RIVER WILDERNESS PHASE II-A

A SUBDIVISION

IN SECTIONS 5,6 AND 7 , TWP. 34S. , RGE. 19E. , MANATEE COUNTY , FLORIDA

LEGAL DESCRIPTION : PHASE II-A

THAT PART OF SECTIONS 5, 6 AND 7, TOWNSHIP 34 S., RANGE 19 E., MANATEE COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE CORNER COMMON TO SECTIONS 5, 6, 7 AND 8, TOWNSHIP 34S., RANGE 19 E.,THENCE S 89°28′37" W, ALONG THE LINE COMMON TO SAID SECTIONS 6 AND 7,A DISTANCE OF 527.86 FT. TO THE INTERSECTION WITH THE "PHASE I BOUNDARY" AS SHOWN ON THE PLAT OF "RIVER WILDERNESS PHASE I", AS RECORDED IN PLAT BOOK 22, PAGES 80 THROUGH 94, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, FOR A POINT OF BEGINNING; THENCE S05°55′00"W, ALONG SAID "PHASE I BOUNDARY", A DISTANCE OF 196.23 FT. TO THE P.C. OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 1315.00 FT.; THENCE RUN SOUTHWESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 43°55′00", A DISTANCE OF 1007.94 FT.; THENCE N40°10′00"W, ALONG SAID "PHASE I BOUNDARY", RADIAL TO LAST DESCRIBED CURVE, A DISTANCE OF 180.00 FT. TO A POINT ON THE ARC OF A CURVE WHOSE RADIUS POINT LIES N40°10′00"W 425.00 FT.; THENCE RUN SOUTHWESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 19°35′00", A DISTANCE OF 145.26 FT. ; THENCE N20°35′00"W, ALONG SAID "PHASE I BOUNDARY" , RADIAL WITH LAST DESCRIBED CURVE, A DISTANCE OF 50.00 FT. TO A POINT ON THE ARC OF A CURVE WHOSE RADIUS POINT LIES N 20°35′00" W, 375.00 FT. ; THENCE RUN NORTHEASTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 19°35′00" , A DISTANCE OF 128.17 FT. TO THE P.C.C. OF A CURVE CONCAVE TO THE NORTHWEST , HAVING A RADIUS OF 1085.00 FT. ; THENCE RUN NORTHEASTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 25°00′00" , A DISTANCE OF 473.42 FT. ; THENCE N65°10′00"W, ALONG SAID "PHASE I BOUNDARY", RADIAL TO LAST DESCRIBED CURVE, 80.00 FT. ; THENCE S90°00′00"W, ALONG SAID "PHASE I BOUNDARY", 135.00 FT. ; THENCE S49°50′00"W, ALONG SAID "PHASE I BOUNDARY", 205.53 FT. ; THENCE N40°10′00"W, ALONG SAID "PHASE I BOUNDARY", 335.41 FT. ; THENCE N00°00′00"W, ALONG SAID "PHASE I BOUNDARY", 485.95 FT. ; THENCE N50°24′04"W, ALONG SAID "PHASE I BOUNDARY" , 144.06 FT. TO A POINT ON THE ARC OF A CURVE WHOSE RADIUS POINT LIES S 50°24′04" E, 475.00 FT. ; THENCE RUN NORTHEASTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 16°09′04" , A DISTANCE OF 133.90 FT. TO THE P.T. OF SAID CURVE; THENCE N55°45′00"E, ALONG SAID "PHASE I BOUNDARY",A DISTANCE OF 350.00 FT. TO THE P.C. OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 675.00 FT.; THENCE RUN NORTHEASTERLY, ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 55°45′00" , A DISTANCE OF 656.79 FT. TO THE P.T. OF SAID CURVE ; THENCE N00°00′00"W, ALONG SAID "PHASE I BOUNDARY",A DISTANCE OF 964.68 FT. TO THE INTERSECTION WITH THE SOUTH R/W OF "OLD TAMPA ROAD" AS SHOWN ON SAID PLAT OF RIVER WILDERNESS PHASE I ; THENCE S 89°38′10" E , ALONG THE SOUTH R/W OF SAID "OLD TAMPA ROAD", A DISTANCE OF 867.51 FT. TO THE INTERSECTION WITH THE LINE COMMON TO SECTIONS 5 AND 6 , TOWNSHIP 34 S., RANGE 19 E., (SAID POINT LYING N 00°21′50" W , A DISTANCE OF 2018.97 FT. FROM THE CORNER COMMON TO SAID SECTIONS 5 AND 6); THENCE S 89°45′57" E , ALONG THE SOUTH R/W OF SAID "OLD TAMPA ROAD" , 1593.47 FT. ; THENCE S 00°14′03" W, PERPENDICULAR WITH SAID SOUTH R/W, A DISTANCE OF 195.16 FT.; THENCE S 34°39′01" W, A DISTANCE OF 200.00 FT. TO A POINT ON THE ARC OF A CURVE WHOSE RADIUS POINT LIES S34°39′01"W 466.33 FT. ; THENCE RUN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 04°44′59",A DISTANCE OF 38.67 FT. ; THENCE S 39°24′00" W, RADIAL WITH LAST DESCRIBED CURVE, A DISTANCE OF 230.00 FT. TO THE INTERSECTION WITH THE AFORESAID "PHASE I BOUNDARY",SAID POINT BEING ON THE ARC OF A CURVE WHOSE RADIUS POINT LIES S 39°24′00" W, 236.33 FT. ; THENCE RUN NORTHWESTERLY AND SOUTHWESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 47°09′00", A DISTANCE OF 194.48 FT. TO THE P.T. OF SAID CURVE; THENCE S82°15′00"W, ALONG SAID "PHASE I BOUNDARY",A DISTANCE OF 328.32 FT.TO THE P.C. OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 1633.24 FT. ; THENCE RUN WESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 20°00′00" , A DISTANCE OF 570.11 FT. TO THE P.R.C. OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 275.00 FT. ; THENCE RUN WESTERLY AND SOUTHWESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE,THROUGH A CENTRAL ANGLE OF 64°00′00", A DISTANCE OF 307.18 FT. TO THE P.T. OF SAID CURVE; THENCE S38°15′00"W, ALONG SAID "PHASE I BOUNDARY",A DISTANCE OF 195.94 FT. TO THE P.C. OF A CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 200.00 FT. ; THENCE RUN SOUTHERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE , THROUGH A CENTRAL ANGLE OF 60°55′00" , A DISTANCE OF 212.64 FT. TO THE P.T. OF SAID CURVE; THENCE S 22°40′00" E, ALONG SAID "PHASE I BOUNDARY", A DISTANCE OF 110.00 FT. TO THE P.C. OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 500.00 FT. ; THENCE RUN SOUTHEASTERLY AND SOUTHWESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE,THROUGH A CENTRAL ANGLE OF 90°00′00",A DISTANCE OF 785.40 FT. TO THE P.T. OF SAID CURVE; THENCE S 67°20′00" W, ALONG SAID "PHASE I BOUNDARY" , A DISTANCE OF 84.12 FT. TO THE P.C. OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 100.00 FT.; THENCE RUN SOUTHWESTERLY ALONG SAID "PHASE I BOUNDARY" AND THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 61°25′00", A DISTANCE OF 107.19 FT.TO THE P.T. OF SAID CURVE;THENCE S05°55′00"W ALONG SAID "PHASE I BOUNDARY" , A DISTANCE OF 163.77 FT. TO THE POINT OF BEGINNING, BEING AND LYING IN SECTIONS 5,6 AND 7,TOWNSHIP 34 S., RANGE 19 E., MANATEE COUNTY, FLORIDA.

CONTAINING 74.73 ACRES MORE OR LESS.

DECLARATION OF BUILDING SETBACK LINES

LOTS 1 THROUGH 52 AND LOTS 247 THROUGH 287 INCLUSIVE OF PHASE II-A, AS SHOWN ON THIS PLAT, ARE SUBJECT TO THE FOLLOWING BUILDING SETBACK LINES AS DESCRIBED IN THE DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS FOR , RIVER WILDERNESS PHASE II-A :

FRONT YARD SETBACK : 30 FEET
REAR YARD SETBACK : 50 FEET
SIDE YARD SETBACK : 10 FEET

(CORNER LOTS SHALL BE CONSIDERED TO HAVE 2 FRONTS AND 2 SIDES)

PRIVATE EASEMENT RESERVATION

THERE ARE HEREBY SPECIFICALLY RESERVED UNTO RIVER WILDERNESS OF BRADENTON, INC. ; RIVER WILDERNESS OF BRADENTON FOUNDATION, INC. ; AND RIVER WILDERNESS HOMEOWNERS ASSOCIATION , INC. EASEMENTS 20 FT.IN WIDTH ALONG THE REAR LINES OF LOTS 1 THROUGH 52 AND LOTS 247 THROUGH 287 INCLUSIVE OF PHASE II-A , FOR THE PURPOSE OF SURFACE AND UNDERGROUND DRAINAGE , WATER FLOWAGE, LAKE BANKS , SLOPES AND GOLF COURSE PATHS AND SLOPES. ALL OTHER EASEMENTS SHOWN ON THIS PLAT , EXCEPT THOSE IDENTIFIED AS INDICATED TO BE PUBLIC EASEMENTS, ARE HEREBY RESERVED IN PERPETUITY UNTO THE SAME CORPORATIONS FOR THE SAME PURPOSES NOTED.

"NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY."

CERTIFICATE OF APPROVAL OF THE BOARD OF COUNTY COMMISSIONERS

STATE OF FLORIDA :
: S.S.
COUNTY OF MANATEE :

IT IS HEREBY CERTIFIED THAT THIS PLAT HAS BEEN OFFICIALLY APPROVED FOR RECORD AND ALL OFFERS OF DEDICATION ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY , FLORIDA, THIS 21 DAY OF December , 1989.

Patricia Gr. Glaze
CHAIRMAN: BOARD OF COUNTY COMMISSIONERS

ATTEST:
R.B. Shore & Deputy Clerk
CLERK OF CIRCUIT COURT

APPROVED FOR CONFORMANCE WITH THE REQUIREMENTS OF THE PRELIMINARY PLAT
Karen Jackson Sims — DATE: 12/19/89
COUNTY PLANNER
APPROVED:
L. Wayne Roberts — DATE: 12/12/89
COUNTY ENGINEER
APPROVED:
H. Hamilton Rice Jr. — DATE: 12/19/89
COUNTY ATTORNEY

RECORD VERIFIED
R.B. SHORE, CLERK OF CIRCUIT COURT
BY: Gena Brown D.C.

CERTIFICATE OF SURVEYOR

I, THE UNDERSIGNED PROFESSIONAL LAND SURVEYOR HEREBY CERTIFY 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 REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND THE MANATEE COUNTY COMPREHENSIVE ZONING AND LAND DEVELOPMENT CODE AND THAT THE PERMANENT REFERENCE MONUMENTS WERE INSTALLED AS OF THE 7th DAY OF SEPTEMBER, 1989. THE PERMANENT CONTROL POINTS WERE INSTALLED AS OF THE 17th DAY OF NOVEMBER , 1989.

11/17/1989
DATE

Jan L. Skipper
JAN L. SKIPPER , PROFESSIONAL LAND SURVEYOR, FLORIDA CERTIFICATE NUMBER 3723

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF FLORIDA :
: S.S.
COUNTY OF MANATEE :

362065

I , LLOYD G. SHEEHAN , AS PRESIDENT OF RIVER WILDERNESS OF BRADENTON,INC.,A FLORIDA CORPORATION, CERTIFY OWNERSHIP BY SAID CORPORATION , OF THE PROPERTY DESCRIBED HEREON AND THE CORPORATION DOES HEREBY DEDICATE AS SHOWN ON THIS PLAT ENTITLED "RIVER WILDERNESS PHASE II-A" FOR THEIR VARIOUS USES THE FOLLOWING :

A. TO MANATEE COUNTY AND SUPPLIERS OF ALL UTILITIES (INCLUDING, WITHOUT LIMITATION, ELECTRICAL POWER, TELEPHONE, WATER,SEWER AND CABLE TV) ; A UTILITY EASEMENT FOR THE INSTALLATION AND MAINTENANCE OF SUCH UTILITIES ACROSS TRACT " A " (A PRIVATE ROADWAY);ACROSS A 10 FT. WIDE UTILITY EASEMENT AT THE FRONT AND A 5 FT. WIDE UTILITY EASEMENT ALONG EACH SIDE OF LOTS 1 THROUGH 52 AND LOTS 247 THROUGH 287 INCLUSIVE OF PHASE II-A, AND ACROSS ALL OTHER EASEMENTS LABELED ON THIS PLAT AS" PUBLIC UTILITY EASEMENT" ; WHERE MORE THAN ONE LOT IS USED AS A BUILDING SITE , THE OUTSIDE BOUNDARIES OF SAID BUILDING SITE SHALL CARRY SAID EASEMENTS.

B. TO MANATEE COUNTY; A DRAINAGE EASEMENT FOR THE CONVEYANCE OF ACCUMULATED OFF-SITE DRAINAGE ACROSS ALL EASEMENTS LABLED ON THIS PLAT AS " PUBLIC WATER DRAINAGE EASEMENT " WITH NO RESPONSIBILITY FOR MAINTENANCE ASSUMED BY MANATEE COUNTY.

C. THE CORPORATION DOES HEREBY DEDICATE THE WATER DISTRIBUTION SYSTEM AND THE SANITARY SEWAGE COLLECTION SYSTEM , LYING WITHIN TRACT "A", AND OTHER "PUBLIC UTILITY EASEMENTS" SHOWN ON THIS PLAT TO MANATEE COUNTY, FLORIDA.

IT IS THE INTENT, OF THE CORPORATION, BY ADOPTING AND RECORDING THIS PLAT, TO DEDICATE SAID TRACTS AND EASEMENTS TO THE PUBLIC FOR THE USE OR USES INDICATED BUT SUCH DEDICATION DOES NOT INCLUDE THE RIGHT TO USE: TRACT "A" FOR INGRESS/EGRESS PURPOSES.

IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND AND HAVE AFFIXED THE SEAL OF THE CORPORATION THIS 25th DAY OF September, 1989.

BY : RIVER WILDERNESS OF BRADENTON, INC.
A FLORIDA CORPORATION

WITNESS :
Sally Mosher
Maureen McCarthy

BY : Lloyd G. Sheehan
LLOYD G. SHEEHAN , PRESIDENT
(CORPORATE SEAL)

STATE OF FLORIDA :
: S.S.
COUNTY OF MANATEE :

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 25th DAY OF September , 1989, BY LLOYD G. SHEEHAN, AS PRESIDENT OF RIVER WILDERNESS OF BRADENTON , INC. , A FLORIDA CORPORATION , ON BEHALF OF THE CORPORATION.

Dec. 2, 1992
MY COMMISSION EXPIRES

Diane C. Chase
NOTARY PUBLIC (SEAL)
STATE OF FLORIDA AT LARGE

CERTIFICATE OF APPROVAL OF THE CLERK OF CIRCUIT COURT

STATE OF FLORIDA :
: S.S.
COUNTY OF MANATEE :

I , R. B. SHORE , CLERK OF THE CIRCUIT COURT OF MANATEE COUNTY , FLORIDA , HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF THE STATUTES OF FLORIDA PERTAINING TO MAPS AND PLATS , AND THAT THIS PLAT HAS BEEN FILED FOR RECORD IN PLAT BOOK 25 , PAGES 80 THROUGH 85 , PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, THIS 27 DAY OF DECEMBER , 1989.

R.B. Shore & Deputy Clerk
R.B.SHORE, CLERK OF THE CIRCUIT COURT
MANATEE COUNTY, FLORIDA

LOMBARDO & SKIPPER, INC.
CONSULTING ENGINEERS, SURVEYORS & PLANNERS
P.O. BOX 188 , 825 4th STREET WEST, PALMETTO, FL 34220

PLAT BOOK 25 . PAGE 81
SHEET 2 OF 6

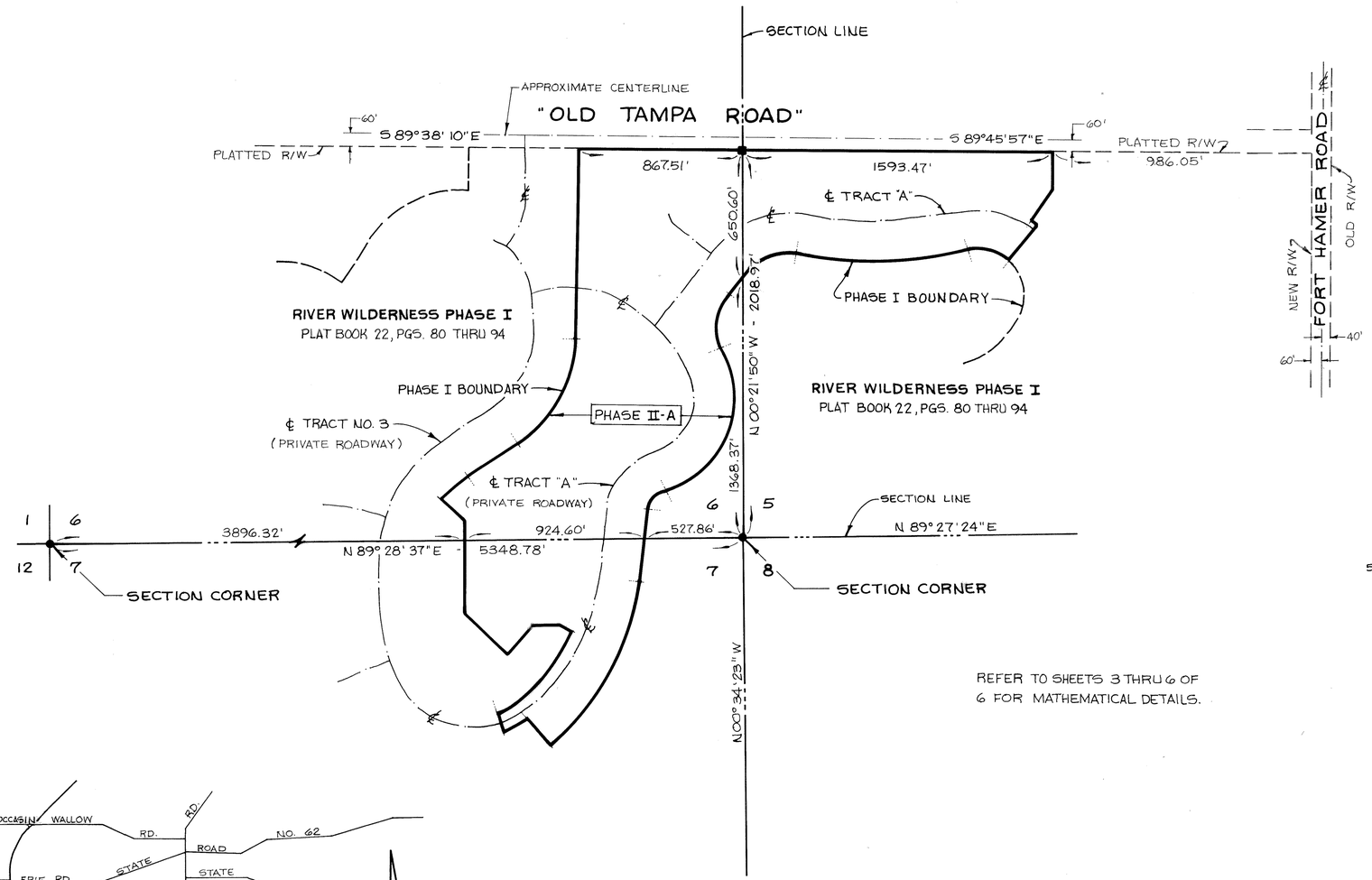
RIVER WILDERNESS PHASE II-A

A SUBDIVISION

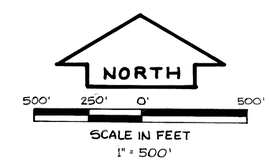
IN SECTIONS 5, 6 AND 7, TWP. 34S., RGE. 19 E.
MANATEE COUNTY, FLORIDA

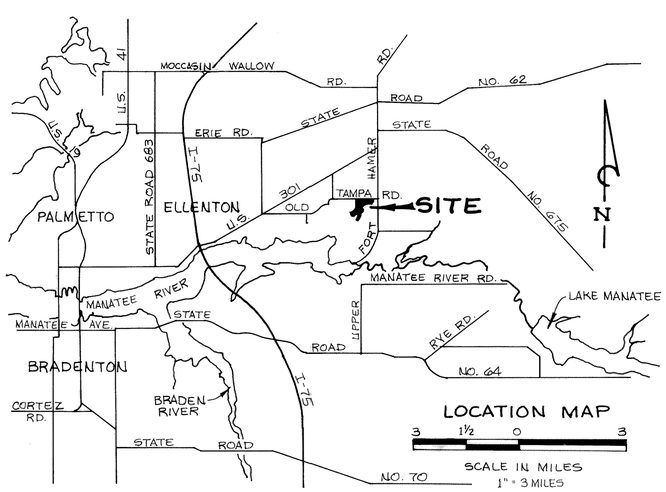
GENERAL NOTES

1. BEARINGS ARE BASED ON AN ASSUMED MERIDIAN OF N 89° 28' 37" E FOR THE SOUTH LINE OF SECTION 6-34-19.
2. ALL STRAIGHT LINES INTERSECTING CURVED LINES ON THIS PLAT ARE RADIAL TO SAID CURVES AND INDICATED BY A (R) UNLESS OTHERWISE SHOWN AS (NR), NOT RADIAL.
3. NUMBERS ADJACENT TO CURVED LINES REPRESENT A KEY TO THE CURVE DATA TABLES SHOWN ON EACH SHEET OF THIS PLAT.



REFER TO SHEETS 3 THRU 6 OF 6 FOR MATHEMATICAL DETAILS.





LEGEND

- ● IRON PIPE FOUND
- ■ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 FOUND

SKETCH OF PHASE II-A OVERALL

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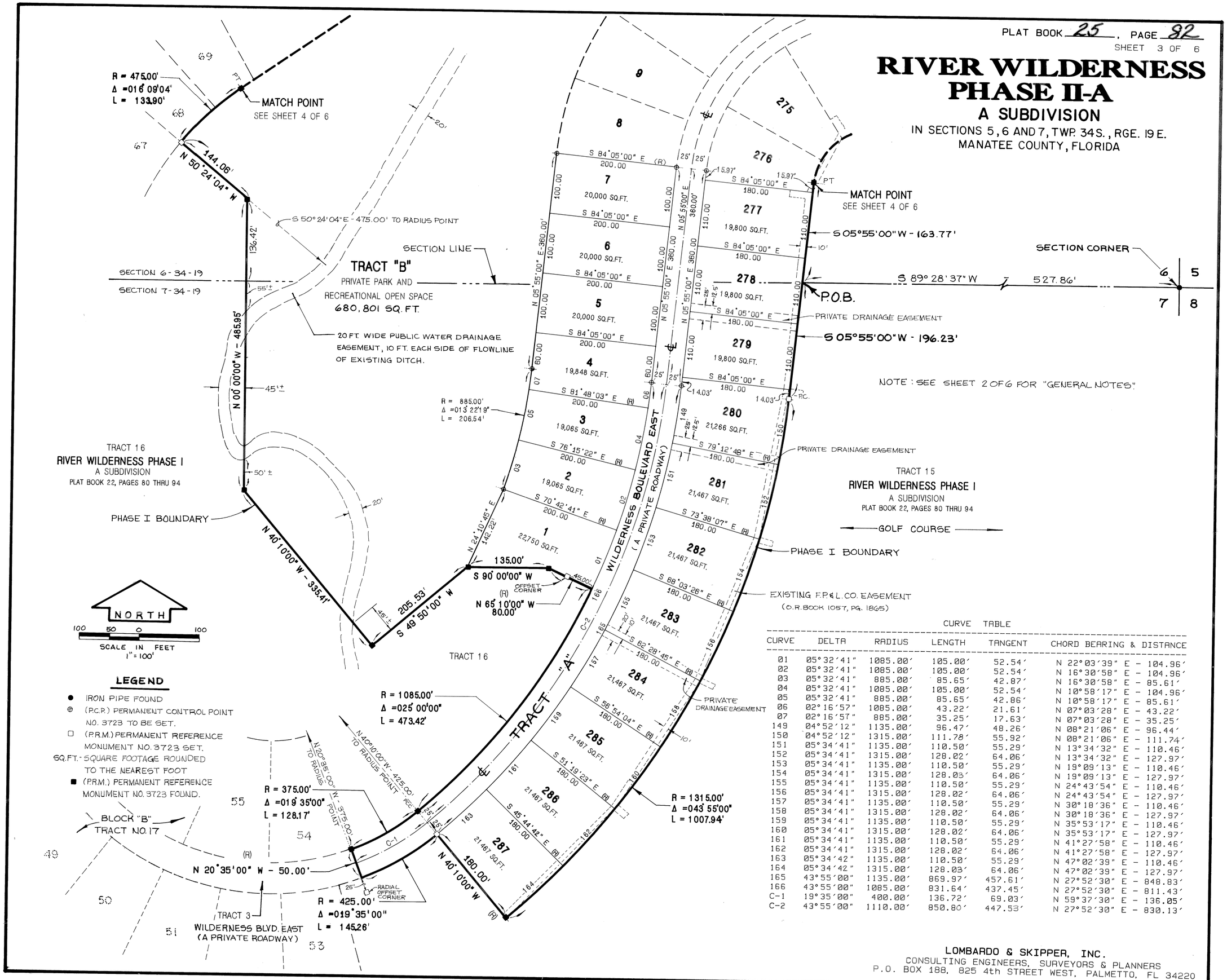
CONSULTING ENGINEERS, SURVEYORS & PLANNERS
P.O. BOX 188, 825 4th STREET WEST, PALMETTO, FL 34220

PLAT BOOK 25, PAGE 82
SHEET 3 OF 6

RIVER WILDERNESS PHASE II-A

A SUBDIVISION

IN SECTIONS 5, 6 AND 7, TWP. 34S., RGE. 19E.
MANATEE COUNTY, FLORIDA



LEGEND

- ● IRON PIPE FOUND
- ⊕ (P.C.P.) PERMANENT CONTROL POINT NO. 3723 TO BE SET.
- □ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 SET.
- SQ.FT. - SQUARE FOOTAGE ROUNDED TO THE NEAREST FOOT
- ■ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 FOUND.

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DISTANCE
01	05°32'41"	1085.00'	105.00'	52.54'	N 22°03'39" E - 104.96'
02	05°32'41"	1085.00'	105.00'	52.54'	N 16°30'58" E - 104.96'
03	05°32'41"	885.00'	85.65'	42.87'	N 16°30'58" E - 85.61'
04	05°32'41"	1085.00'	105.00'	52.54'	N 10°58'17" E - 104.96'
05	05°32'41"	885.00'	85.65'	42.86'	N 10°58'17" E - 85.61'
06	02°16'57"	1085.00'	43.22'	21.61'	N 07°03'28" E - 43.22'
07	02°16'57"	885.00'	35.25'	17.63'	N 07°03'28" E - 35.25'
149	04°52'12"	1135.00'	96.47'	48.26'	N 08°21'06" E - 96.44'
150	04°52'12"	1315.00'	111.78'	55.92'	N 08°21'06" E - 111.74'
151	05°34'41"	1135.00'	110.50'	55.29'	N 13°34'32" E - 110.46'
152	05°34'41"	1315.00'	128.02'	64.06'	N 13°34'32" E - 127.97'
153	05°34'41"	1135.00'	110.50'	55.29'	N 19°09'13" E - 110.46'
154	05°34'41"	1315.00'	128.03'	64.06'	N 19°09'13" E - 127.97'
155	05°34'41"	1135.00'	110.50'	55.29'	N 24°43'54" E - 110.46'
156	05°34'41"	1315.00'	128.02'	64.06'	N 24°43'54" E - 127.97'
157	05°34'41"	1135.00'	110.50'	55.29'	N 30°18'36" E - 110.46'
158	05°34'41"	1315.00'	128.02'	64.06'	N 30°18'36" E - 127.97'
159	05°34'41"	1135.00'	110.50'	55.29'	N 35°53'17" E - 110.46'
160	05°34'41"	1315.00'	128.02'	64.06'	N 35°53'17" E - 127.97'
161	05°34'41"	1135.00'	110.50'	55.29'	N 41°27'58" E - 110.46'
162	05°34'41"	1315.00'	128.02'	64.06'	N 41°27'58" E - 127.97'
163	05°34'42"	1135.00'	110.50'	55.29'	N 47°02'39" E - 110.46'
164	05°34'42"	1315.00'	128.03'	64.06'	N 47°02'39" E - 127.97'
165	43°55'00"	1135.00'	869.97'	457.61'	N 27°52'30" E - 848.83'
166	43°55'00"	1085.00'	831.64'	437.45'	N 27°52'30" E - 811.43'
C-1	19°35'00"	400.00'	136.72'	69.03'	N 59°37'30" E - 136.05'
C-2	43°55'00"	1110.00'	850.80'	447.53'	N 27°52'30" E - 830.13'

LOMBARDO & SKIPPER, INC.
CONSULTING ENGINEERS, SURVEYORS & PLANNERS
P.O. BOX 188, 825 4th STREET WEST, PALMETTO, FL 34220

PLAT BOOK 25 PAGE 83

SHEET 4 OF 6

RIVER WILDERNESS PHASE II-A

A SUBDIVISION

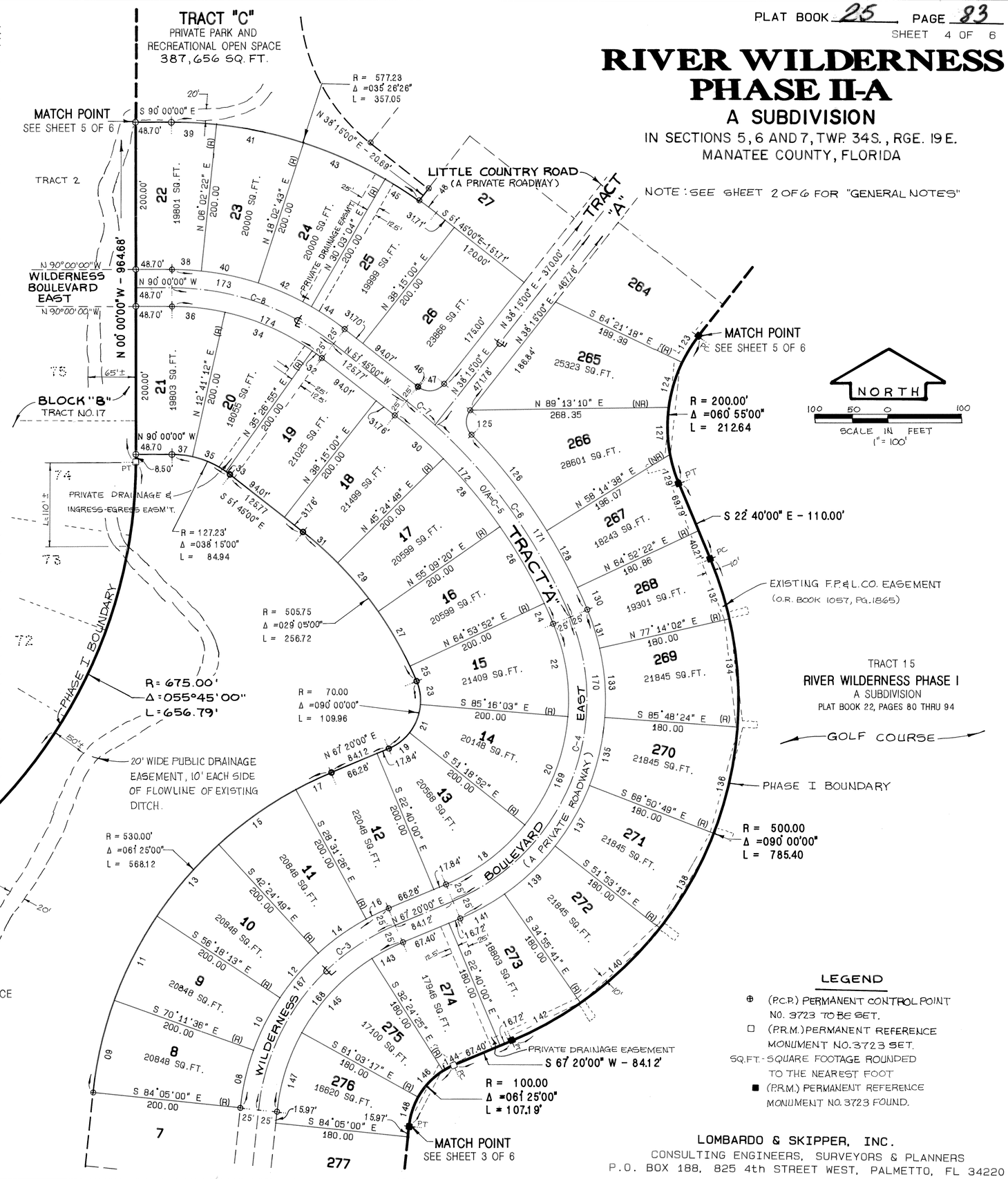
IN SECTIONS 5, 6 AND 7, TWP. 34S., RGE. 19E.

MANATEE COUNTY, FLORIDA

NOTE: SEE SHEET 2 OF 6 FOR "GENERAL NOTES"

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DISTANCE
08	13°53'24"	330.00'	80.00'	40.20'	N 12°51'42" E - 79.80'
09	13°53'24"	530.00'	128.49'	64.56'	N 12°51'42" E - 128.17'
10	13°53'23"	330.00'	80.00'	40.20'	N 26°45'05" E - 79.80'
11	13°53'23"	530.00'	128.48'	64.56'	N 26°45'05" E - 128.17'
12	13°53'24"	330.00'	80.00'	40.20'	N 40°38'29" E - 79.80'
13	13°53'24"	530.00'	128.49'	64.56'	N 40°38'29" E - 128.17'
14	13°53'23"	330.00'	80.00'	40.20'	N 54°31'52" E - 79.80'
15	13°53'23"	530.00'	128.48'	64.56'	N 54°31'52" E - 128.17'
16	05°51'26"	330.00'	33.74'	16.88'	N 64°24'17" E - 33.72'
17	05°51'26"	530.00'	54.18'	27.11'	N 64°24'17" E - 54.16'
18	28°38'52"	270.00'	135.00'	68.94'	N 53°00'34" E - 133.60'
19	28°38'52"	70.00'	35.00'	17.87'	N 53°00'34" E - 34.64'
20	33°57'11"	270.00'	160.00'	82.43'	N 21°42'32" E - 157.67'
21	33°57'11"	70.00'	41.48'	21.37'	N 21°42'32" E - 40.88'
22	27°23'57"	270.00'	129.12'	65.82'	N 08°58'02" W - 127.89'
23	27°23'57"	70.00'	33.48'	17.06'	N 08°58'02" W - 33.16'
24	02°26'08"	705.75'	30.00'	15.00'	N 23°53'05" W - 30.00'
25	02°26'08"	505.75'	21.50'	10.75'	N 23°53'05" W - 21.50'
26	09°44'32"	705.75'	120.00'	60.15'	N 29°58'24" W - 119.86'
27	09°44'32"	505.75'	85.99'	43.10'	N 29°58'24" W - 85.89'
28	09°44'32"	705.75'	120.00'	60.15'	N 39°42'56" W - 119.86'
29	09°44'32"	505.75'	86.00'	43.10'	N 39°42'56" W - 85.89'
30	07°09'48"	705.75'	88.24'	44.18'	N 48°10'04" W - 88.18'
31	07°09'48"	505.75'	63.23'	31.66'	N 48°10'04" W - 63.19'
32	02°48'05"	327.23'	16.00'	8.00'	N 53°09'03" W - 16.00'
33	02°48'05"	127.23'	6.22'	3.11'	N 53°09'03" W - 6.22'
34	22°45'43"	327.23'	130.00'	65.87'	N 65°55'57" W - 129.15'
35	22°45'43"	127.23'	50.55'	25.61'	N 65°55'57" W - 50.21'
36	12°41'12"	327.23'	72.46'	36.38'	N 83°39'24" W - 72.31'
37	12°41'12"	127.23'	28.17'	14.14'	N 83°39'24" W - 28.11'
38	06°02'22"	377.23'	39.76'	19.90'	N 86°58'49" W - 39.75'
39	06°02'22"	577.23'	60.85'	30.45'	N 86°58'49" W - 60.82'
40	12°00'21"	377.23'	79.05'	39.67'	N 77°57'27" W - 78.90'
41	12°00'21"	577.23'	120.95'	60.70'	N 77°57'27" W - 120.73'
42	12°00'21"	377.23'	79.05'	39.67'	N 65°57'06" W - 78.90'
43	12°00'21"	577.23'	120.95'	60.70'	N 65°57'06" W - 120.73'
44	08°11'56"	377.23'	53.98'	27.04'	N 55°50'58" W - 53.93'
45	08°11'56"	577.23'	82.60'	41.37'	N 55°50'58" W - 82.53'
46	00°04'07"	755.75'	0.90'	0.45'	N 51°42'57" W - 0.90'
47	90°04'07"	25.00'	39.30'	25.03'	N 83°17'03" E - 35.38'
48	02°48'34"	577.23'	28.30'	14.16'	N 53°09'17" W - 28.30'
123	12°36'18"	200.00'	44.00'	22.09'	N 31°56'51" E - 43.91'
124	18°20'05"	200.00'	64.00'	32.28'	N 16°28'39" E - 63.73'
125	82°34'20"	25.00'	36.03'	21.95'	N 03°02'10" W - 32.99'
126	12°33'58"	755.75'	165.75'	83.21'	N 38°02'21" W - 165.42'
127	18°20'05"	200.00'	64.00'	32.28'	N 01°51'25" W - 63.73'
128	06°37'44"	755.75'	87.44'	43.77'	N 28°28'30" W - 87.39'
129	11°38'32"	200.00'	40.64'	20.39'	N 16°50'44" W - 40.57'
130	02°27'37"	755.75'	32.45'	16.23'	N 23°53'43" W - 32.45'
131	09°54'02"	320.00'	55.30'	27.72'	N 17°42'59" W - 55.23'
132	09°54'02"	500.00'	86.40'	43.31'	N 17°42'59" W - 86.29'
133	16°57'34"	320.00'	94.72'	47.71'	N 04°17'11" W - 94.37'
134	16°57'34"	500.00'	148.00'	74.54'	N 04°17'11" W - 147.46'
135	16°57'35"	320.00'	94.72'	47.71'	N 12°40'23" E - 94.37'
136	16°57'35"	500.00'	148.00'	74.54'	N 12°40'23" E - 147.46'
137	16°57'34"	320.00'	94.72'	47.71'	N 29°37'58" E - 94.37'
138	16°57'34"	500.00'	148.00'	74.54'	N 29°37'58" E - 147.46'
139	16°57'34"	320.00'	94.72'	47.71'	N 46°35'32" E - 94.37'
140	16°57'34"	500.00'	148.00'	74.54'	N 46°35'32" E - 147.46'
141	12°15'41"	320.00'	68.48'	34.37'	N 61°12'10" E - 68.35'
142	12°15'41"	500.00'	107.00'	53.71'	N 61°12'10" E - 106.80'
143	09°44'25"	280.00'	47.60'	23.86'	N 62°27'48" E - 47.54'
144	09°44'25"	100.00'	17.00'	8.52'	N 62°27'48" E - 16.98'
145	28°38'52"	280.00'	140.00'	71.50'	N 43°16'09" E - 138.55'
146	28°38'52"	100.00'	50.00'	25.53'	N 43°16'09" E - 49.48'
147	23°01'43"	280.00'	112.54'	57.04'	N 17°25'51" E - 111.78'
148	23°01'43"	100.00'	40.19'	20.37'	N 17°25'51" E - 39.92'
167	61°25'00"	330.00'	353.74'	196.01'	N 36°37'30" E - 337.04'
168	61°25'00"	280.00'	300.14'	166.31'	N 36°37'30" E - 285.97'
169	90°00'00"	270.00'	424.12'	270.00'	N 22°20'00" E - 381.84'
170	90°00'00"	320.00'	502.66'	320.00'	N 22°20'00" E - 452.55'
171	21°39'19"	755.75'	285.64'	144.55'	N 33°29'39" W - 283.94'
172	29°05'00"	705.75'	358.24'	183.07'	N 37°12'30" W - 354.40'
173	38°15'00"	377.23'	251.84'	130.81'	N 70°52'30" W - 247.19'
174	38°15'00"	327.23'	218.46'	113.47'	N 70°52'30" W - 214.42'
C-3	61°25'00"	305.00'	326.94'	181.16'	N 36°37'30" E - 311.51'
C-4	90°00'00"	295.00'	463.39'	295.00'	N 22°20'00" E - 417.19'
C-5	29°05'00"	730.75'	370.93'	189.55'	N 37°12'30" W - 366.96'
C-6	25°05'12"	730.75'	319.95'	162.58'	N 35°12'36" W - 317.40'
C-7	03°59'48"	730.75'	50.97'	25.50'	N 49°45'06" W - 50.96'
C-8	38°15'00"	352.23'	235.15'	122.14'	N 70°52'30" W - 230.80'



LEGEND

⊕ (P.C.P.) PERMANENT CONTROL POINT NO. 3723 TO BE SET.

□ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 SET.

SQ.FT. - SQUARE FOOTAGE ROUNDED TO THE NEAREST FOOT

■ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 FOUND.

LOMBARDO & SKIPPER, INC.

CONSULTING ENGINEERS, SURVEYORS & PLANNERS

P.O. BOX 188, 825 4th STREET WEST, PALMETTO, FL 34220

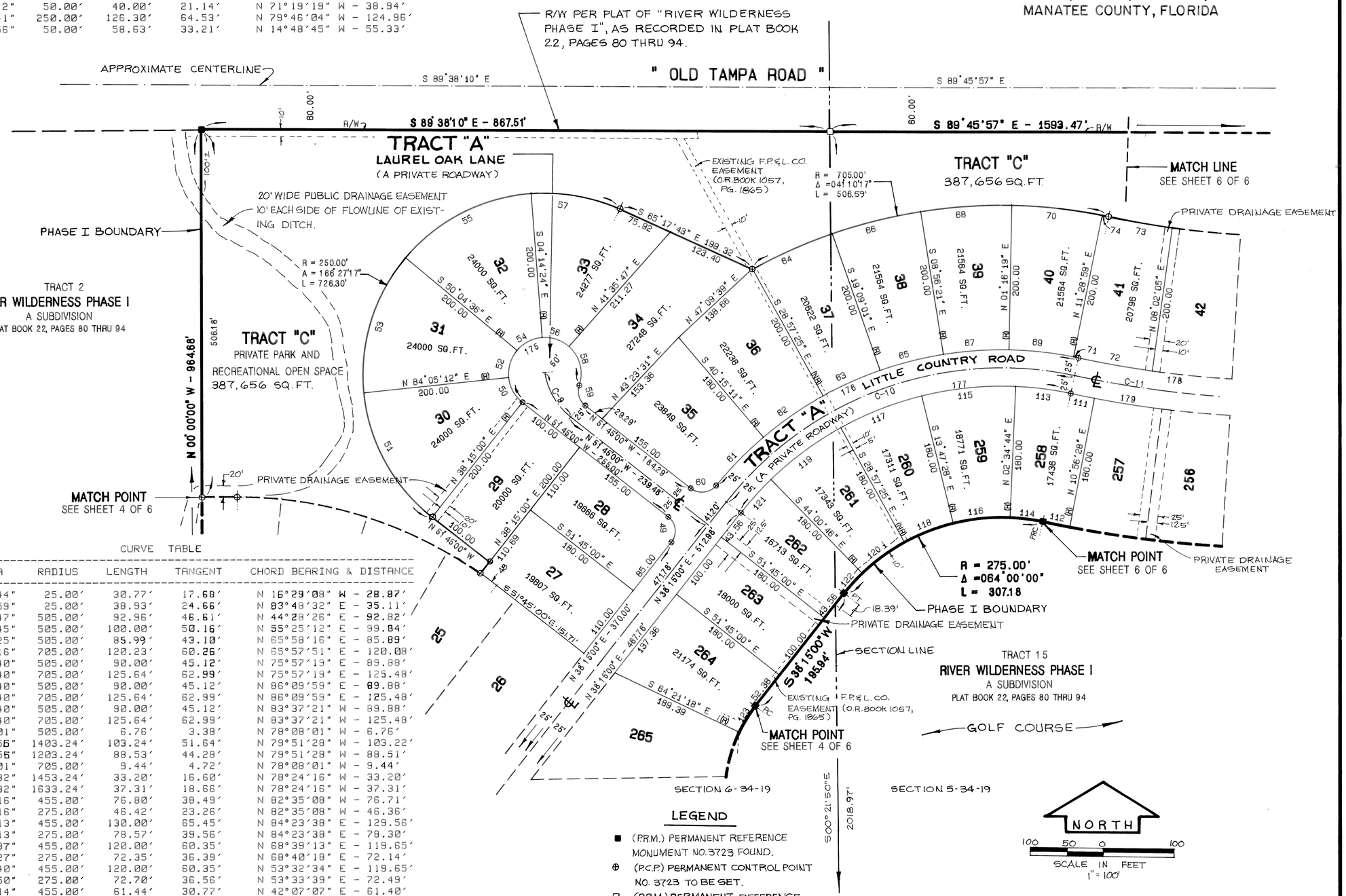
RIVER WILDERNESS PHASE II-A

A SUBDIVISION

IN SECTIONS 5, 6 AND 7, TWP. 34S., RGE. 19E.
MANATEE COUNTY, FLORIDA

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DISTANCE
49	90°00'00"	25.00'	39.27'	25.00'	N 06°45'00" W - 35.35'
50	45°50'12"	50.00'	40.00'	21.14'	N 28°49'54" W - 38.94'
51	45°50'12"	250.00'	200.00'	105.70'	N 28°49'54" W - 194.71'
52	45°50'12"	50.00'	40.00'	21.14'	N 17°00'18" E - 38.94'
53	45°50'12"	250.00'	200.00'	105.70'	N 17°00'18" E - 194.71'
54	45°50'12"	50.00'	40.00'	21.14'	N 62°50'30" E - 38.94'
55	45°50'12"	250.00'	200.00'	105.70'	N 62°50'30" E - 194.71'
56	45°50'12"	50.00'	40.00'	21.14'	N 71°19'19" W - 38.94'
57	28°56'41"	250.00'	126.30'	64.53'	N 79°46'04" W - 124.96'
58	67°10'56"	50.00'	58.63'	33.21'	N 14°48'45" W - 55.33'



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DISTANCE
59	70°31'44"	25.00'	30.77'	17.68'	N 16°29'08" W - 28.87'
60	89°12'59"	25.00'	38.93'	24.66'	N 83°48'32" E - 35.11'
61	10°32'47"	505.00'	92.96'	46.61'	N 44°28'26" E - 92.82'
62	11°20'45"	505.00'	100.00'	50.16'	N 55°25'12" E - 99.84'
63	09°45'25"	505.00'	85.99'	43.10'	N 65°58'16" E - 85.89'
64	09°46'16"	705.00'	120.23'	60.26'	N 65°57'51" E - 120.08'
65	10°12'40"	505.00'	90.00'	45.12'	N 75°57'19" E - 89.88'
66	10°12'40"	705.00'	125.64'	62.99'	N 75°57'19" E - 125.48'
67	10°12'40"	505.00'	90.00'	45.12'	N 86°09'59" E - 89.88'
68	10°12'40"	705.00'	125.64'	62.99'	N 86°09'59" E - 125.48'
69	10°12'40"	505.00'	90.00'	45.12'	N 83°37'21" W - 89.88'
70	10°12'40"	705.00'	125.64'	62.99'	N 83°37'21" W - 125.48'
71	00°46'01"	505.00'	6.76'	3.38'	N 78°08'01" W - 6.76'
72	04°12'56"	1403.24'	103.24'	51.64'	N 79°51'28" W - 103.22'
73	04°12'56"	1203.24'	88.53'	44.28'	N 79°51'28" W - 88.51'
74	00°46'01"	705.00'	9.44'	4.72'	N 78°08'01" W - 9.44'
111	01°18'32"	1453.24'	33.20'	16.60'	N 78°24'16" W - 33.20'
112	01°18'32"	1633.24'	37.31'	18.66'	N 78°24'16" W - 37.31'
113	09°40'16"	455.00'	76.80'	38.49'	N 82°35'08" W - 76.71'
114	09°40'16"	275.00'	46.42'	23.26'	N 82°35'08" W - 46.36'
115	16°22'13"	455.00'	130.00'	65.45'	N 84°23'38" E - 129.56'
116	16°22'13"	275.00'	78.57'	39.56'	N 84°23'38" E - 78.30'
117	15°06'37"	455.00'	120.00'	60.35'	N 68°39'13" E - 119.65'
118	15°04'27"	275.00'	72.35'	36.39'	N 68°40'18" E - 72.14'
119	15°06'40"	455.00'	120.00'	60.35'	N 53°32'34" E - 119.65'
120	15°08'50"	275.00'	72.70'	36.56'	N 53°33'39" E - 72.49'
121	07°44'14"	455.00'	61.44'	30.77'	N 42°07'07" E - 61.40'
122	07°44'14"	275.00'	37.14'	18.60'	N 42°07'07" E - 37.11'
175	250°31'44"	50.00'	218.63'	-70.71'	N 73°30'52" E - 81.65'
176	63°02'58"	505.00'	555.71'	309.76'	N 70°43'31" E - 528.09'
177	64°00'00"	455.00'	508.24'	284.32'	N 70°15'00" E - 482.23'
178	20°00'00"	1403.24'	489.82'	247.43'	N 87°45'00" W - 487.34'
179	20°00'00"	1453.24'	507.28'	256.25'	N 87°45'00" W - 504.71'
C-9	41°46'07"	98.36'	71.71'	37.53'	N 30°51'55" W - 70.13'
C-10	64°00'00"	480.00'	536.17'	299.94'	N 70°15'00" E - 508.72'
C-11	20°00'00"	1428.24'	498.55'	251.84'	N 87°45'00" W - 496.02'

LEGEND

- ■ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 FOUND.
- ⊕ (P.C.P.) PERMANENT CONTROL POINT NO. 3723 TO BE SET.
- □ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 SET.

SQ.FT.-SQUARE FOOTAGE ROUNDED TO THE NEAREST FOOT

NOTE: SEE SHEET 2 OF 6 FOR "GENERAL NOTES".

LOMBARDO & SKIPPER, INC.
CONSULTING ENGINEERS, SURVEYORS & PLANNERS
P.O. BOX 188, 825 4th STREET WEST, PALMETTO, FL 34220

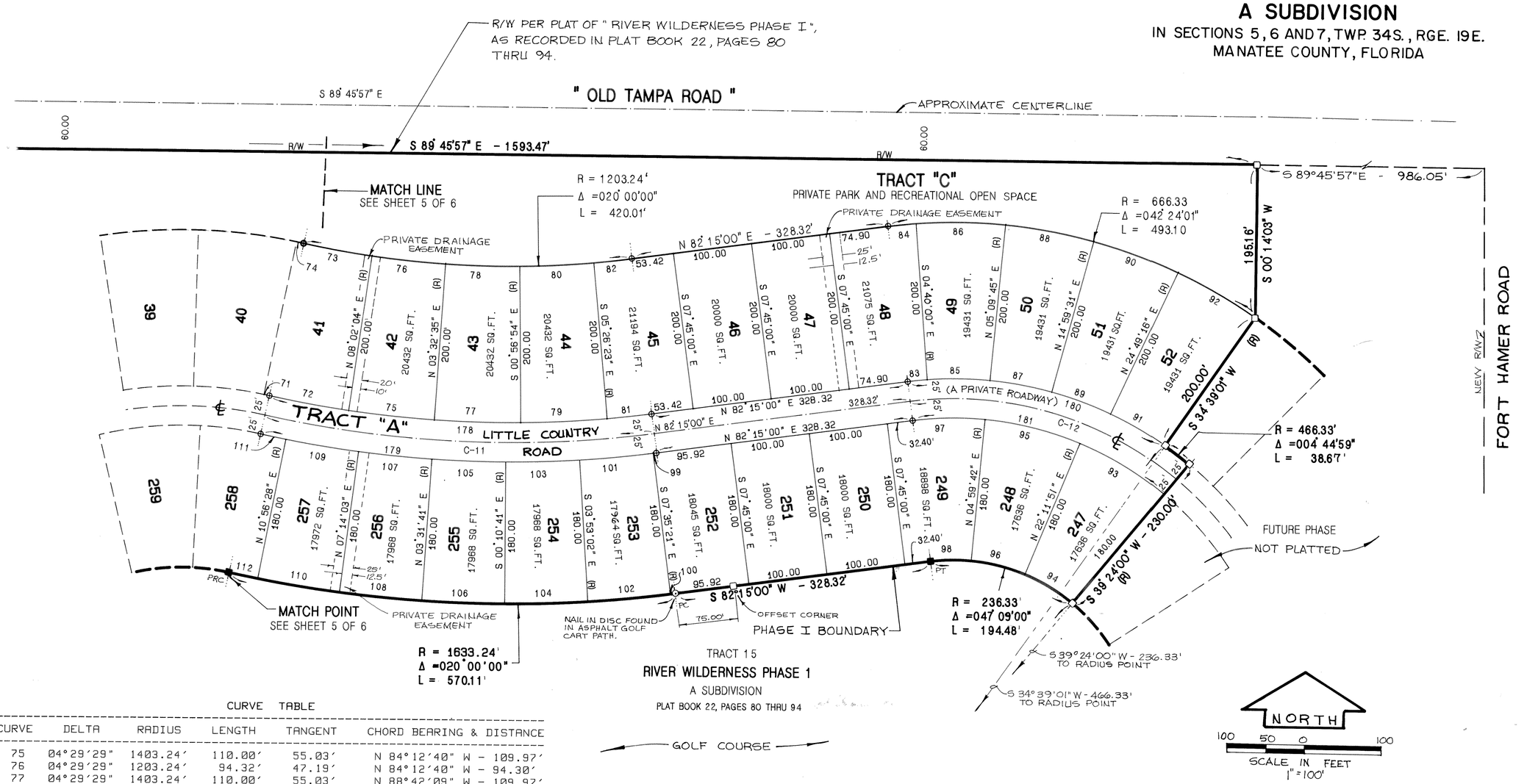
FILED AND RECORDED
R.B. SHORE, CLERK
MANATEE COUNTY, FL.
Dec 27 11 10 AM '89

PLAT BOOK 25, PAGE 85
SHEET 6 OF 6

RIVER WILDERNESS PHASE II-A

A SUBDIVISION

IN SECTIONS 5, 6 AND 7, TWP. 34S., RGE. 19E.
MANATEE COUNTY, FLORIDA



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DISTANCE
75	04°29'29"	1403.24'	110.00'	55.03'	N 84°12'40" W - 109.97'
76	04°29'29"	1203.24'	94.32'	47.19'	N 84°12'40" W - 94.30'
77	04°29'29"	1403.24'	110.00'	55.03'	N 88°42'09" W - 109.97'
78	04°29'29"	1203.24'	94.32'	47.19'	N 88°42'09" W - 94.30'
79	04°29'29"	1403.24'	110.00'	55.03'	N 86°48'22" E - 109.97'
80	04°29'29"	1203.24'	94.32'	47.19'	N 86°48'22" E - 94.30'
81	02°18'37"	1403.24'	56.58'	28.30'	N 83°24'19" E - 56.58'
82	02°18'37"	1203.24'	48.52'	24.26'	N 83°24'19" E - 48.52'
83	03°05'00"	466.33'	25.10'	12.55'	N 83°47'30" E - 25.09'
84	03°05'00"	666.33'	35.86'	17.93'	N 83°47'30" E - 35.85'
85	09°49'45"	466.33'	80.00'	40.10'	N 89°45'07" W - 79.90'
86	09°49'45"	666.33'	114.31'	57.30'	N 89°45'07" W - 114.17'
87	09°49'46"	466.33'	80.00'	40.10'	N 79°55'22" W - 79.90'
88	09°49'46"	666.33'	114.31'	57.30'	N 79°55'22" W - 114.17'
89	09°49'45"	466.33'	80.00'	40.10'	N 70°05'37" W - 79.90'
90	09°49'45"	666.33'	114.31'	57.30'	N 70°05'37" W - 114.17'
91	09°49'45"	466.33'	80.00'	40.10'	N 60°15'52" W - 79.90'
92	09°49'45"	666.33'	114.31'	57.30'	N 60°15'52" W - 114.17'
93	17°12'09"	416.33'	125.00'	62.97'	N 59°12'05" W - 124.53'
94	17°12'09"	236.33'	70.96'	35.75'	N 59°12'05" W - 70.69'
95	17°12'09"	416.33'	125.00'	62.97'	N 76°24'15" W - 124.53'
96	17°12'09"	236.33'	70.96'	35.75'	N 76°24'15" W - 70.69'
97	12°44'41"	416.33'	92.61'	46.50'	N 88°37'20" E - 92.42'
98	12°44'41"	236.33'	52.57'	26.39'	N 88°37'20" E - 52.46'
99	00°09'39"	1453.24'	4.08'	2.04'	N 82°19'49" E - 4.08'
100	00°09'39"	1633.24'	4.58'	2.29'	N 82°19'49" E - 4.58'
101	03°42'19"	1453.24'	93.98'	47.01'	N 84°15'48" E - 93.96'
102	03°42'19"	1633.24'	105.62'	52.83'	N 84°15'48" E - 105.60'
103	03°42'21"	1453.24'	94.00'	47.02'	N 87°58'09" E - 93.98'
104	03°42'21"	1633.24'	105.64'	52.84'	N 87°58'09" E - 105.62'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DISTANCE
105	03°42'22"	1453.24'	94.00'	47.02'	N 88°19'30" W - 93.98'
106	03°42'22"	1633.24'	105.64'	52.84'	N 88°19'30" W - 105.62'
107	03°42'22"	1453.24'	94.00'	47.02'	N 84°37'08" W - 93.98'
108	03°42'22"	1633.24'	105.64'	52.84'	N 84°37'08" W - 105.62'
109	03°42'25"	1453.24'	94.02'	47.03'	N 80°54'45" W - 94.00'
110	03°42'25"	1633.24'	105.67'	52.85'	N 80°54'45" W - 105.65'
178	20°00'00"	1403.24'	489.82'	247.43'	N 87°45'00" W - 487.34'
179	20°00'00"	1453.24'	507.28'	256.25'	N 87°45'00" W - 504.71'
180	47°09'00"	466.33'	383.75'	203.49'	N 74°10'30" W - 373.02'
181	47°09'00"	416.33'	342.61'	181.67'	N 74°10'30" W - 333.02'
C-11	20°00'00"	1428.24'	498.55'	251.84'	N 87°45'00" W - 496.02'
C-12	47°09'00"	441.33'	363.18'	192.58'	N 74°10'30" W - 353.02'

LEGEND

- ■ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 FOUND.
- ⊕ (P.C.P.) PERMANENT CONTROL POINT NO. 3723 TO BE SET.
- □ (P.R.M.) PERMANENT REFERENCE MONUMENT NO. 3723 SET.

SQ.FT.-SQUARE FOOTAGE ROUNDED TO THE NEAREST FOOT.

NOTE: SEE SHEET 2 OF 6 FOR "GENERAL NOTES"

LOMBARDO & SKIPPER, INC.
CONSULTING ENGINEERS, SURVEYORS & PLANNERS
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