31.00	42°41'09"	23.10	22.56	S68°40'35"E
C60	31.00	47°21'28"	25.62	24.90	S23°39'17"E
C61	31.00	47°21'28"	25.62	24.90	S23°42'11"W
C62	31.00	42°35'56"	23.05	22.52	S68°40'53"W
C78	12.00	89°57'23"	18.84	16.96	N45°00'09"E
C79	24.00	89°57'24"	37.68	33.93	S45°00'09"W

LINE TABLE		
NUMBER	DIRECTION	LENGTH
L4	N00°01'27"E	40.00'
L18	N89°55'43"W	10.00'
L19	S00°01'27"W	8.89'
L20	S89°58'33"E	10.00'

50 25 0 50 100 150

SCALE IN FEET
1"=50'

ABBREVIATION LEGEND

(S.F.)	SQUARE FEET
PRM	PERMANENT REFERENCE MARKER
PCP	PERMANENT CONTROL POINT
(L.B.)	LICENSE BUSINESS
(OA)	OVERALL
(O.R.I.)	OFFICIAL RECORDS INSTRUMENT
(O.R.B.)	OFFICIAL RECORDS BOOK

SYMBOL LEGEND

- ■ 4"X4" CONCRETE MONUMENT STAMPED "AM ENG INC LB 4334 PRM SURVEY MARKER" OR AS OTHERWISE NOTED
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- • INDICATES CHANGE IN DIRECTION OF RIGHT OF WAY

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DETAIL SHEET 4–PLOTTED DATE 08/24/2015

ENCLAVE AT FOREST LAKES

A REPLAT OF PORTIONS OF TRACTS 1–S, 2–S, 3–S, 4–S, 5–S, 6–S, AND 7–S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO A PORTION OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PAGE 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LYING IN SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

PLAT BOOK 49 PAGE 39D
SHEET 5 OF 6 SHEETS

DETAIL SHEET

CURVE TABLE					
NUMBER	RADIUS	DELTA ANGLE	ARC	CHORD	CHORD BEARING
C12	75.00	42°14'46"	55.30	54.06	S21°08'32"E
C13	120.00	42°16'51"	88.55	86.56	N21°07'30"W
C22	16.00	90°02'05"	25.14	22.63	N45°00'07"W
C25	16.00	90°00'00"	25.13	22.63	N45°01'09"W
C26	115.00	42°14'46"	84.80	82.89	S21°08'32"E
C27	16.00	90°00'00"	25.13	22.63	N02°44'05"E
C28	30.00	42°14'46"	22.12	21.62	N68°51'28"E
C31	16.00	70°57'11"	19.81	18.57	S35°29'31"W
C32	215.00	23°14'02"	87.18	86.59	N59°21'05"E
C33	16.00	90°00'00"	25.13	22.63	N87°15'55"W
C34	16.00	132°16'51"	36.94	29.27	N23°52'30"E
C35	16.00	90°00'00"	25.13	22.63	S44°59'04"E
C46	75.00	26°31'09"	34.71	34.40	S13°16'44"E
C47	75.00	15°43'37"	20.59	20.52	S34°24'07"E
C48	120.00	10°24'01"	21.78	21.75	N37°03'55"W
C49	120.00	14°17'10"	29.92	29.84	N24°43'19"W
C50	120.00	16°27'24"	34.47	34.35	N09°21'02"W
C54	115.00	07°44'44"	15.55	15.53	S03°53'31"E
C55	115.00	34°30'02"	69.25	68.21	S25°00'54"E
C70	95.00	42°14'46"	70.05	68.47	S21°08'32"E
C71	100.00	42°16'51"	73.79	72.13	N21°07'30"W
C72	100.00	38°43'37"	67.59	66.31	N22°54'07"W
C73	100.00	03°33'14"	6.20	6.20	N01°45'42"W
C74	183.00	42°14'46"	134.94	131.90	N68°51'28"E
C75	183.00	06°43'26"	21.48	21.46	N86°37'08"E
C76	183.00	35°31'20"	113.46	111.65	N65°29'45"E

PITCH LANE — MATCHLINE SEE SHEET 3

MATCHLINE SEE SHEET 4

TRACT 100
PRIVATE ACCESS, DRAINAGE, PEDESTRIAN AND PUBLIC UTILITY EASEMENT
223646.03 S.F.

TIN CUP BOULEVARD

COURSE DRIVE

FLAG STREET

DIVOT LANE

TRACT 700
COMMON AREA
63411.58 S.F.

TRACT 500
COMMON AREA AND LANDSCAPE BUFFER
26392.69 S.F.

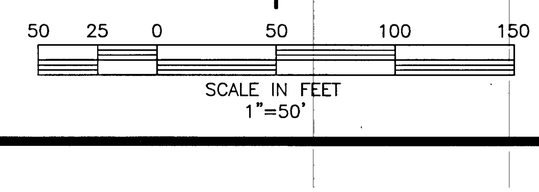
FOREST LAKES COUNTRY CLUB ESTATES
CONDOMINIUM APARTMENTS
CONDOMINIUM BOOK 1, PAGE 20

FOREST LAKES VILLAGE SECTION 2
CONDOMINIUM BOOK 7, PAGE 14

TRACT 1100
COMMON AREA AND LANDSCAPE BUFFER
46309.72 S.F.

TRACT 100
PRIVATE ACCESS, DRAINAGE, PEDESTRIAN AND PUBLIC UTILITY EASEMENT
223646.03 S.F.

MATCHLINE SEE SHEET 6



SYMBOL LEGEND

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- • INDICATES CHANGE IN DIRECTION OF RIGHT OF WAY

ABBREVIATION LEGEND

(S.F.)	SQUARE FEET
PRM	PERMANENT REFERENCE MARKER
PCP	PERMANENT CONTROL POINT
(L.B.)	LICENSE BUSINESS
(O.R.I.)	OFFICIAL RECORDS INSTRUMENT

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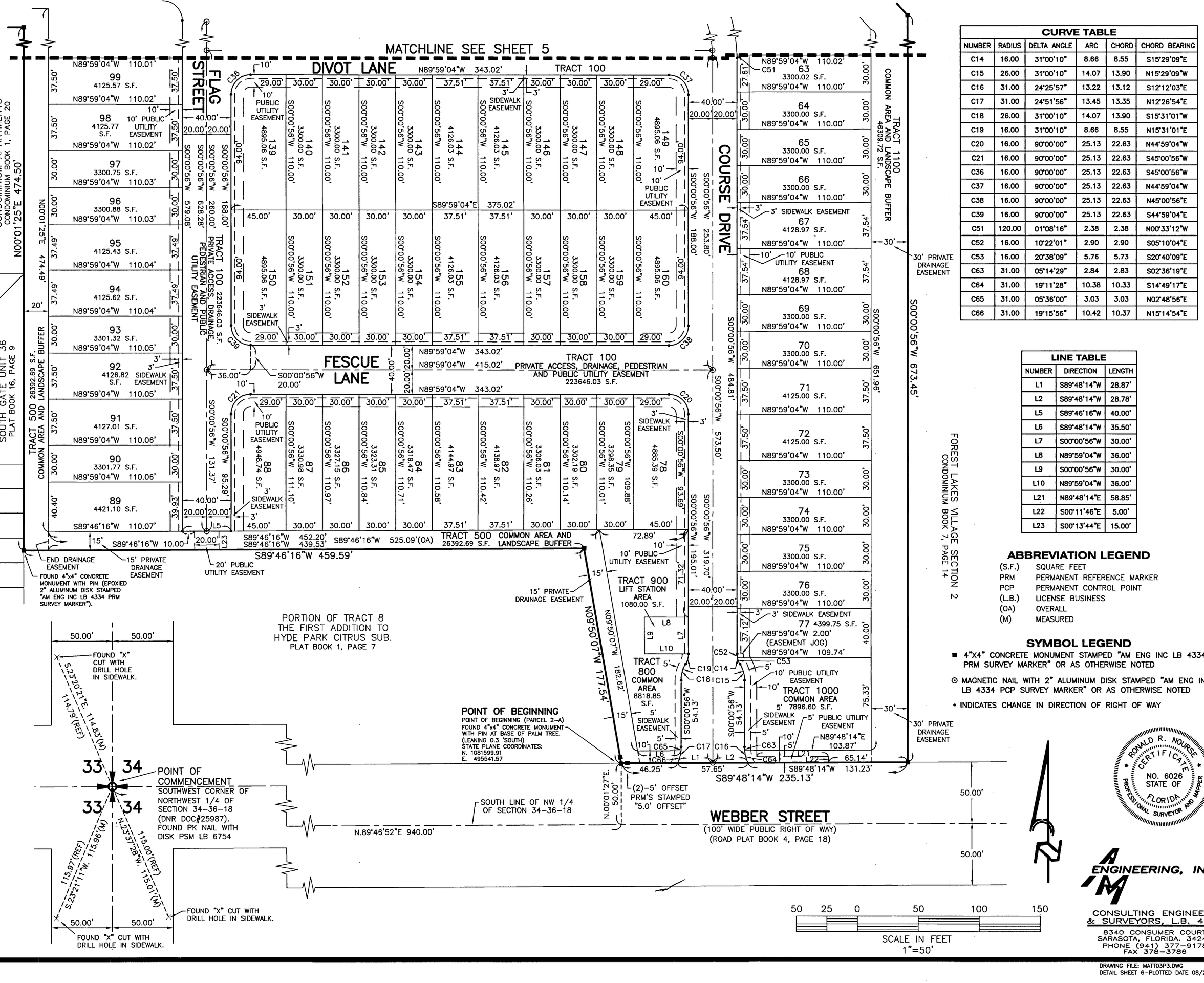
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DETAIL SHEET 5–PLOTTED DATE 08/24/2015

ENCLAVE AT FOREST LAKES

A REPLAT OF PORTIONS OF TRACTS 1–S, 2–S, 3–S, 4–S, 5–S, 6–S, AND 7–S. BLK 1. SEC 34 OF A "RESUBDIVISION OF A PART OF HYDE PARK CITRUS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 86, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND ALSO A PORTION OF TRACT NO. 8 OF THE "FIRST ADDITION TO HYDE PARK CITRUS SUB.", AS RECORDED IN PLAT BOOK 1, PAGE 7, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LYING IN SECTION 34, TOWNSHIP 36 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA.

PLAT BOOK 49 PAGE 39E
SHEET 6 OF 6 SHEETS

DETAIL SHEET



CURVE TABLE					
NUMBER	RADIUS	DELTA ANGLE	ARC	CHORD	CHORD BEARING
C14	16.00	31°00'10"	8.66	8.55	S15°29'09"E
C15	26.00	31°00'10"	14.07	13.90	N15°29'09"W
C16	31.00	24°25'57"	13.22	13.12	S12°12'03"E
C17	31.00	24°51'56"	13.45	13.35	N12°26'54"E
C18	26.00	31°00'10"	14.07	13.90	S15°31'01"W
C19	16.00	31°00'10"	8.66	8.55	N15°31'01"E
C20	16.00	90°00'00"	25.13	22.63	N44°59'04"W
C21	16.00	90°00'00"	25.13	22.63	S45°00'56"W
C36	16.00	90°00'00"	25.13	22.63	S45°00'56"W
C37	16.00	90°00'00"	25.13	22.63	N44°59'04"W
C38	16.00	90°00'00"	25.13	22.63	N45°00'56"E
C39	16.00	90°00'00"	25.13	22.63	S44°59'04"E
C51	120.00	01°08'16"	2.38	2.38	N00°33'12"W
C52	16.00	10°22'01"	2.90	2.90	S05°10'04"E
C53	16.00	20°38'09"	5.76	5.73	S20°40'09"E
C63	31.00	05°14'29"	2.84	2.83	S02°36'19"E
C64	31.00	19°11'28"	10.38	10.33	S14°49'17"E
C65	31.00	05°36'00"	3.03	3.03	N02°48'56"E
C66	31.00	19°15'56"	10.42	10.37	N15°14'54"E

LINE TABLE		
NUMBER	DIRECTION	LENGTH
L1	S89°48'14"W	28.87'
L2	S89°48'14"W	28.78'
L5	S89°46'16"W	40.00'
L6	S89°48'14"W	35.50'
L7	S00°00'56"W	30.00'
L8	N89°59'04"W	36.00'
L9	S00°00'56"W	30.00'
L10	N89°59'04"W	36.00'
L21	N89°48'14"E	58.85'
L22	S00°11'46"E	5.00'
L23	S00°13'44"E	15.00'

ABBREVIATION LEGEND

(S.F.)	SQUARE FEET
PRM	PERMANENT REFERENCE MARKER
PCP	PERMANENT CONTROL POINT
(L.B.)	LICENSE BUSINESS
(OA)	OVERALL
(M)	MEASURED

SYMBOL LEGEND

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