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FOR ORANGE COUNTY TRIM THIS AREA

# CHRIST CHURCH OF ORLANDO

A RE-PLAT OF LOTS 6, 7, 8, 13, & 82-86 OF MURIEL TERRACES AS RECORDED IN PLAT BOOK "J",  
PAGE 125 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
SITUATED IN SECTION 02, TOWNSHIP 23 SOUTH, RANGE 29 EAST, ORANGE COUNTY, FLORIDA

SHEET 1 OF 1

PLAT  
BOOK

PAGE

## DEDICATION

CHRIST CHURCH OF ORLANDO

KNOW ALL MEN BY THESE PRESENTS, THAT CHRIST CHURCH OF ORLANDO FLORIDA, INC., BEING THE OWNER OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, HEREBY PLAT SAID LANDS AS SHOWN HEREON, AND HEREBY DEDICATES THE RIGHT OF WAYS AND EASEMENTS CREATED HEREON TO THE PERPETUAL USE OF THE PUBLIC, UNLESS SPECIFICALLY NOTED OTHERWISE. IN WITNESS WHEREOF, SAID PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED AS OF THIS DATE BY THE OFFICER NAMED BELOW.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

INDIVIDUAL NAME  
POSITION  
SIGNED

PRINT NAME:

SIGNED IN THE PRESENCE OF:

WITNESS WITNESS

PRINT NAME: PRINT NAME:

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON \_\_\_\_\_, 2015, BY \_\_\_\_\_ AS \_\_\_\_\_ (TITLE) ON BEHALF OF PAUL G. VALO, WHO IS [ ] PERSONALLY KNOWN TO ME OR [ ] HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

affix notary stamp

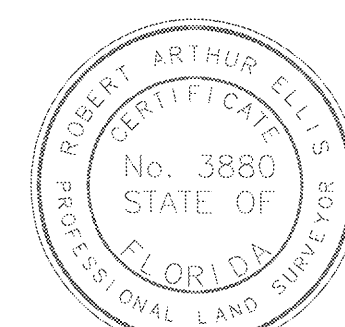
PRINT NAME:  
TITLE: NOTARY PUBLIC  
COMMISSION ID #  
EXPIRES: \_\_\_\_\_

## CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A LICENSED LAND SURVEYOR, REGISTERED IN THE STATE OF FLORIDA, DOES HEREBY CERTIFY THAT ON \_\_\_\_\_, HE COMPLETED THE SURVEY OF THE LANDS AS SHOWN IN THE FOREGOING PLAT, THIS PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION AND IS A CORRECT REPRESENTATION OF THE LANDS THEREIN DESCRIBED AND PLATTED OR SUBDIVIDED; THIS PLAT COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES; THAT PERMANENT CONTROL POINTS HAVE BEEN WILL BE PLACED AS SHOWN AS REQUIRED BY CHAPTER 177, FLORIDA STATUTES; AND THAT SAID LAND IS LOCATED IN SECTION 02, TOWNSHIP 23 SOUTH, RANGE 29 EAST, ORANGE COUNTY, FLORIDA.

DATE:  
ROBERT A. ELLIS, PLS FLORIDA REGISTRATION No. 3880

ELLIS SURVEYS LLC  
P.O. BOX 160952  
ALTAMONTE SPRINGS, FLORIDA 32716  
LB 7970



## CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, THAT ON \_\_\_\_\_, 2015, THE CITY COMMISSION OF THE CITY OF ORLANDO APPROVED THE FOREGOING PLAT.

ATTEST:  
MAYOR CITY CLERK  
PRINT NAME: PRINT NAME:

## CERTIFICATE OF COUNTY COMPTROLLER

I HEREBY CERTIFY, THAT I HAVE EXAMINED THE FOREGOING PLAT AND FIND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF THE ORANGE COUNTY LAND DEVELOPMENT CODE, AND WAS FILED FOR RECORD ON \_\_\_\_\_.

CL# \_\_\_\_\_ AT \_\_\_\_\_  
BY: \_\_\_\_\_

## CERTIFICATE OF APPROVAL BY THE CITY SURVEYOR

THIS IS TO CERTIFY, THAT ON \_\_\_\_\_, 2015, THE FLORIDA PROFESSIONAL SURVEYOR AND MAPPER REPRESENTING THE CITY OF ORLANDO REVIEWED THIS PLAT. THIS PLAT CONFORMS TO FLORIDA STATUTES, CHAPTER 177.

JOSEPH STOKES, PSM PSM #: \_\_\_\_\_

## CERTIFICATE OF APPROVAL BY CITY ENGINEER

THIS IS TO CERTIFY, THAT ON \_\_\_\_\_, 2015, THE CITY ENGINEER REPRESENTING THE CITY OF ORLANDO REVIEWED THIS PLAT.

CITY ENGINEER DATE: \_\_\_\_\_

## MORTGAGEE'S CONSENT

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE PROPERTY HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNERS THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 6678, PAGE 3951 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

INDIVIDUAL NAME  
POSITION  
SIGNED

PRINT NAME: \_\_\_\_\_

SIGNED IN THE PRESENCE OF:

WITNESS WITNESS

PRINT NAME: PRINT NAME:

## MORTGAGEE'S ACKNOWLEDGEMENT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON \_\_\_\_\_, 2015, BY \_\_\_\_\_ AS \_\_\_\_\_ (TITLE) ON BEHALF OF FIRST NATIONAL BANK OF FLORIDA, WHO IS [ ] PERSONALLY KNOWN TO ME OR [ ] HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

affix notary stamp

PRINT NAME:  
TITLE: NOTARY PUBLIC  
COMMISSION ID #  
EXPIRES: \_\_\_\_\_

## SURVEYORS NOTES:

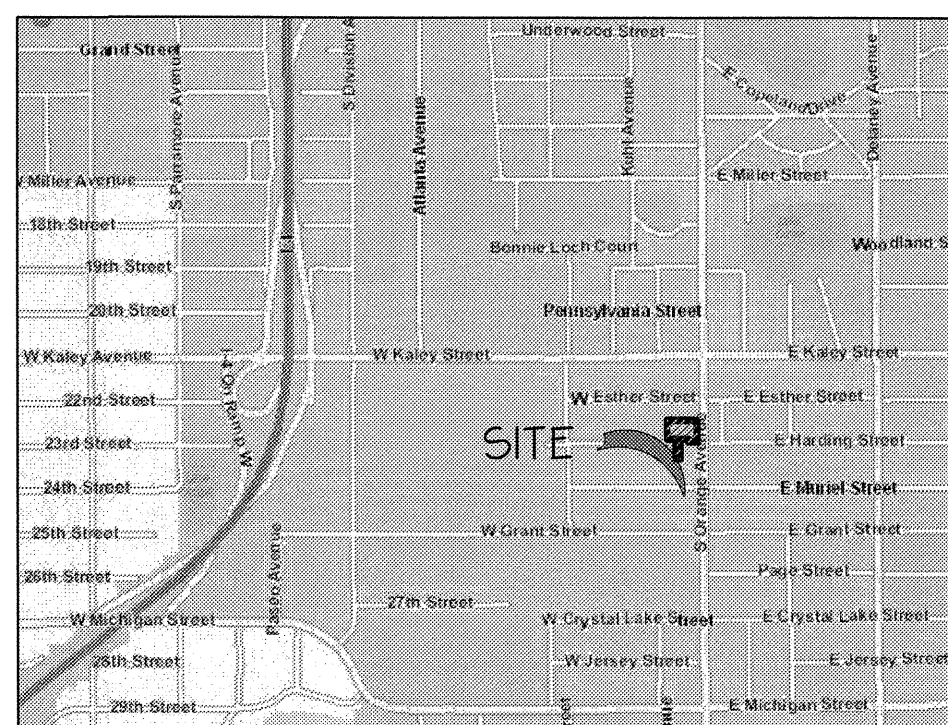
- BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH RIGHT OF WAY LINE OF MURIEL STREET AS BEARING S89°07'37"W, AND IS ASSUMED.
- IN ACCORDANCE WITH CHAPTER 177.091, BOARD OF PROFESSIONAL LAND SURVEYORS LAWS AND RULES, ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS 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 FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- DEVELOPMENT ON THE PROPERTY DEPICTED ON THIS PLAT IS SUBJECT TO THE REQUIREMENTS OF CHAPTER 59, THE CONCURRENTLY ENACTED ORDINANCE OF THE CITY OF ORLANDO, WHICH GOVERNS THE CITY'S ABILITY TO ISSUE BUILDING PERMITS ON THIS PROPERTY. APPROVAL OF THIS APPLICATION 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.
- OWNER DOES HEREBY GRANT TO THE PRESENT AND FUTURE OWNERS 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 OWNERS, THEIR SUCCESSOR 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.
- ALL LOTS AND TRACTS REFERENCED OUTSIDE OF THE PROPERTY DESCRIBED ON THIS PLAT ARE PROVIDED FOR REFERENCE AND INFORMATION PURPOSES ONLY.
- THIS PLAT IS SUBJECT TO ALL EASEMENTS OF RECORD AND RESERVATIONS OF EASEMENTS, INCLUDING BUT NOT LIMITED TO DRAINAGE & UTILITY EASEMENTS DEDICATED HEREON WHICH SHALL BE LOCATED AS NOTED ON THE PLAT.

## CERTIFICATE OF APPROVAL BY CITY PLANNING AND DEVELOPMENT DIRECTOR

THIS IS TO CERTIFY, THAT ON \_\_\_\_\_, 2015, THE CITY DEPARTMENT OF PLANNING AND DEVELOPING REPRESENTING THE CITY OF ORLANDO REVIEWED THIS PLAT.

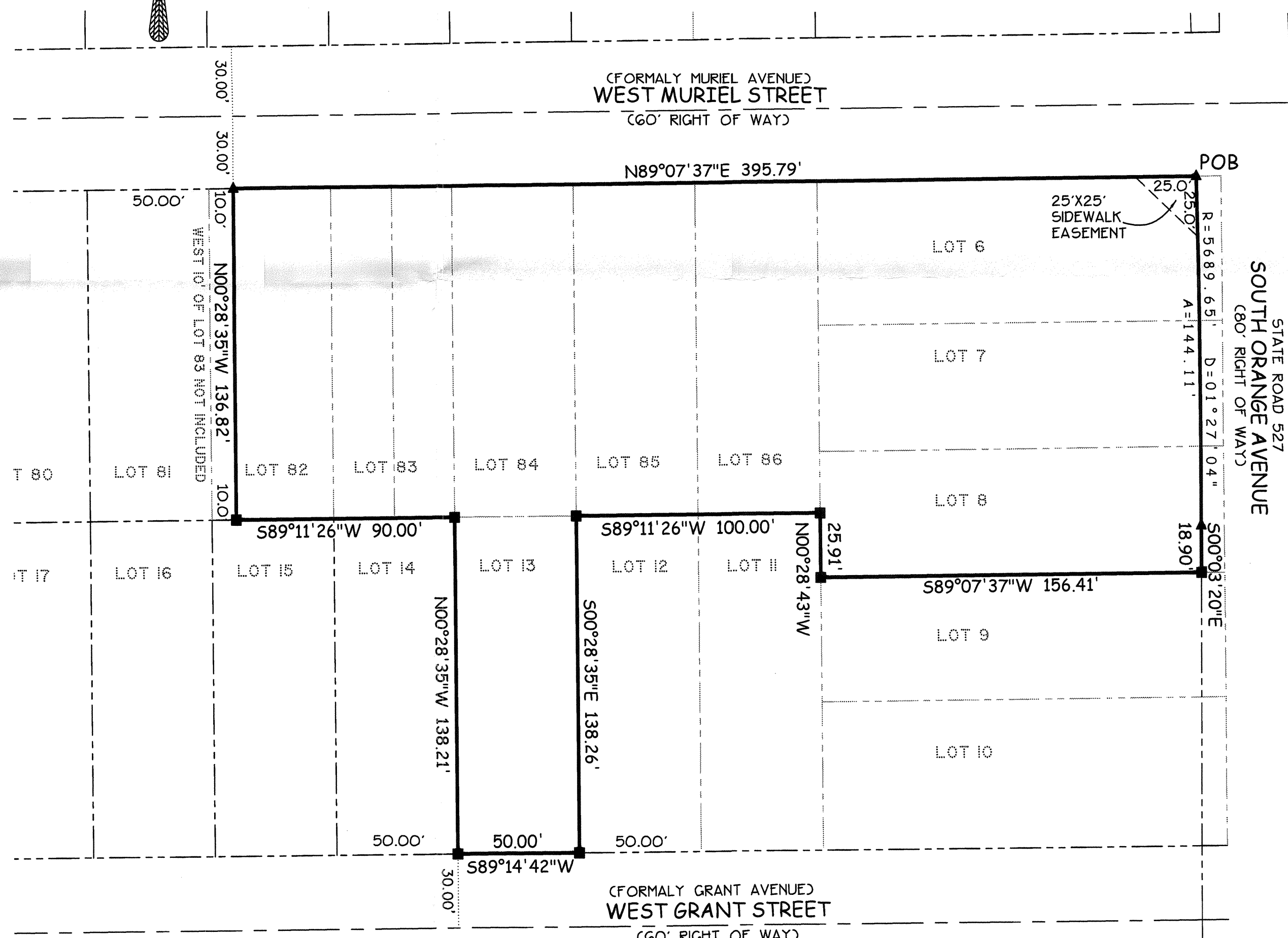
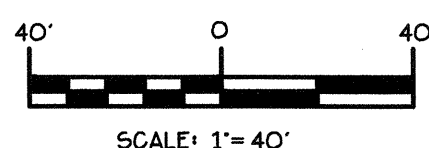
DIRECTOR OF PLANNING AND DEVELOPING DATE: \_\_\_\_\_

## VICINITY MAP NOT TO SCALE



## NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON 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.



## OVERALL LAND DESCRIPTION: (PREPARED)

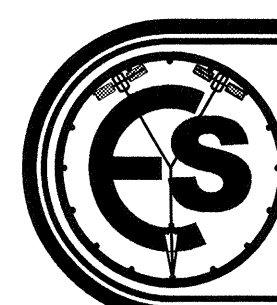
THAT PART OF LOTS 6, 7, 8, 13, 82, 83, 84, 85 & 86 OF MURIEL TERRACES AS RECORDED IN PLAT BOOK "J", PAGE 125 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA SITUATED IN SECTION 02, TOWNSHIP 23 SOUTH, RANGE 29 EAST, ORANGE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF MURIEL STREET (FORMERLY KNOWN AS MURIEL AVENUE) WITH THE WEST RIGHT OF WAY OF SOUTH ORANGE AVENUE (STATE ROAD 527) ACCORDING TO THE FLORIDA DEPARTMENT OF TRANSPORTATION MAP SECTION NO. 7504-109, DATED APRIL 13, 2009, SAID POINT OF INTERSECTION BEING ON A CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 5689.65 FEET TO WHICH CENTER POINT BEARS S88°29'36"W, THENCE SOUTHERLY ALONG SAID WEST RIGHT OF WAY LINE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°27'04", AND ARC DISTANCE OF 144.11 FEET TO A POINT OF TANGENCY; THENCE CONTINUING ALONG SAID RIGHT OF WAY LINE S00°03'20"E A DISTANCE OF 18.89 FEET TO A POINT OF INTERSECTION WITH THE SOUTH LINE OF SAID LOT 8; THENCE S89°07'37"W ALONG SAID SOUTH LINE OF LOT 8 A DISTANCE OF 156.41 FEET TO THE SOUTHWEST CORNER OF SAID LOT 8; THENCE N00°28'43"W ALONG THE WEST LINE OF SAID LOT 8 A DISTANCE OF 25.91 FEET TO THE SOUTHEAST CORNER OF SAID LOT 26; THENCE S89°11'26"W ALONG THE SOUTH LINE OF SAID LOTS 26 AND 25 A DISTANCE OF 100.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 26 ALSO BEING THE NORTHEAST CORNER OF SAID LOT 13; THENCE S00°28'35"E ALONG THE EAST LINE OF SAID LOT 13 A DISTANCE OF 138.26 FEET TO THE SOUTHEAST CORNER OF SAID LOT 13; THENCE S89°14'42"W ALONG THE NORTH RIGHT OF WAY LINE OF WEST GRANT STREET A DISTANCE OF 50.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 13; THENCE N00°28'35"W ALONG THE WEST INLE OF SAID LOT 13 A DISTANCE OF 138.21 FEET TO THE NORTHWEST CORNER OF SAID LOT 13 ALSO BEING THE SOUTHEAST CORNER OF SAID LOT 23; THENCE S89°11'26"W ALONG THE SOUTH LINE OF SAID LOTS 22 AND 23, A DISTANCE OF 90.00 FEET TO A POINT LYING 10.00 FEET EAST OF THE WEST LINE OF SAID LOT 22, THENCE N00°28'35"W ALONG A LINE 10.00 FEET EAST OF SAID WEST LINE A DISTANCE OF 138.82 FEET TO A POINT OF INTERSECTION WITH SAID SOUTH RIGHT OF WAY LINE OF MURIEL STREET; THENCE N89°07'37"E ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 395.79 FEET TO A POINT OF INTERSECTION WITH SAID WEST RIGHT OF WAY LINE OF ORANGE AVENUE AND THE POINT OF BEGINNING.

CONTAINING 1.5 ACRES (65,284 SQ FT), MORE OR LESS.

## LEGEND:

- = FOUND 4x4 CONCRETE MONUMENT
- = SET 4"x4" CONCRETE MONUMENT (PRM LB 7970)
- ▲ = SET NAIL & DISK IN CONCRETE (LB 7970)
- LB = LICENSED BUSINESS
- ORB = OFFICIAL RECORD BOOK
- P.B. = PLAT BOOK
- PG. = PAGE
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- R/W = RIGHT OF WAY
- PRM = PERMANENT REFERENCE MONUMENT
- CCR# = CERTIFIED CORNER RECORD NUMBER
- ID# = IDENTIFICATION NUMBER



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