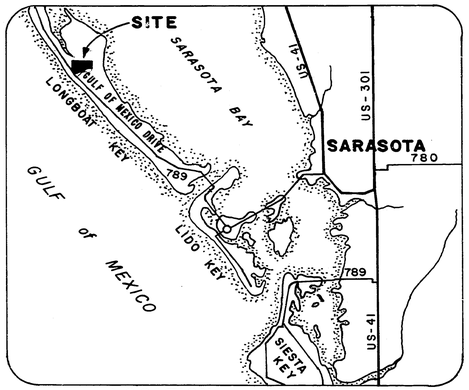
PLAT BOOK 30 PAGE 2
SHEET No. 1 OF 5 SHEETS

BAY ISLES
UNIT NO. 4

TOWN OF LONGBOAT KEY
SECTION 8 - TWP. 36 S. - RGE. 17 E.
COUNTY OF SARASOTA STATE OF FLORIDA



LOCATION MAP
0 1 2 3 4
APPROXIMATE SCALE IN MILES

DESCRIPTION

A PARCEL OF LAND LYING ON LONGBOAT KEY IN SECTION 8, TOWNSHIP 36 SOUTH, RANGE 17 EAST, SARASOTA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE N.W. CORNER OF THE S.W. 1/4 OF THE N.W. 1/4 OF SAID SECTION 8 FOR A POINT OF BEGINNING, SAID CORNER BEING A POINT ON THE SOUTHERLY LINE OF LONGBOAT SHORES REVISED AS PER PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 49, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA AND THE NORTHEASTERLY CORNER OF COQUINA BEACH SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 203, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; RUN THENCE S 2°51'47" E ALONG THE EASTERLY LINE OF SAID COQUINA BEACH SUBDIVISION, BEING ALSO THE WESTERLY LINE OF SAID SECTION 8, 1444.22' TO ITS INTERSECTION WITH THE NORTHEASTERLY RIGHT-OF-WAY LINE OF GULF OF MEXICO DRIVE (100'WIDE) SAID POINT LYING ON THE ARC OF A CURVE TO THE LEFT AND BEING 1241.67', S 53°18'00" W OF THE CENTER THEREOF; THENCE ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE OF GULF OF MEXICO DRIVE, RUN IN A GENERAL SOUTHEASTERLY DIRECTION ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 1241.67' AND A CENTRAL ANGLE OF 19°10'00", 415.37' TO THE POINT OF TANGENCY; THENCE S 55°52'00" E, 920.38' TO THE WESTERLY LINE OF BAY ISLES PARKWAY (100' WIDE) AS SHOWN ON BAY ISLES UNIT NO. 2, RECORDED IN PLAT BOOK 24, PAGE 5, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; THENCE LEAVING SAID NORTH-EASTERLY RIGHT-OF-WAY LINE OF GULF OF MEXICO DRIVE, RUN IN A GENERAL NORTHWARDLY DIRECTION ALONG SAID WESTERLY LINE OF BAY ISLES PARKWAY THE FOLLOWING CALLS AND DISTANCES, N 34°08' 00" E, 79.89' TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT; THENCE NORTHWARDLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 460.33' AND A CENTRAL ANGLE OF 36°59'47", 297.24' TO THE POINT OF TANGENCY; THENCE N 2°51'47" W, 563.27' TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT; THENCE NORTHWARDLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 590' AND A CENTRAL ANGLE OF 45°17'44", 466.43' TO THE POINT OF TANGENCY; THENCE N 42°25' 57" E, 68.37' TO A POINT ON THE ARC OF A CURVE TO THE RIGHT SAID POINT LYING 750', S 46° 15'18" W OF THE CENTER THEREOF; THENCE NORTHWARDLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 750' AND A CENTRAL ANGLE OF 48°12'41", 631.09' TO THE POINT OF TANGENCY; THENCE N 4°27'59" E, 237.53' TO A POINT; THENCE LEAVING SAID WESTERLY LINE OF BAY ISLES PARKWAY, RUN N 85°32'01" W, 15.00' TO A POINT ON THE ARC OF A CURVE TO THE RIGHT, SAID POINT LYING 25.00', S 85°32'01" E OF THE CENTER THEREOF; THENCE IN A GENERAL SOUTHWESTERLY DIRECTION ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 25' AND A CENTRAL ANGLE OF 90°00'00", 39.27' TO THE POINT OF TANGENCY; THENCE N 85°32'01" W, 69.86' TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT; THENCE IN A GENERAL NORTHWESTERLY DIRECTION ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 25' AND A CENTRAL ANGLE OF 79°48'26", 34.83' TO THE POINT OF TANGENCY; THENCE N 5°43'35" W, 80.11' TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT; THENCE IN A GENERAL NORTHWESTERLY DIRECTION ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 200' AND A CENTRAL ANGLE OF 2°40'27", 9.33' TO ITS INTERSECTION WITH THE NORTHERLY LINE OF THE AFOREMENTIONED S.W. 1/4 OF THE N.W. 1/4 OF SECTION 8; THENCE S 87°16'25" W, ALONG SAID NORTHERLY LINE OF THE S.W. 1/4 OF THE N.W. 1/4, 20.13 ' TO A POINT ON THE SOUTHERLY LINE OF THE AFOREMENTIONED LONGBOAT SHORES REVISED; THENCE CONTINUING S 87°16'25" W ALONG SAID NORTHERLY LINE OF THE S.W. 1/4 OF THE N.W. 1/4 OF SECTION 8, BEING ALSO SAID SOUTHERLY LINE OF LONGBOAT SHORES REVISED, 1078.28' TO THE POINT OF BEGINNING AND CONTAINING 53.76 ACRES MORE OR LESS.

CONSENT TO DEDICATION

462906

STATE OF FLORIDA
COUNTY OF DADE S.S.

RESORT DEVELOPMENT INVESTMENT CORPORATION, HOLDER OF A MORTGAGE DATED MARCH 29, 1982 AND RECORDED IN OFFICIAL RECORDS BOOK 1502, PAGE 1345, PUBLIC RECORDS 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 PRESIDENT AND ATTESTED BY ITS SECRETARY THIS 30 DAY OF AUGUST, A.D. 1982.

RESORT DEVELOPMENT INVESTMENT CORPORATION

BY W. William Walker PRES.

ATTEST: Kenneth C Ellis SECRETARY

STATE OF FLORIDA
COUNTY OF DADE S.S.

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED W. William WALKER, JR. AND KENNETH C. ELLIS AS PRESIDENT AND SECRETARY, RESPECTIVELY OF RESORT DEVELOPMENT INVESTMENT CORPORATION, TO ME KNOWN TO BE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CONSENT TO DEDICATION, AND THEY EACH DULY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE SAME, AS SUCH OFFICIERS, FOR AND IN BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT Miami, THIS 30TH DAY OF AUGUST, 1982.

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES AUG. 9 1983
BONDED THRU GENERAL INS. UNDERWRITERS

MY COMMISSION EXPIRES:

Sallie Lou Brown
NOTARY PUBLIC

RESERVED EASEMENTS

ARVIDA CORPORATION DOES HEREBY RESERVE EASEMENTS 20 FT. IN WIDTH EXTENDING THROUGH PORTIONS OF TRACT 6 AND 7, BLOCK A, AS REFLECTED ON THIS PLAT AS "STORM DRAINAGE EASEMENT". SAID EASEMENTS MAY BE ASSIGNED BY ARVIDA CORPORATION TO A PROPERTY OWNERS' ASSOCIATION.

ARVIDA CORPORATION AND THE TOWN OF LONGBOAT KEY DO HEREBY GRANT EASEMENTS UNDER BAY ISLES ROAD TO THE RESPECTIVE OWNERS OF PROPERTY ABUTTING BAY ISLES ROAD FOR THE PURPOSE OF INSTALLING AND MAINTAINING UNDERGROUND DRAINAGE CULVERTS AND WASTE WATER SERVICE LATERALS.

ACCESS EASEMENT

ARVIDA CORPORATION DOES HEREBY GRANT TO THE TOWN OF LONGBOAT KEY, AN ACCESS EASEMENT 20 FEET IN WIDTH, ADJACENT TO AND ALONG THE WATERSIDE PROPERTY LINE OF TRACT 6 ADJACENT TO WEST BOAT BASIN FOR THE PURPOSE OF ACCESS TO THE DRAINAGE/LANDSCAPE BUFFER EASEMENT AS SHOWN ON SHEET 5 OF THIS PLAT.

DEDICATION OF DRAINAGE/LANDSCAPED BUFFER EASEMENT AND DRAINAGE/BUFFER EASEMENT

ARVIDA CORPORATION DOES HEREBY DEDICATE, TO THE TOWN OF LONGBOAT KEY, THE PERPETUAL USE OF THE DRAINAGE/LANDSCAPE BUFFER EASEMENT OVER THE REAR OF TRACTS 4, 5 AND 6, BLOCK A AND THE DRAINAGE/BUFFER EASEMENT OVER TRACTS 2, 3 AND 4, BLOCK A AS DEPICTED HEREON.

UTILITY EASEMENTS

ARVIDA CORPORATION DOES HEREBY GRANT UTILITY EASEMENTS TO THE TOWN OF LONGBOAT KEY AND TO AUTHORIZED UTILITY COMPANIES TO INSTALL AND MAINTAIN POWER, GAS, TELEPHONE, TELEVISION, WATER AND WASTEWATER LINES UNDER THAT PART OF BAY ISLES ROAD LYING WITHIN THE BOUNDARIES OF THIS PLAT.

RESERVED EASEMENT

ARVIDA CORPORATION DOES HEREBY RESERVE AN EASEMENT 20' IN WIDTH, ADJACENT TO AND ALONG THE WATERSIDE PROPERTY LINE OF TRACT 6 ADJACENT TO WEST BOAT BASIN FOR THE PURPOSE OF MAINTAINING THE ADJACENT CHANNEL AND THE RIP-RAP ALONG THE MEAN HIGH WATER LINE OF THE PRIVATE CHANNEL IN ACCORDANCE WITH THE PROVISIONS OF THE RESTRICTIONS APPLICABLE THERETO, WHICH EASEMENT MAY BE ASSIGNED BY ARVIDA CORPORATION TO A PROPERTY OWNERS ASSOCIATION.

INGRESS AND EGRESS OVER PRIVATE ROADS

ARVIDA CORPORATION DOES HEREBY GRANT TO EACH PROPERTY OWNER IN BAY ISLES, UNIT NO. 4, THE NON-EXCLUSIVE AND PERPETUAL RIGHT OF INGRESS AND EGRESS OVER AND ACROSS THAT PART OF BAY ISLES PARKWAY LYING ADJACENT TO THE EASTERLY BOUNDARY OF THIS PLAT; RESERVING, HOWEVER, UNTO ARVIDA CORPORATION THE RIGHT TO GRANT SIMILAR RIGHTS TO INGRESS AND EGRESS OVER AND ACROSS SAID ROAD TO THE PUBLIC AND TO FUTURE PROPERTY OWNERS IN OTHER SECTIONS OF BAY ISLES. THIS RIGHT OF INGRESS AND EGRESS SHALL BE APPURTENANT TO AND SHALL PASS WITH THE TITLE TO ALL PROPERTIES IN THIS PLAT AS THE SAME MAY BE CONVEYED FROM TIME TO TIME WITHOUT NECESSITY OF REFERRING TO THIS GRANT.

CERTIFICATE OF APPROVAL

STATE OF FLORIDA
COUNTY OF SARASOTA S.S.

APPROVED BY THE LONGBOAT KEY TOWN COMMISSION THIS [illegible] DAY OF June A.D., 19[illegible]

E. Jane Pool
TOWN CLERK

Harry P. Kirk
MAYOR

Frank Thackaberry
TOWN ATTORNEY

ACCEPTED FOR FILES AND RECORDED IN THIS 30TH DAY OF JANUARY A.D., 1985, IN PLAT BOOK 30 PAGE 2-2D

R. J. Hershey Jr.
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA

SURVEYORS CERTIFICATE

I, THE UNDERSIGNED REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT THIS PLAT WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND IS A TRUE REPRESENTATION OF THE LANDS DESCRIBED AND SHOWN, TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THE PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS REQUIRED BY THE TOWN CODE OF THE TOWN OF LONGBOAT KEY, THE SARASOTA COUNTY SUBDIVISION REGULATIONS AND ALL REQUIRED STATUTES OF THE STATE OF FLORIDA THEREUNTO APPERTAINING.

DATE OF SURVEY 8-17-82.

Thomas J. Bennett
THOMAS J. BENNETT
REG. LAND SURVEYOR, FLA. CERT. NO. 1195
REG. ENGINEER, FLA. CERT. NO. 4981

BENNETT & BISHOP, INC.
ENGINEERS & SURVEYORS - SARASOTA, FLORIDA

BAY ISLES
UNIT NO. 4

TOWN OF LONGBOAT KEY
SECTION 8 - TWP. 36 S.- RGE. 17 E.
COUNTY OF SARASOTA STATE OF FLORIDA

CERTIFICATE OF OWNERSHIP AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT ARVIDA CORPORATION, A DELAWARE CORPORATION AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, ELLIS BANK AND TRUST COMPANY, A FLORIDA BANKING CORPORATION, COAST FEDERAL SAVINGS AND LOAN ASSOCIATION, A CORPORATION UNDER THE LAWS OF THE UNITED STATES, UNITED STATES POSTAL SERVICE, AN ORGANIZATION UNDER THE LAWS OF THE UNITED STATES OF AMERICA, AND TOWN OF LONGBOAT KEY, A MUNICIPAL CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA AS THE OWNERS IN FEE SIMPLE OF THE LAND DESCRIBED HEREIN AND PLATTED AS BAY ISLES, UNIT NO. 4, BY THEIR RESPECTIVE UNDERSIGNED OFFICERS AND OFFICIALS HAVE CAUSED SAID LANDS TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON AND DO HEREBY DEDICATE THAT CERTAIN ROAD DESIGNATED AS "BAY ISLES ROAD", INCLUDING THE WALKWAYS AND BICYCLE PATHWAYS WITHIN SUCH ROAD RIGHT-OF-WAY, TOGETHER WITH EASEMENTS FOR WALKWAYS AND BICYCLE PATHWAYS REFLECTED ON SAID PLAT, TO THE TOWN OF LONGBOAT KEY FOREVER, AND SAID OWNERS ALSO DEDICATE ALL OTHER EASEMENTS SHOWN HEREON FOR THE PURPOSE STATED ON SAID PLAT.

IN WITNESS WHEREOF, THE AFORESAID CORPORATIONS AND ORGANIZATION HAVE CAUSED THESE PRESENTS TO BE EXECUTED BY THEIR RESPECTIVE UNDERSIGNED, DULY AUTHORIZED OFFICERS AND OFFICIALS AS OF THE DATES HEREINAFTER SET FORTH.

EXECUTED BY ARVIDA CORPORATION THIS 19th DAY OF August, 1982.

ARVIDA CORPORATION

BY: Robert Wilhelm
ROBERT WILHELM

AS ITS: VICE PRESIDENT

ATTEST:

BY: Z.O. Hamilton Jr.
Z.O. HAMILTON, JR.

AS ITS: ASSISTANT SECRETARY

STATE OF FLORIDA
COUNTY OF SARASOTA

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED ROBERT WILHELM AND Z.O. HAMILTON, JR. AS VICE PRESIDENT AND ASSISTANT SECRETARY, RESPECTIVELY, OF ARVIDA CORPORATION A DELAWARE CORPORATION, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF SAID CORPORATION AND THEY EACH ACKNOWLEDGE BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT SARASOTA COUNTY, FLORIDA, THIS 24th DAY OF August, 1982.

NOTARY PUBLIC Betty L. Ripley
BETTY L. RIPLEY

MY COMMISSION EXPIRES: NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES NOV 19 1983 BONDED THRU GENERAL INS. UNDERWRITERS

EXECUTED BY ELLIS BANK AND TRUST COMPANY THIS 14th DAY OF September, 1982

ELLIS BANK AND TRUST COMPANY

BY: Willard C. Doe
WILLARD C. DOE
AS ITS: SENIOR VICE PRESIDENT

ATTEST:

BY: Betty Gowan
BETTY GOWAN
AS ITS: ASSISTANT SECRETARY

STATE OF FLORIDA
COUNTY OF SARASOTA

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPPEARED WILLARD C. DOE AND BETTY GOWAN AS SENIOR VICE PRESIDENT AND ASSISTANT SECRETARY, RESPECTIVELY, OF ELLIS BANK AND TRUST COMPANY, A FLORIDA BANKING CORPORATION, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF ELLIS BANK AND TRUST COMPANY AND THEY EACH ACKNOWLEDGE BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT SARASOTA, FL. THIS 14th DAY OF September, 1982.

NOTARY PUBLIC Carole A. Foster
CAROLE A. FOSTER

MY COMMISSION EXPIRES: July 27th, 1985

EXECUTED BY UNITED STATES POSTAL SERVICE THIS 15th DAY OF November, 1982.

UNITED STATES POSTAL SERVICE

BY: James T. Coe
JAMES T. COE
GENERAL MANAGER, REAL ESTATE DIVISION

STATE OF TENNESSEE)

COUNTY OF SHELBY)

PERSONALLY CAME AND APPEARED BEFORE ME, THE UNDERSIGNED AUTHORITY IN AND FOR THE AFORESAID JURISDICTION, JAMES T. COE, WHO ACKNOWLEDGED THAT AS GENERAL MANAGER REAL ESTATE DIVISION FOR THE UNITED STATES POSTAL SERVICE AT MEMPHIS, TENNESSEE OF AND FOR AND ON BEHALF OF AND BY THE AUTHORITY OF UNITED STATES POSTAL SERVICE, HE SIGNED THE ABOVE AND FOREGOING INSTRUMENT IN THE CAPACITY HEREIN STATED AND DELIVERED THE SAID INSTRUMENT ON THE DATE OF SIGNATURE SHOWN HEREIN.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, THIS THE 15 DAY OF November, 1982

NOTARY PUBLIC LaVerne G. Haas
LAVERNE G. HAAS
MY COMMISSION EXPIRES: 10/7/84

EXECUTED BY COAST FEDERAL SAVINGS AND LOAN ASSOCIATION THIS 10th DAY OF September, 1982.

COAST FEDERAL SAVINGS AND LOAN ASSOCIATION

BY: Robert W. Antrim
ROBERT W. ANTRIM
AS ITS: PRESIDENT

ATTEST:

BY: Arlene D. Young
ARLENE D. YOUNG
AS ITS: CORPORATE SECRETARY

STATE OF FLORIDA
COUNTY OF Sarasota

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED ROBERT W. ANTRIM AND ARLENE D. YOUNG AS PRESIDENT AND CORPORATE SECRETARY, RESPECTIVELY, OF COAST FEDERAL SAVINGS AND LOAN ASSOCIATION, A CORPORATION UNDER THE LAWS OF THE UNITED STATES, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF COAST FEDERAL SAVINGS AND LOAN ASSOCIATION AND THEY EACH ACKNOWLEDGE BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT Sarasota County, Fl. THIS 10th DAY OF September, 1982.

NOTARY PUBLIC Renee S. Woods
RENEE S. WOODS

MY COMMISSION EXPIRES: April 22, 1984

EXECUTED BY THE TOWN OF LONGBOAT KEY THIS 23rd DAY OF June, 1982.

TOWN OF LONGBOAT KEY

BY: Harry P. Kerst
AS ITS: Mayor

ATTEST:

BY: E. Jane Pool
AS ITS: Town Clerk

STATE OF FLORIDA
COUNTY OF SARASOTA

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED Harry P. Kerst AND E. Jane Pool AS Mayor AND Town Clerk, RESPECTIVELY OF TOWN OF LONGBOAT KEY, A MUNICIPAL CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF Town AND THEY EACH ACKNOWLEDGE BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT Sarasota Co. Longboat Key Fl. THIS 25th DAY OF June, 1982.

NOTARY PUBLIC [illegible]

MY COMMISSION EXPIRES:

BENNETT & BISHOP, INC.
ENGINEERS & SURVEYORS - SARASOTA, FLORIDA

BAY ISLES
UNIT NO. 4

TOWN OF LONGBOAT KEY
SECTION 8 - TWP. 36 S. - RGE. 17 E.
COUNTY OF SARASOTA STATE OF FLORIDA

CERTIFICATE OF OWNERSHIP AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT ALL ANGELS BY THE SEA, A FLORIDA CORPORATION NOT FOR PROFIT AND TEMPLE BETH ISRAEL OF LONGBOAT KEY, INC., A FLORIDA CORPORATION NOT FOR PROFIT, AS THE OWNERS IN FEE SIMPLE OF THE LAND DESCRIBED HEREIN AND PLATTED AS BAY ISLES, UNIT NO. 4, BY THEIR RESPECTIVE UNDERSIGNED OFFICERS AND OFFICIALS, HAVE CAUSED SAID LANDS TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON AND DO HEREBY DEDICATE THAT CERTAIN ROAD DESIGNATED AS "BAY ISLES ROAD", INCLUDING THE WALKWAYS AND BICYCLE PATHWAYS WITHIN SUCH ROAD RIGHT-OF-WAY, TOGETHER WITH EASEMENTS FOR WALKWAYS AND BICYCLE PATHWAYS REFLECTED ON SAID PLAT, TO THE TOWN OF LONGBOAT KEY FOREVER, AND SAID OWNERS ALSO DEDICATE ALL OTHER EASEMENTS SHOWN HEREON FOR THE PURPOSE STATED ON SAID PLAT.

IN WITNESS WHEREOF, THE AFORESAID CORPORATIONS HAVE CAUSED THESE PRESENTS TO BE EXECUTED BY THEIR RESPECTIVE UNDERSIGNED, DULY AUTHORIZED OFFICERS AND OFFICIALS AS OF THE DATE HEREINAFTER SET FORTH.

EXECUTED BY ALL ANGELS BY THE SEA THIS 1st DAY OF, DECEMBER 1982.

ALL ANGELS BY THE SEA, INC.

BY George E. Paules
GEORGE PAULES

AS ITS: SENIOR WARDEN

AND

BY Charles R. Dunn
CHARLES DUNN

AS ITS: JUNIOR WARDEN

STATE OF FLORIDA
COUNTY OF SARASOTA

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED GEORGE PAULES AND CHARLES DUNN AS SENIOR WARDEN AND JUNIOR WARDEN, RESPECTIVELY, OF ALL ANGELS BY THE SEA, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF SAID CORPORATION AND THEY EACH ACKNOWLEDGE BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT SARASOTA COUNTY, FLORIDA, THIS 1st DAY OF DECEMBER, 1982.

NOTARY PUBLIC Betty L. Ripley
MY COMMISSION EXPIRES:

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES NOV 19 1983
BONDED THRU GENERAL INS. UND.

BETTY L. RIPLEY NOTARY PUBLIC FLORIDA AT LARGE

EXECUTED BY TEMPLE BETH ISRAEL OF LONGBOAT KEY, INC. THIS 30TH DAY OF NOVEMBER, 1982.

TEMPLE BETH ISRAEL OF LONGBOAT KEY, INC.

BY Sydney Flanzbaum
SIDNEY FLANZBAUM

AS ITS: PRESIDENT

AND

BY Jerome K. Barnett
JEROME K. BARNETT

AS ITS: TREASURER

STATE OF FLORIDA
COUNTY OF SARASOTA

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED SIDNEY FLANZBAUM AND JEROME K. BARNETT AS PRESIDENT AND TREASURER, RESPECTIVELY, OF TEMPLE BETH ISRAEL OF LONGBOAT KEY, INC., TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF SAID CORPORATION AND THEY EACH ACKNOWLEDGE BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT SARASOTA . THIS 30th DAY OF NOVEMBER, 1982

NOTARY PUBLIC Betty L. Ripley
MY COMMISSION EXPIRES:

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES NOV 19 1983
BONDED THRU GENERAL INS. UNDERWRITERS

BETTY L. RIPLEY NOTARY PUBLIC FLORIDA AT LARGE

BAY ISLES
UNIT NO. 4

TOWN OF LONGBOAT KEY
SECTION 8 - TWP. 36 S. - RGE. 17 E.
COUNTY OF SARASOTA STATE OF FLORIDA

CERTIFICATE OF OWNERSHIP AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT FIRST CAPITAL INCOME PROPERTIES, LTD., SERIES VII, A FLORIDA LIMITED PARTNERSHIP AND DEAD RIVER PROPERTIES, INC., A MAINE CORPORATION, AS THE OWNERS IN FEE SIMPLE OF THE LAND DESCRIBED HEREIN AND PLATTED AS BAY ISLES, UNIT NO. 4, BY THEIR RESPECTIVE UNDERSIGNED OFFICERS AND OFFICIALS, HAVE CAUSED SAID LANDS TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON AND DO HEREBY DEDICATE THAT CERTAIN ROAD DESIGNATED AS "BAY ISLES ROAD", INCLUDING THE WALKWAYS AND BICYCLE PATHWAYS WITHIN SUCH ROAD RIGHT-OF-WAY, TOGETHER WITH EASEMENTS FOR WALKWAYS AND BICYCLE PATHWAYS REFLECTED ON SAID PLAT, TO THE TOWN OF LONGBOAT KEY FOREVER, AND SAID OWNERS ALSO DEDICATE ALL OTHER EASEMENTS SHOWN HEREON FOR THE PURPOSE STATED ON SAID PLAT.

EXECUTED BY DEAD RIVER PROPERTIES, INC.

THIS 25TH DAY OF JUNE, 1984.

DEAD RIVER PROPERTIES, INC.

BY: Rollin F. Haynes
ROLLIN F. HAYNES
AS ITS: PRESIDENT

STATE OF Maine
COUNTY OF Penobscot S.S.

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED ROLLIN F. HAYNES, AS PRESIDENT OF DEAD RIVER PROPERTIES, INC., TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF SAID CORPORATION AND HE EXECUTED THE SAME AS SUCH OFFICER FOR AND ON BEHALF OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AT Penobscot COUNTY, Maine, THIS 2nd DAY OF July, 1984.

NOTARY PUBLIC Natalie G Colle

MY COMMISSION EXPIRES: My Commission Expires May 6, 1988

NATALIE A. COLLE NOTARY PUBLIC MAINE

EXECUTED BY FIRST CAPITAL INCOME PROPERTIES LTD. - SERIES VII

THIS 16th DAY OF August, 1984.

FIRST CAPITAL INCOME PROPERTIES LTD. - SERIES VII, A FLORIDA LIMITED PARTNERSHIP

BY: FIRST CAPITAL PROPERTIES CORPORATION, A FLORIDA CORPORATION, AS ITS MANAGING GENERAL PARTNER

BY: Robert A. Knerr
~~EDWARD C. PADLEG~~ Robert A. KNERR, AS VICE PRESIDENT

STATE OF FLORIDA
COUNTY OF Dade S.S.

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED ~~EDWARD C. PADLEG~~ ROBERT A. KNERR, AS VICE PRESIDENT OF FIRST CAPITAL PROPERTIES CORPORATION, A FLORIDA CORPORATION, TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION ON BEHALF OF SAID CORPORATION AS THE MANAGING GENERAL PARTNER OF FIRST CAPITAL INCOME PROPERTIES LTD. - SERIES VII, A FLORIDA LIMITED PARTNERSHIP, AND HE ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE SAME AS SUCH OFFICER FOR AND ON BEHALF OF SAID CORPORATION AND SAID PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL, AT Dade COUNTY, FLORIDA THIS 16th DAY OF August, 1984.

NOTARY PUBLIC Dora Osinski

MY COMMISSION EXPIRES: NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES SEPT 20 1986
BONDED THRU GENERAL INSURANCE UND

DORA OSINSKI NOTARY PUBLIC STATE OF FLORIDA AT LARGE

BENNETT & BISHOP, INC.
ENGINEERS & SURVEYORS - SARASOTA, FLORIDA

PLAT BOOK 30 , PAGE 2D
SHT. NO. 5 OF 5 SHTS.

BAY ISLES
UNIT NO. 4

TOWN OF LONGBOAT KEY
SECTION 8 - TWP. 36 S. - RGE. 17 E.
COUNTY OF SARASOTA STATE OF FLORIDA

NOTE:
1. All bearings shown refer to an assumed meridian.
2. All curve dimensions are arc lengths except as shown.
3. Dimensions followed by O.A. are overall dimensions.
4. (R) indicates lines are radial to curves they intersect.

LEGEND
- Permanent control Point.
- Permanent reference Monument found.
- Permanent reference Monument set.

SCALE: 1" = 120'
120' 60 0 120 ft.

Gulf of Mexico
COQUINA BEACH SUBDIVISION P.B.1 Pg. 203
BLOCK "C"
BLOCK "F"
BLOCK "E"
(PANDORA AVE.) NEPTUNE AVE.
WESTLINE OF SEC. 8
NW COR., SW 1/4, NW 1/4 SEC. 8, TWP. 36S, RGE. 17E
P.O.B.
334.15'
1444.23'
775'
335.08'
25' WIDE DRAINAGE/BUFFER EASEMENT
UTILITY EASEMENT O.R.1021 PGS.1102-1105
A=3°27'39" R=1241.67' 75.0'
BLOCK "A"
TRACT 1
TRACT 2
DETAIL OF ACCESS EASEMENT F.P.L. O.R.835 PG'S 112-115
(S.R.789)
A=1°50'50" R=1241.67' 40.03'
A=1°23'04" R=1241.67' 30.00
Tract 1 1.0 ± Ac.
Tract 2 4.94 ± Ac.
Tract 3 2.19± Ac.
Tract 4 3.18 ± Ac.
Tract 5 3.31 ± Ac.
Tract 6 5.46 ± Ac.
Tract 7 2.51 ± Ac.
BAY ISLES ROAD
CENTERLINE
LANDS NOT SUBDIVIDED
GULF OF MEXICO DRIVE
GULF CENTERLINE
LONGBOAT ACRES P.B. 5 Pg. 46
BAY ISLES ROAD (Private)
BAY ISLES PARKWAY (Private)
HARBOURSIDE DRIVE (Private)
"BAY ISLES UNIT NO. 2" P.B. 24 PG. 5
(FORMERLY "BAY ISLES PARKWAY")
BLOCK "B"
Tract 5 20.45 ± Ac.
OTHER LANDS OF ARVIDA CORPORATION NOT SUBDIVIDED
GOV'T LOT 2
GOV'T LOT 3
E & W 1/4 LINE SEC. 8 T36S R17E
LONGBOAT SHORES REVISED P.B. 3, Pg. 49
BUTTONWOOD DRIVE
LONGVIEW DR.
PLAT LINE 2
13' & 16' WIDE DRAINAGE EASEMENT
25' LANDSCAPE BUFFER EASEMENT
DRAINAGE/LANDSCAPE BUFFER EASEMENT
SIDEWALK EASEMENT
10' BICYCLE PATH EASEMENT
10' WIDE LANDSCAPE EASEMENT O.R. 1589 PG. 1631
LANDSCAPE EASEMENT
10' F.P.L. EASEMENT
25' x 25' F.P.L. EASEMENT
ACCESS AND UTILITY EASEMENT O.R. 1591 PG. 128
10' WIDE EASEMENT TO F.P. & L. OR 1589 PG. 1287
10' WIDE SIDEWALK EASEMENT
25' DRIVEWAY EASEMENT
STORM DRAIN EASEMENT
F.P. & L. EASEMENT OR 1525 PGS. 474-478
20' Access Easement to Town of Longboat Key for access to Drainage/Landscape Buffer Easm't.
20' Easement to ARVIDA CORP. for maintenance of BOAT BASIN.
PLAT BOUNDARY "PERMANENT REFERENCE MONUMENTS" AT WEST BOAT BASIN ARE DISCS DRILLED INTO TOP OF CONC. SEA WALL.
WEST BOAT BASIN
10' x 23.09' F.P.L. EASE.
ARVIDA EASE. O.R. 1419 P. 621 O.R. 1435 P. 1
"STRIKE" SOUTH BOUNDARY

FILED AND RECORDED
R.H. HACKNEY JR. CLERK
SARASOTA CO. FLA.
JAN 30 8 52 AM '85
46906

BENNETT & BISHOP, INC.
ENGINEERS & SURVEYORS - SARASOTA, FLORIDA