

VILLAGE OF BITHLO - A REPLAT

SHEET 1 OF 2

PLAT BOOK **45** PAGE **94**

BEING A REPLAT OF BLOCKS 901, 902, AND 903, MAP OF THAT PORTION OF BITHLO, FLORIDA, PLAT BOOK "J", PAGES 17 THROUGH 18, SECTION 22, TOWNSHIP 22 SOUTH, RANGE 32 EAST ORANGE COUNTY, FLORIDA

DESCRIPTION:

BLOCK 901

All lots in Block 901, Map of That Portion of Bithlo, Florida according to the plat thereof as recorded in Plat Book J, Pages 17 and 18, Public Records of Orange County, Florida, being more particularly described as follows:

Commence at the South 1/4 corner of Section 22, Township 22 South, Range 32 East; thence North 00° 13' 10" West along a line 30.00 feet East of and parallel to the Westerly right-of-way of 7th Street as shown on said Map of That Portion of Bithlo, Florida for a distance of 595.00 feet; thence South 89° 51' 56" West for a distance of 30.00 feet to the POINT OF BEGINNING; thence South 89° 51' 56" West along the South line of said Block 901, Map of That Portion of Bithlo, Florida for a distance of 634.77 feet; thence North 00° 13' 10" West along the West line of said Block 901 for a distance of 200.00 feet; thence North 89° 51' 56" East along the North line of said Block 901 for a distance of 634.77 feet; thence South 00° 13' 10" East for a distance of 200.00 feet to the POINT OF BEGINNING.

CONTAINING 126,953.99 SQUARE FEET OR 2.91 ACRES, MORE OR LESS.

BLOCK 902

All lots in Block 902, Map of That Portion of Bithlo, Florida according to the plat thereof as recorded in Plat Book J, Pages 17 and 18, Public Records of Orange County, Florida, being more particularly described as follows:

Commence at the South 1/4 corner of Section 22, Township 22 South, Range 32 East; thence North 00° 13' 10" West along a line 30.00 feet East of and parallel to the Westerly right-of-way of 7th Street as shown on said Map of That Portion of Bithlo, Florida for a distance of 845.00 feet; thence South 89° 51' 56" West for a distance of 30.00 feet to the POINT OF BEGINNING; thence along the South line of said Block 902, Map of That Portion of Bithlo, Florida for a distance of 634.77 feet; thence North 00° 13' 10" West along the West line of said Block 902 for a distance of 200.00 feet; thence North 89° 51' 56" East along the North line of said Block 902 for a distance of 634.77 feet; thence South 00° 13' 10" East for a distance of 200.00 feet to the POINT OF BEGINNING.

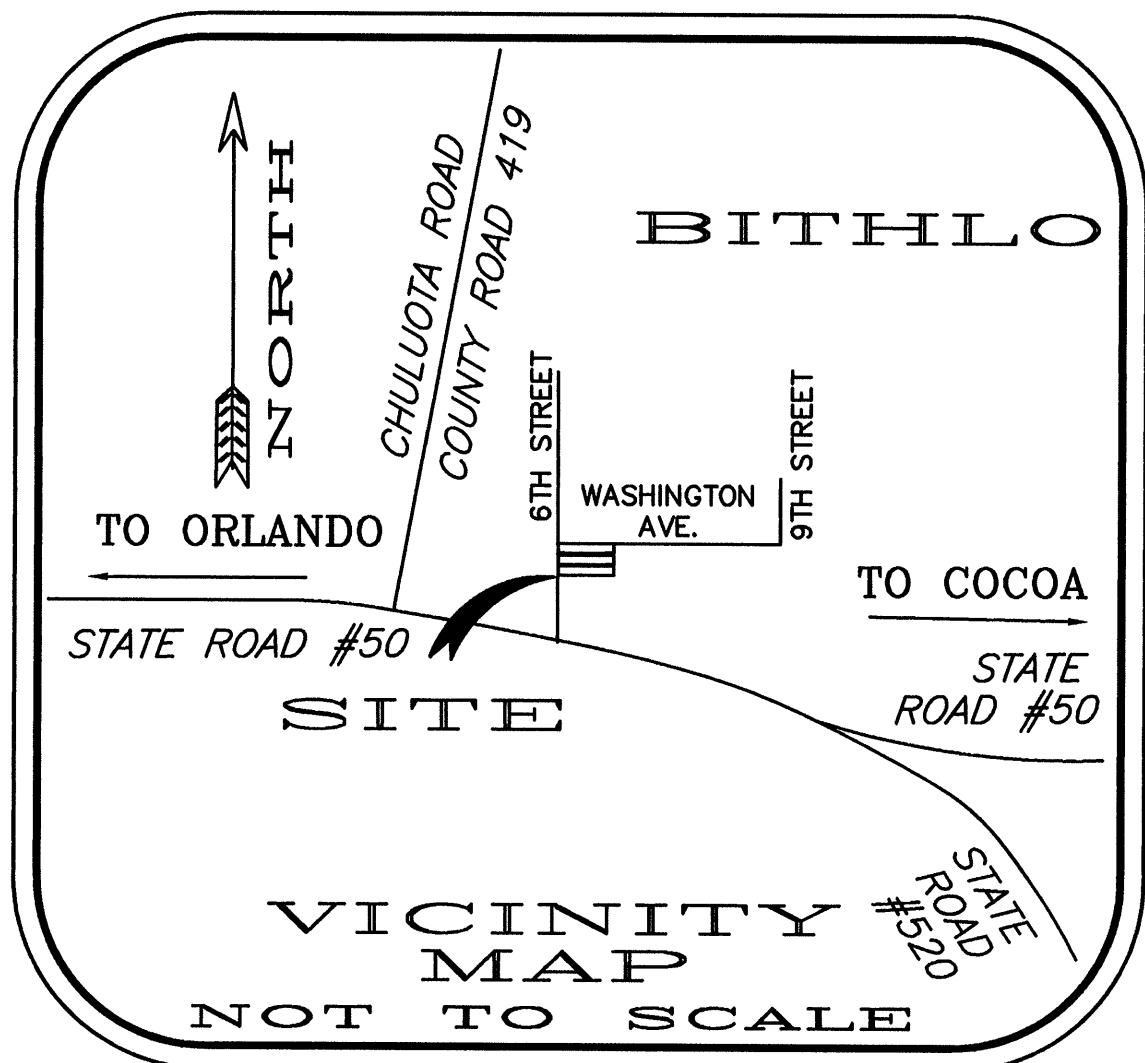
CONTAINING 126,953.99 SQUARE FEET OR 2.91 ACRES, MORE OR LESS.

BLOCK 903

All lots in Block 903, Map of That Portion of Bithlo, Florida according to the plat thereof as recorded in Plat Book J, Pages 17 and 18, Public Records of Orange County, Florida, being more particularly described as follows:

Commence at the South 1/4 corner of Section 22, Township 22 South, Range 32 East; thence North 00° 13' 10" West along a line 30.00 feet East of and parallel to the Westerly right-of-way of 7th Street as shown on said Map of That Portion of Bithlo, Florida for a distance of 1095.00 feet; thence South 89° 51' 56" West for a distance of 30.00 feet to the POINT OF BEGINNING; thence along the South line of said Block 903, Map of That Portion of Bithlo, Florida for a distance of 634.77 feet; thence North 00° 13' 10" West along the West line of said Block 903 for a distance of 200.00 feet; thence North 89° 51' 56" East along the North line of said Block 903 for a distance of 634.77 feet; thence South 00° 13' 10" East for a distance of 200.00 feet to the POINT OF BEGINNING.

CONTAINING 126,953.99 SQUARE FEET OR 2.91 ACRES, MORE OR LESS.



ABBREVIATION LISTING

Δ	=	CENTRAL ANGLE
R	=	RADIUS
L	=	ARC LENGTH
CB	=	CHORD BEARING
C	=	CHORD
TB	=	TANGENT BEARING
CM	=	CONCRETE MONUMENT
P.B.	=	PLAT BOOK
PG.	=	PAGE
POL	=	POINT ON LINE
PCP	=	PERMANENT CONTROL POINT
PRM	=	PERMANENT REFERENCE MONUMENT
PC	=	POINT OF CURVATURE
PCC	=	POINT OF COMPOUND CURVATURE
PRC	=	POINT OF REVERSE CURVATURE
PT	=	POINT OF TANGENCY
PI	=	POINT OF INTERSECTION
NT	=	NON-TANGENT
PLS	=	PROFESSIONAL LAND SURVEYOR
LB	=	LICENSED BUSINESS
R/W	=	RIGHT-OF-WAY
CL	=	CENTERLINE
FND	=	FOUND
ESMT	=	EASEMENT
ORB	=	OFFICIAL RECORD BOOK
SECTION 27-23-30	=	SECTION 27-TOWNSHIP 23 SOUTH-RANGE 30 EAST
O.U.C.	=	ORLANDO UTILITIES COMMISSION
C.C.R.	=	CERTIFIED CORNER RECORD

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.

LEGEND

- DENOTES SET 4" X 4" PERMANENT REFERENCE MONUMENT #4381 (UNLESS OTHERWISE NOTED)
- DENOTES SET IRON PIPE AND CAP LB #4381

GENERAL NOTES

1.) BEARINGS BASED ON THE SOUTH LINE OF THE SOUTHWEST ONE QUARTER OF SECTION 22, TOWNSHIP 22 SOUTH, RANGE 32 EAST, AS BEING NORTH 89° 89' 51' 56" EAST, AN ASSUMED BEARING.

Tinklepaugh

SURVEYING SERVICES, INC.
379 W. Michigan Street, Suite 208 • Orlando, Florida 32806
Tele. No. (407) 422-0957 Fax No. (407) 422-8915
LICENSED BUSINESS No. 3778

CERTIFICATE OF REVIEW BY COUNTY SURVEYOR

This plat has been reviewed for conformity with Chapter 177, Florida Statutes.

By: Donna J. McKee DATE 10/24/00
County Surveyor's Signature

VILLAGE OF BITHLO - A REPLAT

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That the Corporation named below, being the owner in fee simple of the lands described in the foregoing caption to this plat, and hereby dedicates nothing shown hereon to the perpetual use of the public.

IN WITNESS WHEREOF, has caused these presents to be signed and witnessed to by the officer named below and its corporate seal to be affixed here on SEPT. 6, 2000

CARRIGAN REALTY, INC.

By: [Signature]
Robert E Carrigan, Jr. - President

Witness: Paul Stephenson Gail Stephenson
Signed and sealed in the presence of:

[Signatures]

STATE OF FLORIDA COUNTY OF ORANGE

THIS IS TO CERTIFY, That on Sept 6, 2000 before me, an officer duly authorized to take acknowledgements in the State and County aforesaid, personally appeared Robert E Carrigan, Jr., President of the above named corporation incorporated under the laws of the State of Florida, to be known, to be the individual and officer described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be free act and deed and such officer 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.

The aforesaid person(s) is/are personally known to me or has have produced N/A as identification and did did not take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on 7 the above date.

Paul Stephenson Gail Stephenson NOTARY PUBLIC

OFFICIAL NOTARY SEAL
GAIL STEPHENSON
COMMISSION NUMBER CC040228
JUNE 23, 2004
MY COMMISSION EXPIRES 6-23-2004

CERTIFICATE OF SURVEYOR

This plat was prepared under my direct supervision. This plat complies with all of the survey requirements of Chapter 177, Florida Statutes.

Surveyor's Signature: Arthur W. Tucker Date: 8-15-00
NAME: ARTHUR W. TUCKER Registration No. PSM #4381
Surveyor's Name

TINKLEPAUGH SURVEYING SERVICES, INC. LICENSED BUSINESS
379 W. MICHIGAN STREET, SUITE 208 NO. 3778
ORLANDO, FLORIDA 32806

CERTIFICATE OF APPROVAL BY ZONING DIRECTOR

Examined and Approved: [Signature] DATE 10-26-00
Zoning Director

CERTIFICATE OF APPROVAL BY COUNTY ENGINEER

Examined and Approved: [Signature] DATE 10/24/00
County Engineer

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

This is to certify, that on 11-7-00 the foregoing plat was approved by the Board of County Commissioners of Orange County, Florida.

County Chairman: [Signature]
Attest: Martha O. Haynie Clerk of the Board
By: [Signature]

CERTIFICATE OF COUNTY COMPTROLLER

I HEREBY CERTIFY, That I have examined the foregoing plat and find that it complies in form with all the requirements of Chapter 177, Florida Statutes, and was filed for record on

November 14, 2000 at

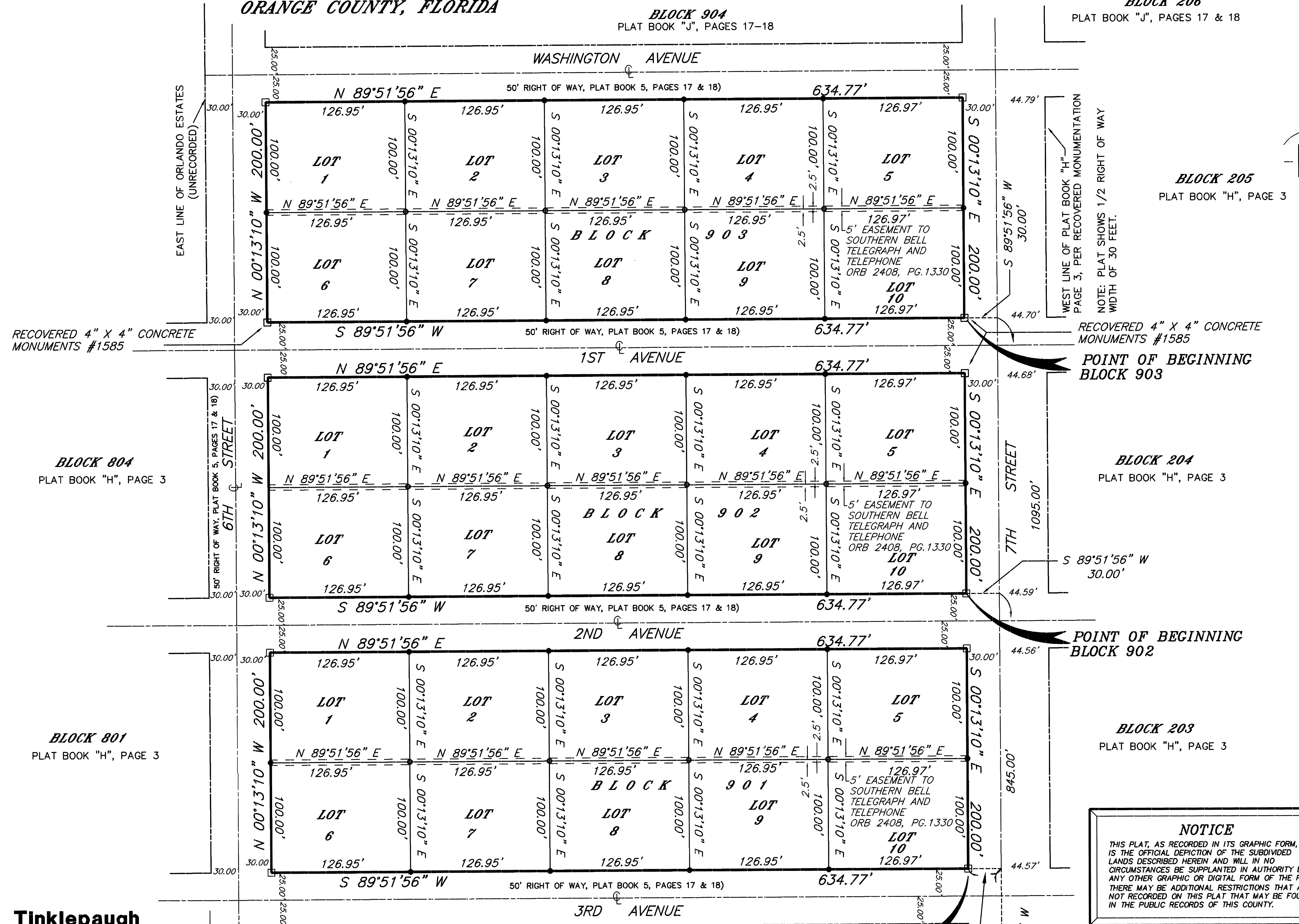
By: Martha O. Haynie County Comptroller
in and for Orange County, Florida
[Signature]

VILLAGE OF BITHLO - A REPLAT

SHEET 2 OF 2

PLAT BOOK **45** PAGE **95**

BEING A REPLAT OF BLOCKS 901, 902, AND 903, MAP OF THAT PORTION OF BITHLO, FLORIDA, PLAT BOOK "J", PAGES 17 THROUGH 18, SECTION 22, TOWNSHIP 22 SOUTH, RANGE 32 EAST ORANGE COUNTY, FLORIDA



RECOVERED 4" X 4" CONCRETE MONUMENTS #1585

RECOVERED 4" X 4" CONCRETE MONUMENTS #1585

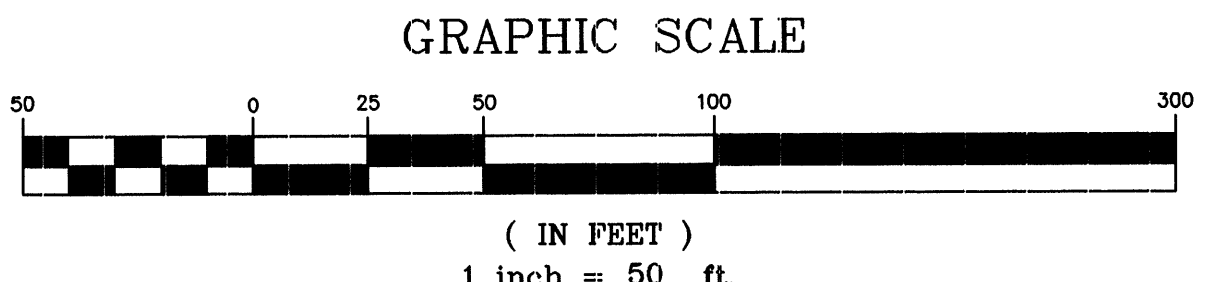
POINT OF BEGINNING BLOCK 903

POINT OF BEGINNING BLOCK 902

POINT OF COMMENCEMENT BLOCKS 901, 902 & 903
SOUTH 1/4 CORNER, SECTION 22, TOWNSHIP 22 SOUTH, RANGE 32 EAST RECOVERED 6" X 6" CONCRETE MONUMENT (NO IDENTIFICATION NUMBER) CCR #0020527

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.

Tinklepaugh
SURVEYING SERVICES, INC.
379 W. Michigan Street, Suite 208 - Orlando, Florida 32806
Tele. No. (407) 422-0957 Fax No. (407) 422-6915
LICENSED BUSINESS No. 3778



6" X 6" CONCRETE MONUMENT (NO IDENTIFICATION NUMBER) SOUTHWEST CORNER OF SECTION 22, TOWNSHIP 22 SOUTH, RANGE 32 EAST, ORANGE COUNTY, FLORIDA CCR #0020528

S. LINE OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 22 SOUTH, RANGE 32 EAST, ORANGE COUNTY, FLORIDA

