

EDUCATION VILLAGE – ANDRIC LANE

LYING IN SECTION 19, TOWNSHIP 24 SOUTH, RANGE 31 EAST
CITY OF ORLANDO, ORANGE COUNTY, FLORIDA

DESCRIPTION:

That part of Section 19, Township 24 South, Range 31 East, Orange County, Florida, described as follows:

BEGIN at the Northeast corner of Andric Lane, ANDRIC LANE, according to the plat thereof, as recorded in Plat Book 76, Pages 122 and 123, of the Public Records of Orange County, Florida, and run N89°12'23"W along the North right-of-way line of said Andric Lane, a distance of 31.00 feet to the Northwest corner thereof; thence departing said North right-of-way line, run N00°47'37"E, 518.07 feet to a point on the South right-of-way line of Andric Lane, EDUCATION VILLAGE PHASE 2, according to the plat thereof, as recorded in Plat Book 78, Pages 59 and 60, of said Public Records; thence S89°12'23"E along said South right-of-way line, a distance of 31.00 feet to a point on the West line of Lot 2, of said EDUCATION VILLAGE PHASE 2; thence departing said South right-of-way line, run S00°47'37"W along said West line, a distance of 518.07 feet to the POINT OF BEGINNING.

Containing 0.369 acres more or less.

NOTES:

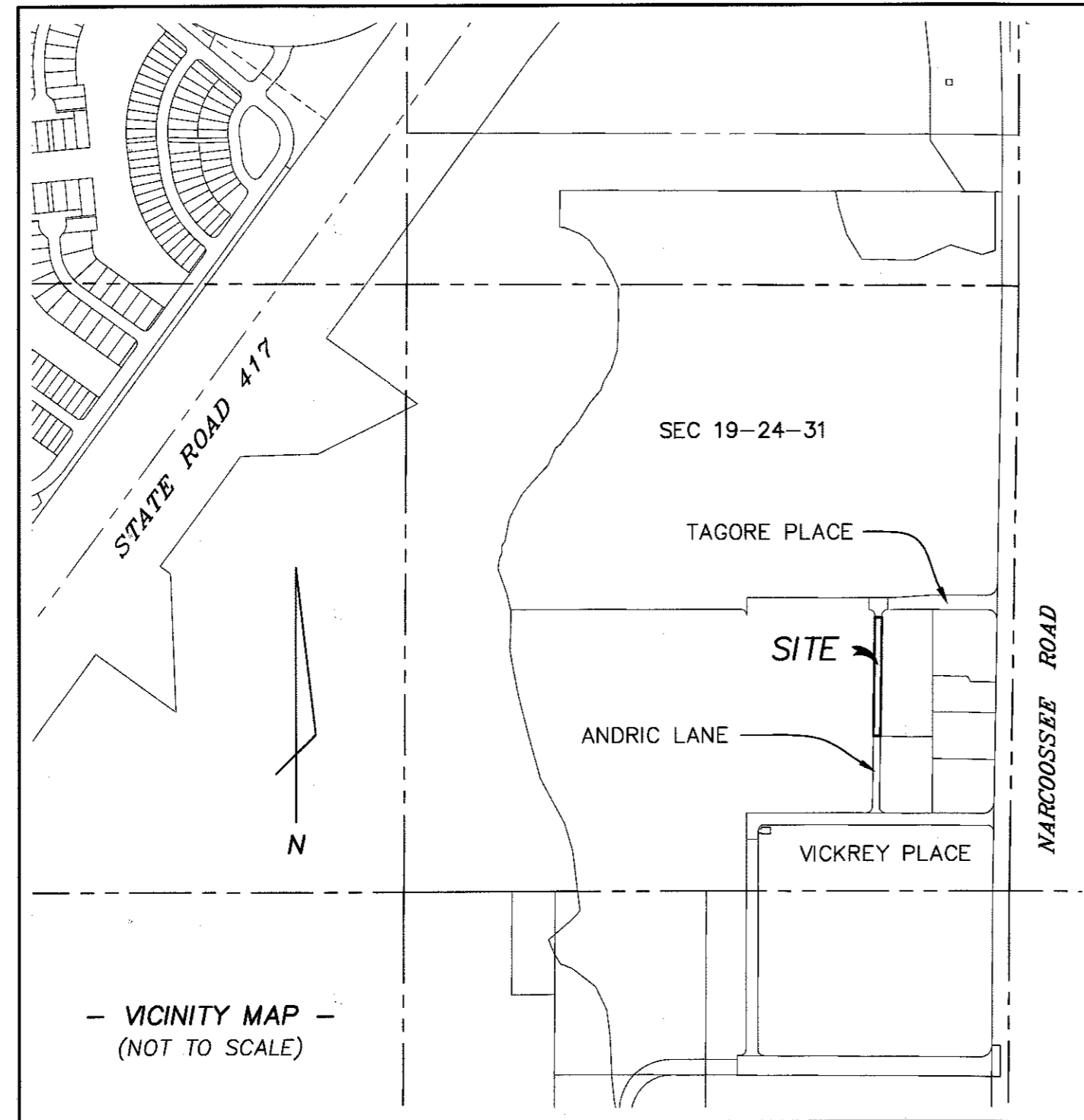
1) Development of this property depicted on this plat is subject to the requirements of Chapter 59, the Concurrency Management Ordinance of The City of Orlando, which governs the City's ability to issue building permits on this property. Approval of this plat shall not be deemed to provide any vested rights, except as to 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.

2) Bearings based on the North right-of-way line of Andric Lane, ANDRIC LANE as recorded in Plat Book 76, Pages 122 and 123, of the Public Records of Orange County, Florida, being N89°12'23"W, per plat.

3) The property is subject to that certain Master Declaration of Covenants, Conditions, Restrictions and Easements for Education Village Planned Development recorded June 25, 2010 in Official Records Book 10066, Page 5678; the First Amendment to said Master Declaration of Covenants, Conditions, Restrictions and Easements for Education Village Planned Development recorded February 24, 2012 in Official Records Book 10337, Page 8129 and to the Second Amendment to said Master Declaration of Covenants, Conditions, Restrictions and Easements for Education Village Planned Development recorded December 22, 2014 in Official Records Book 10852, Page 0091 in the Public Records of Orange County, Florida, as may be amended from time to time (the "Declaration"). All easements described in the Declaration encumbering the lands platted herein are private nonexclusive easements.

4) All easements shown herein which are not created by this plat are for informational purposes only and, unless stated otherwise, the depiction of said easements is not intended to re-impose same.

5) All platted utility easements shall also be easements for the construction, installation, maintenance, and operation of cable television services, provided, however, no such construction, installation, maintenance, and operation of cable television services shall interfere with the facilities and services of an electric, telephone, gas or other public utility. Without limiting the generality of the foregoing, all platted utility easements shown hereon shall also be easements in favor of Narcoossee Land Holding Two, LLC and its affiliates, assignees or designees for the construction, installation, maintenance and operation of communication services. In the event a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages. This paragraph shall not apply to those private easements granted to or obtained by a particular electric, telephone, gas or other public utility. Further, such construction, installation, maintenance, and operation shall comply with the National Electrical Safety Code as adopted by the Florida Public Service Commission.



- VICINITY MAP -
(NOT TO SCALE)

NOTICE: This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not recorded on this plat that may be found in the public records of this county.

PREPARED BY:
DONALD W. McINTOSH ASSOCIATES, INC.
ENGINEERS PLANNERS SURVEYORS
2200 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 644-4068
CERTIFICATE OF AUTHORIZATION NUMBER LB68

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: _____

EDUCATION VILLAGE – ANDRIC LANE
DEDICATION

KNOW ALL BY THESE PRESENTS, That Narcoossee Land Holding Two, LLC being the owner in fee simple of the lands described in the foregoing caption to this plat, hereby dedicates said lands and plat for the uses and purposes therein expressed, and dedicates Andric Lane shown hereon to the perpetual use of the public.

IN WITNESS WHEREOF, has caused these presents to be signed by the officer named below:

Narcoossee Land Holding Two, LLC
9350 Conroy Windermere Road
Windermere, Florida 34786

By: *[Signature]* DATE: Feb 25, 2015
PRINTED NAME: JAMES L. ZBORIL
TITLE: Manager

Signed and sealed in the presence of:
By: *[Signature]* By: *[Signature]*
PRINTED NAME: Michelle Rencoret PRINTED NAME: Kathy Kell

STATE OF Florida
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 25th day of Feb 2015, by JAMES L. ZBORIL as Manager of Narcoossee Land Holding Two, LLC a Florida limited liability company, on behalf of the limited liability company. He is personally known to me or has produced _____ identification.

[Signature]
PRINTED NAME: Michelle Rencoret
NOTARY PUBLIC
COMMISSION NUMBER: FF012426
MY COMMISSION EXPIRES 1/20/16

QUALIFICATION AND STATEMENT OF SURVEYOR AND MAPPER

Known all by these presents, that this plat was prepared under my direction and supervision and that this plat complies with all of the survey requirements of Chapter 177, Florida Statutes. The lands depicted herein are located in the City of Orlando, Orange County, Florida.

DONALD W. McINTOSH ASSOCIATES, INC.
2200 Park Avenue North, Winter Park, FL 32789
Certificate of Authorization Number LB68

Date: 03/31/15 BY: *[Signature]*
ROCKY L. CARSON
Florida Registered Surveyor and Mapper
Certificate No. LS# 4285

CERTIFICATE OF REVIEW BY CITY SURVEYOR

Reviewed for conformity to Florida State Statute 177
City Surveyor: _____
Date: _____

CERTIFICATE OF APPROVAL BY MUNICIPALITY

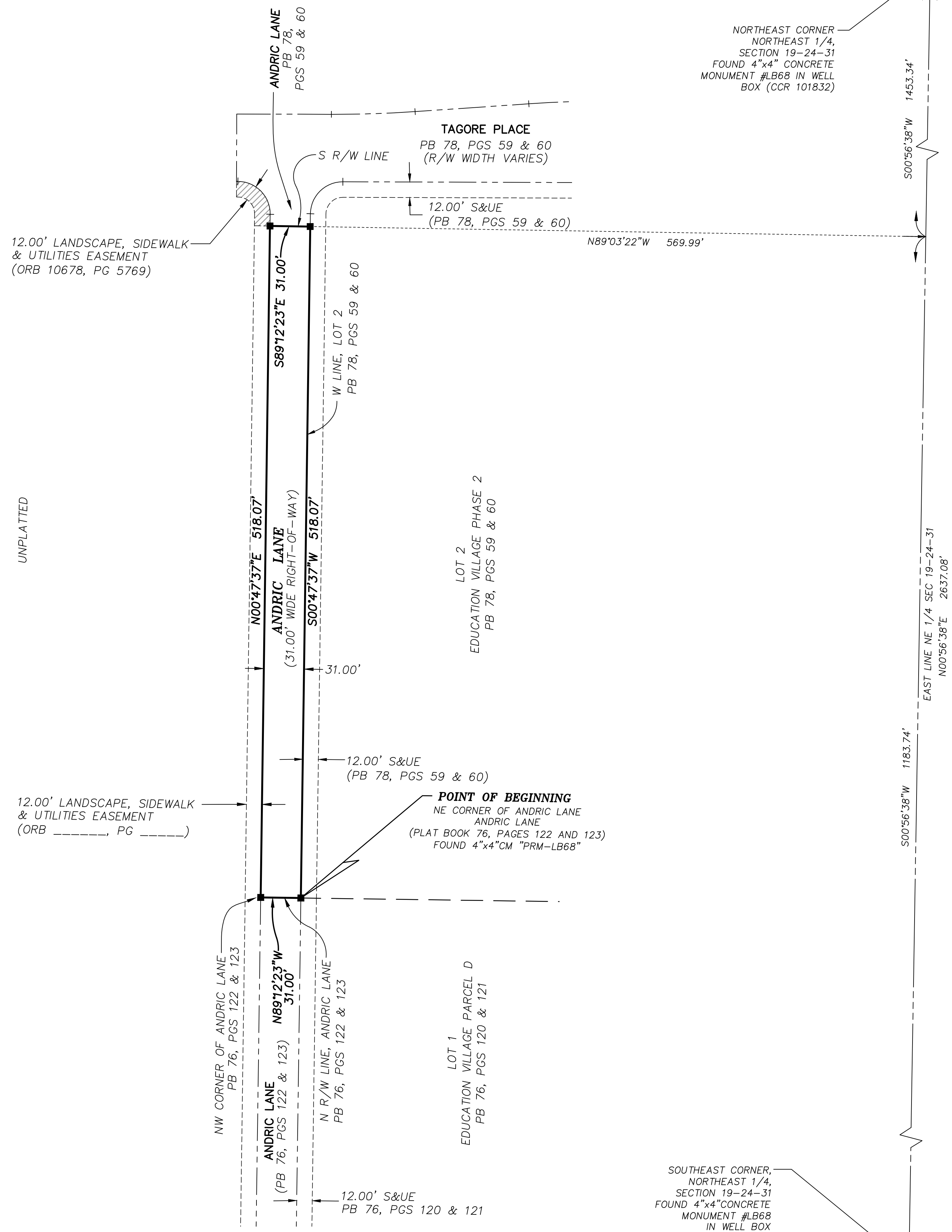
THIS IS TO CERTIFY, That on the _____
the _____ approved the foregoing

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: _____

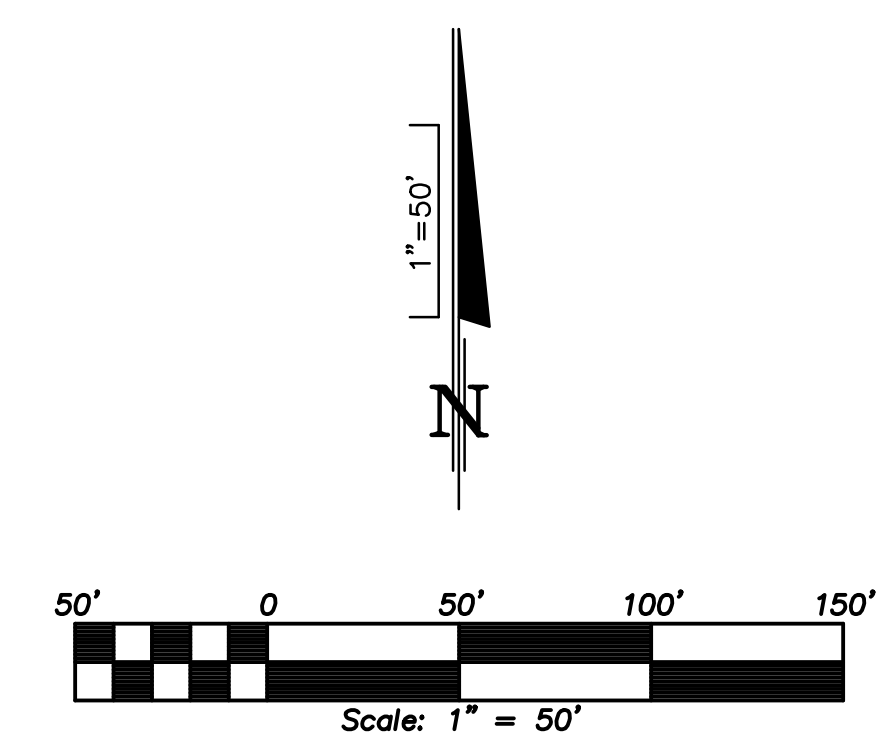
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CITY OF ORLANDO, ORANGE COUNTY, FLORIDA



NORTHEAST CORNER
NORTHEAST 1/4,
SECTION 19-24-31
FOUND 4"x4" CONCRETE
MONUMENT #LB68 IN WELL
BOX (CCR 101832)

SOUTHEAST CORNER,
NORTHEAST 1/4,
SECTION 19-24-31
FOUND 4"x4" CONCRETE
MONUMENT #LB68
IN WELL BOX
(CCR# 101833)



LEGEND (FOR ALL SHEETS)

- PRM = PERMANENT REFERENCE MONUMENT
- UE = UTILITY EASEMENT
- S&UE = SIDEWALK AND UTILITY EASEMENT
- C53 = CURVE NUMBER (SEE CURVE TABLE)
- L14 = LINE NUMBER (SEE LINE TABLE)
- D = CENTRAL ANGLE
- R = RADIUS
- L = ARC LENGTH
- CB = CHORD BEARING
- CH = CHORD DISTANCE
- C = CENTERLINE
- R/W = RIGHT-OF-WAY
- NT = NON-TANGENT
- (R) = RADIAL
- (NR) = NON-RADIAL
- PT = POINT OF TANGENCY
- PC = POINT OF CURVATURE
- POC = POINT ON CURVE
- POL = POINT ON LINE
- P-C = POINT OF CUSP
- PCC = POINT OF COMPOUND CURVATURE
- PRC = POINT OF REVERSE CURVATURE
- ORB = OFFICIAL RECORD BOOK
- OUC = ORLANDO UTILITIES COMMISSION
- PB = PLAT BOOK
- PG(S) = PAGE(S)
- IR = IRON ROD
- IRC = IRON ROD AND CAP
- IP = IRON PIPE
- CM = CONCRETE MONUMENT
- LB = LICENSED BUSINESS
- LS = LICENSED SURVEYOR
- PLS = PROFESSIONAL LAND SURVEYOR
- CCR = CERTIFIED CORNER RECORD
- RD = ROAD
- No. = NUMBER
- SEC 19-24-31 = SECTION 19, TOWNSHIP 24 SOUTH, RANGE 31 EAST
- = DENOTES PERMANENT REFERENCE MONUMENT (FOUND 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "LB68 PRM", UNLESS OTHERWISE NOTED) PER CHAPTER 177, FLORIDA STATUTES.

PREPARED BY:



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