SHEET 1 OF 5

A REPLAT OF TRACT FD-1, PRESERVE AT LAUREATE PARK PHASE 1 PLAT BOOK _____, PAGES ____ AND ____ LOCATED WITHIN SECTION 19, TOWNSHIP 24 SOUTH, RANGE 31 EAST

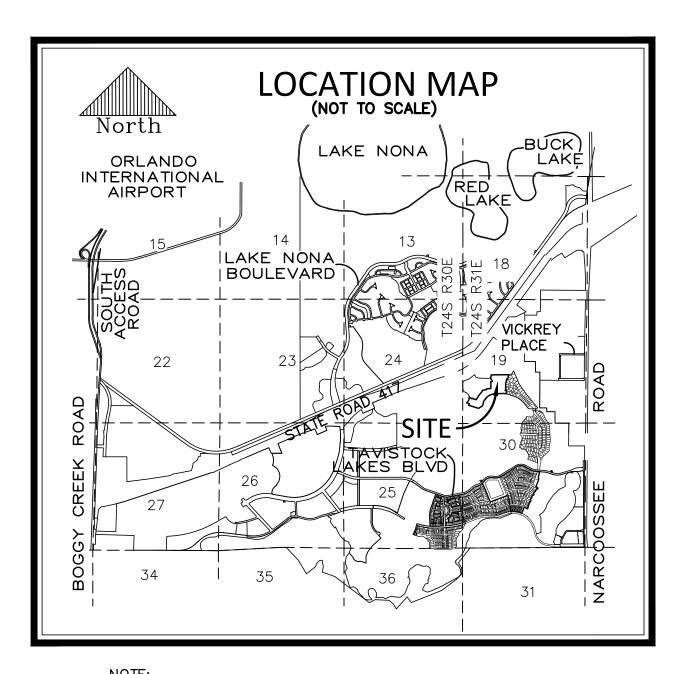
CITY OF ORLANDO, ORANGE COUNTY, FLORIDA

DESCRIPTION:

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

Commence at the Northwest corner of Tract OS-8, LAUREATE PARK PHASE 3B, according to the plat thereof, as recorded in Plat Book 79, Pages 132 through 138 of the Public Records of Orange County, Florida: thence N90°00'00"E along the North line of said LAUREATE PARK PHASE 3B. 21.19 feet; thence departing said North line run N00°00'00"E, 72.00 feet; thence N90°00'00"E, 26.65 feet; thence N00°00'00"E, 95.23 feet to the Westerly line of Conservation Easement "H", as described in Exhibit "B" of Official Records Book 9262, Page 2294, of the Public Records of Orange County, Florida; thence run the following courses and distances along said Westerly line: N37°55'21"W, 98.85 feet; N42°59'24"W, 171.94 feet; N37°58'33"W, 94.60 feet; N39°13'35"W, 218.57 feet; N37°19'27"W, 171.00 feet; N35*18'01"W, 438.93 feet; N30*58'50"W, 71.29 feet; N22*48'03"W, 448.18 feet; N14*51'41"W, 50.56 feet; N34°20'19"W, 66.14 feet; S25°49'42"W, 124.27 feet; S65°53'44"W, 118.85 feet; S89°54'58"W, 39.03 feet to the POINT OF BEGINNING; continue S89*54'58"W, 753.42 feet; S06*03'59"W, 116.63 feet; S63*42'25"W, 31.10 feet; thence departing said Westerly line run S34°57'32"E, 175.88 feet; thence S55°02'28"W, 2.75 feet to the point of curvature of a curve concave Northwesterly having a radius of 250.00 feet and a chord bearing of S65°09'37"W: thence Southwesterly along the arc of said curve through a central angle of 20°14'18" for a distance of 88.31 feet to a non-tangent line; thence S14*43'13"E, 50.00 feet; thence S00*05'02"E, 225.94 feet; thence S84*23'59"W, 192.00 feet to a point on a non-tangent curve concave Easterly having a radius of 300.00 feet and a chord bearing of S08°07'50"E; thence Southerly along the arc of said curve through a central angle of 05°03'39" for a distance of 26.50 feet to a non-tangent line; thence S79°20'20"W, 171.34 feet; thence S18°18'48"W, 17.89 feet; thence \$33°37'01"W. 70.21 feet: thence \$39°51'02"W. 75.42 feet: thence \$38°39'24"W. 64.76 feet: thence \$36°04'41"W. 64.75 feet; thence S33*29'58"W, 64.75 feet; thence S30*55'16"W, 64.76 feet; thence S28*20'33"W, 64.75 feet; thence N72°27'41"W, 132.67 feet; thence N63°44'50"W, 50.00 feet to a point on a non-tangent curve concave Southeasterly having a radius of 1620.00 feet and a chord bearing of S26°14'03"W; thence Southwesterly along the arc of said curve through a central angle of 00°02'15" for a distance of 1.06 feet to the point of reverse curvature of a curve concave Northwesterly having a radius of 325.00 feet and a chord bearing of S28°13'46"W; thence Southwesterly along the arc of said curve through a central angle of 04°01'40" for a distance of 22.85 feet to a non-tangent line; thence N59°45'24"W, 133.55 feet to the Southerly line of Conservation Easement "A", as described in Exhibit B of Official Records Book 9262, Page 2315, of the Public Records of Orange County, Florida, and a point on a non-tangent curve concave Westerly having a radius of 100.00 feet and a chord bearing of S12°46'04"W; thence run the following courses and distances along said Southerly line: Southerly along the arc of said curve through a central angle of 00°41'34" for a distance of 1.21 feet to the point of tangency; S13°06'51"W, 40.73 feet; S02°03'41"W, 71.27 feet; S34°56'34"W, 87.61 feet; S39°17'56"W, 74.68 feet; thence departing said Southerly line run S72°27'41"E, 111.30 feet; thence S17°32'19"W, 70.00 feet; thence S72°27'41"E, 443.07 feet; thence N57°00'31"E, 197.87 feet; thence N17°32'19"E, 129.81 feet to the point of curvature of a curve concave Southeasterly having a radius of 445.00 feet and a chord bearing of N26°12'05"E; thence Northeasterly along the arc of said curve through a central angle of 17°19'32" for a distance of 134.56 feet to the point of compound curvature of a curve concave Southeasterly having a radius of 1118.00 feet and a chord bearing of N37°46'36"E; thence Northeasterly along the arc of said curve through a central angle of 05°49'32" for a distance of 113.67 feet to the point of compound curvature of a curve concave Southeasterly having a radius of 445.00 feet and a chord bearing of N53°40'13"E; thence Northeasterly along the arc of said curve through a central angle of 25°57'42" for a distance of 201.64 feet to the point of compound curvature of a curve concave Southerly having a radius of 835.00 feet and a chord bearing of N78°17'01"E; thence Easterly along the arc of said curve through a central angle of 23°15'53" for a distance of 339.05 feet to the point of tangency: thence N89°54'58"E, 170.60 feet to the point of curvature of a curve concave Southerly having a radius of 1060.00 feet and a chord bearing of S85°17'03"E; thence Easterly along the arc of said curve through a central angle of 09°35'58" for a distance of 177.59 feet to a non-tangent line; thence N09°30'56"E, 140.00 feet to a point on a non-tangent curve concave Southerly having a radius of 1200.00 feet and a chord bearing of N81°45'45"W; thence Westerly along the arc of said curve through a central angle of 02°33'21" for a distance of 53.53 feet to a non-tangent line; thence N06°57'35"E, 125.17 feet; thence N00°05'02"W, 162.50 feet; thence N12°17'38"E, 213.08 feet to a point on a non-tangent curve concave Southerly having a radius of 625.00 feet and a chord bearing of S76°05'57"E; thence Easterly along the arc of said curve through a central angle of 03°12'50" for a distance of 35.06 feet to a non-tangent line: thence N15°30'28"E, 195.18 feet to the POINT OF BEGINNING.

Containing 21.364 acres more or less.



- THE PROPERTIES DELINEATED ON THIS PLAT ARE SUBJECT TO AIRCRAFT NOISE THAT MAY BE OBJECTIONABLE.

PREPARED BY:

DONALD W. McINTOSH ASSOCIATES, INC. **PLANNERS** SURVEYORS 2200 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 644-4068

CERTIFICATE OF AUTHORIZATION NUMBER LB68

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 line of LAUREATE PARK PHASE 3A, according to the plat thereof as recorded in Plat Book 77, Pages 106 through 111, of the Public Records of Orange County, Florida, being N90°00'00"E (per
- 3. All lines intersecting curves are non-radial unless otherwise noted as (R) = radial.
- 4. The lands described herein are subject to that certain Master Declaration of Covenants, Conditions, Restrictions and Easements for the Laureate Park Master Association, Inc. (the "Master Association") recorded in Official Records Book 10231, Page 7500 in the Public Records of Orange County, Florida, together with all amendments thereto and as may be further amended, supplemented and/or assigned from time to time (collectively, the "Master Declaration"). All easements described in the Master Declaration are private non-exclusive easements unless expressly stated otherwise therein. With respect to all rights and easements established by or reserved by this plat or the Master Declaration, unless specifically provided otherwise, the right is hereby reserved to the Greeneway Improvement District, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, and Lake Nona Laureate Park, LLC (the "Master Declarant") and their successors and assigns, as the grantees of such rights and easements to: (i) assign the same to others; (ii) grant a part or all of said rights and easements to others; and (iii) grant and empower the assignees or grantees thereof to further assign such rights or grant such additional easements over any part or all of such easements as the grantee or said assignee or grantees may deem necessary or appropriate; provided, none of the grants or assignments shall impair or detract from the use of the lands depicted on this plat for the purposes stated herein, reserved by or granted pursuant to the Master Declaration for the purposes stated therein; provided further said grants or assignments shall not be deemed a public dedication of said rights or easements.
- 5. The lands described herein are subject to that certain Declaration of Covenants, Conditions, Restrictions and Easements for the Preserve at Laureate Park, Inc. (the "Association") recorded in Official Records Book _____, Page ____, in the Public Records of Orange County, Florida, as may be amended, supplemented and/or assigned from time to time (the "Declaration").
- 6. Tracts OS-1 and OS-5 are Open Space Tracts to be owned and maintained by the Association, its successors or assians.
- 7. Tract R is a Private Right-of-way to be owned and maintained by the Association, its successors or assigns.
- 8. Tract UA-1 is a Utility and Access Tract to be owned and maintained by the Association, its successors or assians.
- 9. No part of Lots 45 through 105, Tract OS-1, Tract OS-5, Tract UA-1 and Tract R as depicted on this plat are being dedicated to the public nor are any portions of said Lots or Tracts required for any public use.
- 10. All platted Utility Easements (including Drainage and Utility Easements) shown hereon are private, non—exclusive easements in favor of the Association, its successors or assigns, for the benefit of the Association's members subject to and in accordance with the terms of the Declaration, and in favor of the Master Association, the Master Declarant, Taylor Morrison of Florida, Inc., and each of their affiliates, successors, assignees or designees; provided further that the Master Association, the Master Declarant, Taylor Morrison of Florida, Inc., and each of their affiliates, successors, assignees or designees shall also have an easement over, upon, under and through such platted Utility Easements (including Drainage and Utility Easements) for the construction, installation, maintenance and operation of utilities and communication services, subject to statutory limitations thereof.
- 11. All platted Drainage Easements shown hereon shall be private, non-exclusive easements in favor of the Association, its successors or assigns, for the benefit of the Association's members subject to and in accordance with the terms of the Declaration, and in favor of the Master Association, the Master Declarant, Taylor Morrison of Florida. Inc., and each of their affiliates, successors, assignees or designees.
- 12. All platted Wall Easements (including Wall and Drainage Easements) created by this plat and as shown hereon shall be private, non-exclusive easements in favor of the Association, the Master Association, the Master Declarant, Taylor Morrison of Florida, Inc., and each of their successors and assigns, for the construction, installation, maintenance, repair and replacement of privacy screen walls and/or retaining walls, in accordance with and subject to the terms and provisions of the Declaration.
- 13. Taylor Morrison of Florida, Inc. (the "Declarant") does hereby grant to the present and future owners of Lots 45 through 105 of this plat and to the other "Owners", as defined in the Declaration, and their guests, invitees, domestic help, and to delivery, pick—up and fire protection services, police and other authorities of law, United States mail carriers, representatives of utilities, holders of mortgage liens on such lands, and such other persons as Declarant, its successors and assigns, may from time to time designate, the non-exclusive and perpetual right of ingress and egress over and across the roads and sidewalks as they may from time to time be constructed on Tract "R" of the Association Property. The Declarant, in recording this plat, has created Tract "R" shown herein as a portion of the Association Property described in the Declaration. Said Association Property is not dedicated to the use and enjoyment of the general public, but rather, its use is reserved for the common use, enjoyment and benefit of the Owners. The nature and extent of, and the reservations and restrictions on such common use, enjoyment, and benefit, are more fully set forth in the Declaration. Nothing contained in this plat shall limit or restrict the Declarant's rights as set forth in the Declaration, and all other reservations and easements contained in the Declaration shall be of full force and effect.
- 14. NOTWITHSTANDING the foregoing: An emergency access easement to the private storm drainage system over all drainage easements shown on this plat is hereby dedicated to the City of Orlando for emergency maintenance purposes in the event inadequate maintenance of the storm drainage system creates a hazard to the public health, safety, and general welfare. The emergency access easement granted above does not impose any obligation, burden, responsibility or liability upon the City of Orlando to enter upon the subject property and take any action to repair or maintain the private drainage system. Non-exclusive easements through, over, under and across Tract R and over all utility easements shown herein are hereby dedicated for use by the City of Orlando and the Orlando Utilities Commission for the purpose of constructing, maintaining and replacing their respective facilities servicing the lands encompassed by this plat.
- 15. 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 reimpose same.
- 16. All easements created in this plat are private unless noted otherwise.

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.

PLAT					
BOOK	PAGE				
PRESERVE AT	T LAUREATE PARK PHASE 2				
	DEDICATION				
KNOW ALL BY THESE PRESENTS, That Lake Nona Land Company, LLC, a Florida limited liability company, 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. No part of the lands described herein is dedicated to the City of Orlando, Florida, or the public.					
IN WITNESS WHEREOF, has caused these presents to be signed by the authorized agent named below:					
Lake Nona Land Co	ompany, LLC				

9801 Lake Nona Road Orlando, Florida 32827
By PRINTED NAME: James L. Zboril TITLE: President Signed and sealed in the presence of:
ByBy
STATE OF Florida COUNTY OF Orange
The foregoing instrument was acknowledged before me this by James L. Zboril, as President of Lake Nona Land Company, LLC, a Florida limited liability company, on behalf o the company. He is personally known to me or has producedas identification.
PRINTED NAME:
NOTARY PUBLIC COMMISSION NUMBER MY COMMISSION EXPIRES

CERTIFICATE OF APP THIS IS TO CERTIFY, That on the	PROVAL BY MUNICIPALITY approved the foregoing plat.
MAYOR	City Clerk
CERTIFICATE (OF APPROVAL BY

CITY PLANNING OFFICIAL

Examined and Approved: ______ Date: _____

City Planning Official: _____

CERTIFICATE OF APPRO	OVAL BY CITY ENGINEER
Examined and Approved:	Date:
City Engineer:	
CERTIFICATE OF REVI	EW BY CITY SURVEYOR
Reviewed for conformity to Florida	State Statute 177
City Surveyor:	Date:

ecorded	in the Orange County Official Recor	ds
on	as File No	
County C	comptroller in and for Orange County	, Florida
3Y:		

CERTIFICATE OF COUNTY COMPTROLLER

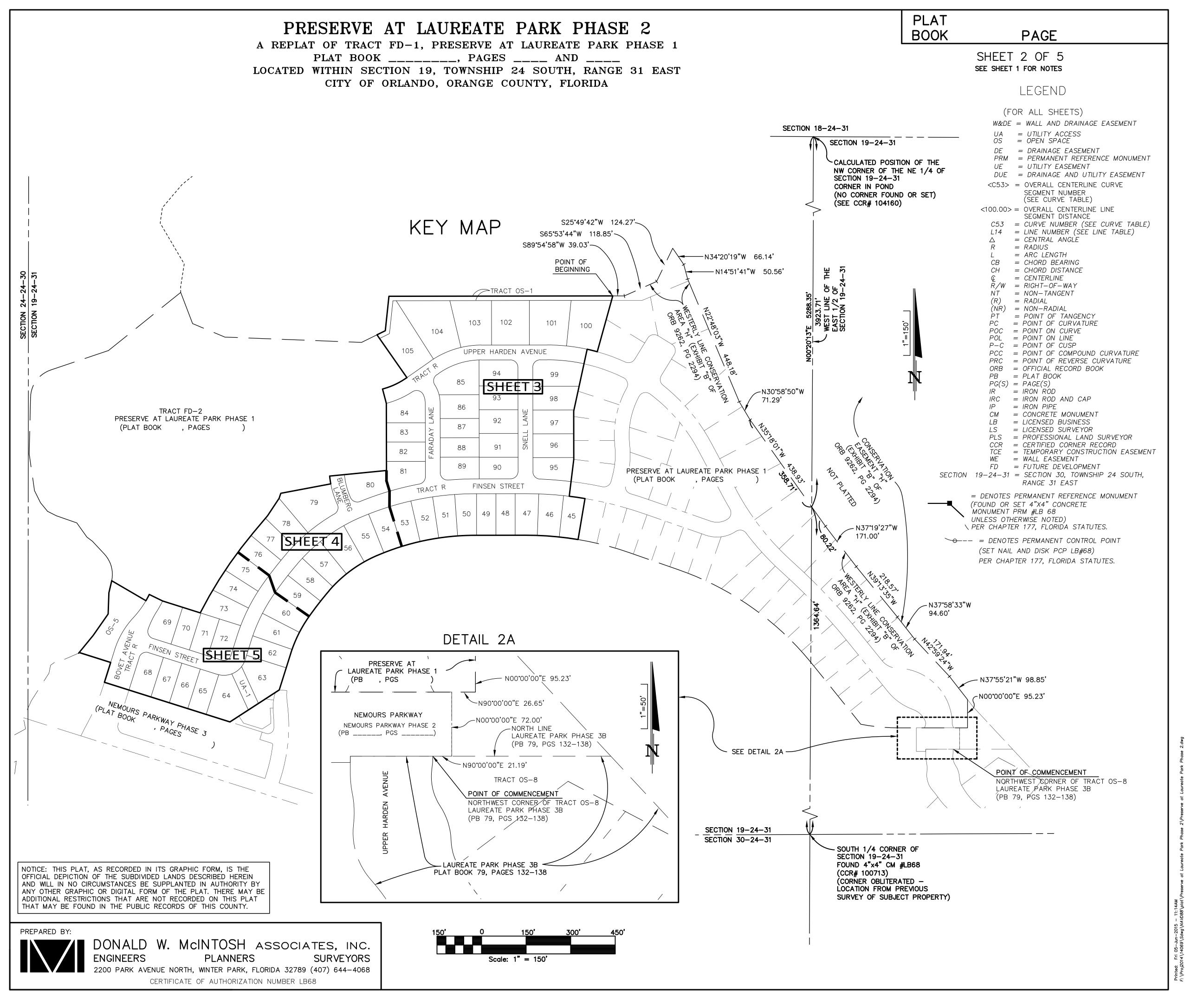
QUALIFICATION STATEMENT OF SURVEYOR AND MAPPER

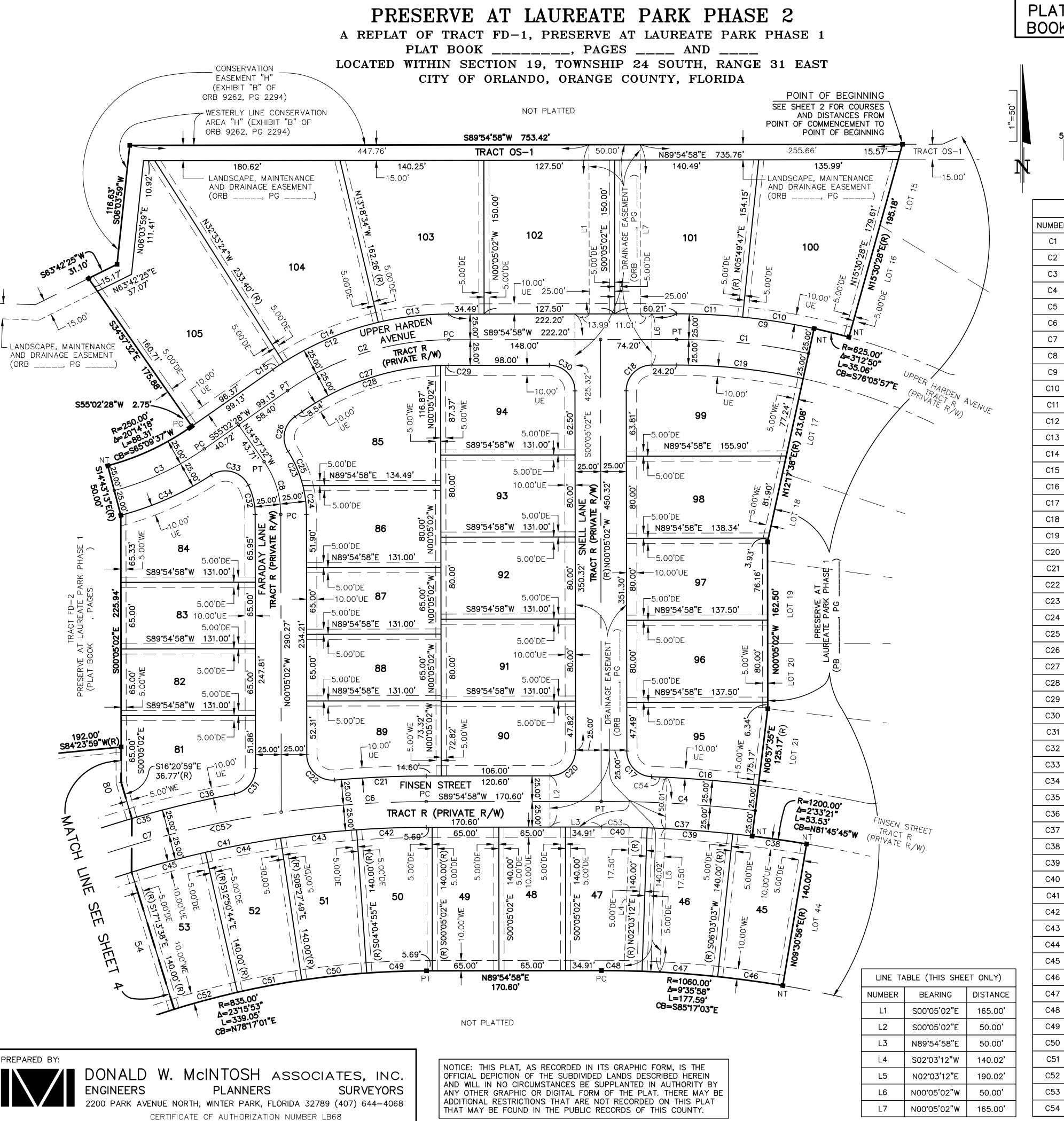
KNOW ALL BY THESE PRESENTS, This plat was prepared under the direction and supervision of the undersigned, a professional surveyor and mapper, and complies with all of the survey requirements of Chapter 177, Florida Statutes. The lands depicted herein are located in the City of Orlando, Orange County, Florida.

Certificate of Authorization Number LE 2200 Park Avenue North, Winter Park,	
Date: BY:	

DONALD W. McINTOSH ASSOCIATES, INC.

Scott Grossman Florida Registered Surveyor and Mapper Certificate No. 5048





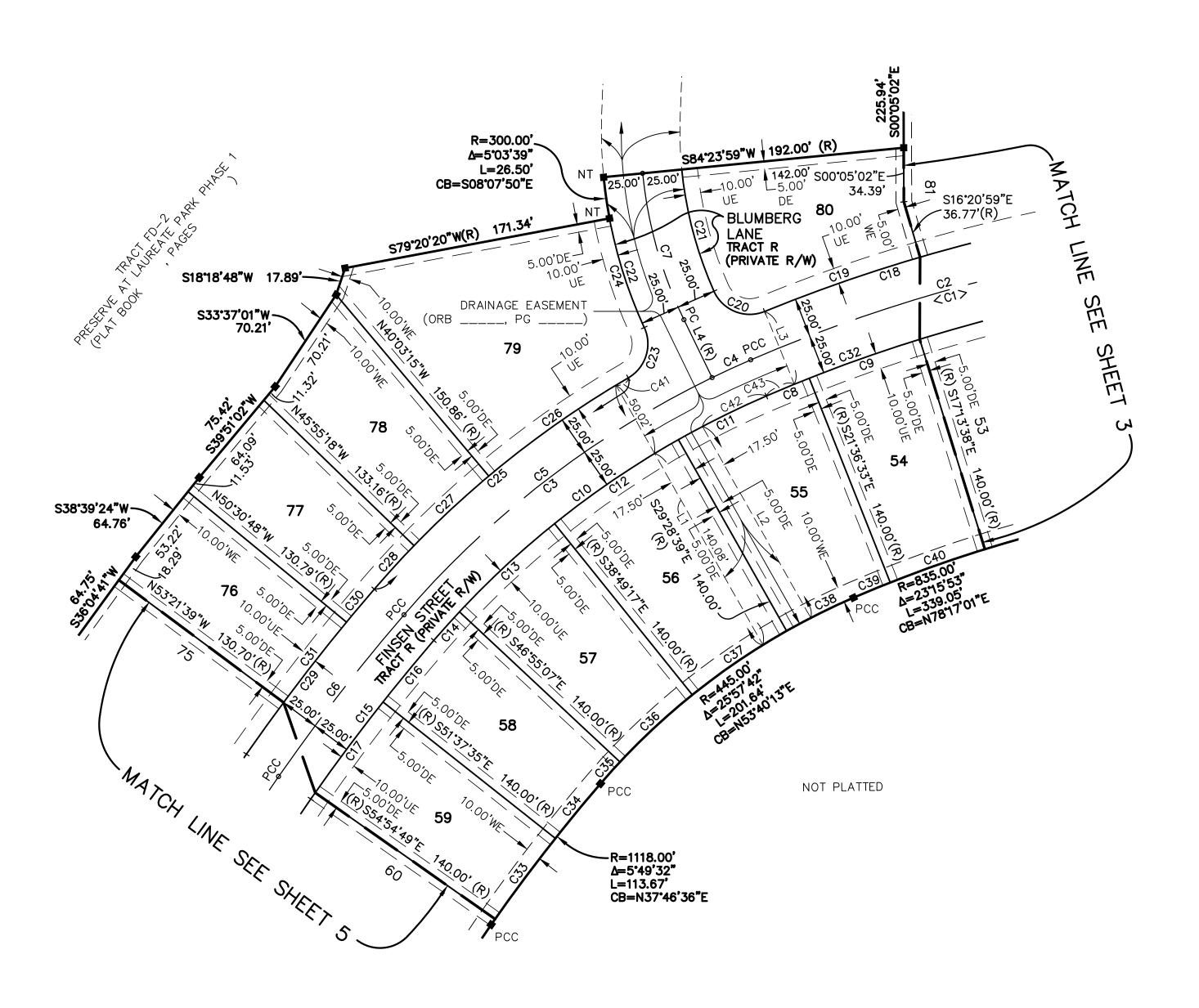
PLAT
BOOK
PAGE

SHEET 3 OF 5

SEE SHEET 1 FOR NOTES
SEE SHEET 2 FOR LEGEND AND KEY MAP

Scale: 1" = 50'

CURVE TABLE (THIS SHEET ONLY)							
NUMBER	RADIUS	DELTA	LENGTH	CHORD	CHORD BEARING		
C1	600.00'	12*22'40"	129.62	129.37	S83°53'42"E		
C2	275.00'	34 ° 52'30"	167.39'	164.82	N72°28'43"E		
C3	275.00'	20'14'18"	97.14'	96.63'	S65°09'37"W		
C4	1225.00'	7*02'37"	150.60'	150.50'	S86°33'44"E		
C5	1000.00'	23"15'53"	406.05	403.26	N78°17'01"E		
C6	1000.00'	8*07'43"	141.87'	141.75'	N85°51'06"E		
C7	1000.00'	15 ° 08'10"	264.18'	263.41	N74°13'09"E		
C8	90.00'	34*52'30"	54.78'	53.94'	N17°31'17"W		
C9	625.00'	12°22'40"	135.02	134.76'	N83°53'42"W		
C10	625.00'	9°40'40"	105.57	105.44	N79 ° 19'53"W		
C11	625.00'	5*54'49"	64.51'	64.48'	N87 ° 07'38"W		
C12	300.00'	34 ° 52'30"	182.60'	179.80'	S72*28'43"W		
C13	300.00'	13°13'31"	69.25	69.09'	S83°18'12"W		
C14	300.00'	19 ° 14'50"	100.78	100.30'	S67°04'01"W		
C15	300.00'	2*24'08"	12.58'	12.58'	S56°14'32"W		
C16	1250.00'	4 ° 47'46"	104.64	104.61	N85°26'18"W		
C17	25.00'	87°45'09"	38.29'	34.66'	S43°57'37"E		
C18	25.00'	90°00'00"	39.27	35.36'	S44*54'58"W		
C19	575.00'	12°22'40"	124.22	123.98	N83°53'42"W		
C20	25.00'	90'00'00"	39.27	35.36'	N44 ° 54'58"E		
C21	1025.00'	4 *59'37"	89.33'	89.31	S87°25'09"W		
C22	25.00'	94*59'37"	41.45'	36.86'	S47°34'51"E		
C23	115.00'	32 ° 17'58"	64.83'	63.97'	N16°14'01"W		
C24	115.00'	14°08'38"	28.39'	28.32'	N07°09'21"W		
C25	115.00'	18*09'21"	36.44	36.29'	N23°18'20"W		
C26	25.00'	87*25'29"	38.15'	34.55'	S11 ° 19'44"W		
C27	250.00'	34 ° 52'30"	152.17'	149.83	S72*28'43"W		
C28	250.00'	33*02'28"	144.17'	142.18'	S71 ° 33'42"W		
C29	250.00'	1*50'01"	8.00'	8.00'	S88*59'57"W		
C30	25.00'	90'00'00"	39.27	35.36'	N45°05'02"W		
C31	25.00'	79 ° 29'50"	34.69'	31.97'	N39 ° 39'53"E		
C32	65.00'	26°02'20"	29.54	29.29'	N13 ° 06'12"W		
C33	25.00'	97*06'59"	42.37'	37.48'	N74°40'52"W		
C34	300.00'	18 ° 31'07"	96.96	96.54	N66°01'13"E		
C35	1025.00	11*37'29"	207.96	207.61	S73*36'03"W		
C36	1025.00'	5°45'47"	103.10	103.06	S76°31'54"W		
C37	1200.00'	7*02'37"	147.52	147.43	N86°33'44"W		
C38	1200.00	3 ° 27'53"	72.56'	72.55'	N82°13'00"W		
C39	1200.00'	3 ° 59'51"	83.73'	83.71	N85*56'52"W		
C40	1200.00	2*08'14"	44.76'	44.76'	N89°00'55"W		
C41	975.00	23°15'53"	395.90	393.18	S78°17'01"W		
C42	975.00'	3 ° 59'53"	68.03'	68.02'	S87*55'01"W		
C43	975.00'	4°22'54"	74.56	74.55	S83°43'38"W		
C44	975.00'	4°22'54 "	74.56	74.55	S79°20'43"W		
C45	975.00'	4*22'54"	74.56	74.55	S74*57'49"W		
C46	1060.00'	3°27'53"	64.10'	64.09	N82°13'00"W		
C47	1060.00'	3*59'51"	73.96'	73.94	N85°56'52"W		
C48	1060.00'	2'08'14"	39.54	39.54	N89°00'55"W		
C49	835.00'	3°59'53"	58.26	58.25	S87°55'01"W		
C50	835.00	4°22'54"	63.86	63.84	S83'43'38"W		
 C51	835.00	4°22'54"	63.86	63.84	S79°20'43"W		
C52	835.00	4'22'54"	63.86	63.84	S74°57'49"W		
C52 C53	1200.00	1°18'06"	27.26	27.26	S89°25'59"E		
C54	1250.00'	0°41'31"	15.10'	15.10'	N87 ° 29'26"W		



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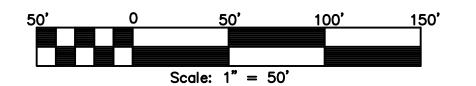
DONALD W. McINTOSH ASSOCIATES, INC. **ENGINEERS PLANNERS** SURVEYORS 2200 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 644-4068

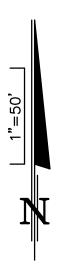
CERTIFICATE OF AUTHORIZATION NUMBER LB68

PLAT BOOK

PAGE

SHEET 4 OF 5 SEE SHEET 1 FOR NOTES SEE SHEET 2 FOR LEGEND AND KEY MAP





CURVE TABLE (THIS SHEET ONLY)						
NUMBER RADIUS DELTA LENGTH CHORD CHORD BEARING						
C1	1000.00'	23"15'53"	406.05	403.26	N78 ° 17'01"E	
C2	1000.00'	15 ° 08'10"	264.18'	263.41	N74°13'09"E	
С3	610.00'	25 ° 57'42"	276.40	274.04	S53°40'13"W	
C4	610.00'	2°32'42"	27.09'	27.09'	S65°22'44"W	
C5	610.00'	23°25'00"	249.31	247.57	S52°23'53"W	
C6	1283.00'	5*49'32"	130.45	130.39	S37°46'36"W	
C7	275.00'	20°17'37"	97.40'	96.89'	S15 ° 44'49"E	
C8	975.00'	1°44'23"	29.61	29.60'	S67°31'16"W	
C9	975.00'	4 ° 22'54"	74.56'	74.55'	S70°34'55"W	
C10	585.00'	25 ° 57'42"	265.07	262.81	S53 ° 40 ' 13"W	
C11	585.00'	6 ° 07'43"	62.57	62.54	S63 ° 35 ' 13"W	
C12	585.00'	9*20'38"	95.40'	95.30'	S55*51'02"W	
C13	585.00'	8 ° 05'50"	82.67	82.60'	S47°07'48"W	
C14	585.00'	2°23'31"	24.42'	24.42'	S41°53'08"W	
C15	1258.00'	5*49'32"	127.91	127.85	S37°46'36"W	
C16	1258.00'	2°18'57"	50.85	50.85	S39°31'54"W	
C17	1258.00'	3 ° 17'14"	72.17'	72.16'	S36*43'48"W	
C18	1025.00	11 ° 37'29"	207.96	207.61	S73*36'03"W	
C19	1025.00	5 ° 51'42"	104.86	104.82	S70°43'10"W	
C20	25.00'	88 ° 09'55"	38.47	34.78'	S68 ° 07'44"E	
C21	250.00'	18 ° 26'46"	80.49	80.14	S14*49'23"E	
C22	300.00	19 ° 02'01"	99.66'	99.20'	S15°07'01"E	
C23	25.00'	84*24'08"	36.83'	33.59'	N17°34'02"E	
C24	300.00'	13 ° 58'22"	73.16'	72.98'	S17*38'51"E	
C25	635.00'	19 ° 04'44"	211.45'	210.47	S50 ° 13'44"W	
C26	635.00'	9 ° 49'21"	108.86	108.73	S54*51'26"W	
C27	635.00'	5 ° 52'03"	65.03'	65.00'	S47°00'43"W	
C28	635.00'	3 ° 23'20"	37.56'	37.55'	S42°23'02"W	
C29	1308.00	5 ° 49'32"	132.99	132.93'	S37°46'36"W	
C30	1308.00	1°12'11"	27.46	27.46'	S40°05'17"W	
C31	1308.00	2*50'51"	65.01	65.00'	S38°03'46"W	
C32	975.00'	23"15'53"	395.90'	393.18'	S78*17'01"W	
C33	1118.00'	3°17'14"	64.14	64.13'	S36°43'48"W	
C34	1118.00'	2*18'57"	45.19	45.19	S39°31'54"W	
C35	445.00'	2°23'31"	18.58'	18.58'	S41°53'08"W	
C36	445.00'	8*05'50"	62.89	62.84	S47°07'48"W	
C37	445.00'	9*20'38"	72.57	72.49	S55°51'02"W	
C38	445.00'	6 ° 07'43"	47.60'	47.58'	S63°35'13"W	
C39	835.00'	1°44'23"	25.35	25.35'	S67 * 31 ' 16"W	
C40	835.00'	4 ° 22'54"	63.86	63.84	S70°34'55"W	
C41	635.00'	0*49'30"	9.14'	9.14'	S59 ° 21'21"W	
C42	585.00'	4 ° 24'52"	45.07	45.06'	N64°26'38"E	
C43	975.00	1 ° 08'14"	19.35	19.35	N67°13'12"E	

LINE TA	BLE (THIS SHE		C38	4	
UMBER	JMBER BEARING DISTANCE			C39	æ
L1 S29*28'39"E		190.10'		C40	8
L2	N29*28'39"W	140.08'		C41	6
L3	N22°12'41"W	50.00'		C42	5
L4	N25*53'37"W	40.96'		C43	Ç
	_				

50' 0 50' 100' 1:

Scale: 1" = 50'

-R=1118.00' Δ=5'49'32" L=113.67' CB=N37'46'36"E

C37

C38

LINE TABLE (THIS SHEET ONLY)

BEARING

S57°00'31"W

DISTANCE

40.43'

445.00' | 8'05'50"

1118.00' | 0'13'20"

7*32'58"

445.00

NUMBER | RADIUS | DELTA | LENGTH | CHORD | CHORD BEARING 1283.00' | 5'49'32" | 130.45' | 130.39' S37*****46'36"W 610.00' | 17°19'32" | 184.46' | 183.75' S26°12'05"W 50.00' | 90°00'00" | 78.54' | 70.71' N62°32'19"E 350.00' | 19'31'21" | 119.26' | 118.68' S27°18'00"W 350.00' 3'49'40" | 23.38' | 23.38' S19**°**27'09"W 350.00 15'41'41" | 95.87' | 95.57' S29°12'50"W 350.00' | 10°50'45" | 66.25' | 66.15' N31°38'18"E 1595.00' 0'02'15" S26°14'03"W 1258.00' 5'49'32" | 127.91' | 127.85' S37°46'36"W S34°58'31"W C10 1258.00 0**'**13'20" 4.88' 4.88' S26°12'05"W C11 585.00' | 17'19'32" | 176.90' | 176.22' C12 585.00' 7'32'58" 77.08' 77.03' S31°05'21"W C13 S23°15'57"W 585.00' | 8**°**05'50" | 82.67' | 82.61' C14 1°40'43" 17.14' | 17.14' S18**'**22'41"W 585.00 N62**°**32'19"E C15 75.00' 90°00'00" | 117.81' | 106.07 N27**°**32'04"E C16 75.00**'** 19**'**59'30" 26.17' | 26.04' C17 31**°**38'36" N53**°**21'07"E 41.42' 40.90' 75.00 C18 34**°**18'12" 44.90' 44.24' N86**°**19'30"E 75.00' C19 75.00**'** 4°03'43" 5.32' 5.32' S74°29'32"E C20 90.00'00" | 39.27' | 35.36' S62°32'19"W 25.00 S37°46'36"W C21 1308.00' | 5'49'32" | 132.99' | 132.93' C22 S35°45'06"W 40.52' 40.52' 1308.00' | 1'46'30" 635.00' | 17'19'32" | 192.02' | 191.28' C23 S26*12'05"W C24 2*12'35" 24.49' 24.49' S33°45'33"W 635.00**'** C25 S29°43'14"W 635.00' | 5*52'03" 65.03' | 65.00' C26 5**°**52'03" S23°51'11"W 635.00' 65.03' | 65.00' C27 635.00 3°22'51" 37.47' 37.46' S19°13'44"W C28 39.27' | 35.36' N62**'**32'19"E 25.00 90'00'00" C29 91°48'23" 40.06 S26°33'30"E 25.00' 35.91 C30 286.00' | 12**°**59'17" | 64.83' | 64.69' S25°50'20"W N29**'**16'27"E 6**°**07'03" 40.04' | 40.02' 375.00 S26°14'03"W C32 1570.00' 0'02'15" 1.02' 1.02 284.00' | 25°20'06" | 125.58' | 124.56' S30°12'22"W N34°32'40"E 325.00' | 16**°**39'30" | 94.49' | 94.16' C35 325.00' | 12°37'49" | 71.64' 71.50' N36°33'31"E C36 445.00' 1°40'43" 13.04' | 13.04' S18°22'41"W

CURVE TABLE (THIS SHEET ONLY)

PRESERVE AT LAUREATE PARK PHASE 2

A REPLAT OF TRACT FD-1, PRESERVE AT LAUREATE PARK PHASE 1
PLAT BOOK _____, PAGES ____ AND ____
LOCATED WITHIN SECTION 19, TOWNSHIP 24 SOUTH, RANGE 31 EAST

CITY OF ORLANDO, ORANGE COUNTY, FLORIDA

TRACT FD-2 PRESERVE AT LAUREATE PARK PHASE 1 (PLAT BOOK , PAGES S36°04'41"W R=325.00' Δ=4°01'40" L=22.85' CB=S2813'46"W -R=1620.00' R=100.00'-Δ=0°02'15" ∆=0°41′34" L=1.06' CB=S12'46'04"W CB=S26~14'03"W S13°06'51"W 40.73' CORNER FALLS -CONSERVATION EASEMENT "A" IN DITCH (EXHIBIT "B" OF NO CORNER ORB 9262, PG 2315) FOUND OR SET SET 4"x4"CM " PRM #LB68 WITNESS MONUMENT" N72°27'41"W 309.74' FINSEN STREET TRACT R (PRIVATE R/W) NOT PLATTED 1 S72.27'41"E 443.07' UTILITY EASEMEN LA-2ORB (, PG TRACT LS-1 TRACT FD-2 (PLAT BOOK ALLEY 256

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

S23°15'57"W

S31°05'21"W

S34°58'31"W

62.89' | 62.84'

58.64' | 58.59'

4.34'

4.34'