

VICINITY MAP
NOT TO SCALE

J.R. GRAVES AFFIDAVIT OF EXEMPTION

A DIVISION OF LAND UNDER THE AFFIDAVIT OF EXEMPTION PROCESS LYING WITHIN TRACT 14 AND THE WEST 615.52 FEET OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION, AS RECORDED IN PLAT BOOK 2, PAGE 25, ST. LUCIE COUNTY, FLORIDA; SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

THERE MAY BE ADDITIONAL COVENANTS, RESTRICTIONS, OR RESERVATIONS AFFECTING THE OWNERSHIP OR USE OF THE PROPERTY SHOWN THAT ARE NOT RECORDED ON THIS AFFIDAVIT OF EXEMPTION THAT MAY BE FOUND IN THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

PLAT BOOK: _____

PAGE: _____

CFN: _____

CLERK'S FILE NUMBER _____

CERTIFICATE OF DEDICATION:

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

KNOW ALL MEN BY THESE PRESENTS, THAT KEITH MORGAN JR. AS TRUSTEE OF MARITAL TRUST A, U/A THE J. RICHARD GRAVES, JR. TRUST DATED 11/1/1979, AS AMENDED AND RESTATED, AND KEITH MORGAN, JR. AS TRUSTEE OF MARITAL TRUST B, U/A THE J. RICHARD GRAVES, JR. TRUST DATED 11/1/1979, AS AMENDED AND RESTATED, HAS CAUSED SAID LANDS TO BE SURVEYED AND SUBDIVIDED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

- ACCESS EASEMENTS:** THE 60.00 FOOT X 110.00 FOOT ACCESS EASEMENT AS SHOWN ON EACH OF LOTS 2 AND 3 ARE HEREBY DECLARED TO BE AND SHALL REMAIN PRIVATE. THEY ARE DEDICATED IN PERPETUITY FOR THE USE AND BENEFIT OF THE OWNERS AND RESIDENTS OF LOTS 1, 2, 3 AND 4, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE PROPERTY OWNERS OF LOTS 1, 2, 3, AND 4, THEIR SUCCESSORS AND ASSIGNS. THE 60.00 FOOT X 110.00 FOOT ACCESS EASEMENT AS SHOWN ON EACH OF LOTS 6 AND 7 ARE HEREBY DECLARED TO BE AND SHALL REMAIN PRIVATE. THEY ARE DEDICATED IN PERPETUITY FOR THE USE AND BENEFIT OF THE OWNERS AND RESIDENTS OF LOTS 5, 6, 7, AND 8, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE PROPERTY OWNERS OF LOTS 5, 6, 7, AND 8, THEIR SUCCESSORS AND ASSIGNS. THE 90.00 FOOT X 110.00 FOOT ACCESS EASEMENT AS SHOWN ON LOTS 9 AND 10 IS HEREBY DECLARED TO BE AND SHALL REMAIN PRIVATE. IT IS DEDICATED IN PERPETUITY FOR THE USE AND BENEFIT OF THE OWNERS AND RESIDENTS OF LOTS 9, 10, AND 11, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE PROPERTY OWNERS OF LOTS 9, 10 AND 11, THEIR SUCCESSORS AND ASSIGNS. ALL PUBLIC AUTHORITIES, INCLUDING BUT NOT LIMITED TO POLICE, FIRE, MOSQUITO CONTROL DISTRICT AND AMBULANCE, SHALL HAVE THE RIGHT TO USE ALL OF THE ACCESS EASEMENTS IN THE COURSE OF PERFORMING THEIR RESPECTIVE DUTIES. THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY, FLORIDA, SHALL HAVE NO RESPONSIBILITY, DUTY OR LIABILITY WHATSOEVER REGARDING SUCH ACCESS EASEMENTS.
- LIMITED ACCESS EASEMENTS:** THE 5.00 FOOT WIDE LIMITED ACCESS EASEMENTS AS SHOWN ALONG THE SOUTH BOUNDARY LINES OF LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 AND 11 ARE DEDICATED IN PERPETUITY TO THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY, FLORIDA FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.
- DRAINAGE EASEMENTS:** THE 20.00 FOOT WIDE DRAINAGE EASEMENT ALONG THE WEST BOUNDARY OF LOTS 1 AND 2 AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE RESPECTIVE OWNERS OF LOTS 1 AND 2, THEIR SUCCESSORS AND ASSIGNS; THE 40.00 FOOT WIDE DRAINAGE EASEMENT ALONG THE COMMON BOUNDARY OF LOTS 3, 4, 5 AND 6, ARE DEDICATED IN PERPETUITY FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE RESPECTIVE OWNERS OF LOTS 3, 4, 5, AND 6; THE 40 FOOT DRAINAGE EASEMENT ALONG THE COMMON BOUNDARY OF LOTS 7, 8, 9, AND 10, ARE DEDICATED IN PERPETUITY FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE RESPECTIVE OWNERS OF LOTS 7, 8, 9, AND 10. THE 20.00 FOOT WIDE DRAINAGE EASEMENT ALONG THE EAST BOUNDARY OF LOT 11 SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE RESPECTIVE OWNER OF LOT 11, IT'S SUCCESSORS AND ASSIGNS; AND THE 25.00 FOOT WIDE DRAINAGE EASEMENT ALONG THE NORTH BOUNDARY OF LOTS 2, 3, 6, 7, 10 AND 11 AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE RESPECTIVE OWNERS OF LOTS 2, 3, 6, 7, 10 AND 11, THEIR SUCCESSORS AND ASSIGNS
- UTILITY EASEMENTS:** THE 60.00 FOOT X 110.00 FOOT UTILITY EASEMENT AS SHOWN ON EACH OF LOTS 2 AND 3 ARE DEDICATED IN PERPETUITY FOR THE USE AND BENEFIT OF THE OWNERS AND RESIDENTS OF LOTS 1, 2, 3 AND 4, THEIR SUCCESSORS AND ASSIGNS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UTILITIES BY ANY UTILITY PROVIDER, INCLUDING CABLE TELEVISION SERVICES, IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY. THE 60.00 FOOT X 110.00 FOOT UTILITY EASEMENT AS SHOWN ON EACH OF LOTS 6 AND 7 ARE DEDICATED IN PERPETUITY FOR THE USE AND BENEFIT OF THE OWNERS AND RESIDENTS OF LOTS 5, 6, 7, AND 8, THEIR SUCCESSORS AND ASSIGNS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UTILITIES BY ANY UTILITY PROVIDER, INCLUDING CABLE TELEVISION SERVICES, IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY. THE 90.00 FOOT X 110.00 FOOT UTILITY EASEMENT AS SHOWN ON LOTS 9 AND 10 IS DEDICATED IN PERPETUITY FOR THE USE AND BENEFIT OF THE OWNERS AND RESIDENTS OF LOTS 9, 10 AND 11, THEIR SUCCESSORS AND ASSIGNS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UTILITIES BY ANY UTILITY PROVIDER, INCLUDING CABLE TELEVISION SERVICES, IN COMPLIANCE WITH SUCH ORDINANCES AND REGULATIONS AS MAY BE ADOPTED FROM TIME TO TIME BY THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY. FRONT YARD UTILITY EASEMENTS ARE SUBJECT TO THE RIGHT OF EACH LOT TO HAVE A DRIVEWAY FOR INGRESS/EGRESS AS APPROVED BY THE COUNTY.

IN WITNESS WHEREOF KEITH MORGAN JR. AS TRUSTEE OF MARITAL TRUST A, U/A THE J. RICHARD GRAVES, JR. TRUST DATED 11/1/1979, AS AMENDED AND RESTATED, AND KEITH MORGAN, JR. AS TRUSTEE OF MARITAL TRUST B, U/A THE J. RICHARD GRAVES, JR. TRUST DATED 11/1/1979, AS AMENDED AND RESTATED, HAS CAUSED THESE PRESENTS TO BE SIGNED THIS _____ DAY OF _____, 2024.

BY: _____ WITNESS: _____
KEITH MORGAN, JR., TRUSTEE

BY: _____ PRINT NAME _____
KEITH MORGAN, JR., TRUSTEE

WITNESS: _____
PRINT NAME _____

ACKNOWLEDGMENT TO CERTIFICATE OF DEDICATION

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS _____ DAY OF _____, 2024 BY KEITH MORGAN JR. AS TRUSTEE OF MARITAL TRUST A, U/A THE J. RICHARD GRAVES, JR. TRUST DATED 11/1/1979, AS AMENDED AND RESTATED, AND KEITH MORGAN, JR. AS TRUSTEE OF MARITAL TRUST B, U/A THE J. RICHARD GRAVES, JR. TRUST DATED 11/1/1979, AS AMENDED AND RESTATED, WHO EXECUTED ON BEHALF OF AND WITH THE AUTHORITY OF SAID TRUST AND WHO IS PERSONALLY KNOWN OR PRODUCED IDENTIFICATION IN THE FORM OF _____

NOTARY PUBLIC

PRINTED NAME: _____ COMMISSION NO.: _____

MY COMMISSION EXPIRES: _____

CERTIFICATE OF TITLE:

THE LANDS AS DESCRIBED AND SHOWN ON THIS AFFIDAVIT OF EXEMPTION ARE IN THE NAME OF, AND APPARENT RECORD TITLE IS HELD BY, THE ENTITY EXECUTING THE DEDICATION; THAT ALL TAXES HAVE BEEN PAID ON SAID PROPERTY AS REQUIRED BY CHAPTER 197.192, FLORIDA STATUTES, AS AMENDED, AND THAT THERE ARE NO MORTGAGES, LIENS OR OTHER ENCUMBRANCES HELD AGAINST THE LAND.

BY: BRUCE BARKETT
FLORIDA BAR NO. 278955
AUTHORIZED TO PRACTICE IN THE STATE OF FLORIDA

SIGNATURE DATE: _____

CERTIFICATE OF SURVEYOR:

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED AND REGISTERED PROFESSIONAL SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT ON JANUARY 12, 2022, HE COMPLETED THE SURVEY OF THE LANDS AS SHOWN ON THE FOREGOING AFFIDAVIT OF EXEMPTION; THAT SAID AFFIDAVIT OF EXEMPTION IS A CORRECT PRESENTATION OF THE LANDS THEREIN DESCRIBED AND SUBDIVIDED; THAT THIS AFFIDAVIT OF EXEMPTION CONFORMS TO THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED; THAT PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS HAVE BEEN PLACED AS SHOWN HEREON IN ACCORDANCE WITH AND AS REQUIRED BY CHAPTER 177, FLORIDA STATUTES, AS AMENDED; AND PROPERTY CORNER MONUMENTS AS SHOWN HEREON HAVE BEEN SET IN ACCORDANCE WITH CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND INDIAN RIVER COUNTY CODE CHAPTER 913 SUBDIVISIONS AND PLATS; AND THAT SAID LAND IS LOCATED IN INDIAN RIVER COUNTY, FLORIDA. SURVEY TIES TO FOUND GOVERNMENT CORNERS AND TO INDIAN RIVER COUNTY HORIZONTAL CONTROL NETWORK MONUMENTS CONFORM TO FEDERAL GEODETIC CONTROL COMMITTEE THIRD ORDER CLASS I STANDARDS AS AMENDED.

DAVID E. LUETHJE, P.S.M. NO. 5728
CARTER ASSOCIATES., INC., L.B. 205
1708 21st STREET, VERO BEACH, FL.

SIGNATURE DATE: _____

COUNTY SURVEYOR CERTIFICATION

THIS J.R. GRAVES AFFIDAVIT OF EXEMPTION HAS BEEN REVIEWED BY THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY, FOR CONFORMITY TO THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED.

DAVID W. SCHRYVER P.S.M. REGISTRATION NO. 4864
INDIAN RIVER COUNTY SURVEYOR

SIGNATURE DATE: _____

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, THAT ON _____, 2024, THE FOREGOING DEDICATION OF THE LIMITED ACCESS EASEMENT IS ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY, FLORIDA.

BY: _____
SUSAN ADAMS, CHAIRMAN

ATTEST: RYAN L. BUTLER, CLERK OF CIRCUIT COURT AND COMPTROLLER

BY: _____
DEPUTY CLERK (CLERK TO THE BOARD)

APPROVED: _____ BY: _____
(DATE) KIRSTIN LEIENDECKER
ASSISTANT PUBLIC WORKS DIRECTOR

(DATE) BY: _____
ANDREW P. SOBCZAK
PLANNING AND DEVELOPMENT SERVICES DIRECTOR

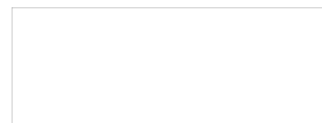
(DATE) BY: _____
SUSAN J. PRADO
DEPUTY COUNTY ATTORNEY
APPROVED AS TO LEGAL FORM AND SUFFICIENCY

CERTIFICATE OF APPROVAL BY COUNTY ADMINISTRATOR

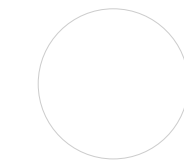
EXAMINED AND APPROVED:

DATE: _____

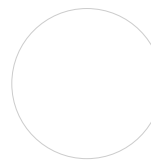
JOHN A. TITKANICH, JR.
COUNTY ADMINISTRATOR



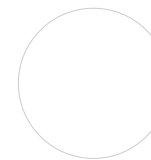
NOTARY STAMP



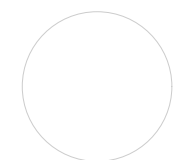
CLERK TO THE BOARD OF COUNTY COMMISSIONERS



COUNTY SURVEYOR'S SEAL



SEAL OF CLERK OF CIRCUIT COURT



PROJECT SURVEYOR'S SEAL

CERTIFICATION OF THE CLERK OF THE CIRCUIT COURT

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

I, RYAN L. BUTLER, CLERK OF THE CIRCUIT COURT AND COMPTROLLER OF INDIAN RIVER COUNTY, FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS AFFIDAVIT OF EXEMPTION OF J.R. GRAVES AFFIDAVIT OF EXEMPTION AND THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 OF THE LAWS OF FLORIDA AS AMENDED. THIS AFFIDAVIT OF EXEMPTION FILED FOR RECORD THIS _____ DAY OF _____, 2024, AND RECORDED IN PLAT BOOK _____, PAGE _____, CLERK'S FILE NUMBER (CFN) _____, IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF INDIAN RIVER COUNTY, FLORIDA.

RYAN L. BUTLER
CLERK OF THE CIRCUIT COURT AND COMPTROLLER

BY: _____
DEPUTY CLERK, INDIAN RIVER COUNTY, FLORIDA

LEGAL DESCRIPTION:

TRACT 14, AND THE WEST 615.52 FEET OF TRACT 15, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF ST. LUCIE COUNTY, FLORIDA, NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

CONTAINING 2,431,848.21 SQUARE FEET GROSS OR 55.83 ACRES GROSS, 2,373,587.48 SQUARE FEET NET OR 54.49 ACRES NET, MORE OR LESS.

PARCEL IDENTIFICATION NUMBER 32391800001014000001.0

MUNICIPAL ADDRESS 7100 53RD STREET, VERO BEACH, FLORIDA 32967

NOTICE:

- THE VOLUNTARY DIVISION OF LAND ENCOMPASSED WITHIN THIS AFFIDAVIT OF EXEMPTION INTO LOTS THAT ARE LESS THAN 200,000 SQUARE FEET IN SIZE IS PROHIBITED UNLESS SUCH DIVISION IS ACCOMPLISHED BY FILING A SUBDIVISION PLAT APPROVED BY INDIAN RIVER COUNTY AND MEETING ALL STANDARDS FOR SUBDIVISION PLATTING AS REQUIRED UNDER FLORIDA STATUTES AND INDIAN RIVER COUNTY CODE.
- FLOOD ZONE: THIS AFFIDAVIT OF EXEMPTION LIES WITHIN FLOOD ZONE "AE" SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD, BASE FLOOD ELEVATIONS DETERMINED 22.8' - 23.0' NAVD'88, AS SHOWN ON FLOOD INSURANCE RATE MAP (FIRM) NUMBER 12060C0155H, COMMUNITY NUMBER 120119, PANEL 0155, SUFFIX H MAP REVISED DATE DECEMBER 4, 2012, MAP INDEX DATE DECEMBER 4, 2012.
- FLOOD HAZARD WARNING: THIS PROPERTY MAY BE SUBJECT TO FLOODING DURING A ONE-HUNDRED-YEAR BASE FLOOD EVENT. YOU SHOULD CONTACT LOCAL BUILDING AND ZONING OFFICIALS AND OBTAIN THE LATEST INFORMATION REGARDING FLOOD ELEVATIONS AND RESTRICTIONS ON DEVELOPMENT BEFORE MAKING PLANS FOR THE USE OF THIS PROPERTY.
- THIS AFFIDAVIT OF EXEMPTION, 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 IN ANY OTHER GRAPHIC OR DIGITAL FORM OF THE AFFIDAVIT OF EXEMPTION.
- PROPERTY OWNERS ARE PROHIBITED FROM PLANTING ANY CARIBBEAN FRUIT FLY AND ASIAN CITRUS PSYLLID (CITRUS GREENING) HOST PLANTS AS SPECIFIED HEREON AND ARE REQUIRED TO REMOVE THE SAME IF ANY EXISTS: CATTLEY GUAVA, COMMON GUAVA, LOQUAT, ROSE APPLE, SURINAM CHERRY, ORANGE JASMINE, AND CHINESE BOX ORANGE.
- ROUTINE MAINTENANCE (E.G., MOWING) OF EASEMENTS SHALL BE THE RESPONSIBILITY OF THE LOT/PROPERTY OWNER(S) AND NOT INDIAN RIVER COUNTY.
- PROPERTIES ARE SUBJECT TO INDIAN RIVER COUNTY LAND DEVELOPMENT REGULATIONS (LDRs) IN CHAPTERS 930 AND 934 FOR STORMWATER MANAGEMENT, GRADING AND EXCAVATION OF LAND. PROPOSED ACTIVITY MAY OR MAY NOT BE EXEMPT IN ACCORDANCE WITH INDIAN RIVER COUNTY CODE SECTIONS 934.04 AND 936.06. CONTACT THE COUNTY FOR FURTHER INFORMATION.
- NO CONSTRUCTION, TREES OR SHRUBS WILL BE PLANTED IN EASEMENTS WITHOUT COUNTY APPROVAL.
- EACH INDIVIDUAL LOT OWNER IS REQUIRED TO CONSTRUCT AN ACCESSIBLE DRIVEWAY IN ACCORDANCE WITH COUNTY AND STATE FIRE CODES. THE AOE EMERGENCY ACCESS WILL BE A 20' WIDTH OF STABILIZED ROADWAY FOR THE ACCESS ROAD EXTENDING FROM THE ENTRANCE TO THE FARTHEST DRIVEWAY. IF THE LAST DRIVEWAY ON THE ACCESS ROAD IS 150' OR MORE FROM THE ENTRANCE, A TURN-AROUND (CUL-DE-SAC OR 'T' OR 'Y' TURN AROUND) IS REQUIRED. STRUCTURES SET BACK MORE THAN 150' FROM THE PRIMARY ACCESS ROAD WILL REQUIRE AN ADDITIONAL ACCESS ROAD (DRIVEWAY) TO THE STRUCTURE THAT IS AT LEAST 14' IN WIDTH. A STABILIZED ROADWAY SHALL BE PAVED OR UNPAVED AND ABLE TO WITHSTAND LIVE LOADS OF AT LEAST 32 TONS. A 'T' OR 'Y' TURN-AROUND SHALL BE A 20' MINIMUM WIDTH WITH 35' MINIMUM LENGTH FROM CENTERLINE IN BOTH DIRECTIONS. CUL-DE-SAC SHALL HAVE A 112' MINIMUM OUTSIDE DIAMETER.
- NO BUILDING PERMIT WILL BE ISSUED FOR ANY PROJECT ON A LOT WITHIN THIS AFFIDAVIT OF EXEMPTION UNLESS AND UNTIL THE LOT OWNER, OR THE OWNER'S DESIGNEE OBTAINS AN INITIAL AND FINAL CONCURRENCY CERTIFICATE FOR THE PROJECT OR PORTION OF THE PROJECT FOR WHICH A BUILDING PERMIT IS SOUGHT. THE LOT OWNER OR THE OWNER'S DESIGNEE ACKNOWLEDGES THAT INDIAN RIVER COUNTY DOES NOT GUARANTEE THAT ADEQUATE CAPACITY WILL EXIST AT THE TIME THE LOT OWNER OR OWNER'S DESIGNEE CHOOSES TO APPLY FOR AND OBTAIN SUCH A CONCURRENCY CERTIFICATE.

THIS INSTRUMENT WAS PREPARED BY: DAVID E. LUETHJE, P.S.M.
DATE: AUGUST 17TH, 2023

CARTER ASSOCIATES, INC.

CONSULTING ENGINEERS AND PROFESSIONAL SURVEYORS AND MAPPERS
1708 21st STREET
VERO BEACH, FLORIDA 32960
TEL.(772) 562-4191 FAX.(772) 562-7180
PROJECT # 21-221S

J.R. GRAVES AFFIDAVIT OF EXEMPTION

A DIVISION OF LAND UNDER THE AFFIDAVIT OF EXEMPTION PROCESS LYING WITHIN TRACT 14 AND THE WEST 615.52 FEET OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION, AS RECORDED IN PLAT BOOK 2, PAGE 25, ST. LUCIE COUNTY, FLORIDA; SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA;

THERE MAY BE ADDITIONAL COVENANTS, RESTRICTIONS, OR RESERVATIONS AFFECTING THE OWNERSHIP OR USE OF THE PROPERTY SHOWN THAT ARE NOT RECORDED ON THIS AFFIDAVIT OF EXEMPTION THAT MAY BE FOUND IN THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

PLAT BOOK: _____

PAGE: _____

CFN: _____

CLERK'S FILE NUMBER

DESCRIPTION OF LOT 1 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00°12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE CONTINUE SOUTH 00°12'24" WEST, ALONG SAID WEST LINE OF TRACT 14 A DISTANCE OF 468.86 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING RUN SOUTH 89°55'57" EAST, PARALLEL WITH THE SOUTH LINE OF SAID TRACT 14, A DISTANCE OF 273.88 FEET; THENCE RUN SOUTH 00°13'54" WEST, PARALLEL WITH THE EAST LINE OF SAID TRACT 14, A DISTANCE OF 730.68 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89°55'57" WEST ALONG SAID LINE, A DISTANCE OF 273.56 FEET TO THE AFORESAID WEST LINE OF TRACT 14; THENCE RUN NORTH 00°12'24" EAST ALONG SAID WEST LINE OF TRACT 14, A DISTANCE OF 730.68 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 200,003.45 SQUARE FEET OR 4.591 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 2 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00°12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY) AND THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING RUN SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 334.09 FEET; THENCE RUN SOUTH 00°13'54" WEST, PARALLEL WITH THE EAST LINE OF SAID TRACT 14, A DISTANCE OF 1196.98 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89°55'57" WEST ALONG SAID LINE, A DISTANCE OF 60.00 FEET; THENCE RUN NORTH 00°13'54" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 730.68 FEET; THENCE RUN NORTH 89°55'57" WEST, PARALLEL WITH THE SOUTH LINE OF SAID TRACT 14, A DISTANCE OF 273.88 FEET TO THE INTERSECTION WITH THE WEST LINE OF SAID TRACT 14; THENCE RUN NORTH 00°12'24" EAST ALONG SAID WEST LINE OF TRACT 14 A DISTANCE OF 468.86 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 200,003.34 SQUARE FEET OR 4.591 ACRES, MORE OR LESS.

VERTICAL DATUM:

ORIGINATING BENCHMARK:

THE ELEVATIONS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (N.A.V.D. 1988) AND ARE DISPLAYED IN U.S. SURVEY FEET AND DECIMAL PARTS THEREOF.

DESIGNATION: "N 645"

U.S.G.S. QUAD: OSLO (2018)

N.A.V.D. **88** ORTHO HEIGHT: **16.94 FEET ADJUSTED PUBLISHED**

DESCRIPTION: A STAINLESS STEEL ROD DRIVEN TO REFUSAL AT A DEPTH OF 80.0 FT WITH A "NGS" LOGO CAP RECESSED 0.2 FEET BELOW THE LEVEL OF THE GROUND AND ABOUT LEVEL WITH 13TH AVENUE SW, THE DATUM POINT IS RECESSED 0.5 FEET BELOW THE LEVEL OF THE "NGS" LOGO CAP. LOCATED 62.0 FEET EAST OF THE CENTERLINE OF 58TH AVENUE SW, 25.0 FEET NORTH OF THE CENTERLINE OF 13TH STREET SW, 13.8 FEET NORTHWEST OF A WOOD POWER POLE NUMBER 6-5586-7805-0-1, 2.9 FEET SOUTH OF A FENCE CORNER POST AND 2.8 FEET SOUTH OF A CARSONITE WITNESS POST.

AFFIDAVIT OF EXEMPTION B.M. #1 = TOP OF P.R.M. SOUTHWEST PROPERTY CORNER OF AFFIDAVIT OF EXEMPTION

TOP ELEVATION: 16.73 FEET (N.A.V.D. 1988)

AFFIDAVIT OF EXEMPTION B.M. #2= TOP OF P.R.M. SOUTHEAST PROPERTY CORNER OF AFFIDAVIT OF EXEMPTION

ELEVATION: 19.54 FEET (N.A.V.D. 1988)

DESCRIPTION OF LOT 3 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00°12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 334.09 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 334.59 FEET; THENCE RUN SOUTH 00°13'54" WEST, PARALLEL WITH THE EAST LINE OF SAID TRACT 14, A DISTANCE OF 465.97 FEET; THENCE RUN NORTH 89°55'57" WEST PARALLEL WITH THE SOUTH LINE OF SAID TRACT 14, A DISTANCE OF 274.59 FEET; THENCE RUN SOUTH 00°13'54" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 728.43 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89°55'57" WEST ALONG SAID LINE A DISTANCE OF 60.00 FEET; THENCE RUN NORTH 00°13'54" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 1,196.98 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 200,044.25 SQUARE FEET OR 4.592 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 4 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00°12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 668.68 FEET; THENCE RUN SOUTH 00°13'54" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 465.97 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 00°13'54" WEST ALONG SAID LINE A DISTANCE OF 728.43 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89°55'57" WEST ALONG SAID LINE A DISTANCE OF 274.59 FEET; THENCE RUN NORTH 00°13'54" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 728.43 FEET; THENCE RUN SOUTH 89°55'57" EAST PARALLEL WITH THE SOUTH LINE OF SAID TRACT 14, A DISTANCE OF 274.59 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 200,017.61 SQUARE FEET OR 4.592 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 5 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00°12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 668.68 FEET; THENCE RUN SOUTH 00°13'54" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 465.97 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING RUN SOUTH 89°55'57" EAST PARALLEL WITH THE SOUTH LINE OF SAID TRACT 14, A DISTANCE OF 279.71 FEET; THENCE RUN SOUTH 00°13'54" WEST, PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 728.43 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89°55'57" WEST ALONG SAID LINE A DISTANCE OF 279.71 FEET; THENCE RUN NORTH 00°13'54" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 728.43 FEET TO THE PONT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 203,750.83 SQUARE FEET OR 4.677 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 6 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00°12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 668.68 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 89°29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 339.72 FEET; THENCE RUN SOUTH 00°13'54" WEST, PARALLEL WITH THE EAST LINE OF SAID TRACT 14, A DISTANCE OF 1191.80 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89°55'57" WEST ALONG SAID LINE A DISTANCE OF 60.00 FEET; THENCE RUN NORTH 00°13'54" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 728.43 FEET; THENCE RUN NORTH 89°55'57" WEST PARALLEL WITH THE SOUTH LINE OF SAID TRACT 14 A DISTANCE OF 279.71 FEET; THENCE RUN NORTH 00°13'54" E, PARALLEL WITH THE EAST LINE OF SAID TRACT 14 A DISTANCE OF 465.97 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 201,559.67 SQUARE FEET OR 4.627 ACRES, MORE OR LESS.

THIS INSTRUMENT WAS PREPARED BY: DAVID E. LUETHJE, P.S.M.

DATE: AUGUST 17TH, 2023

CARTER ASSOCIATES, INC.

CONSULTING ENGINEERS AND PROFESSIONAL SURVEYORS AND MAPPERS

1708 21st. STREET

VERO BEACH, FLORIDA 32960

TEL.(772) 562-4191

FAX.(772) 562-7180

PROJECT # 21-221S

SHEET 2 OF 4

J.R. GRAVES AFFIDAVIT OF EXEMPTION

A DIVISION OF LAND UNDER THE AFFIDAVIT OF EXEMPTION PROCESS LYING WITHIN TRACT 14 AND THE WEST 615.52 FEET OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION, AS RECORDED IN PLAT BOOK 2, PAGE 25, ST. LUCIE COUNTY, FLORIDA; SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA;

THERE MAY BE ADDITIONAL COVENANTS, RESTRICTIONS, OR RESERVATIONS AFFECTING THE OWNERSHIP OR USE OF THE PROPERTY SHOWN THAT ARE NOT RECORDED ON THIS AFFIDAVIT OF EXEMPTION THAT MAY BE FOUND IN THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

PLAT BOOK: _____

PAGE: _____

CFN: _____

CLERK'S FILE NUMBER

DESCRIPTION OF LOT 7 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14 AND THE WEST 615.52 FEET OF TRACT 15, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00'12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89'29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 1008.40 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 89'29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 318.82 FEET TO THE INTERSECTION WITH THE EAST LINE OF AFOREMENTIONED TRACT 14 (ALSO BEING THE WEST LINE OF AFOREMENTIONED TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST); THENCE RUN SOUTH 89'28'27" EAST ALONG THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY) A DISTANCE OF 18.65 FEET; THENCE RUN SOUTH 00'13'54" WEST, PARALLEL WITH THE EAST LINE OF SAID TRACT 14 (ALSO THE WEST LINE OF SAID TRACT 15), A DISTANCE OF 463.20 FEET; THENCE RUN NORTH 89'55'57" WEST, TRAVERSING THROUGH SAID TRACTS 15 AND 14, PARALLEL WITH THE SOUTH LINE OF SAID TRACTS 15 AND 14, A DISTANCE OF 277.46 FEET; THENCE RUN SOUTH 00'13'54" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 (ALSO THE WEST LINE OF SAID TRACT 15), A DISTANCE OF 726.00 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 15 AND 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89'55'57" WEST ALONG SAID LINE A DISTANCE OF 60.00 FEET; THENCE RUN NORTH 00'13'54" EAST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 (ALSO THE WEST LINE OF SAID TRACT 15), A DISTANCE OF 1,191.80 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 200,311.16 SQUARE FEET OR 4.599 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 8 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN TRACT 14 AND THE WEST 615.52 FEET OF TRACT 15, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 14, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00'12'24" WEST ALONG THE WEST LINE OF AFORESAID TRACT 14, A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89'29'34" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 1,327.21 FEET TO THE INTERSECTION WITH THE EAST LINE OF SAID TRACT 14 (ALSO BEING THE WEST LINE OF AFOREMENTIONED TRACT 15); THENCE RUN SOUTH 89'28'27" EAST ALONG THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY) A DISTANCE OF 18.65 FEET; THENCE RUN SOUTH 00'13'54" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 (ALSO BEING THE WEST LINE OF AFOREMENTIONED TRACT 15), A DISTANCE OF 463.20 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 00'13'54" WEST ALONG SAID LINE A DISTANCE OF 726.00 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACTS 15 AND 14, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89'55'57" WEST ALONG SAID LINE A DISTANCE OF 277.46 FEET; THENCE RUN NORTH 00'13'54" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT 14 (ALSO BEING THE WEST LINE OF AFOREMENTIONED TRACT 15), A DISTANCE OF 726.00 FEET; THENCE RUN SOUTH 89'55'57" WEST TRAVERSING THROUGH TRACTS 14 AND 15, PARALLEL WITH THE SOUTH LINE OF SAID TRACTS 14 AND 15, A DISTANCE OF 277.46 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 201,437.62 SQUARE FEET OR 4.624 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 9 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN THE WEST 615.52 FEET OF TRACT 15, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00'13'54" WEST ALONG THE WEST LINE OF SAID TRACT 15 (ALSO BEING THE EAST LINE OF TRACT 14, SAID SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST), A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89'28'27" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 18.65 FEET; THENCE RUN SOUTH 00'13'54" WEST PARALLEL WITH THE WEST LINE OF SAID TRACT 15 (ALSO BEING THE EAST LINE OF AFOREMENTIONED TRACT 14), A DISTANCE OF 463.20 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING RUN SOUTH 89'55'57" EAST PARALLEL WITH THE SOUTH LINE OF SAID TRACT 15, A DISTANCE OF 278.88 FEET; THENCE RUN SOUTH 00'13'54" WEST, PARALLEL WITH THE WEST LINE OF SAID TRACT 15 (ALSO BEING THE EAST LINE OF TRACT 14), A DISTANCE OF 726.00 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 15, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA, PER PLAT; THENCE RUN NORTH 89'55'57" WEST ALONG SAID LINE A DISTANCE OF 278.88 FEET; THENCE RUN NORTH 00'13'54" EAST PARALLEL WITH THE WEST LINE OF SAID TRACT 15 A DISTANCE OF 726.00 FEET TO THE PONT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 202,464.68 SQUARE FEET OR 4.648 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 10 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN THE WEST 615.52 FEET OF TRACT 15, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00'13'54" WEST ALONG THE WEST LINE OF SAID TRACT 15 (ALSO BEING THE EAST LINE OF TRACT 14, SAID SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST), A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89'28'27" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 18.65 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 89'28'27" EAST ALONG SAID SOUTH LINE A DISTANCE OF 338.88 FEET; THENCE RUN SOUTH 00'13'54" WEST, PARALLEL WITH THE WEST LINE OF SAID TRACT 15 (ALSO BEING THE EAST LINE OF AFOREMENTIONED TRACT 14), A DISTANCE OF 1,186.49 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 15, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA, PER PLAT; THENCE RUN NORTH 89'55'57" WEST ALONG SAID LINE A DISTANCE OF 60.00 FEET; THENCE RUN NORTH 00'13'54" EAST PARALLEL WITH THE WEST LINE OF SAID TRACT 15 A DISTANCE OF 726.00 FEET; THENCE RUN NORTH 89'55'57" WEST PARALLEL WITH THE SOUTH LINE OF SAID TRACT 15 A DISTANCE OF 278.88 FEET; THENCE RUN NORTH 00'13'54" E, PARALLEL WITH THE WEST LINE OF SAID TRACT 15 A DISTANCE OF 463.20 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 200,067.95 SQUARE FEET OR 4.593 ACRES, MORE OR LESS.

DESCRIPTION OF LOT 11 OF THE J.R. GRAVES AFFIDAVIT OF EXEMPTION

A PARCEL OF LAND SITUATED WITHIN THE WEST 615.52 FEET OF TRACT 15, IN SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF INDIAN RIVER FARMS COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 25, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, RUN SOUTH 00'13'54" WEST ALONG THE WEST LINE OF SAID TRACT 15 (ALSO BEING THE EAST LINE OF TRACT 14, SAID SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST), A DISTANCE OF 100.00 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF THE INDIAN RIVER FARMS WATER CONTROL DISTRICT NORTH RELIEF CANAL (200 FEET WIDE RIGHT OF WAY); THENCE RUN SOUTH 89'28'27" EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 357.53 FEET TO THE POINT OF BEGINNING; FROM SAID POINT OF BEGINNING CONTINUE SOUTH 89'28'27" EAST ALONG SAID SOUTH LINE A DISTANCE OF 258.00 FEET TO THE EAST LINE OF THE AFOREMENTIONED WEST 615.52 FEET OF TRACT 15; THENCE RUN SOUTH 00'13'54" WEST, ALONG SAID EAST LINE AND PARALLEL WITH THE WEST LINE OF SAID TRACT 15, A DISTANCE OF 1,184.43 FEET TO THE INTERSECTION WITH A LINE 60.00 FEET NORTH OF, PARALLEL WITH AND NORMAL TO THE SOUTH LINE OF SAID TRACT 15, SAID LINE BEING THE NORTH LINE OF THE 60.00 FOOT WIDE RIGHT OF WAY DEDICATION TO INDIAN RIVER COUNTY, FLORIDA; THENCE RUN NORTH 89'55'57" WEST ALONG SAID LINE A DISTANCE OF 257.99 FEET; THENCE RUN NORTH 00'13'54" EAST PARALLEL WITH THE WEST LINE OF SAID TRACT 15 A DISTANCE OF 1,186.49 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD.

CONTAINING 305,843.56 SQUARE FEET OR 7.021 ACRES, MORE OR LESS.

THIS INSTRUMENT WAS PREPARED BY: DAVID E. LUETHJE, P.S.M.
DATE: AUGUST 17TH, 2023

CARTER ASSOCIATES, INC.

CONSULTING ENGINEERS AND PROFESSIONAL SURVEYORS AND MAPPERS

1708 21st. STREET
VERO BEACH, FLORIDA 32960

TEL.(772) 562-4191 FAX.(772) 562-7180

PROJECT # 21-221S

SHEET 3 OF 4

Attachment 2

J.R. GRAVES AFFIDAVIT OF EXEMPTION

A DIVISION OF LAND UNDER THE AFFIDAVIT OF EXEMPTION PROCESS LYING WITHIN TRACT 14 AND THE WEST 615.52 FEET OF TRACT 15, SECTION 18, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION, AS RECORDED IN PLAT BOOK 2, PAGE 25, ST. LUCIE COUNTY, FLORIDA; SAID LANDS NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA

THERE MAY BE ADDITIONAL COVENANTS, RESTRICTIONS, OR RESERVATIONS AFFECTING THE OWNERSHIP OR USE OF THE PROPERTY SHOWN THAT ARE NOT RECORDED ON THIS AFFIDAVIT OF EXEMPTION THAT MAY BE FOUND IN THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

PLAT BOOK: _____

PAGE: _____

CFN: _____

CLERK'S FILE NUMBER _____

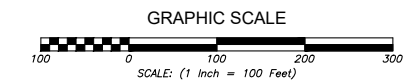
LEGEND

ASSOC. ID.	ASSOCIATES IDENTIFICATION	F.D.R.C.	"FOUND REBAR AND CAP" DENOTES FOUND CORNER (REBAR AND CAP, SIZE AND IDENTIFICATION AS NOTED)
I.R.CO., FL.	INDIAN RIVER COUNTY, FLORIDA		
I.R.F.CO., SD.	INDIAN RIVER FARMS COMPANY SUBDIVISION	P.C.P.	"PERMANENT CONTROL POINT" DENOTES 1/2" DIAMETER X 18" LONG REBAR WITH ALUMINUM CAP STAMPED "PCP CARTER ASSOC. LB 205"
I.R.F.W.C.D.	INDIAN RIVER FARMS WATER CONTROL DISTRICT	P.R.M.	"PERMANENT REFERENCE MONUMENT" DENOTES SET (4"x4"x24" CONCRETE MONUMENT WITH 2" DIAMETER ALUMINUM DISK STAMPED "CARTER ASSOC. PRM LB 205")
PG.	PAGE		
P.R.M.	PERMANENT REFERENCE MONUMENT		
P.B.	PLAT BOOK		
P.L.S.	PROFESSIONAL LAND SURVEYOR		
P.O.B.	POINT OF BEGINNING		
P.O.C.	POINT OF COMMENCEMENT		
R.O.W.	RIGHT-OF-WAY		
(P)	RECORD PLAT DATA		
S.R.C.	SET REBAR AND CAP		
S.F.	SQUARE FEET		
S.L.CO., FL.	ST. LUCIE COUNTY, FLORIDA SUBDIVISION	S.R.C.	"SET REBAR AND CAP" DENOTES 1/2" DIAMETER X 18" LONG REBAR WITH CAP STAMPED "CARTER ASSOC." (TYP.)
T.B.M.	TEMPORARY BENCH MARK		
TWP.	TOWNSHIP		
	BENCH MARK SYMBOL		
	EASEMENT		
	FOUND CONCRETE MONUMENT (4"x4") AS NOTED	S.R.W.C.	"SET REBAR AND WITNESS CAP" DENOTES 1/2" DIAMETER X 18" LONG REBAR WITH CAP STAMPED "WIT. COR. LB.205" (TYP.)

GENERAL NOTES:

- COORDINATE VALUES AND BEARING DATUM ARE BASED UPON THE NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011 (N.A.D.83/11), AND ARE PROJECTED INTO THE STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, 0901. THE NORTH LINE OF TRACT 14, BEARS SOUTH 89°29'34" EAST.
- THE PERMANENT REFERENCE MONUMENTS WERE CERTIFIED AND/OR SET ON DECEMBER 4TH, 2023.
- PROPERTIES ARE SUBJECT TO INDIAN RIVER COUNTY LAND DEVELOPMENT REGULATIONS (LDRs) IN CHAPTERS 930 AND 934 FOR STORMWATER MANAGEMENT, GRADING AND EXCAVATION OF LAND. PROPOSED ACTIVITY MAY OR MAY NOT BE EXEMPT IN ACCORDANCE WITH INDIAN RIVER COUNTY CODE SECTIONS 934.04 AND 930.06. CONTACT THE COUNTY FOR FURTHER INFORMATION.
- THE SUBJECT PROPERTY IS ZONED A-1, AGRICULTURAL DISTRICT, THE APPLICABLE BUILDING SETBACKS FROM ALL PROPERTY LINES IS 30 FEET. THERE MAY BE ADDITIONAL SETBACK REQUIREMENTS FOR ALL OTHER APPURTENANCES, SEE INDIAN RIVER COUNTY CODE OF ORDINANCES FOR ALL OTHER SETBACK REQUIREMENTS.
- THE FIRE MARSHAL'S OFFICE STRONGLY RECOMMENDS THAT AN APPROVED WATER SOURCE COMPLYING WITH FLORIDA FIRE PROTECTION CODE (NFPA-1) 18.3 AND 18.4 BE ESTABLISHED TO PROTECT THE BUILDINGS IN THIS DEVELOPMENT. AS SIZE, NUMBER, AND LOCATION OF THESE PROPERTIES WILL CAUSE A DELAY IN INADEQUATE FIRE SUPPRESSION. (FFPC/NFPA)

GRID NORTH



THIS INSTRUMENT WAS PREPARED BY: DAVID E. LUETHJE, P.S.M.
DATE: AUGUST 17TH, 2023

CARTER ASSOCIATES, INC.
CONSULTING ENGINEERS AND PROFESSIONAL SURVEYORS AND MAPPERS
1708 21st. STREET
VERO BEACH, FLORIDA 32960
TEL.(772) 562-4191 FAX.(772) 562-7180
PROJECT # 21-2215

