

MACK SUBDIVISION

A REPLAT OF A PORTION OF LOTS 13, 14, 16, 17 AND 18, BLOCK 1, PARK LAKE SUBDIVISION, PLAT BOOK E, PAGE 89, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA LOCATED IN THE CITY OF ORLANDO, SECTION 24, TOWNSHIP 22 SOUTH, RANGE 29 EAST, ORANGE COUNTY, FLORIDA.

DESCRIPTION

BEGIN AT THE SOUTHEAST CORNER OF LOT 15, BLOCK 1, PARK LAKE SUBDIVISION, AS RECORDED IN PLAT BOOK E, PAGE 89, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE N29°21'45"W ALONG THE EASTERLY LINE OF LOTS 16 & 18, SAID BLOCK 1, A DISTANCE OF 82.96 FEET; THENCE S80°08'34"W A DISTANCE OF 149.72 FEET TO THE EAST RIGHT OF WAY LINE OF PARK LAKE CIRCLE AND TO A NON-TANGENT POINT ON A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 437.20 FEET, A CHORD BEARING OF N31°42'50"W, A CHORD DISTANCE OF 507.86 FEET, RUN THENCE NORTHWESTERLY ALONG SAID EASTERN CURVE OF PARK LAKE CIRCLE AND SAID NON-TANGENT POINT, A CENTRAL ANGLE OF 08°37'47", A DISTANCE OF 50.159 FEET TO A POINT OF REVERSE CURVATURE ON A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 376.71 FEET, A CHORD BEARING OF N33°17'17"W, A CHORD DISTANCE OF 64.21 FEET, RUN THENCE NORTHWESTERLY ALONG SAID EASTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 09°46'40", A DISTANCE OF 64.29 FEET TO THE SOUTHWEST CORNER OF LOT 19, SAID BLOCK 1; THENCE N59°20'30"E A DISTANCE OF 186.22 FEET; THENCE S29°21'45"E A DISTANCE OF 27.33 FEET TO A POINT ON THE SOUTHLINE OF LOT 14, WA'S ADDITION, AS RECORDED IN PLAT BOOK C, PG. 118, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE N89°16'49"W A DISTANCE OF 141.51 FEET TO THE WEST RIGHT OF WAY LINE OF KENILWORTH TERRACE; THENCE S00°14'23"E ALONG SAID WEST RIGHT OF WAY LINE A DISTANCE OF 124.15 FEET TO THE NORTH RIGHT OF WAY LINE OF PARK LAKE STREET; THENCE S89°44'09"W ALONG SAID NORTH RIGHT OF WAY LINE A DISTANCE OF 10.31 FEET; THENCE S80°38'26"W ALONG SAID NORTH RIGHT OF WAY LINE A DISTANCE OF 54.11 FEET TO THE POINT OF BEGINNING. CONTAINS 31,716 SQUARE FEET OR 0.7261 ACRES MORE OR LESS.

NOTES

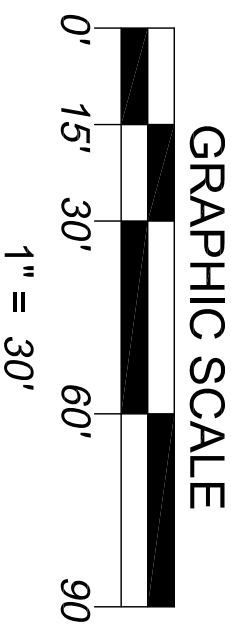
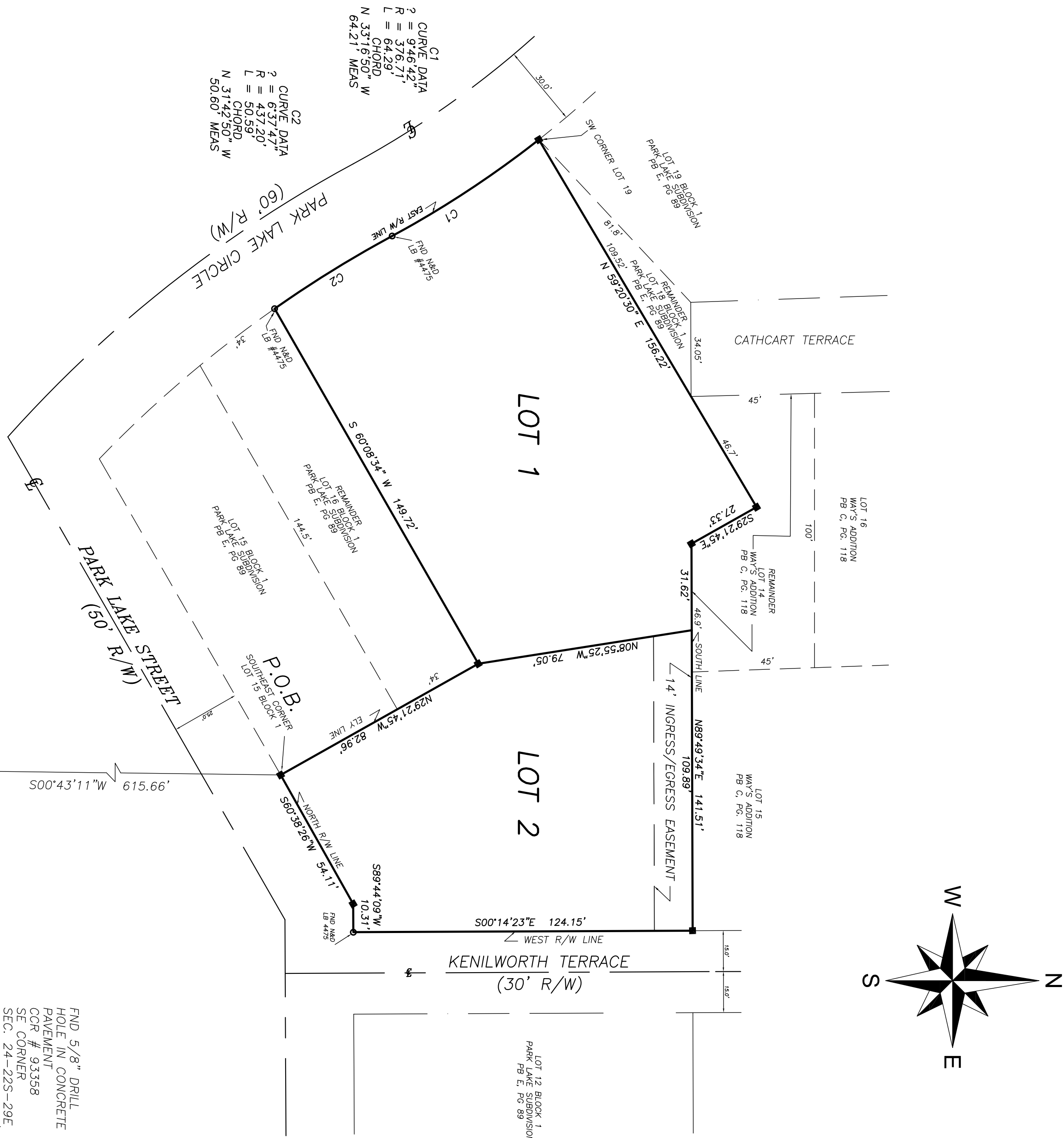
1. BEARINGS SHOWN HEREON ARE RELATIVE TO ASSUMED DATUM, BASED ON THE NORTHERLY RIGHT OF WAY LINE OF PARK STREET BEING S80°38'26"W.
2. ■ - DENOTES A PERMANENT REFERENCE MONUMENT, A 4"x4" CONCRETE MONUMENT WITH A BRASS DISC MARKED "PRM LB #4475", UNLESS OTHERWISE NOTED.
3. DEVELOPMENT OF THE PROPERTY DEPICTED ON THIS PLAT IS SUBJECT TO THE REQUIREMENTS OF CHAPTER 58, THE CONCURRENCY MANAGEMENT ORDINANCE OF THE CITY OF ORLANDO, WHICH GOVERNS THE CITY'S ABILITY TO ISSUE BUILDING PERMITS ON THIS PROPERTY. APPROVAL OF THIS PLAT DOES NOT CONSTITUTE AN ENDORSEMENT OR GUARANTEE BY THE SURVEYOR THAT THOSE MATTERS DEPICTED HEREON, THAT ARE CONSISTENT WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, OR WERE REQUIRED BY THE CITY OF ORLANDO AS A CONDITION OF PLATTING.
4. THE 14 FOOT INGRESS/EGRESS EASEMENT IS PRIVATE AND FOR THE BENEFIT OF LOTS 1 AND 2.

LEGEND

- CCR - CERTIFIED CORNER RECORD
- CL - CENTERLINE SYMBOL
- CM - CONCRETE MONUMENT
- FND - FOUND
- LB - LICENSED BUSINESS
- N&D - NAIL & DISK
- # - NUMBER
- ORB - OFFICIAL RECORDS BOOK
- PB - PLAT BOOK
- PG - PAGE OF BEGINNING
- PRM - PERMANENT REFERENCE MONUMENT
- PSM - PROFESSIONAL SURVEYOR AND MAPPER
- RAW - RIGHT-OF-WAY
- SEC - SECTION
- (7) - TOTAL LOT DIMENSION

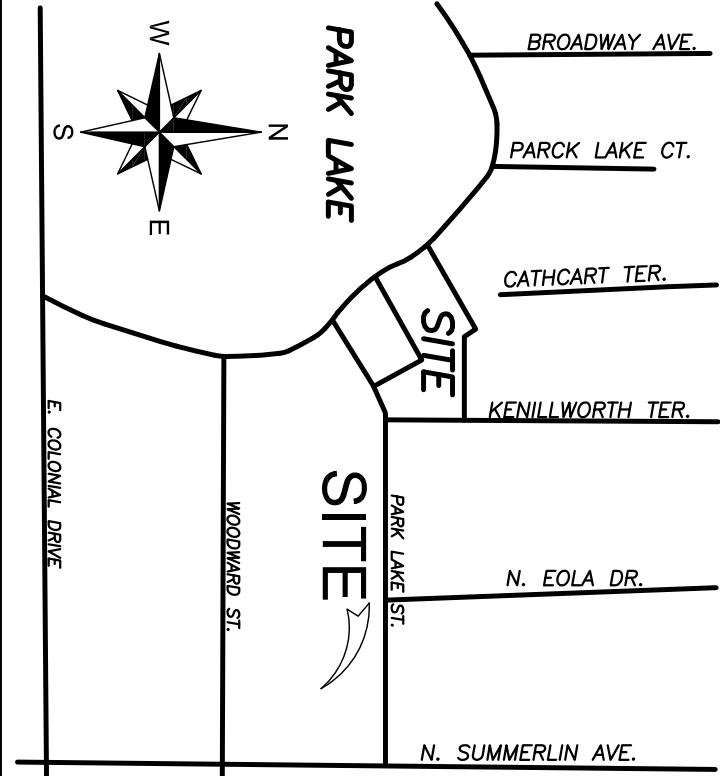
ACCURIGHT

ACCURIGHT SURVEYS OF ORLANDO INC., LB #4475
2012 E. Robinson Street, Orlando, Florida 32803
www.AccurightSurveys.net
ACCU@AccurightSurveys.net
PHONE: (407) 894-5314



NOTICE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERANATED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SHEET 1 of 1



PLAT BOOK PAGE
MACK SUBDIVISION

DEDICATION

KNOW ALL BY THESE PRESENTS, Christopher Mack and Sherida Mack, being the owners in fee simple of the lands described in the foregoing caption to this plat, does hereby dedicate said lands and plat for the uses and purposes therein expressed.

IN WITNESS WHEREOF, The undersigned have hereunto set their hands on this ____ day of _____, 2015.

OWNERS:

BY: Christopher Mack Sherida Mack

SIGNED IN THE PRESENCE OF:

STATE OF FLORIDA, COUNTY OF ORANGE

THIS IS TO CERTIFY, That on this ____ day of _____, 2015, before me, personally appeared Christopher Mack and Sherida Mack, personally known to me and did not take an oath that they are the persons described in and who executed the foregoing dedication and severally acknowledged the execution thereof to be their free act and deed for the uses and purposes therein expressed.

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

NOTARY PUBLIC
My Commission Number: _____
My commission expires: _____

QUALIFICATION STATEMENT OF SURVEYOR AND MAPPER

KNOW ALL BY THESE PRESENTS, That the undersigned, being a professional surveyor and mapper, has prepared the foregoing plat in accordance with the requirements of Chapter 177, Florida Statutes, and that said land is located in the City of Orlando, Orange County, Florida.

Dated: _____ Signed: FRANK A. RAYMOND, III PSN # 5325
Registration Number: _____
Accuright Surveys of Orlando, Inc.
2012 East Robinson Street
Orlando, Florida 32803

LB #4475

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on the _____ approved the foregoing plat, the

MAYOR

ATTEST:

CITY CLERK

CERTIFICATE OF APPROVAL BY CITY PLANNING OFFICIAL

Examined and Approved: _____ Date _____

City Planning Official _____

CERTIFICATE OF APPROVAL BY CITY ENGINEER

Examined and Approved: _____ Date _____

City Engineer _____

CERTIFICATE OF REVIEW BY CITY SURVEYOR

Reviewed for conformity to Chapter 177, Florida Statutes.

City Surveyor _____ Date _____

CERTIFICATE OF COUNTY COMPTROLLER

I HEREBY CERTIFY that the foregoing plat was Recorded in the Orange County Official Records on _____ as File No. _____
County Comptroller in and for Orange County, Florida.

BY _____