

# UNIVERSAL CITY FLORIDA LOT 2A SECOND REPLAT

SHEET 1 OF 2

PLAT BOOK:

PAGE:

A REPLAT OF LOT D1 AND LOT D2,  
UNIVERSAL CITY FLORIDA LOT 2A REPLAT, PLAT BOOK 84, PAGES 6 AND 7  
LOCATED IN SECTIONS 24 AND 25, TOWNSHIP 23 SOUTH, RANGE 28 EAST  
CITY OF ORLANDO, ORANGE COUNTY, FLORIDA

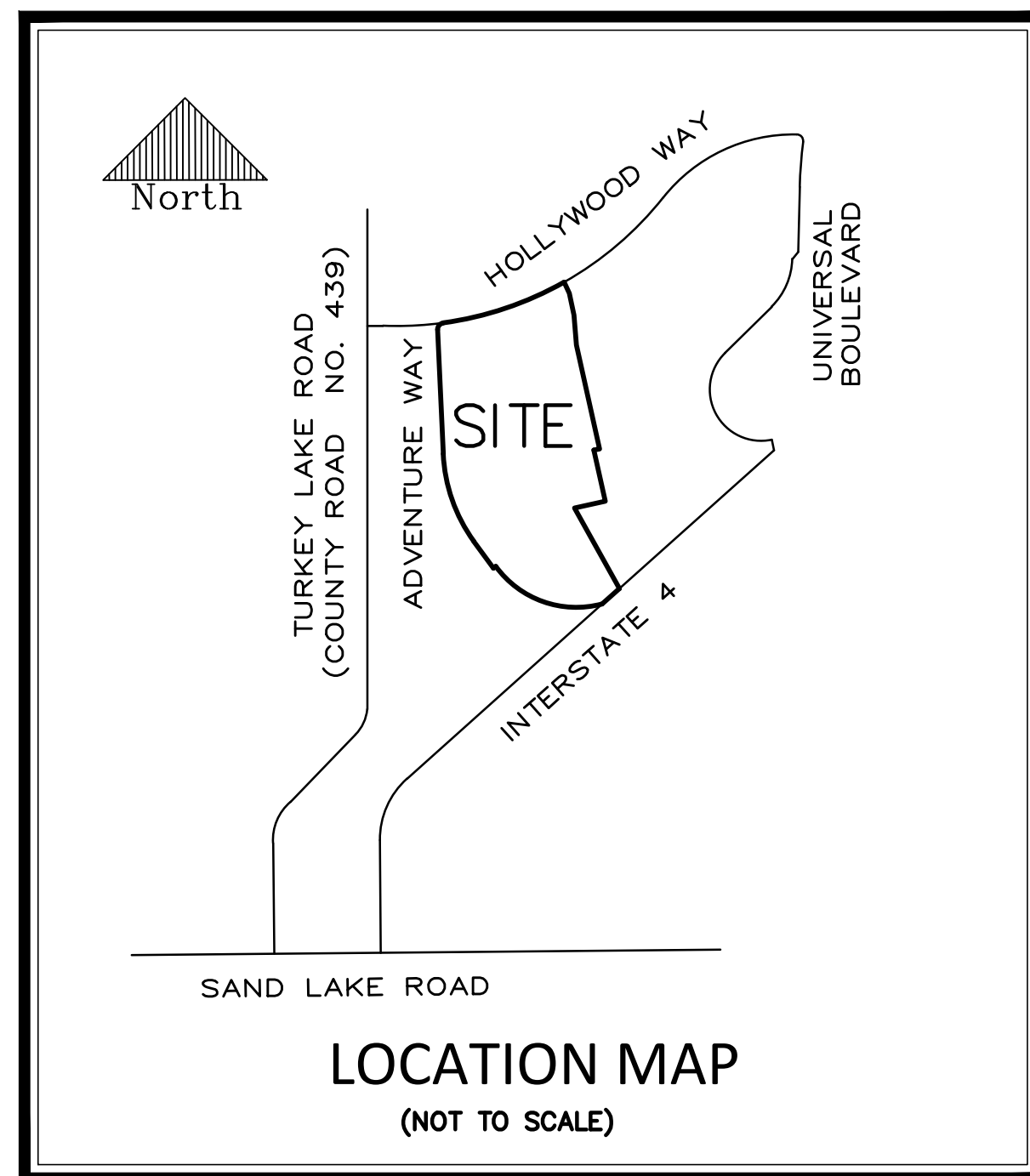
**DESCRIPTION:**

Lot D1 and Lot D2, UNIVERSAL CITY FLORIDA LOT 2A REPLAT, according to the Plat there of as recorded in Plat Book 84, Pages 6 and 7, of the Public Records of Orange County, Florida.

Containing 33.863 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 West line of Lot D1, UNIVERSAL CITY FLORIDA LOT 2A REPLAT, Plat Book 84, Pages 6 and 7, as being S02°37'31"E (per plat).
3. All lines intersecting curves are non-radial unless otherwise noted as (R) = radial.
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 reimpose same.
5. Tract A (Stormwater Management Area) is owned and maintained by the dedicator, Universal City Development, Partners LTD, a Florida Limited Partnership, its successors and assigns.



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

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.

## UNIVERSAL CITY FLORIDA LOT 2A SECOND REPLAT

### DEDICATION

KNOW ALL BY THESE PRESENTS, That UNIVERSAL CITY DEVELOPMENT PARTNERS, LTD, a Florida limited partnership, 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.

IN WITNESS THEREOF, has caused these presents to be signed and attested to by the officer named below on \_\_\_\_\_

UNIVERSAL CITY DEVELOPMENT PARTNERS, LTD.  
a Florida limited partnership

By: Universal City Florida Holding Co. II,  
a Florida general partnership  
Its: General Partner

By: Universal City Property  
Management II LLC, a Delaware  
limited liability company  
Its: General Partner

By: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Signed in the presence of:

By: \_\_\_\_\_ Printed Name \_\_\_\_\_

By: \_\_\_\_\_ Printed Name \_\_\_\_\_

STATE OF \_\_\_\_\_ COUNTY OF \_\_\_\_\_

THIS IS TO CERTIFY, That on \_\_\_\_\_ before me, an officer duly authorized to take acknowledgements in the State and County aforesaid, personally appeared \_\_\_\_\_ of **Universal City Property Management II LLC**, a Delaware limited liability company, a general partner of **Universal City Florida Holding Co. II**, a Florida general partnership, a general partner of **Universal City Development Partners, Ltd.**, a Florida limited partnership, who is personally known to me or has produced the following identification \_\_\_\_\_ and \_\_\_\_\_ who executed the foregoing dedication and severally acknowledged the execution thereof to be their free act and deed as such officer thereto duly authorized and that said dedication is the act and deed of said company and partnership.

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

NOTARY PUBLIC \_\_\_\_\_  
My Commission Expires \_\_\_\_\_  
Commission Number \_\_\_\_\_

### QUALIFICATION STATEMENT OF SURVEYOR AND MAPPER

KNOW ALL BY THESE PRESENTS, That undersigned, being a professional surveyor and mapper that has prepared the foregoing plat and was made under my direction and supervision and that the plat complies with all of the survey requirements of Chapter 177, Florida Statutes; and that said land is located in the City of Orlando, Orange County, Florida.

Dated: \_\_\_\_\_ Signed: \_\_\_\_\_

Certificate No. 6950

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

### CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on the \_\_\_\_\_, the \_\_\_\_\_ approved the foregoing plat.

MAYOR PRO TEM \_\_\_\_\_

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 Florida State Statute 177

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: \_\_\_\_\_