

# SEVILLE PHASE 1

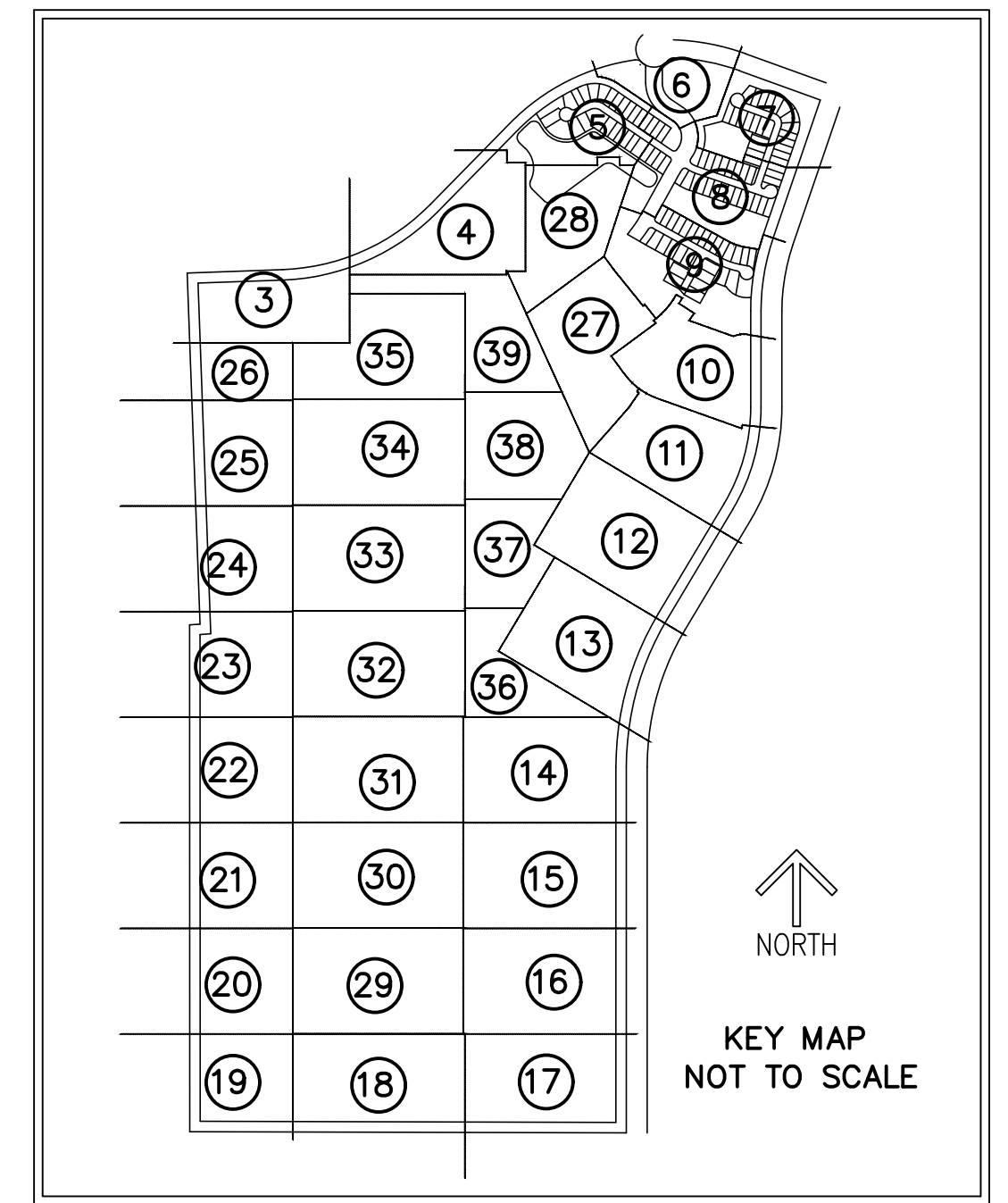
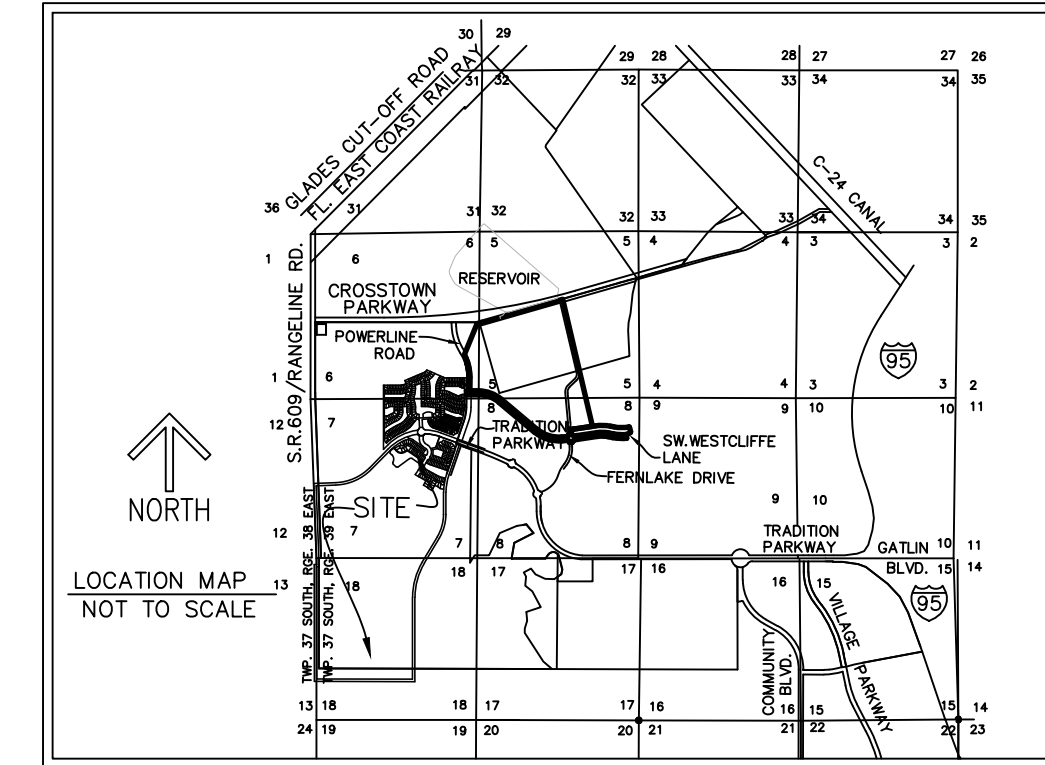
A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

PLAT BOOK \_\_\_\_\_

PAGE \_\_\_\_\_

**SHEET 1 OF 12**

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS – ENGINEERS – PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 – (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591



**LEGAL DESCRIPTION:**

KNOW ALL MEN BY THESE PRESENTS THAT MATTAMY PALM BEACH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNERS OF THE LAND SHOWN HEREON AS "SEVILLE PHASE 1", BEING A PARCEL OF LAND LYING IN SECTION 7, AND 18, TOWNSHIP 37 SOUTH, RANGE 39 EAST, ST. LUCIE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE PLAT OF WESTERN GROVE PLAT NO. 2 ALLAPATTAH SUBSTATION, AS RECORDED IN PLAT BOOK 58, PAGE 12, PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA; THENCE N89°58'45"W A DISTANCE OF 50.00 FEET; THENCE S00°01'15"W A DISTANCE OF 2277.96 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 5,654.58 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 207.88 FEET THROUGH A CENTRAL ANGLE OF 02°06'23" TO A POINT OF TANGENCY; THENCE S02°05'08"E A DISTANCE OF 2,727.91 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE N87°54'52"E A DISTANCE OF 688.46 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 1,565.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 1,187.19 FEET THROUGH A CENTRAL ANGLE OF 43°27'49" TO A POINT OF TANGENCY; THENCE N44°27'03"E A DISTANCE OF 422.17 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 1,568.30 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 1,024.63 FEET THROUGH A CENTRAL ANGLE OF 63°10'03" TO THE BEGINNING OF A COMPOUND CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 58.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 52.42 FEET THROUGH A CENTRAL ANGLE OF 51°46'55" TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 130.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 176.86 FEET THROUGH A CENTRAL ANGLE OF 76°40'19" TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 58.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 250.00 FEET THROUGH A CENTRAL ANGLE OF 38°26'06" TO THE BEGINNING OF A COMPOUND CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 1,568.30 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 397.19 FEET THROUGH A CENTRAL ANGLE OF 14°30'39" TO A POINT OF TANGENCY; THENCE S70°06'38"E A DISTANCE OF 617.84 FEET; THENCE S18°50'28"W A DISTANCE OF 1,049.93 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 1,830.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 535.99 FEET THROUGH A CENTRAL ANGLE OF 18°50'28" TO A POINT OF TANGENCY; THENCE S00°00'00"E A DISTANCE OF 692.32 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 1,430.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 771.17 FEET THROUGH A CENTRAL ANGLE OF 30°53'55" TO A POINT OF TANGENCY; THENCE S30°53'55"W A DISTANCE OF 920.59 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 2,075.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 11,191.01 FEET THROUGH A CENTRAL ANGLE OF 30°53'55" TO A POINT OF TANGENCY; THENCE S00°00'00"E A DISTANCE OF 2635.18 FEET; THENCE N89°50'39"W A DISTANCE OF 3,144.22 FEET; THENCE N00°05'53"W A DISTANCE OF 3,649.38 FEET; THENCE N85°42'58"E A DISTANCE OF 74.89 FEET; THENCE N02°05'08"W A DISTANCE OF 2,529.29 FEET TO THE POINT OF BEGINNING.

CONTAINING 575.099 ACRES, MORE OR LESS.

SAID LANDS SITUATE IN THE CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA.  
SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, COVENANTS, AND RIGHTS-OF-WAY OF RECORD.

**CERTIFICATE OF OWNERSHIP & DEDICATIONS:**

MATTAMY PALM BEACH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNERS OF THE LAND DESCRIBED AND PLATTED HEREIN AS "SEVILLE PHASE 1", BEING IN ST. LUCIE COUNTY, FLORIDA, HAVE CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND HEREBY DEDICATED AS FOLLOWS:

- THE ROAD RIGHT-OF-WAY TRACT R, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, AS PRIVATE ROAD RIGHTS-OF-WAY FOR THE PURPOSE OF PROVIDING ACCESS AND DRAINAGE INSTALLATION, AND IS THE MAINTENANCE OBLIGATION OF SAID SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS. ALL STREETS OR ROADS DESIGNATED HEREON AS PRIVATE STREETS OR ROADS ARE HEREBY SPECIFICALLY SET ASIDE FOR THE USE OF THE ADJACENT PROPERTY OWNERS ONLY, AND IN NO WAY CONSTITUTE A DEDICATION TO THE GENERAL PUBLIC OR THE CITY OF PORT ST. LUCIE. IT BEING SPECIFICALLY UNDERSTOOD THAT NO OBLIGATION IS IMPOSED ON THE CITY NOR SHALL ANY REQUEST BE ENTERTAINED BY THE CITY TO MAINTAIN OR IMPROVE THE PRIVATE STREETS OR ROADS. AN EASEMENT OVER AND UNDER SAID PRIVATE ROAD RIGHTS-OF-WAY IS ALSO DEDICATED IN FAVOR OF THE CITY OF PORT ST. LUCIE, ITS SUCCESSORS AND/OR ASSIGNS, FOR ACCESS TO, AND INSTALLATION AND MAINTENANCE OF, PUBLIC UTILITY FACILITIES, INCLUDING BUT NOT LIMITED TO WATER AND WASTEWATER LINES AND APPURTENANT FACILITIES, AND ACCESS FOR THE CITY OF PORT ST. LUCIE SERVICE AND EMERGENCY VEHICLES. THE CITY OF PORT ST. LUCIE SHALL NOT BE RESPONSIBLE FOR ANY MAINTENANCE OBLIGATIONS FOR SAID EASEMENT AREA EXCEPT AS SHALL RELATE TO THE SERVICING OF SUCH PUBLIC UTILITIES BY THE CITY OF PORT ST. LUCIE. A NON-EXCLUSIVE INGRESS, EGRESS, DRAINAGE, AND UTILITY EASEMENT OVER ALL ROADS, ROADWAYS, AND ROAD RIGHTS-OF-WAY SHOWN OR DESCRIBED ON THIS PLAT IS DEDICATED TO TRADITION COMMUNITY DEVELOPMENT DISTRICT NO. 1, ITS SUCCESSORS AND ASSIGNS. AN INGRESS AND EGRESS EASEMENT IS HEREBY DEDICATED OVER TRACT R TO TRADITION COMMUNITY DEVELOPMENT DISTRICT NO. 1, A COMMUNITY DEVELOPMENT DISTRICT ESTABLISHED IN ACCORDANCE WITH CHAPTER 190, FLORIDA STATUTES, ITS SUCCESSORS AND ASSIGNS. IT BEING SPECIFICALLY UNDERSTOOD THAT NO OBLIGATION IS IMPOSED ON THE DISTRICT NOR SHALL ANY REQUEST BE ENTERTAINED BY THE DISTRICT TO MAINTAIN OR IMPROVE THE PRIVATE STREETS OR ROADS UNDERLYING SAID EASEMENT.
- ALL PLATTED UTILITY EASEMENTS (UE) 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 THE 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. UTILITY EASEMENTS ARE ALSO DEDICATED IN FAVOR OF THE CITY OF PORT ST. LUCIE, FLORIDA, ITS SUCCESSORS AND/OR ASSIGNS, FOR ACCESS TO, INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AND FACILITIES INCLUDING, BUT NOT LIMITED TO, WATER AND WASTEWATER LINES AND APPURTENANT FACILITIES. THE CITY OF PORT ST. LUCIE, FLORIDA SHALL NOT BE RESPONSIBLE FOR ANY MAINTENANCE OBLIGATIONS FOR SAID EASEMENT EXCEPT AS SHALL RELATE TO THE SERVICING OF SUCH PUBLIC UTILITIES BY THE CITY OF PORT ST. LUCIE, FLORIDA.
- THE DRAINAGE EASEMENTS (DE) AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, AS PRIVATE DRAINAGE EASEMENTS FOR THE PURPOSE OF ACCESS TO AND THE INSTALLATION OF DRAINAGE FACILITIES, AND THEY ARE THE MAINTENANCE RESPONSIBILITIES OF SAID SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC.
- THE OPEN SPACE TRACTS (0-1 THROUGH 0-14) AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES INCLUDING DRAINAGE, AND THEY ARE THE MAINTENANCE RESPONSIBILITIES OF SAID SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC.
- THE WATER MANAGEMENT TRACTS (S.M.T. 1 THROUGH S.M.T. 4), SHOWN OR DESCRIBED ON THIS PLAT ARE DEDICATED TO TRADITION COMMUNITY DEVELOPMENT DISTRICT NO. 9, A COMMUNITY DEVELOPMENT DISTRICT ESTABLISHED IN ACCORDANCE WITH CHAPTER 190, FLORIDA STATUTES ("DISTRICT NO. 9"), ACTING BY AND UNDER DELEGATED AUTHORITY FROM, AND RECEIVING SUCH DEDICATION FOR THE USE AND BENEFICIAL OWNERSHIP OF, THE "NEW CIP DISTRICT" (AS DEFINED IN THE BELOW-DESCRIBED INTERLOCAL AGREEMENTS) IN WHICH THE PLATTED LANDS LIE, IN ACCORDANCE WITH THE AMENDED AND RESTATED DISTRICT DEVELOPMENT INTERLOCAL AGREEMENT DATED AS OF APRIL 8, 2008, AND RECORDED AT OFFICIAL RECORDS BOOK 2983, PAGES 1074-1124, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, AS SUPPLEMENTED BY THAT CERTAIN DISTRICT DEVELOPMENT INTERLOCAL AGREEMENT DATED MARCH 12, 2021, AND RECORDED AT OFFICIAL RECORDS BOOK 4572, PAGES 1898-1967, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA (TOGETHER, THE "INTERLOCAL AGREEMENTS"), ITS SUCCESSORS AND ASSIGNS, FOR THE PURPOSE OF PROVIDING INGRESS AND EGRESS FOR THE CITY OF PORT ST. LUCIE SERVICE AND EMERGENCY VEHICLES.
- THE LAKE MAINTENANCE EASEMENTS (LME) AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, AS LAKE MAINTENANCE EASEMENTS FOR THE PURPOSE OF ACCESS TO AND THE MAINTENANCE OF THE WATER MANAGEMENT TRACTS, AND THEY ARE THE MAINTENANCE RESPONSIBILITIES OF SAID SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC.
- PARCELS 1 AND 2 ARE RESERVED FOR MATTAMY PALM BEACH, LLC, A DELAWARE LIMITED LIABILITY COMPANY, THEIR SUCCESSORS AND ASSIGNS.
- THE ACCESS EASEMENTS, WATER MANAGEMENT ACCESS EASEMENTS AND WATER MANAGEMENT EASEMENTS SHOWN OR DESCRIBED ON THIS PLAT ARE DEDICATED TO TRADITION COMMUNITY DEVELOPMENT DISTRICT NO. 9, A COMMUNITY DEVELOPMENT DISTRICT ESTABLISHED IN ACCORDANCE WITH CHAPTER 190, FLORIDA STATUTES ("DISTRICT NO. 9"), ACTING BY AND UNDER DELEGATED AUTHORITY FROM, AND RECEIVING SUCH DEDICATION FOR THE USE AND BENEFICIAL OWNERSHIP OF, THE "NEW CIP DISTRICT" (AS DEFINED IN THE BELOW-DESCRIBED INTERLOCAL AGREEMENTS) IN WHICH THE PLATTED LANDS LIE, IN ACCORDANCE WITH THE AMENDED AND RESTATED DISTRICT DEVELOPMENT INTERLOCAL AGREEMENT DATED AS OF APRIL 8, 2008, AND RECORDED AT OFFICIAL RECORDS BOOK 2983, PAGES 1074-1124, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, AS SUPPLEMENTED BY THAT CERTAIN DISTRICT DEVELOPMENT INTERLOCAL AGREEMENT DATED MARCH 12, 2021, AND RECORDED AT OFFICIAL RECORDS BOOK 4572, PAGES 1898-1967, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA (TOGETHER, THE "INTERLOCAL AGREEMENTS"), ITS SUCCESSORS AND ASSIGNS, FOR THE PURPOSE OF PROVIDING INGRESS AND EGRESS FOR THE CITY OF PORT ST. LUCIE SERVICE AND EMERGENCY VEHICLES.
- THE PRIVATE UTILITY EASEMENTS (PSLUE) SHOWN HEREON ARE HEREBY DEDICATED IN FAVOR OF THE CITY OF PORT ST. LUCIE, FLORIDA, ITS SUCCESSORS AND/OR ASSIGNS, FOR ACCESS TO, AND INSTALLATION AND MAINTENANCE OF, PUBLIC UTILITY FACILITIES, INCLUDING BUT NOT LIMITED TO WATER AND WASTE WATER LINES AND APPURTENANT FACILITIES. THE CITY OF PORT ST. LUCIE SHALL NOT BE RESPONSIBLE FOR ANY MAINTENANCE OBLIGATIONS FOR SAID EASEMENTS EXCEPT AS SHALL RELATE TO THE SERVICING OF SUCH PUBLIC UTILITIES BY THE CITY OF PORT ST. LUCIE. THERE SHALL BE NO OTHER PUBLIC OR PRIVATE UTILITY FACILITIES INSTALLED IN, ON, OVER, UNDER OR ACROSS THE EASEMENT AREAS WITHOUT THE CITY'S WRITTEN PERMISSION.
- A FLOWAGE EASEMENT IS HEREBY DEDICATED TO THE CITY OF PORT ST. LUCIE, ITS SUCCESSORS AND ASSIGNS, FOR STORM WATER MANAGEMENT AND STORMWATER FLOWAGE OVER WATER MANAGEMENT TRACTS (S.M.T. 1 THROUGH S.M.T. 4) AND WATER MANAGEMENT EASEMENTS (WME) SHOWN ON THIS PLAT, AND THE WATER MANAGEMENT EASEMENTS AND WATER MANAGEMENT ACCESS EASEMENTS. THE CITY, ITS SUCCESSORS OR ASSIGNS, SHALL HAVE THE RIGHT TO REQUIRE THE REMOVAL OF ANY IMPROVEMENTS EXCLUDING IRRIGATION PUMP STATIONS, WHICH ARE CONSTRUCTED IN VIOLATION OF THE CONDITIONS SET FORTH ABOVE. IF VIOLATING IMPROVEMENTS ARE NOT REMOVED UPON REQUEST, THE CITY, ITS SUCCESSORS OR ASSIGNS, DESIGNEES OR CONTRACTORS WILL REMOVE SAID IMPROVEMENTS WITHOUT LIABILITY OR RESPONSIBILITY THEREFORE OR COST TO THE CITY.
- AN EMERGENCY INGRESS/EGRESS EASEMENT OVER AND ACROSS ROAD RIGHT-OF-WAY TRACT R AS SHOWN HEREON IS HEREBY GRANTED TO THE CITY OF PORT ST. LUCIE FOR EMERGENCY VEHICLE ACCESS OVER AND ACROSS AS SHOWN AND NOTED HEREON AND SHALL BE THE MAINTENANCE RESPONSIBILITIES OF SAID SEVILLE AT TRADITION HOMEOWNERS ASSOCIATION INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PORT ST. LUCIE, FLORIDA. THE CITY OF PORT ST. LUCIE HAS THE RIGHT, BUT NOT THE OBLIGATION TO MAINTAIN THE EMERGENCY INGRESS/EGRESS EASEMENT.
- THE CITY OF PORT ST. LUCIE SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO CONSTRUCT AND MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM WITHIN THESE TRACTS AND EASEMENTS WHICH IS ASSOCIATED WITH DRAINAGE FROM CITY RIGHTS-OF-WAY.

**CERTIFICATE OF OWNERSHIP & DEDICATION:**

IN WITNESS WHEREOF, THE ABOVE NAMED DELAWARE LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

MATTAMY PALM BEACH, LLC,  
A DELAWARE LIMITED LIABILITY COMPANY

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

By: \_\_\_\_\_  
ANTHONY PALUMBO  
VICE PRESIDENT

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

**ACKNOWLEDGEMENT:**

STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF \_\_\_ PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, BY ANTHONY PALUMBO, VICE PRESIDENT, ON BEHALF OF MATTAMY PALM BEACH, LLC., A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF OF THE LIMITED LIABILITY COMPANY, WHO IS \_\_\_ PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

COMMISSION NO. & \_\_\_\_\_ NOTARY PUBLIC, STATE OF FLORIDA  
EXPIRATION DATE

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

**CLERK'S RECORDING CERTIFICATE:**

STATE OF FLORIDA  
COUNTY OF ST. LUCIE

I, MICHELLE R. MILLER, CLERK OF THE CIRCUIT COURT OF ST. LUCIE COUNTY, FLORIDA, DO HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED, AND THAT IT COMPLIES IN FORM WITH ALL THE REQUIREMENTS OF THE LAWS OF FLORIDA PERTAINING TO MAPS AND PLATS, AND THAT THIS PLAT HAS BEEN FILED FOR RECORD IN PLAT BOOK \_\_\_\_\_, PAGE(S) \_\_\_\_\_ OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

MICHELLE R. MILLER  
CLERK OF THE CIRCUIT COURT  
ST. LUCIE COUNTY, FLORIDA

**SURVEY NOTES:**

- BEARINGS SHOWN HEREON ARE RELATIVE TO A RECORD PLAT BEARING OF N.89°58'45"W. ALONG THE NORTH LINE OF TRACT 1, AS SHOWN ON THE PLAT OF WESTERN GROVE PLAT NO. 2 ALLAPATTAH SUBSTATION, AS RECORDED IN PLAT BOOK 58, PAGE 12 OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.
- LINES INTERSECTING CURVES ARE NON-RADIAL UNLESS SHOWN OTHERWISE NOTED (R) FOR RADIAL.
- 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.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. LUCIE COUNTY.
- NOTE: THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 177, PART 1 FLORIDA STATUTES BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY OR UNDER CONTRACT WITH THE CITY OF PORT ST. LUCIE.

**SURVEYOR'S CERTIFICATE:**

STATE OF FLORIDA  
COUNTY OF ST. LUCIE

THIS IS TO CERTIFY THAT THE PLAT AS SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN SET AND THAT PERMANENT CONTROL POINTS (P.C.P.'S) AND LOT CORNERS WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY COUNCIL OF PORT ST. LUCIE FOR THE REQUIRED IMPROVEMENTS, AND FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND IN ACCORDANCE WITH THE SURVEYING STANDARDS CONTAINED WITHIN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, SET FORTH BY THE FLORIDA BOARD OF SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND ORDINANCES OF THE CITY OF PORT ST. LUCIE, FLORIDA. THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

CLERK OF THE COURT  
SURVEYOR

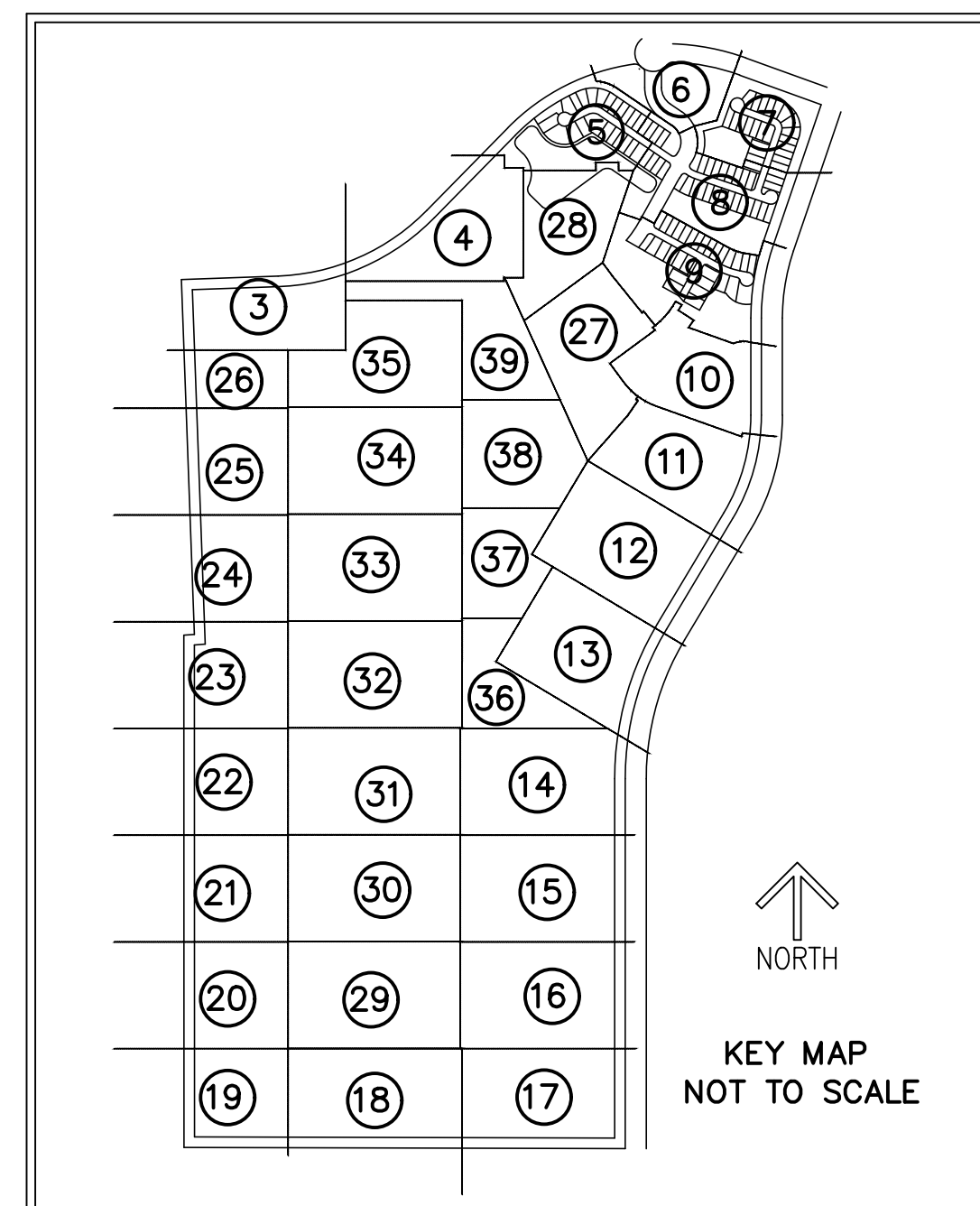
RONNIE L. FURNISS  
PROFESSIONAL SURVEYOR MAPPER #6272  
STATE OF FLORIDA,  
CAULFIELD AND WHEELER, INC  
SURVEYORS – ENGINEERS – PLANNERS  
7900 GLADES ROAD, SUITE 100  
(561)392-1991  
CERTIFICATION OF AUTHORIZATION NO.  
LB 3591

PSLUSD PROJECT NO. 5395  
CITY OF PORT ST. LUCIE  
PROJECT NO. P21-240

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS – ENGINEERS – PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 – (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591



### ACCEPTANCE OF DEDICATION:

THE TRADITION COMMUNITY DEVELOPMENT DISTRICT NO. 9, A COMMUNITY DEVELOPMENT DISTRICT ESTABLISHED IN ACCORDANCE WITH CHAPTER 190, FLORIDA STATUTES ("DISTRICT NO. 9"), ACTING BY AND UNDER DELEGATED AUTHORITY FROM, AND RECEIVING SUCH DEDICATION FOR THE USE AND BENEFICIAL OWNERSHIP OF, THE "NEW CIP DISTRICT" (AS DEFINED IN THE BELOW-DESCRIBED INTERLOCAL AGREEMENTS) IN WHICH THE PLATTED LANDS LIE, IN ACCORDANCE WITH THE AMENDED AND RESTATED DISTRICT DEVELOPMENT INTERLOCAL AGREEMENT DATED AS OF APRIL 8, 2008, AND RECORDED AT OFFICIAL RECORDS BOOK 2983, PAGES 1074-1124, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, AS SUPPLEMENTED BY THAT CERTAIN DISTRICT DEVELOPMENT INTERLOCAL AGREEMENT DATED MARCH 12, 2021, AND RECORDED AT OFFICIAL RECORDS BOOK 4572, PAGES 1898-1967, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA (TOGETHER, THE "INTERLOCAL AGREEMENTS"), ITS SUCCESSORS AND ASSIGNS, HEREBY ACCEPTS THE DEDICATIONS OF WATER MANAGEMENT TRACTS, WATER MANAGEMENT EASEMENTS AND WATER MANAGEMENT ACCESS EASEMENTS, NON-EXCLUSIVE INGRESS, EGRESS, DRAINAGE, AND UTILITY EASEMENT, SET FORTH UPON THE WITHIN PLAT AND SPECIFICALLY DEDICATED TO DISTRICT NO. 5, PROVIDED, HOWEVER, THAT ACCEPTANCE OF SUCH DEDICATIONS AND OF THE OBLIGATION TO OPERATE AND MAINTAIN SUCH FACILITIES IS EXPRESSLY CONDITIONED UPON (I) COMPLETION OF CONSTRUCTION OF ALL WATER MANAGEMENT SYSTEM IMPROVEMENTS FOR THE PHASE OF SUCH SYSTEM IN WHICH THE DEDICATED TRACTS AND EASEMENTS ARE LOCATED IN STRICT COMPLIANCE WITH BOTH THE APPROVED PLANS FOR, AND THE REQUIREMENTS OF ALL REGULATORY AUTHORITIES EXERCISING JURISDICTION OVER, SUCH IMPROVEMENTS, AND (II) COMPLIANCE WITH ALL SURFACE WATER MANAGEMENT SYSTEM TURNOVER REQUIREMENTS RELATING TO SUCH FACILITIES, AS SET FORTH IN THE POLICIES AND PROCEDURES MANUAL FOR THE DISTRICTS. DISTRICT NO. 9 DOES NOT ACCEPT ANY OTHER RIGHT-OF-WAY, EASEMENT, TRACT, OR OTHER INTEREST IN REAL ESTATE OTHERWISE DEDICATED TO THE PUBLIC.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022

CHAIRMAN: \_\_\_\_\_

SECRETARY: \_\_\_\_\_

### ACCEPTANCE OF DEDICATION:

TRADITION COMMUNITY DEVELOPMENT DISTRICT NO. 1, A COMMUNITY DEVELOPMENT DISTRICT ESTABLISHED IN ACCORDANCE WITH CHAPTER 190, FLORIDA STATUTES, HEREBY ACCEPTS THE DEDICATIONS OF INGRESS AND EGRESS OF TRACT R, IRRIGATION EASEMENTS (IQE), SET FORTH UPON THE WITHIN PLAT AND SPECIFICALLY DEDICATED TO SUCH DISTRICT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022

CHAIRMAN: \_\_\_\_\_

SECRETARY: \_\_\_\_\_

### TITLE CERTIFICATION:

STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

THE UNDERSIGNED, STEVEN R. PARSON, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DOES HEREBY CERTIFY THAT, AS OF THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, AT \_\_\_\_\_ AM:

- THE RECORD TITLE TO THE LAND AS DESCRIBED AND SHOWN HEREON IS IN THE NAME OF MATTAMY PALM BEACH LLC, A DELAWARE LIMITED LIABILITY COMPANY, THE ENTITY EXECUTING THE DEDICATION.
- THERE ARE NO MORTGAGES OF RECORD ENCUMBERING THE LAND DESCRIBED HEREIN.
- PURSUANT TO FLORIDA STATUTES SECTION 197.192, ALL TAXES HAVE BEEN PAID THROUGH THE YEAR 20\_\_\_\_.
- ALL ASSESSMENTS AND OTHER LIENS CURRENTLY DUE AND PAYABLE LEVIED BY ANY PRIVATE OR GOVERNMENTAL AGENCY AGAINST SAID LAND HAVE BEEN SATISFIED.
- THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022

STEVEN R. PARSON, PARTNER  
FLORIDA BAR NO. 351903  
SHUTTS & BOWEN LLP  
525 OKEECHOBEE BLVD., SUITE 1100  
WEST PALM BEACH, FL 33401

### SEVILLE AT TRADITION HOMEOWNER'S ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT.

IN WITNESS WHEREOF, THE ABOVE NAMED SEVILLE AT TRADITION HOMEOWNER'S ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, HEREBY ACCEPTS THE DEDICATIONS TO SAID ASSOCIATION AS STATED HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ITS COMPANY SEAL TO BE AFFIXED HERETO, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

SEVILLE AT TRADITION HOMEOWNER'S ASSOCIATION INC., A FLORIDA CORPORATION NOT FOR PROFIT.

WITNESS: \_\_\_\_\_

BY: ANTHONY J. PALUMBO III  
PRESIDENT

WITNESS: \_\_\_\_\_

### SEVILLE AT TRADITION HOMEOWNER'S ASSOCIATION INC., A FLORIDA CORPORATION NOT FOR PROFIT:

#### ACKNOWLEDGEMENT:

STATE OF FLORIDA)  
COUNTY OF \_\_\_\_\_ )

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF \_\_\_ PHYSICAL PRESENCE OR \_\_\_ ONLINE NOTARIZATION, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, BY ANTHONY J. PALUMBO III, PRESIDENT, ON BEHALF OF SEVILLE AT TRADITION HOMEOWNER'S ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ON BEHALF OF THE CORPORATION, WHO IS \_\_\_ PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

COMMISSION NO. & EXPIRATION DATE

NOTARY PUBLIC, STATE OF FLORIDA

COMMISSION NUMBER

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

### CITY OF PORT ST LUCIE APPROVAL OF PLAT:

STATE OF FLORIDA)  
COUNTY OF ST LUCIE)

IT IS HEREBY CERTIFIED THAT THIS PLAT OF SEVILLE PHASE 1, HAS BEEN OFFICIALLY APPROVED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF PORT ST LUCIE, FLORIDA AND ALL DEDICATIONS TO THE CITY HEREIN ARE ACCEPTED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF PORT ST. LUCIE., THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

CITY OF PORT ST LUCIE: \_\_\_\_\_  
SHANNON M. MARTIN, MAYOR

ATTEST: \_\_\_\_\_  
SALLY WALSH, CITY CLERK

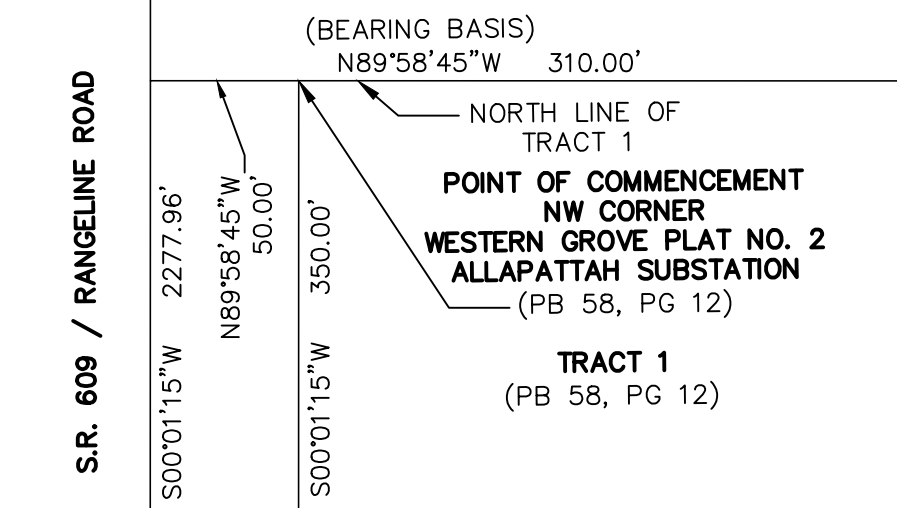
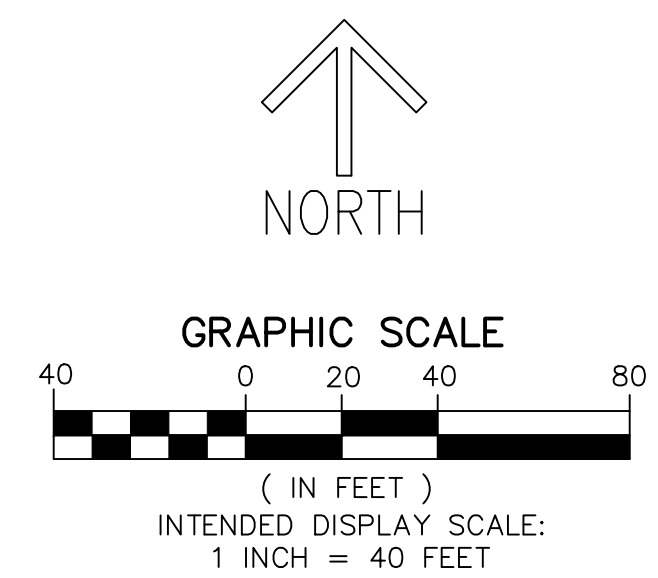
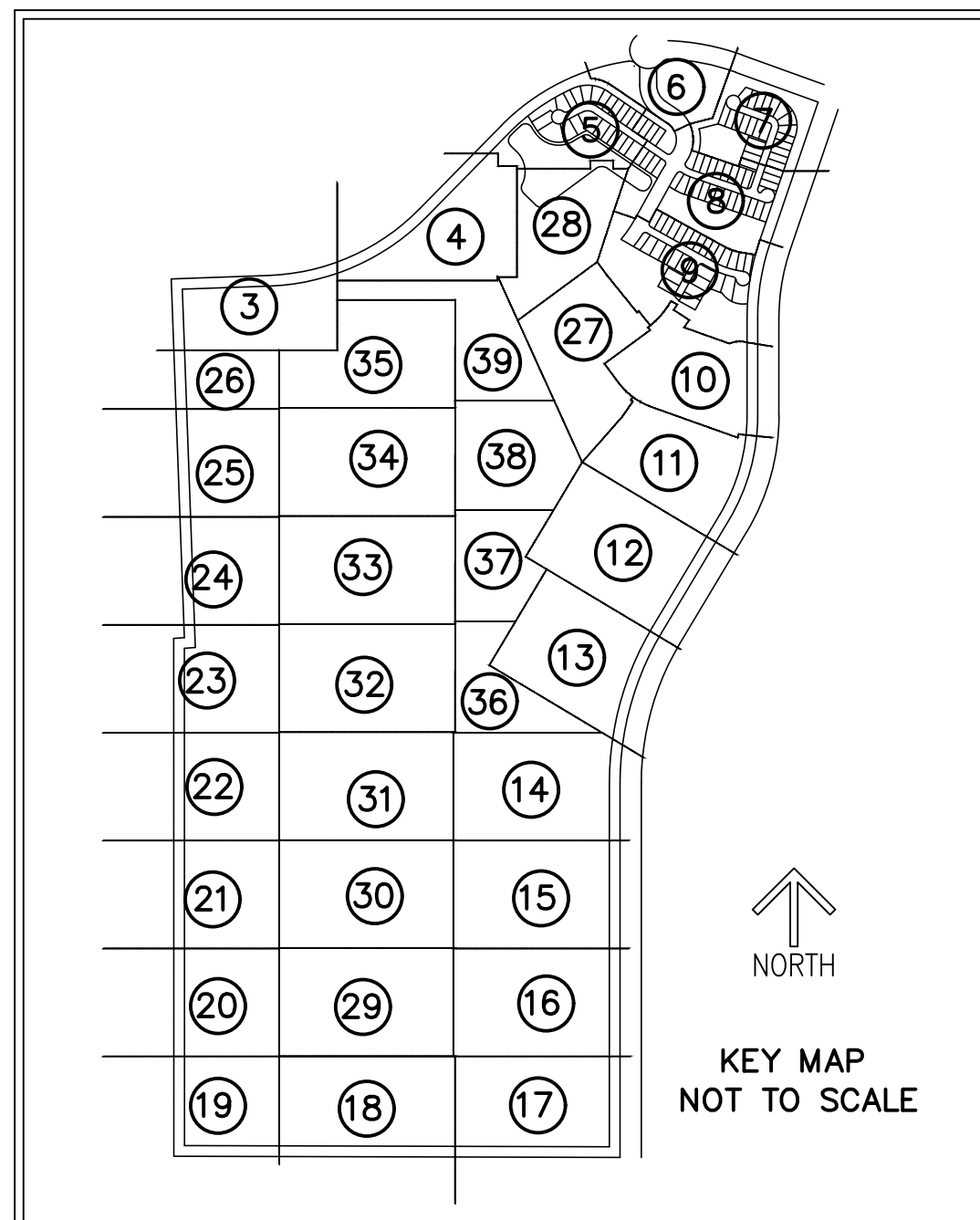


# SEVILLE PHASE 1

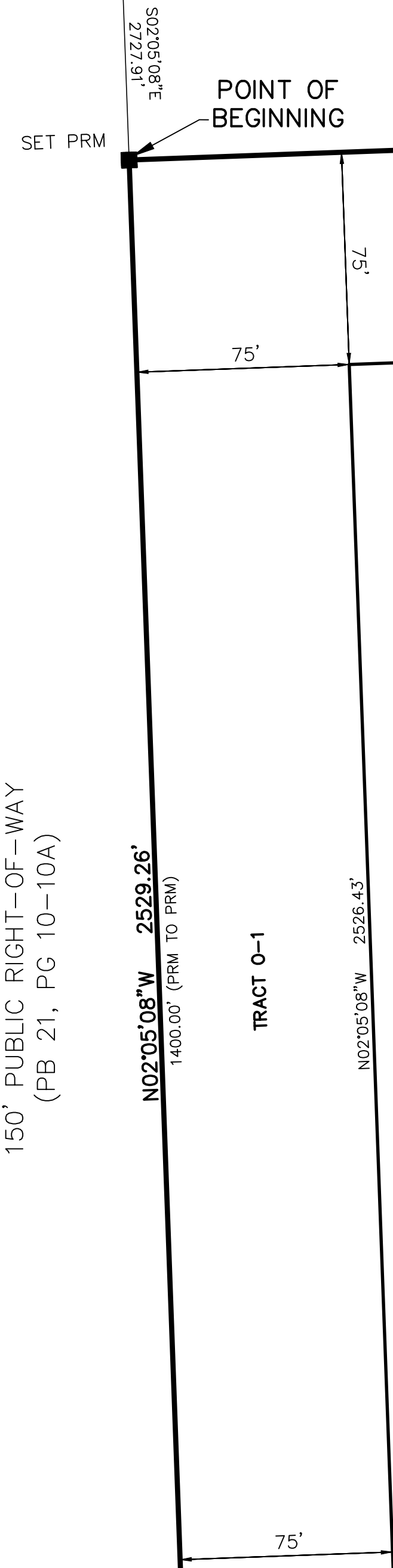
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
  - IOE - IRRIGATION QUALITY EASEMENT
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  - LBE - LANDSCAPE BUFFER EASEMENT
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  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
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  - PB - PLAT BOOK
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  - (R) - INDICATES RADIAL LINE
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



RANGELINE ROAD  
 STATE ROAD 609  
 150' PUBLIC RIGHT-OF-WAY  
 (PB 21, PG 10-10A)



TRADITION PARKWAY  
 130' PUBLIC RIGHT-OF-WAY  
 (ORB 3071, PG 2612)  
 UNPLATTED

PARCEL 2  
 490.604 AC

$R=1565.00'$   $\Delta=43^{\circ}27'49''$   $L=1187.19'$   
 $CB=N66^{\circ}10'57''E$   $CD=1158.92'$

$R=1640.00'$   $\Delta=43^{\circ}27'49''$   $L=1244.08'$

MATCH LINE SHEET 26

MATCH LINE SHEET 35

MATCH LINE SHEET 39  
 MATCH LINE SHEET 35  
 MATCH LINE SHEET 39  
 MATCH LINE SHEET 4

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
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TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
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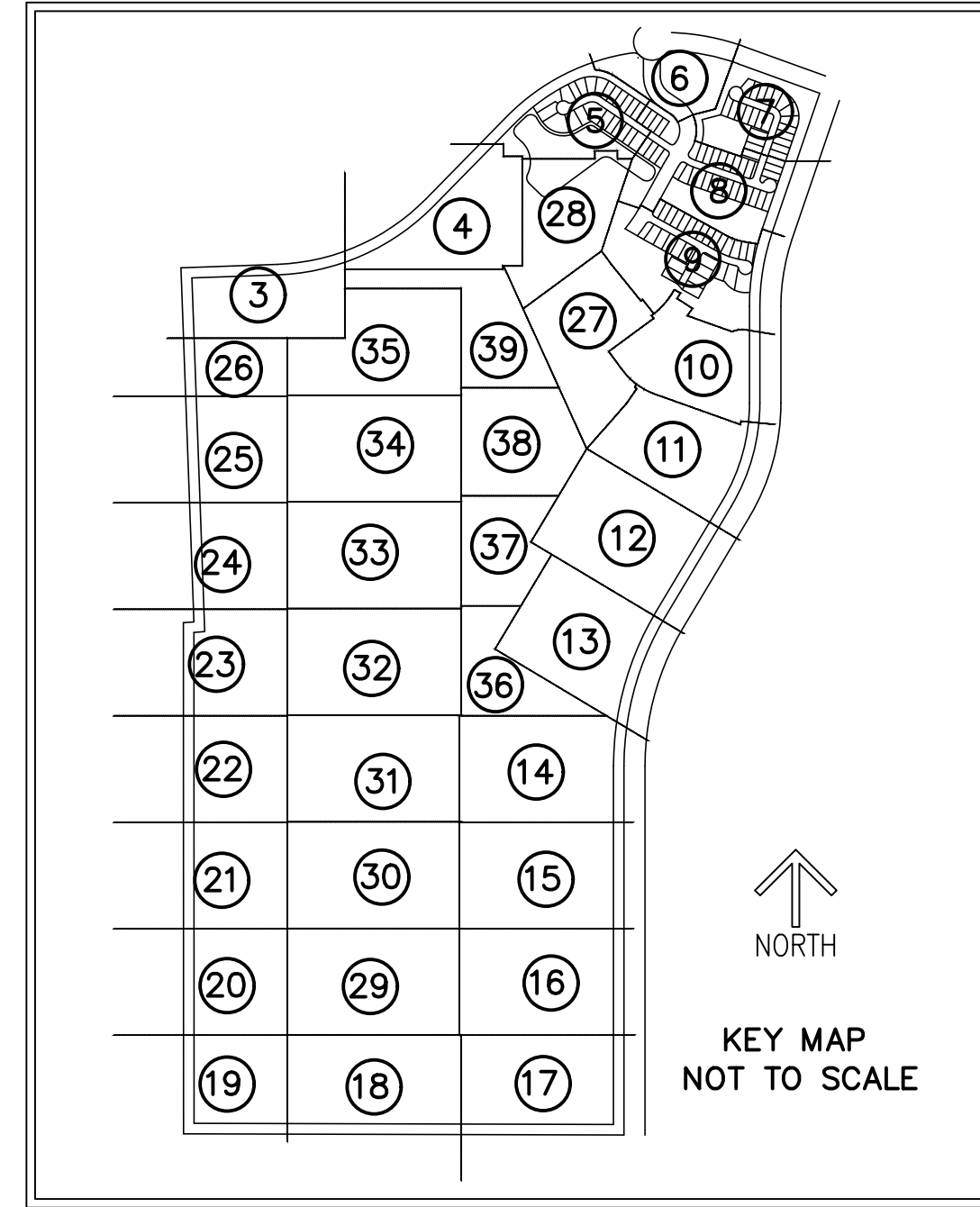
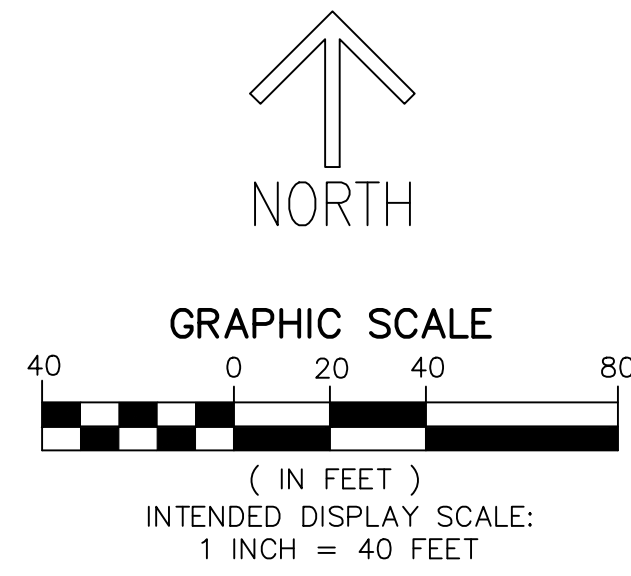
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PLAT BOOK \_\_\_\_\_

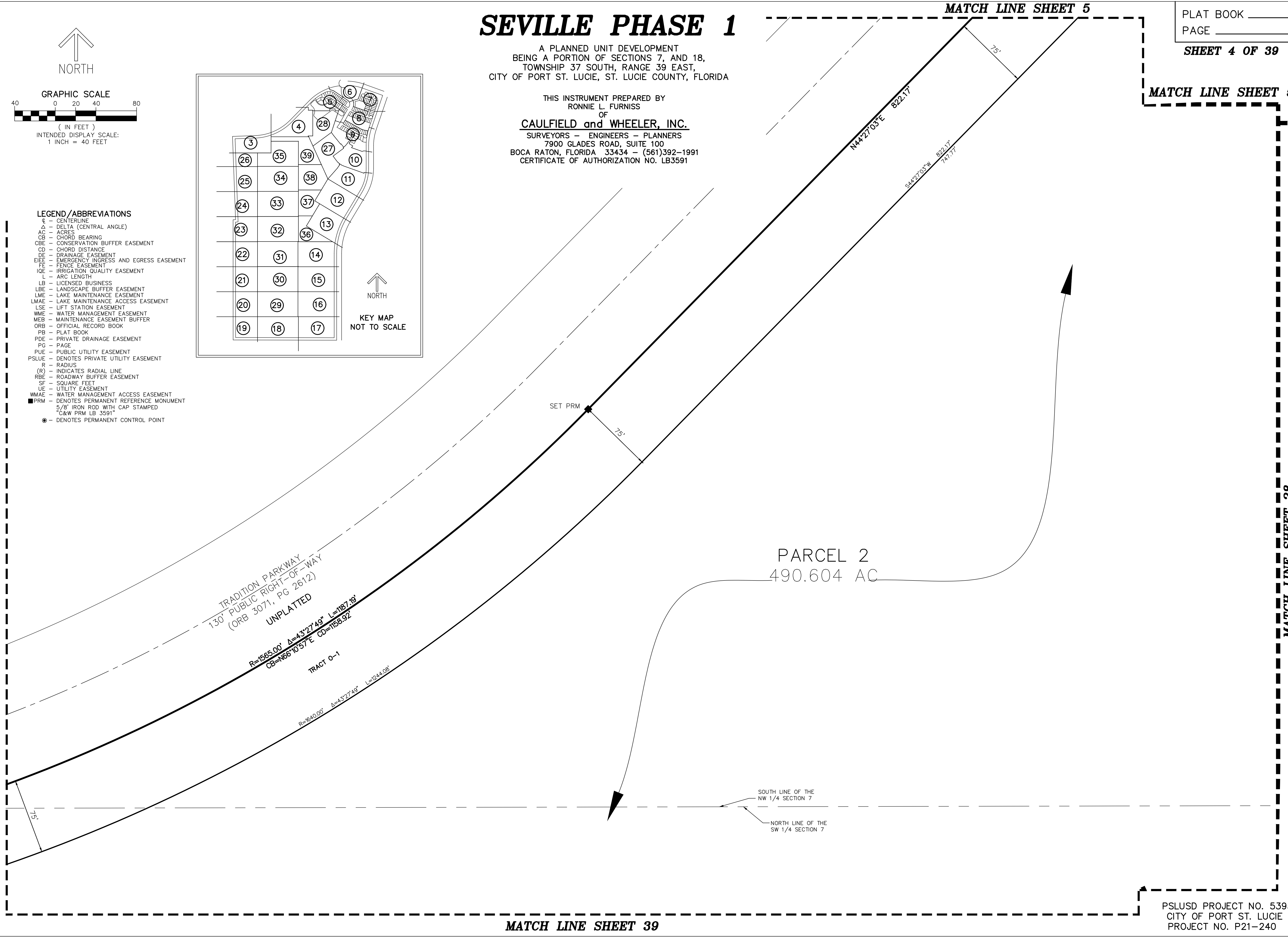
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**SHEET 4 OF 39**

**MATCH LINE SHEET 5**



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**MATCH LINE SHEET 28**

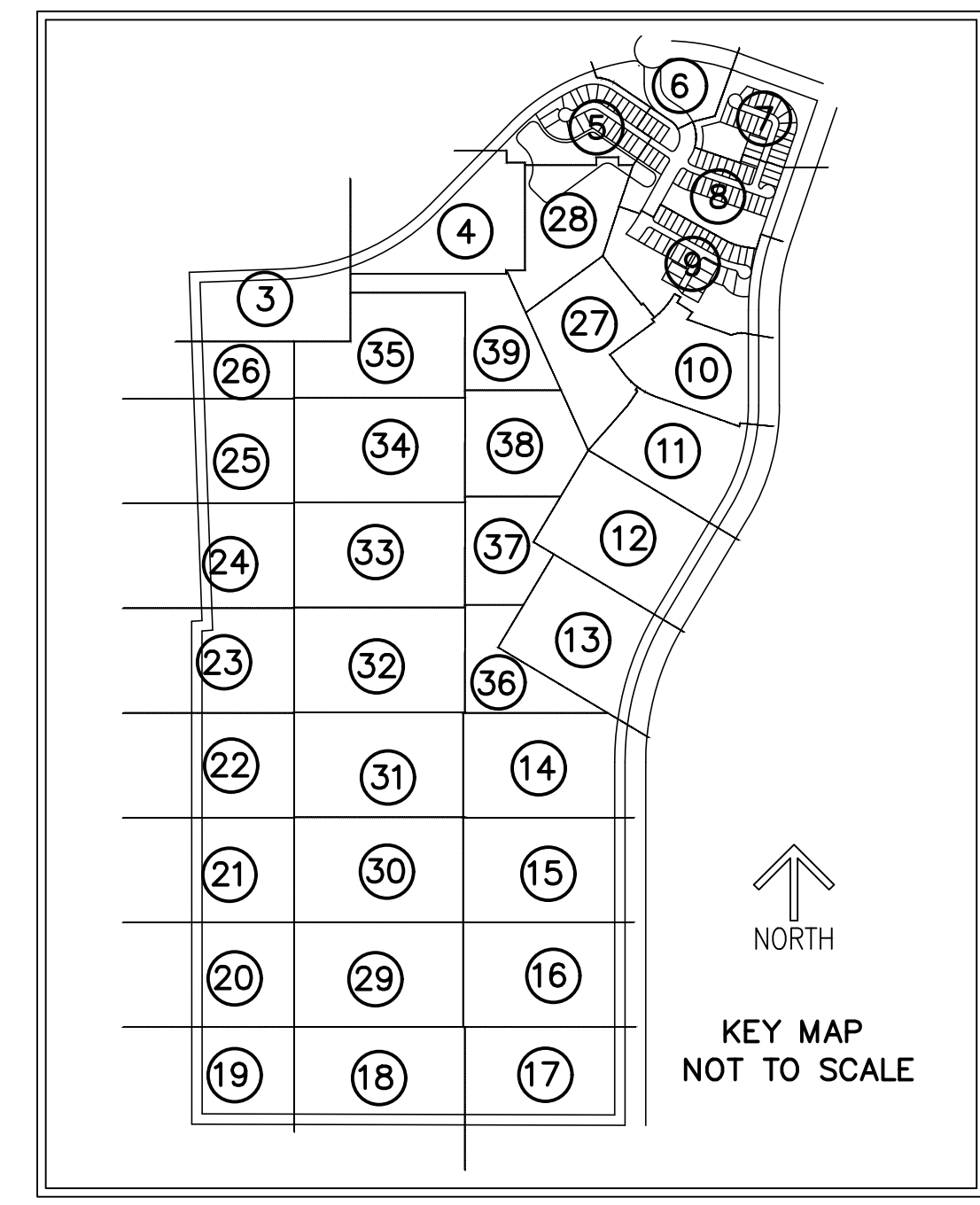
**MATCH LINE SHEET 39**



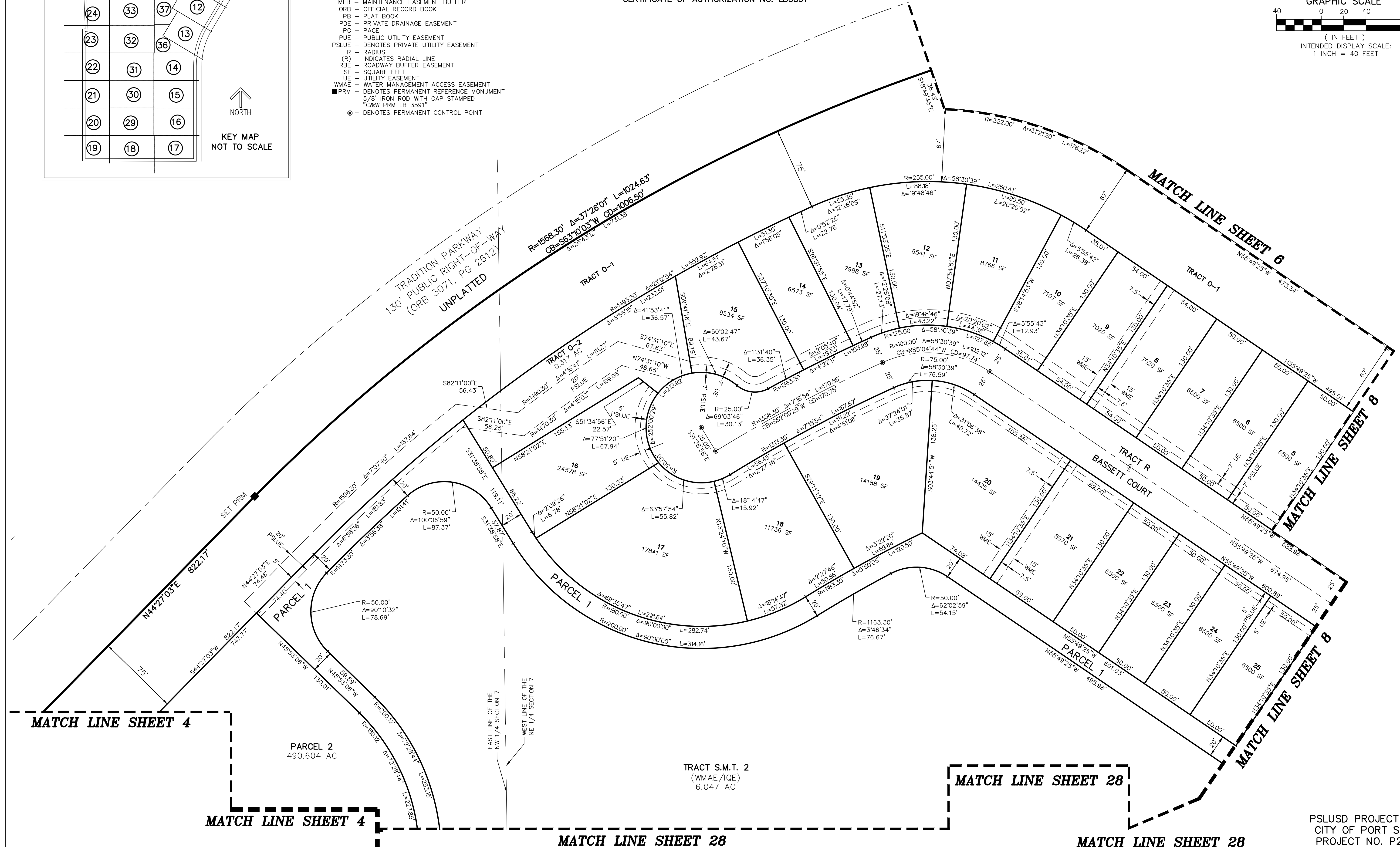
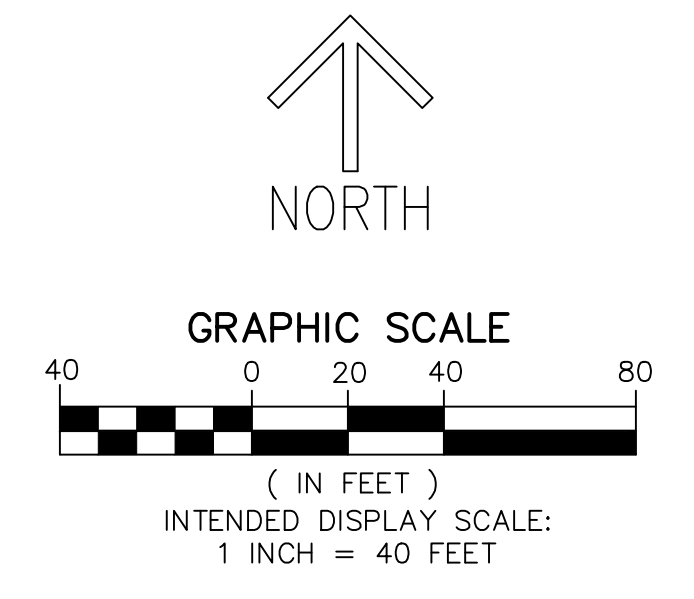
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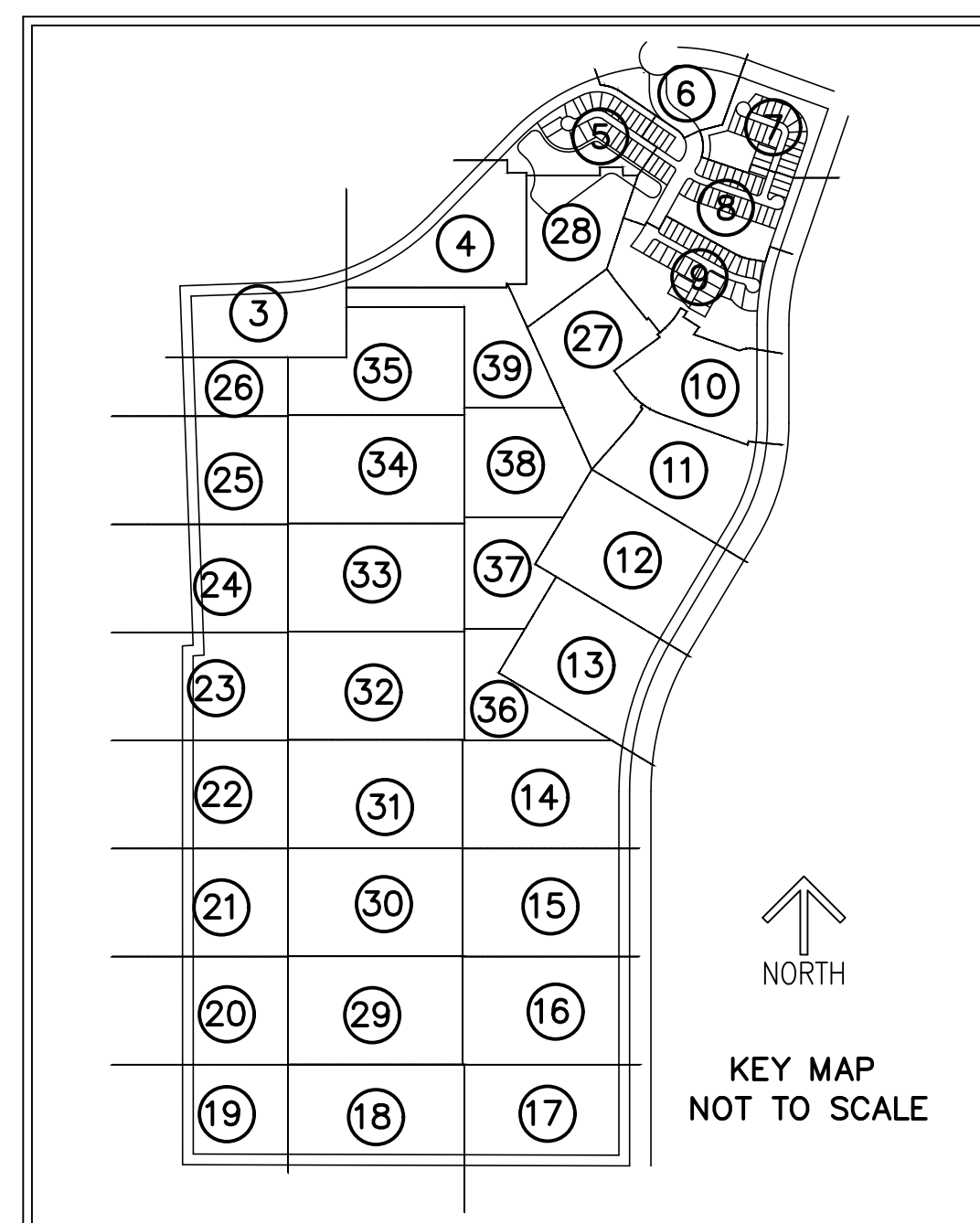
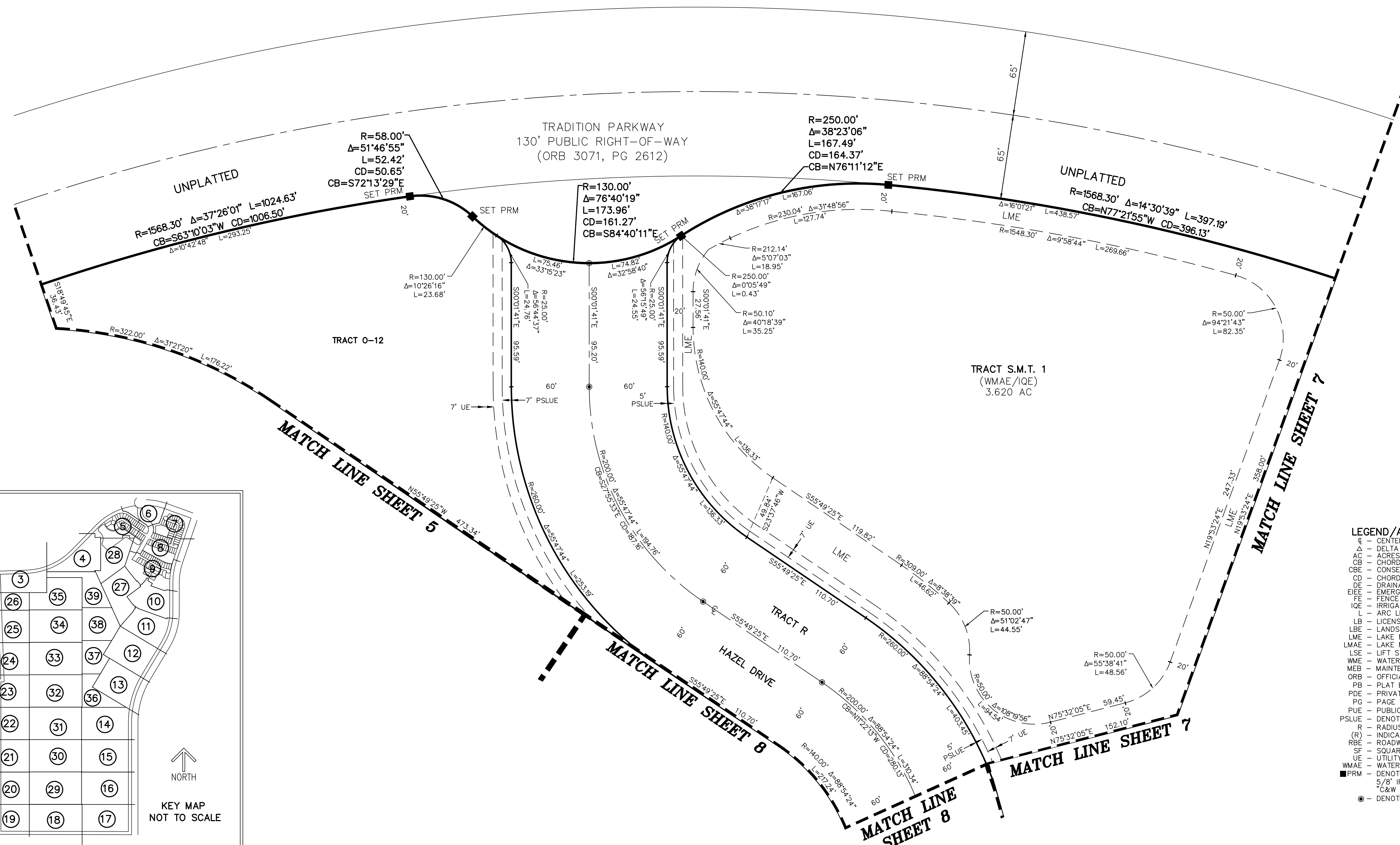
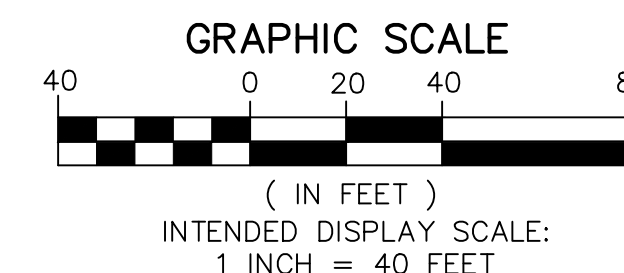
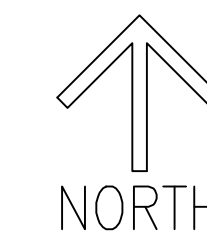
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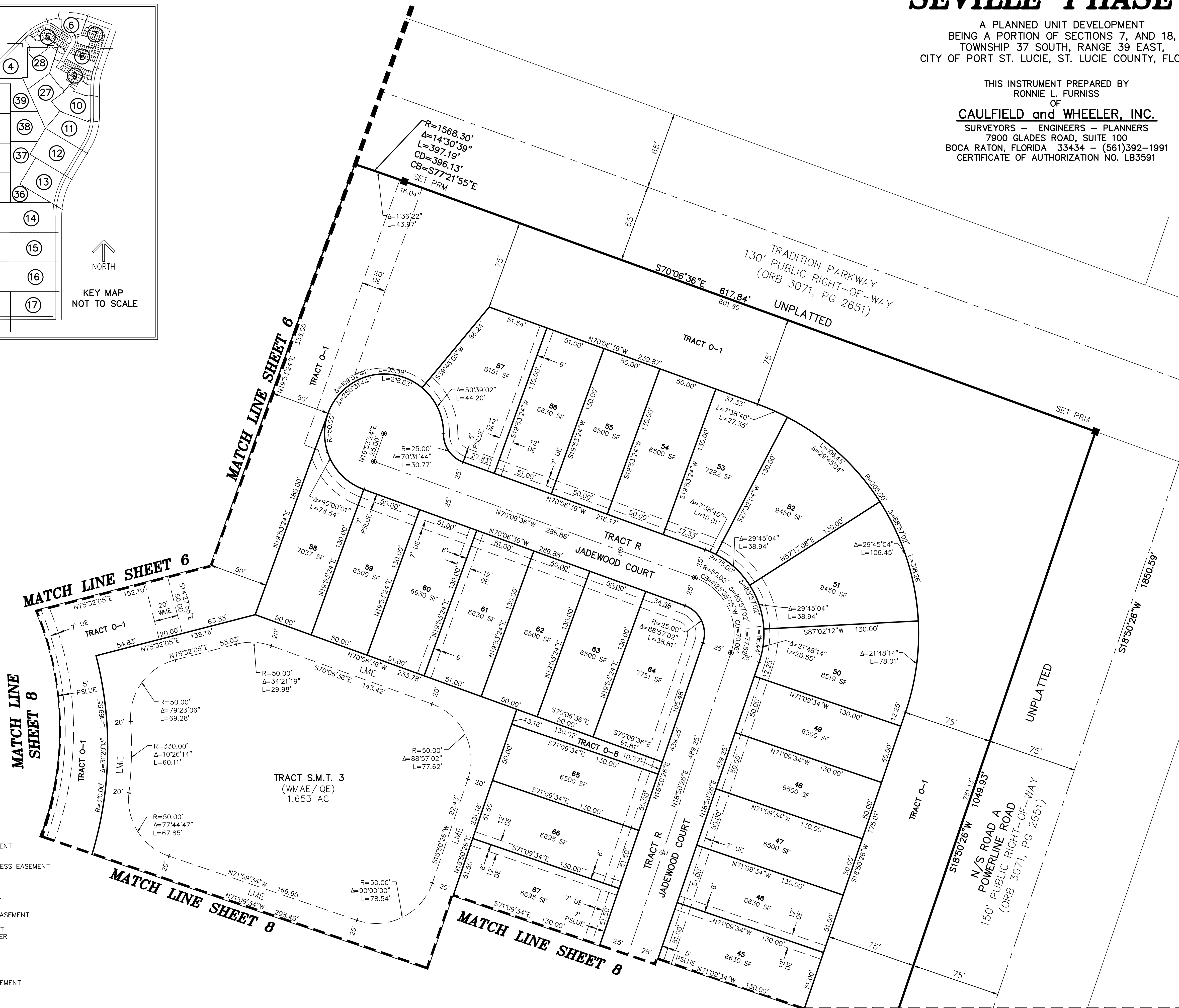
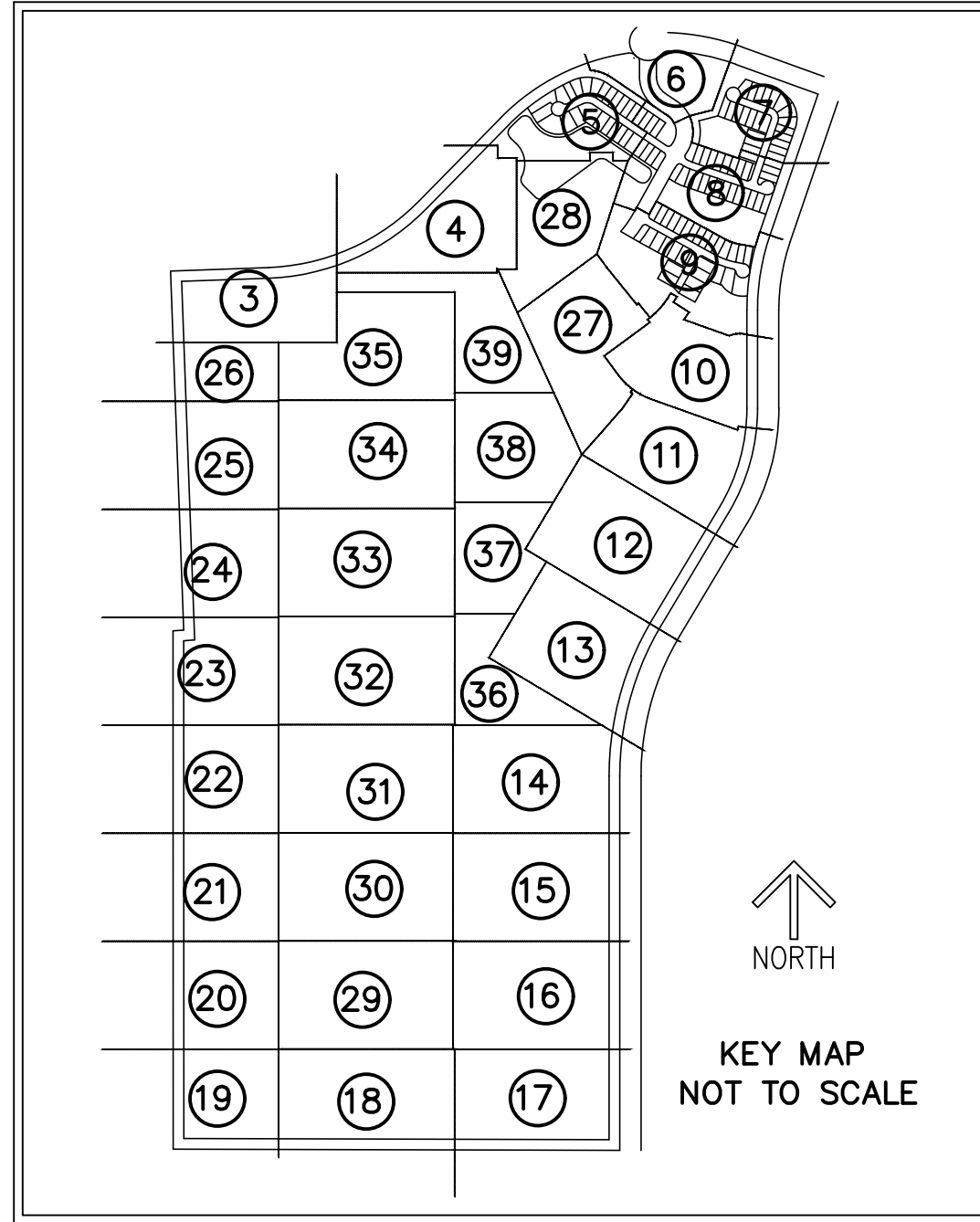
PLAT BOOK \_\_\_\_\_

PAGE \_\_\_\_\_

**SHEET 7 OF 39**

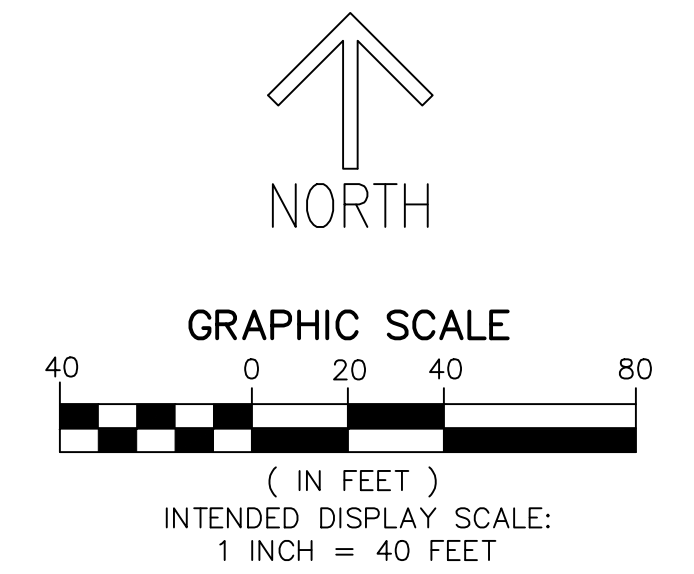
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PSLUSD PROJECT NO. 5395  
CITY OF PORT ST. LUCIE  
PROJECT NO. P21-240



# SEVILLE PHASE 1

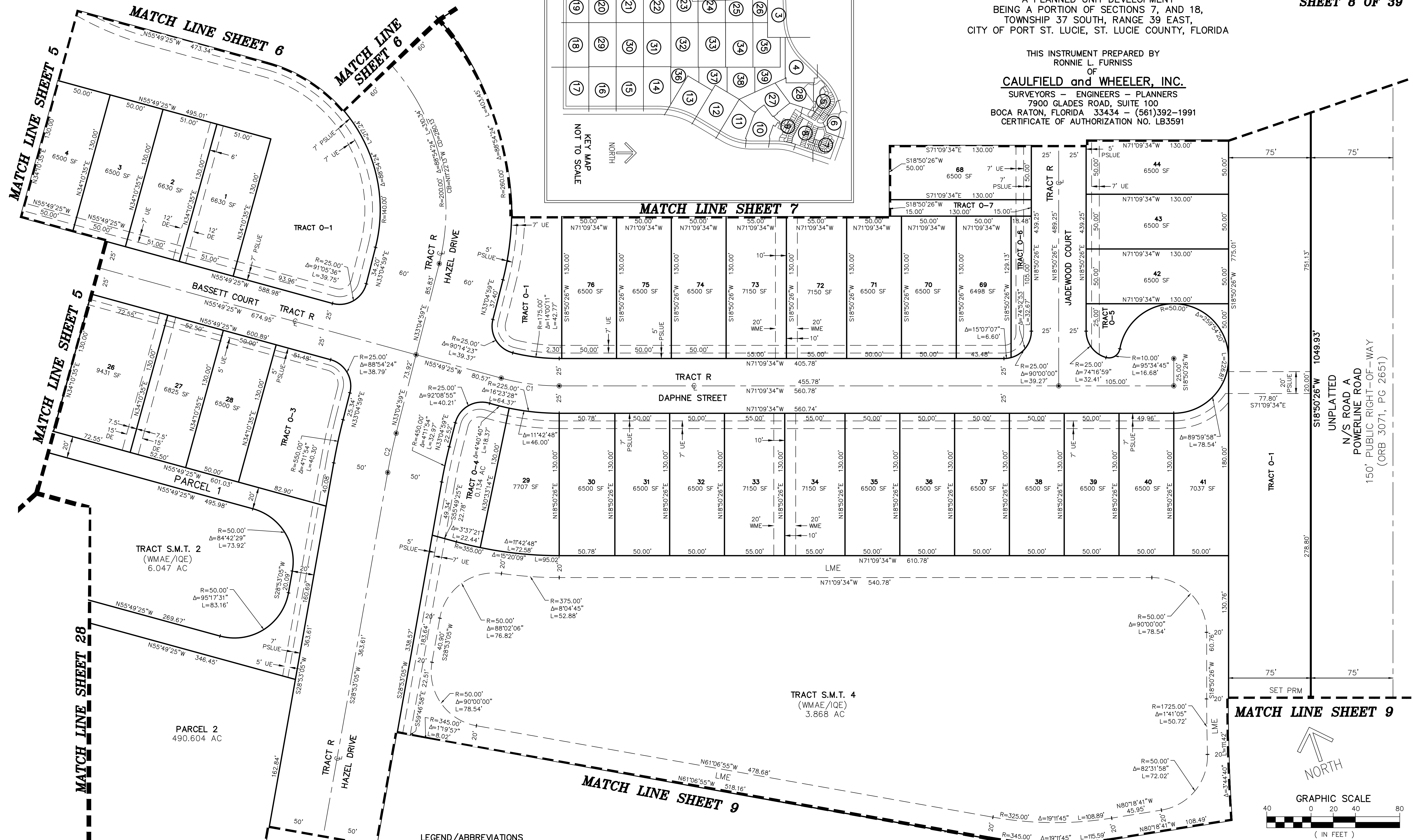
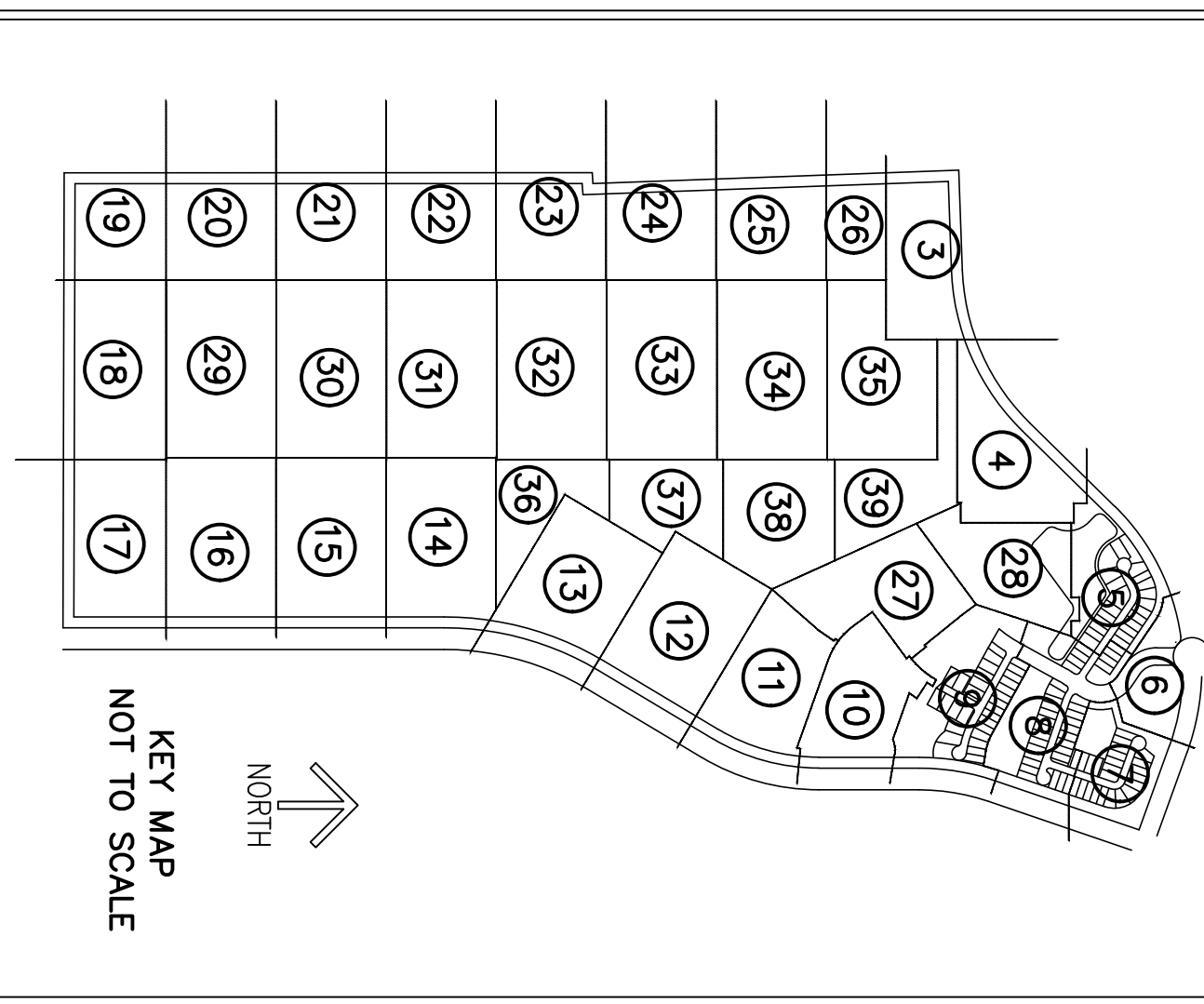
PLAT BOOK \_\_\_\_\_

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**SHEET 8 OF 39**

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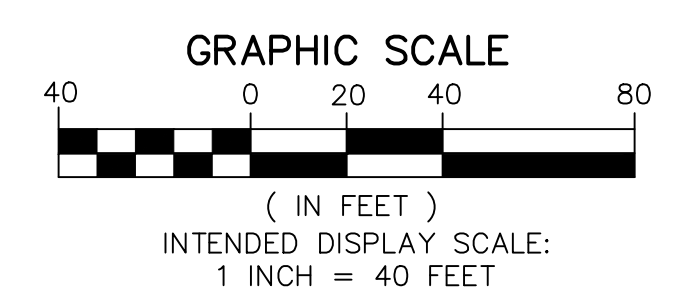
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Curve Table					
CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	15°20'09"	200.00'	53.53'	S63° 29' 29"E	53.37'
C2	4°11'54"	500.00'	36.64'	S30° 59' 02"W	36.63'



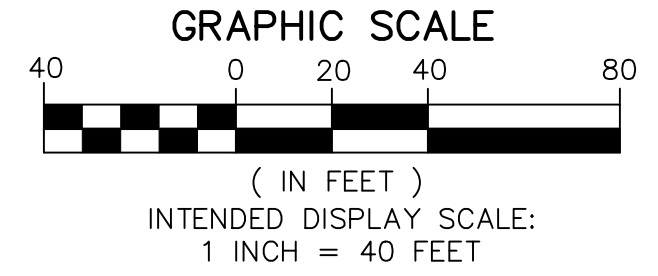
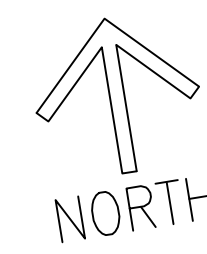
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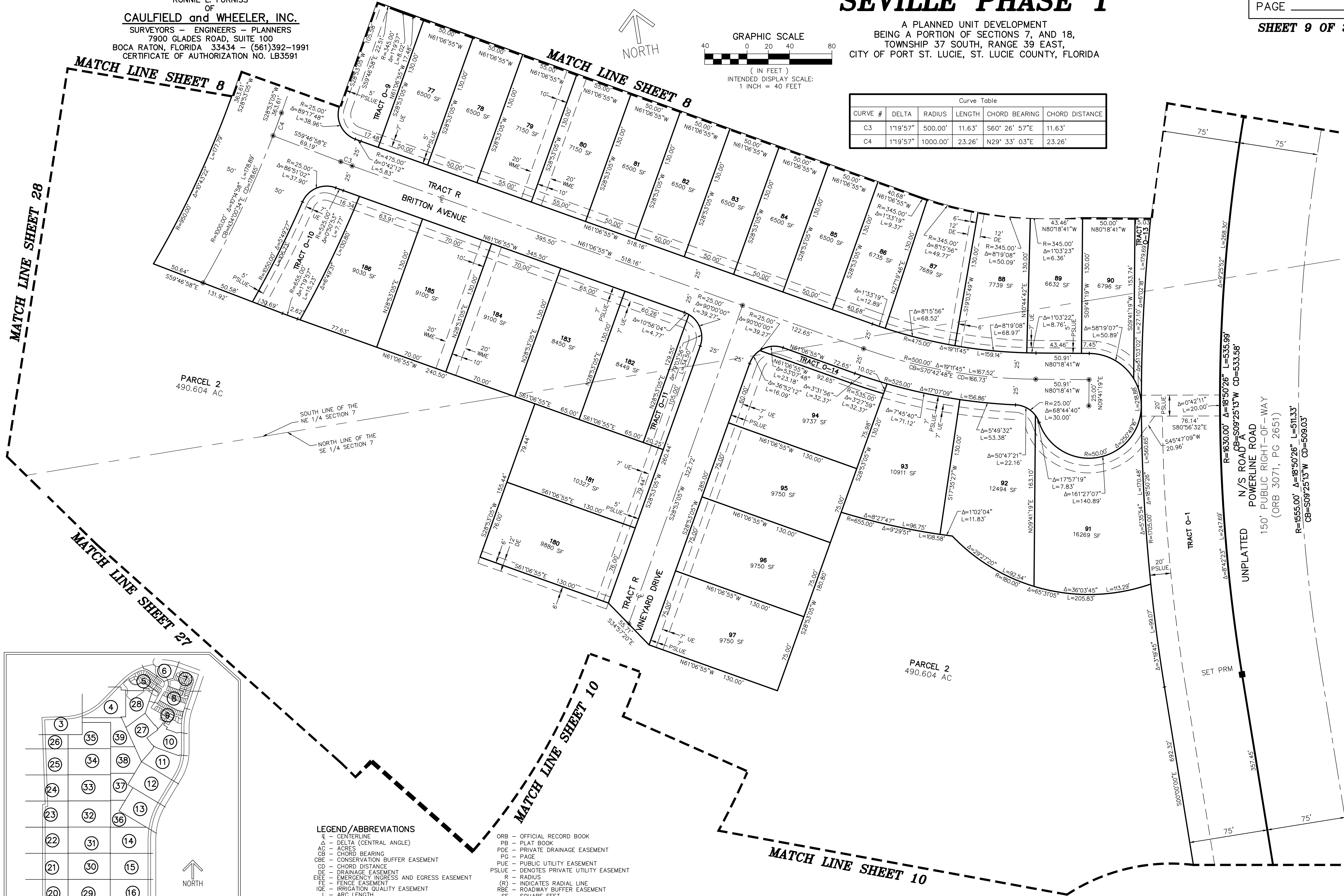
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Curve Table					
CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C3	1°19'57"	500.00'	11.63'	S60° 26' 57"E	11.63'
C4	1°19'57"	1000.00'	23.26'	N29° 33' 03"E	23.26'

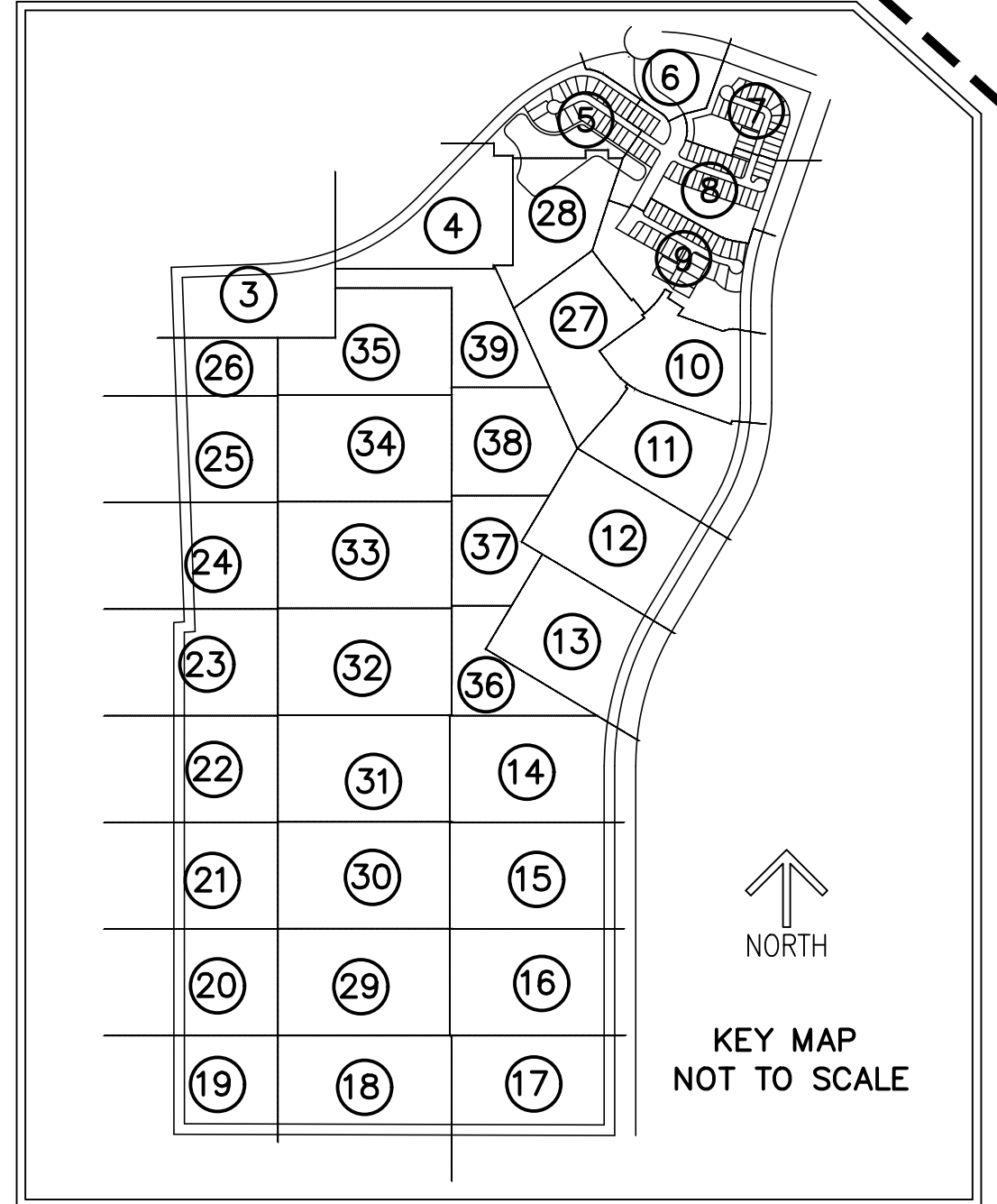


MATCH LINE SHEET 28

MATCH LINE SHEET 27

MATCH LINE SHEET 10

MATCH LINE SHEET 10

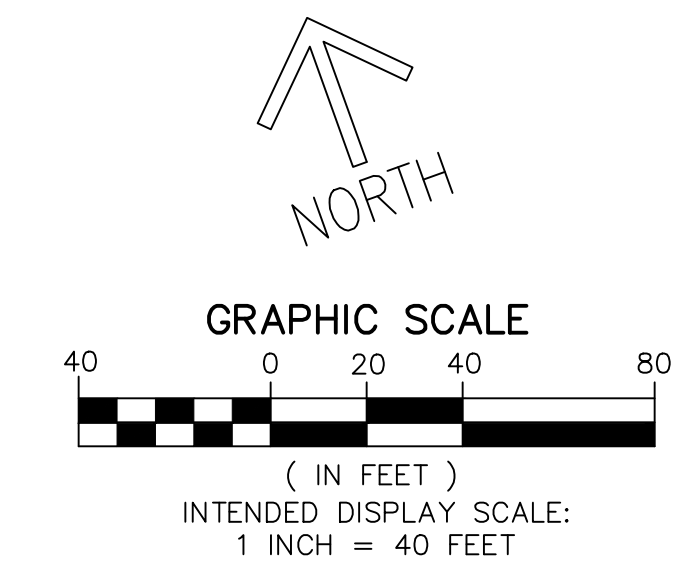


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  - - DENOTES PERMANENT CONTROL POINT

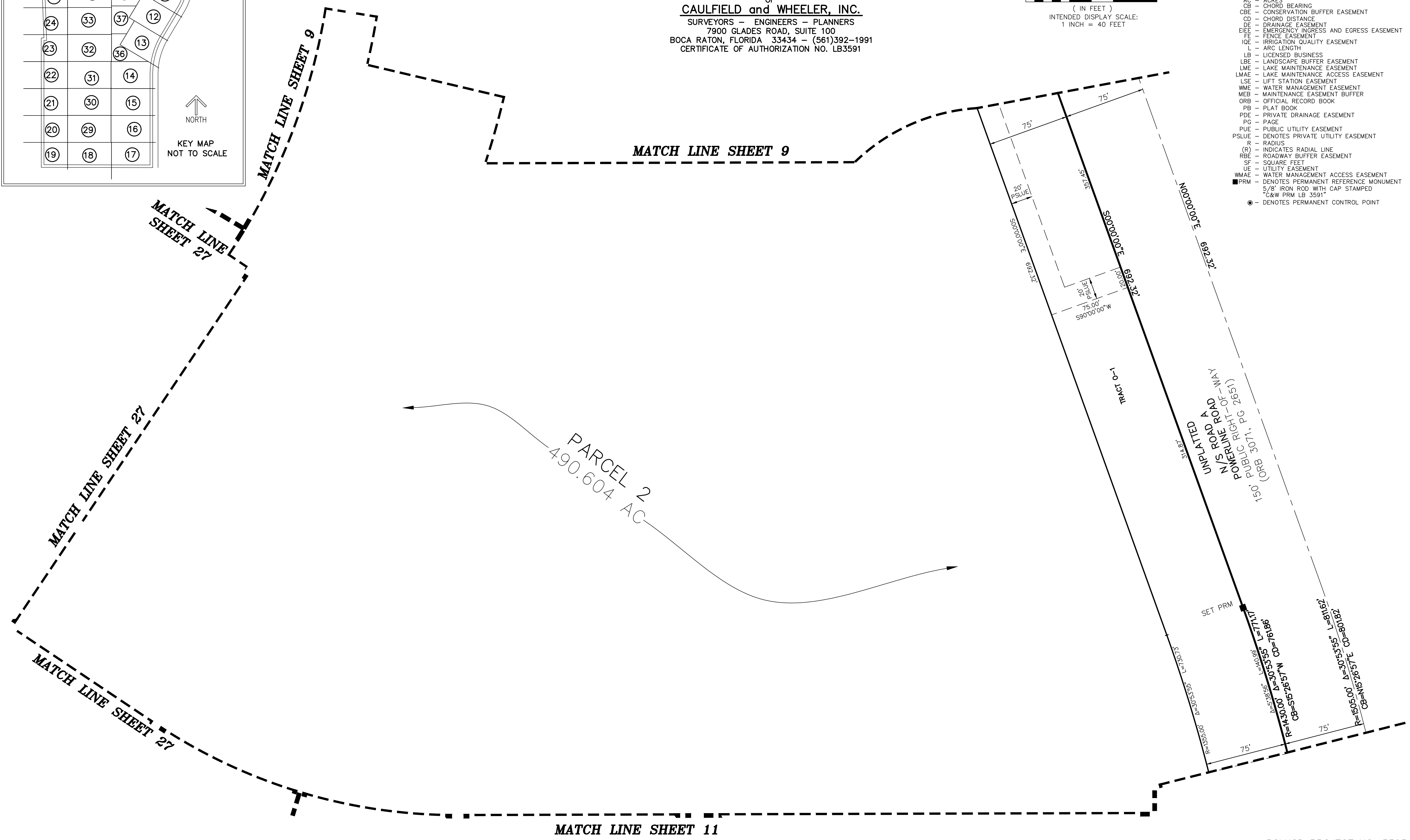
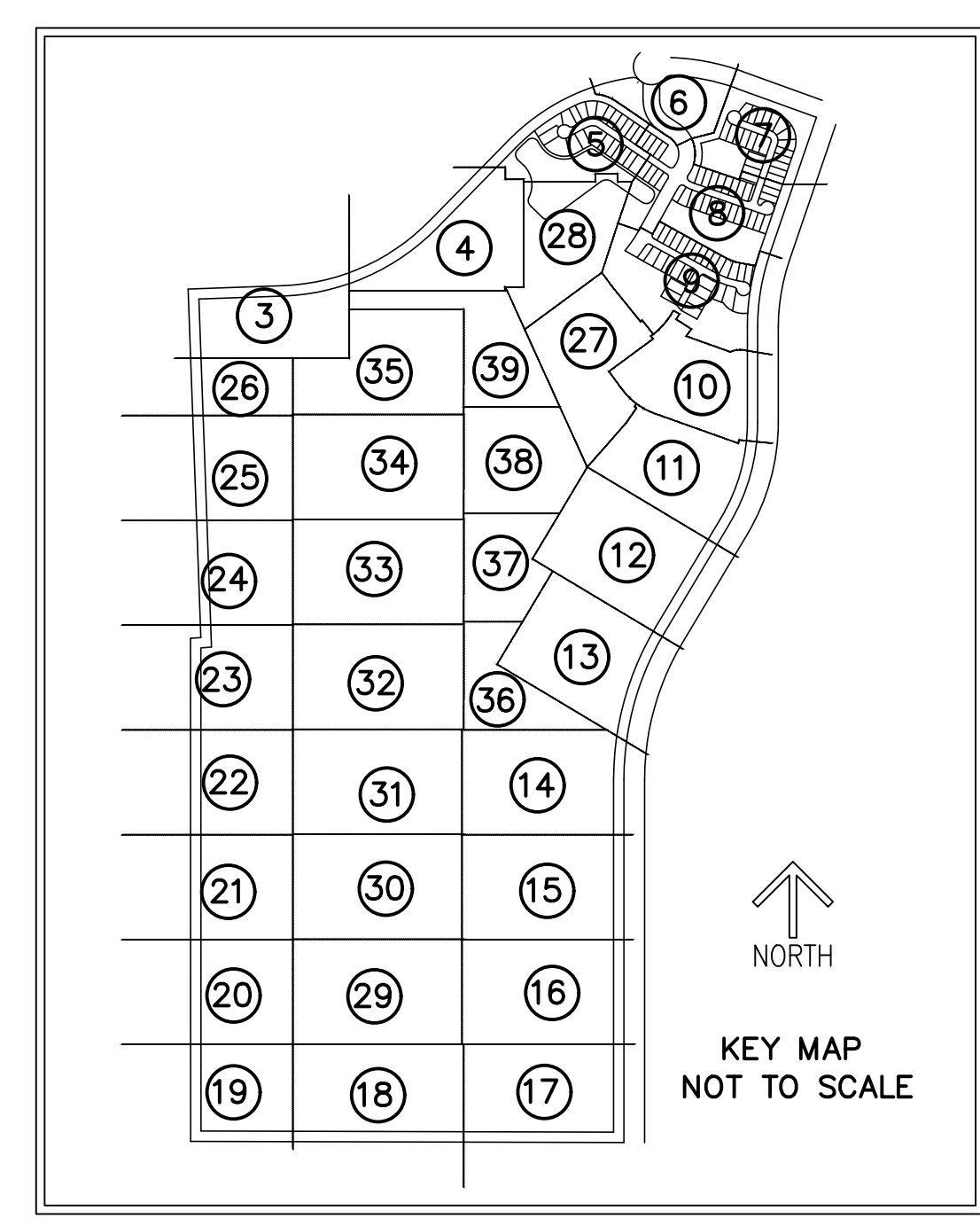
# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591



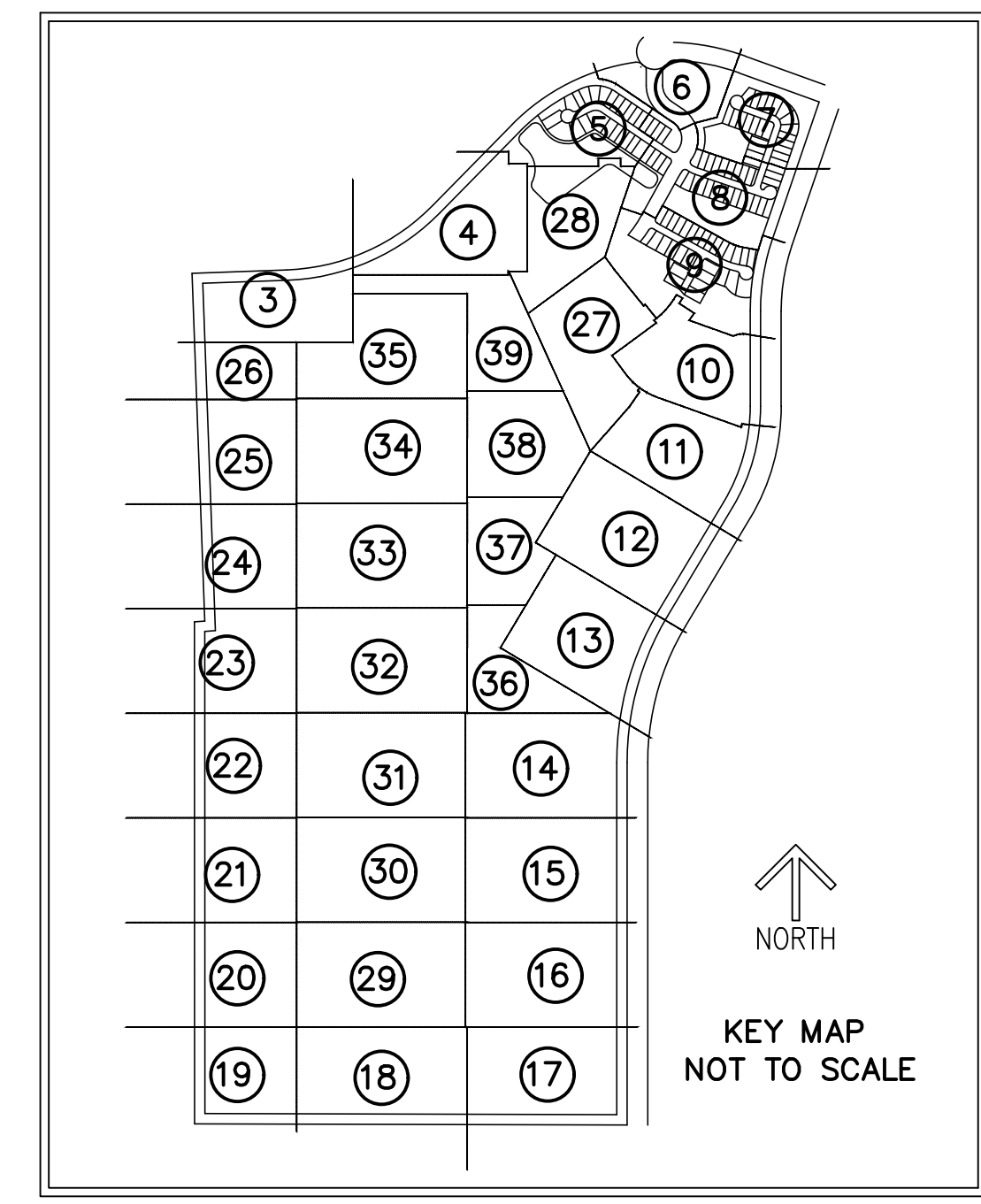
- LEGEND / ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
  - IQE - IRRIGATION QUALITY EASEMENT
  - L - ARC LENGTH
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
  - LME - LAKE MAINTENANCE EASEMENT
  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
  - LSE - LIFT STATION EASEMENT
  - WME - WATER MANAGEMENT EASEMENT
  - MEB - MAINTENANCE EASEMENT BUFFER
  - ORB - OFFICIAL RECORD BOOK
  - PB - PLAT BOOK
  - PDE - PRIVATE DRAINAGE EASEMENT
  - PG - PAGE
  - PUE - PUBLIC UTILITY EASEMENT
  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
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7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

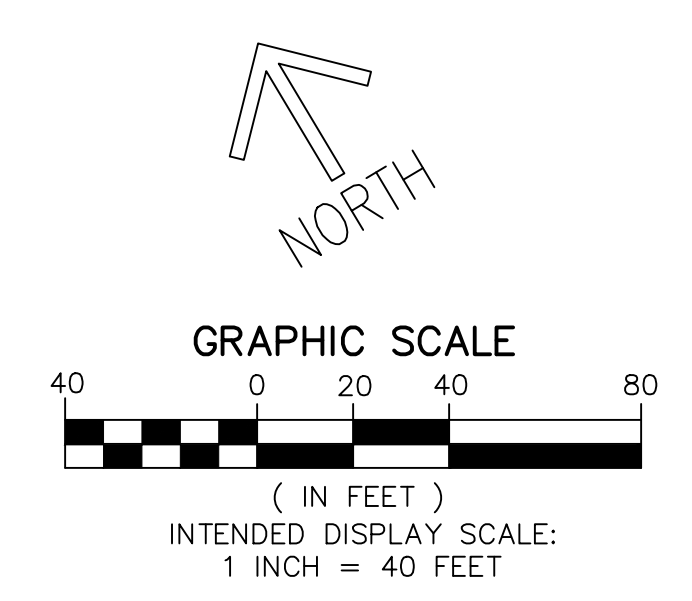


- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT

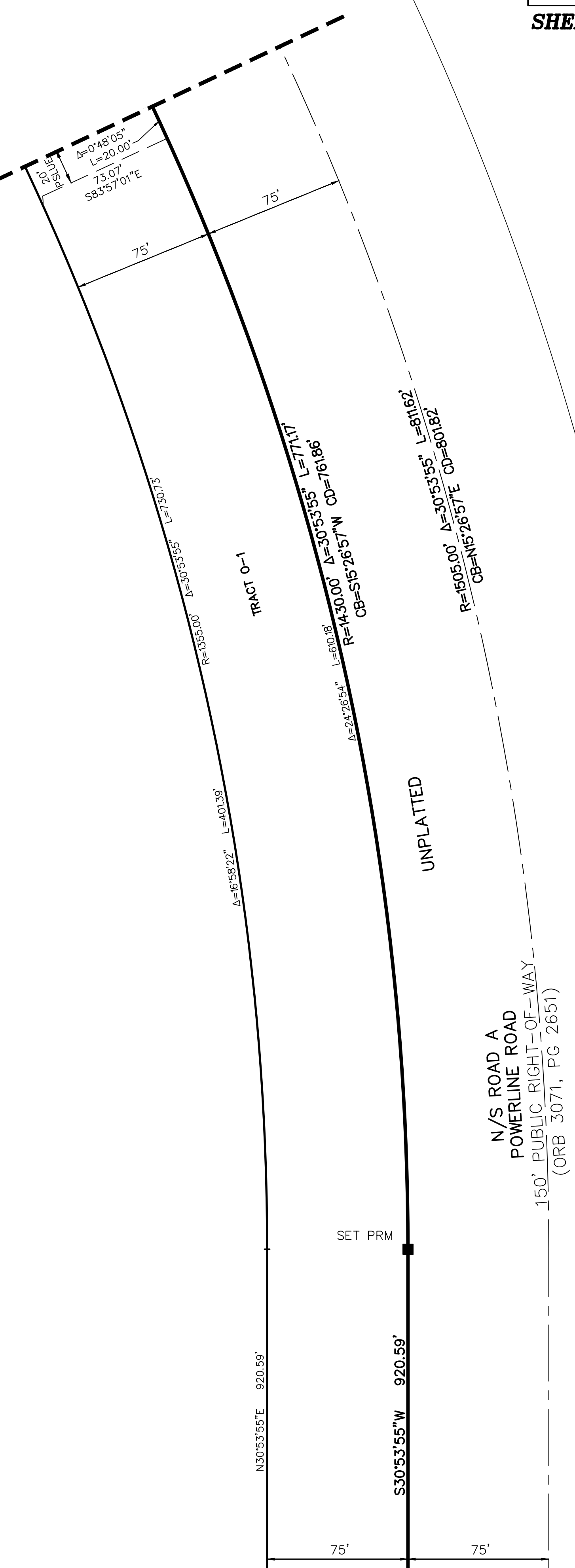
**MATCH LINE SHEET 10**

**MATCH LINE SHEET 27**

PARCEL 2  
490.604 AC



**MATCH LINE SHEET 12**



N/S ROAD A  
POWERLINE ROAD  
150' PUBLIC RIGHT-OF-WAY  
(ORB 3071, PG 2651)

# SEVILLE PHASE 1

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
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**CAULFIELD and WHEELER, INC.**  
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 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

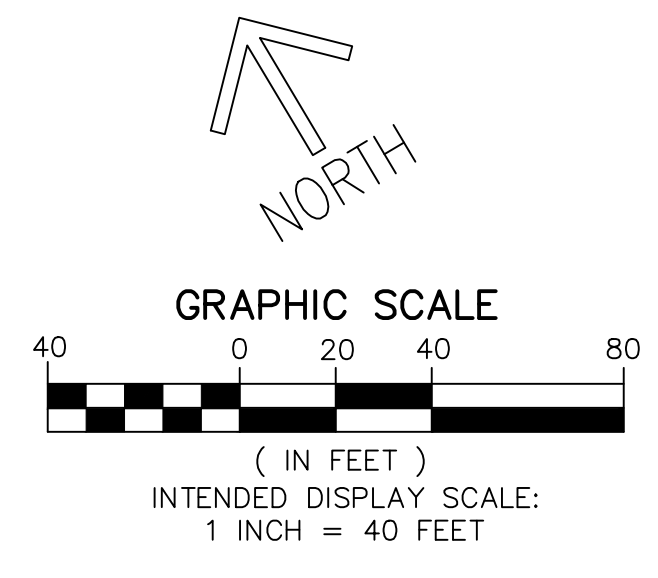
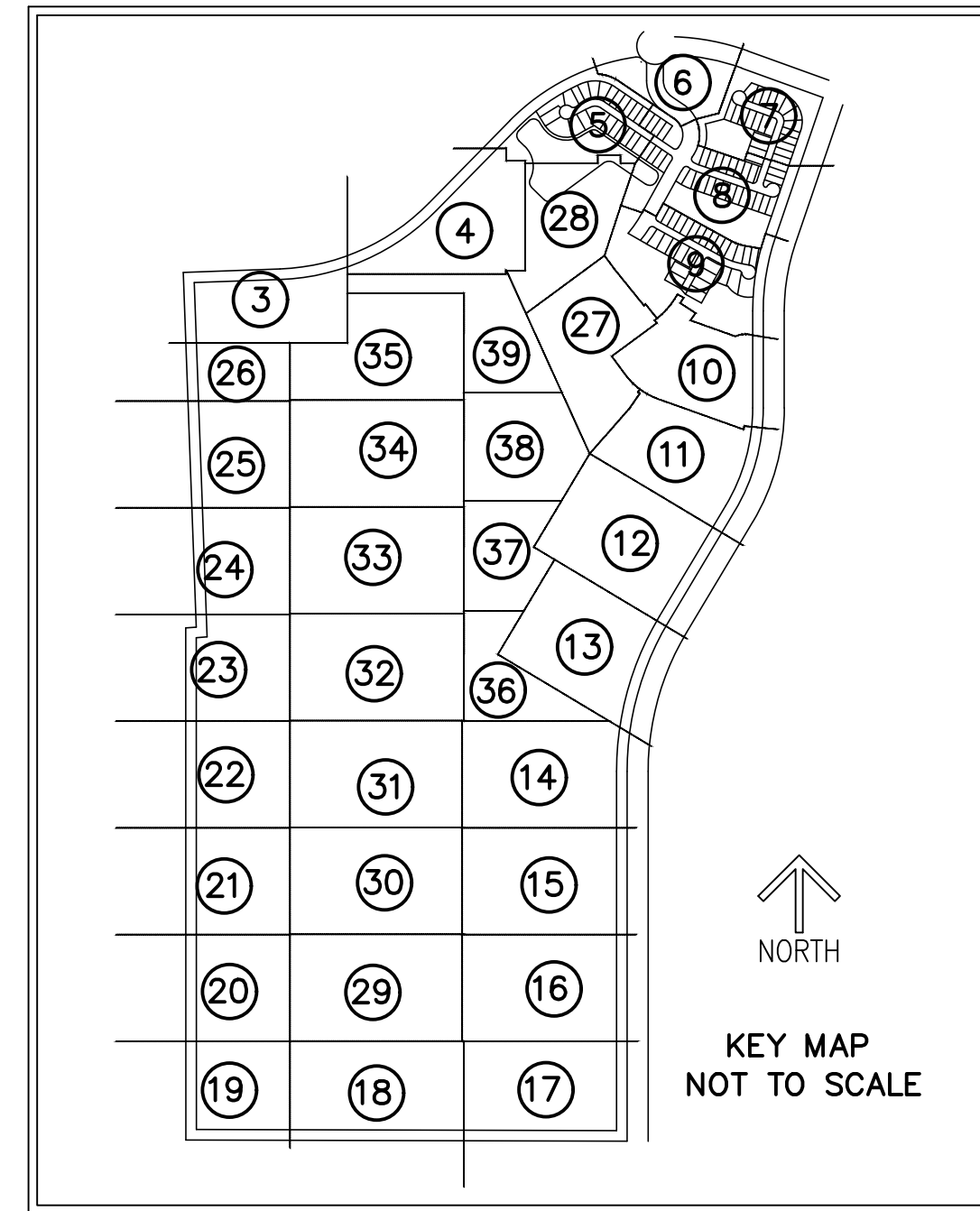
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 11**

**MATCH LINE SHEET 27**

**MATCH LINE SHEET 38**

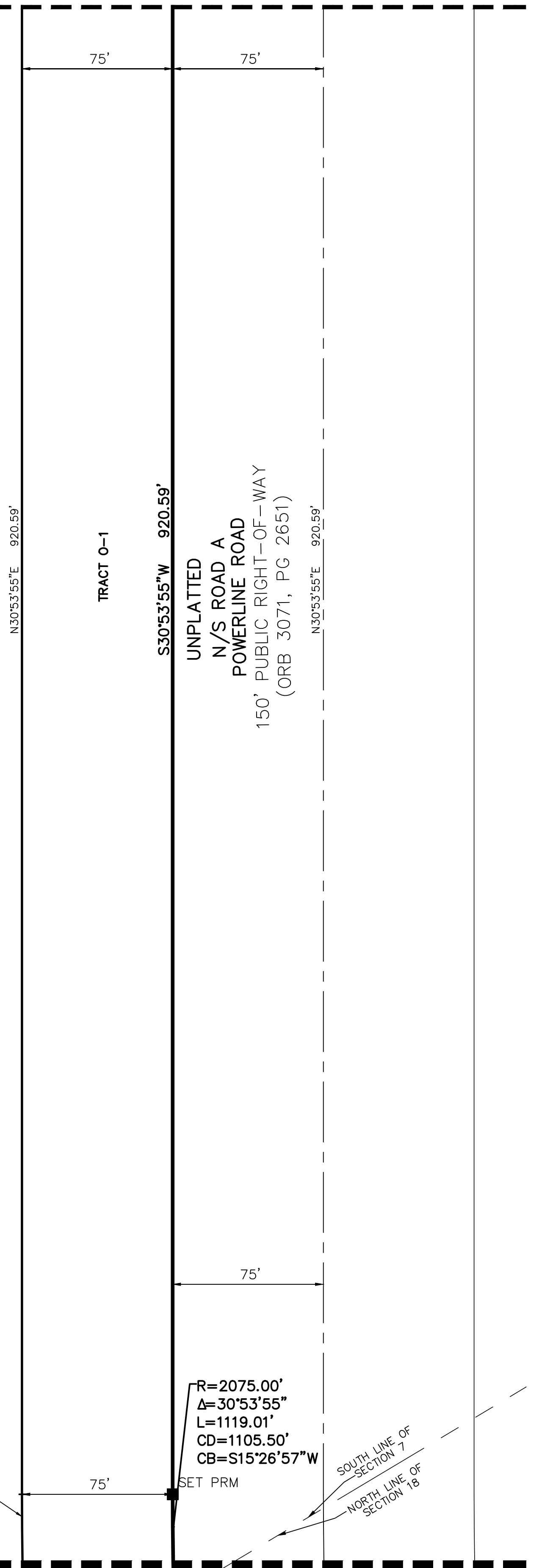
**MATCH LINE SHEET 37**



**LEGEND / ABBREVIATIONS**

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- ACG - ACRES
- CB - CHORD BEARING
- CBRE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- EIE - EMERGENCY INGRESS AND EGRESS EASEMENT
- FE - FENCE EASEMENT
- IQE - IRRIGATION QUALITY EASEMENT
- L - ARC LENGTH
- LB - LICENSED BUSINESS
- LBE - LANDSCAPE BUFFER EASEMENT
- LME - LAKE MAINTENANCE EASEMENT
- LMAE - LAKE MAINTENANCE ACCESS EASEMENT
- LSE - LIFT STATION EASEMENT
- WME - WATER MANAGEMENT EASEMENT
- MEB - MAINTENANCE EASEMENT BUFFER
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- PSLUE - DENOTES PRIVATE UTILITY EASEMENT
- R - RADIUS
- (R) - INDICATES RADIAL LINE
- RBE - ROADWAY BUFFER EASEMENT
- SP - SQUARE FEET
- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT  
 5/8" IRON ROD WITH CAP STAMPED  
 "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT

PARCEL 2  
 490.604 AC



**MATCH LINE SHEET 37**

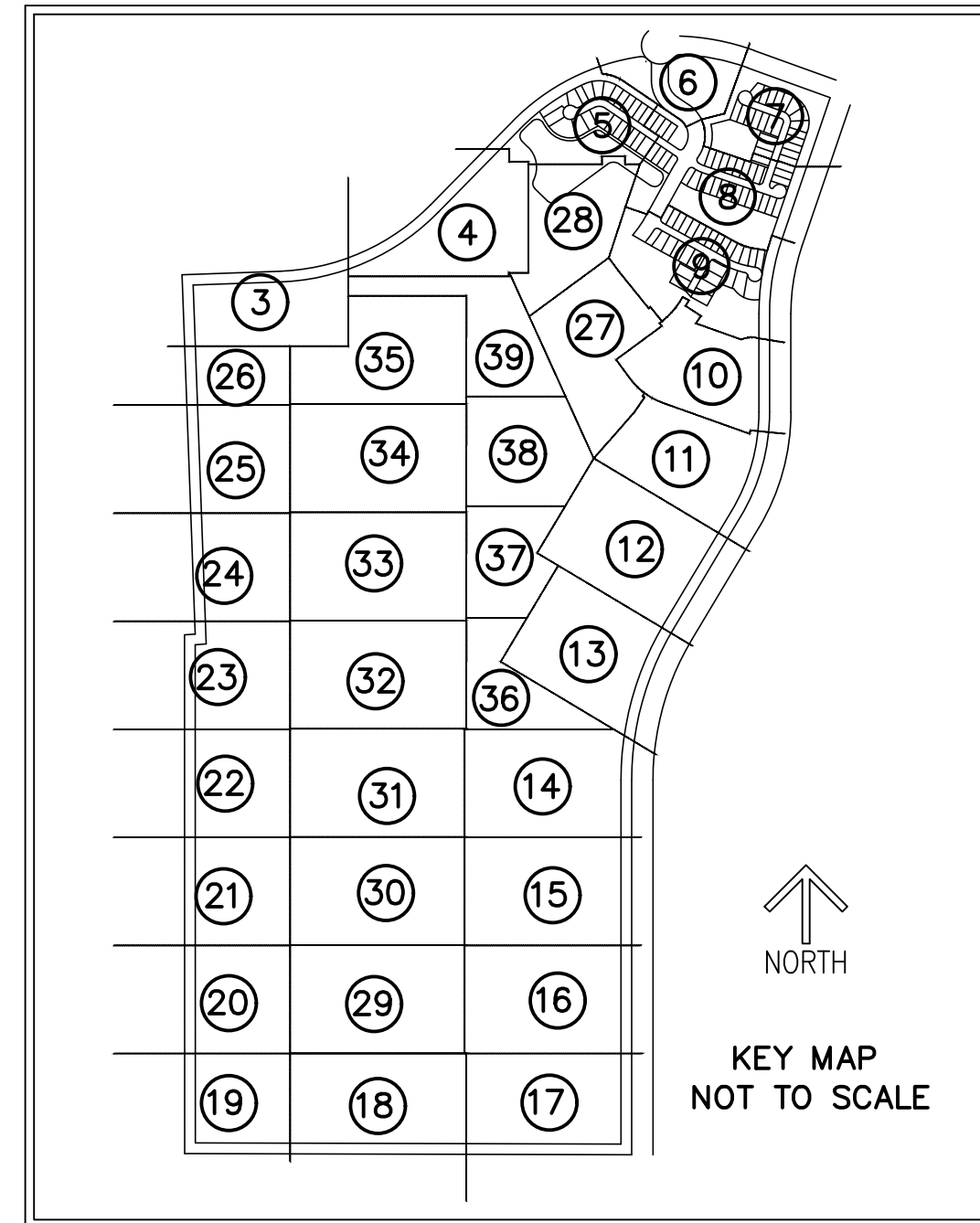


THIS INSTRUMENT PREPARED BY  
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# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 12

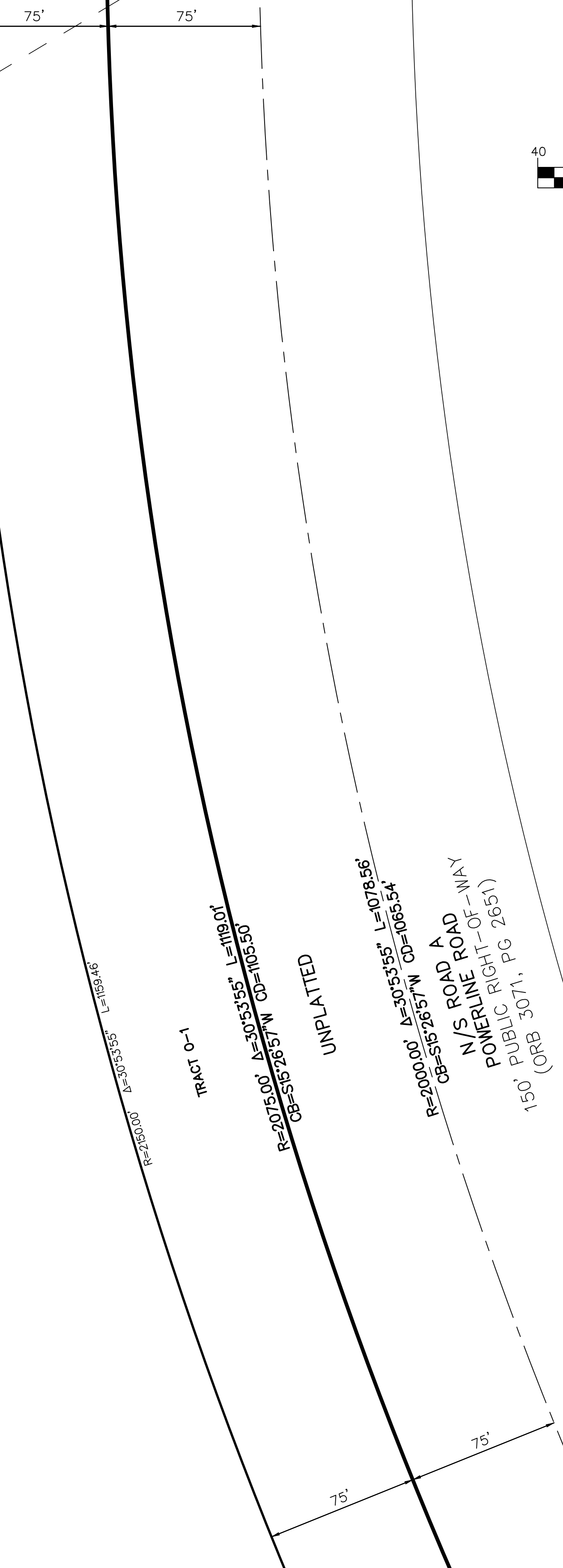
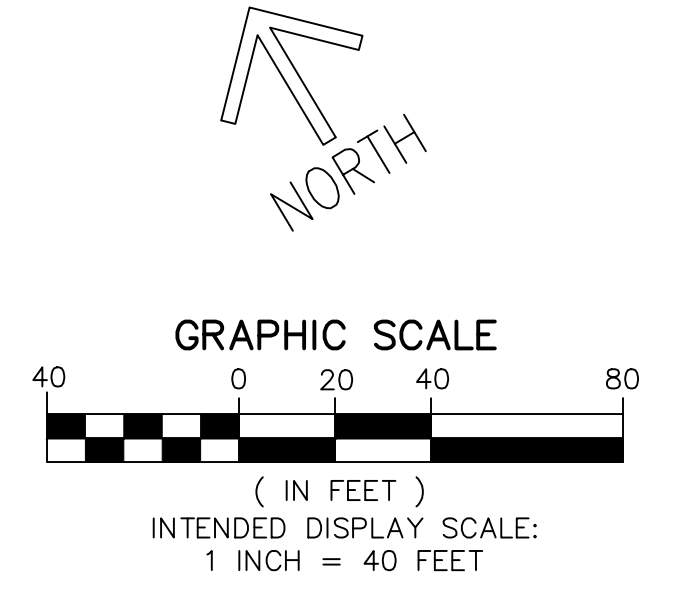


MATCH LINE SHEET 37

MATCH LINE SHEET 36

PARCEL 2  
490.604 AC

- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIE/EIEP - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
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  - L - ARC LENGTH
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
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  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
  - LSE - LIFT STATION EASEMENT
  - WME - WATER MANAGEMENT EASEMENT
  - MED - MAINTENANCE EASEMENT BUFFER
  - ORB - OFFICIAL RECORD BOOK
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  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
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  - RBE - ROADWAY BUFFER EASEMENT
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
 5/8" IRON ROD WITH CAP STAMPED  
 "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



MATCH LINE SHEET 36

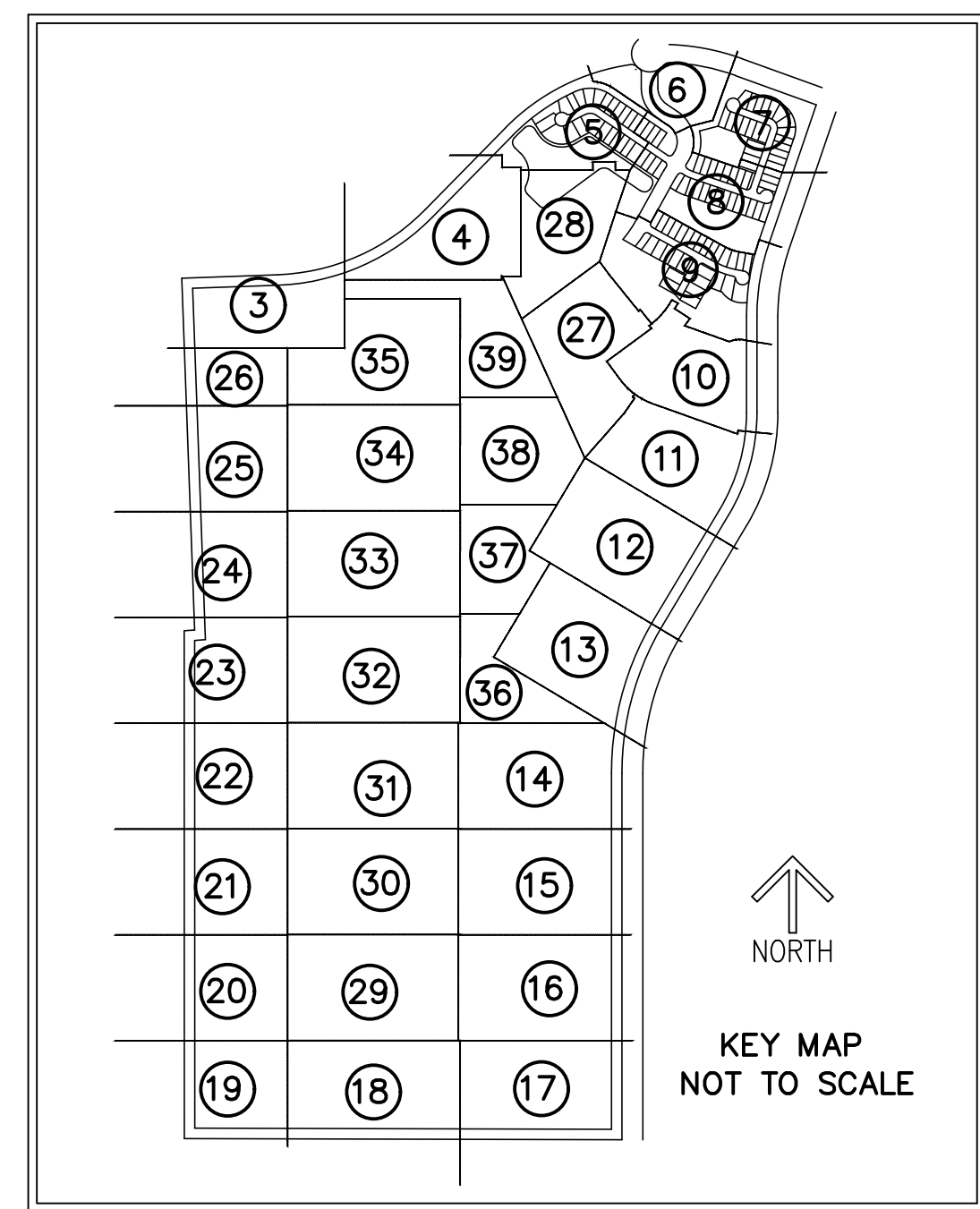
MATCH LINE SHEET 14

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

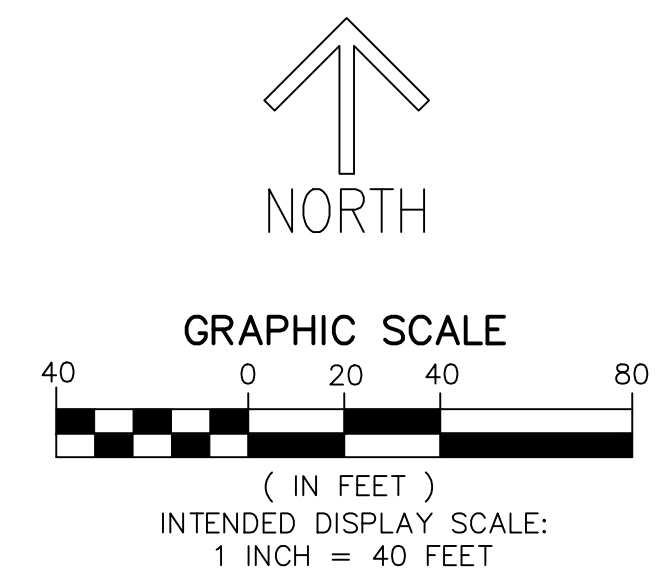
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 36**



**MATCH LINE SHEET 31**

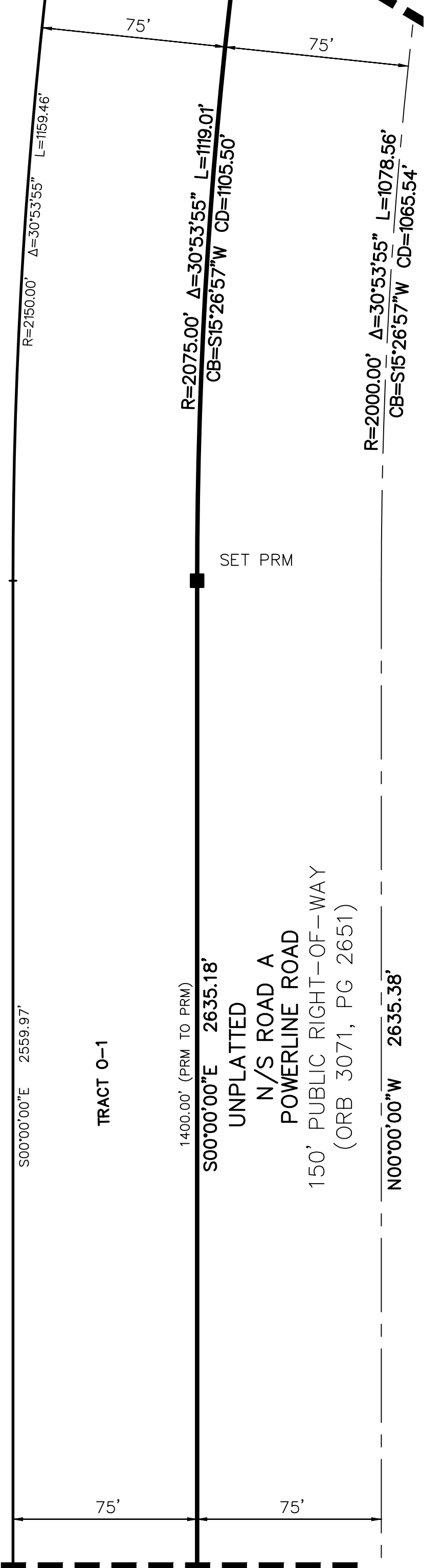
PARCEL 2  
 490.604 AC



- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT

EAST LINE OF THE  
 NW 1/4 SECTION 18  
 WEST LINE OF THE  
 NE 1/4 SECTION 18

**MATCH LINE SHEET 13**



**MATCH LINE SHEET 15**

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

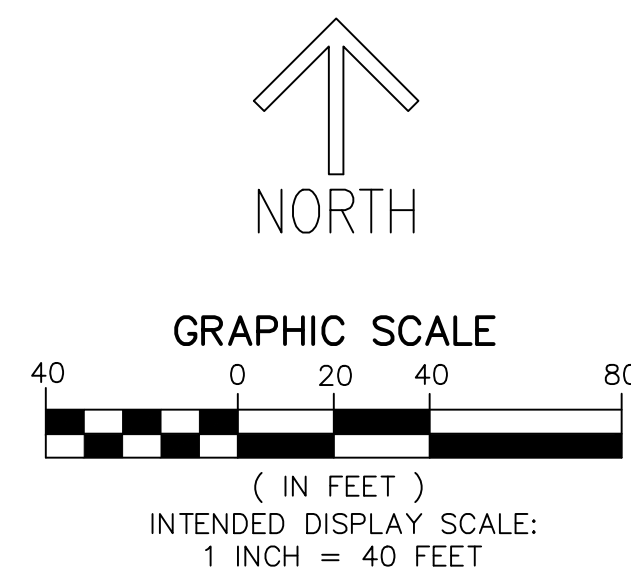
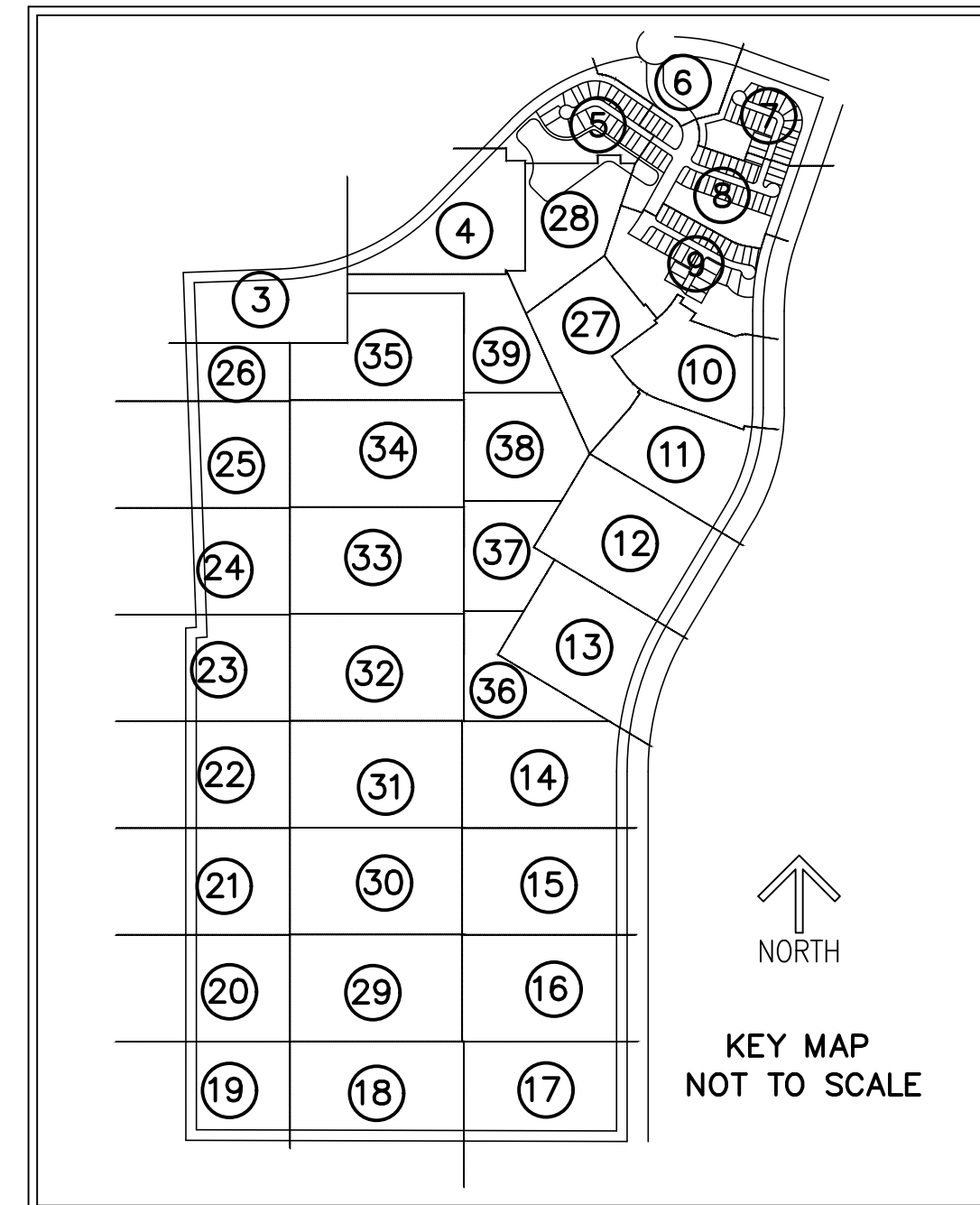
A PLANNED UNIT DEVELOPMENT  
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 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

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**SHEET 15 OF 39**

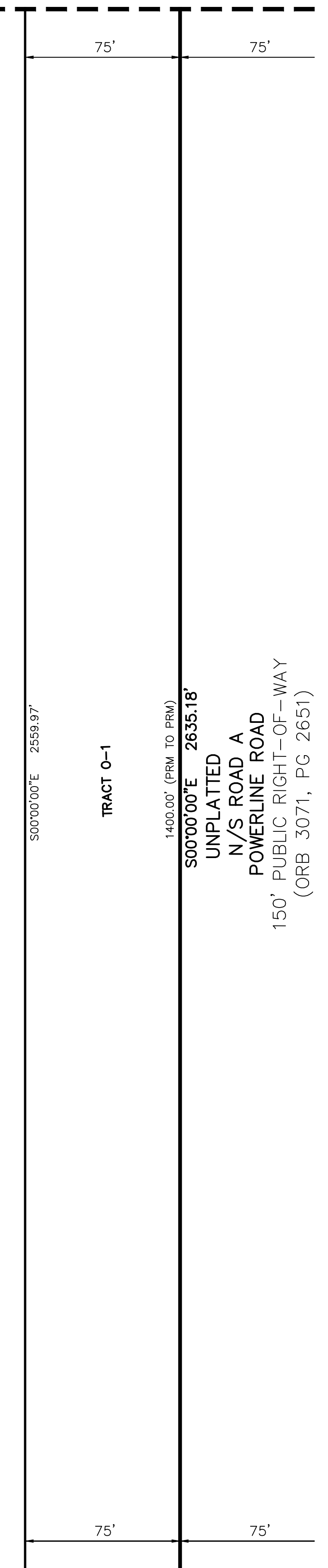
**MATCH LINE SHEET 14**



- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - A - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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 5/8" IRON ROD WITH CAP STAMPED  
 "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT

PARCEL 2  
 490.604 AC

EAST LINE OF THE  
 NW 1/4 SECTION 18  
 WEST LINE OF THE  
 NE 1/4 SECTION 18



**MATCH LINE SHEET 30**

**MATCH LINE SHEET 16**

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
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# SEVILLE PHASE 1

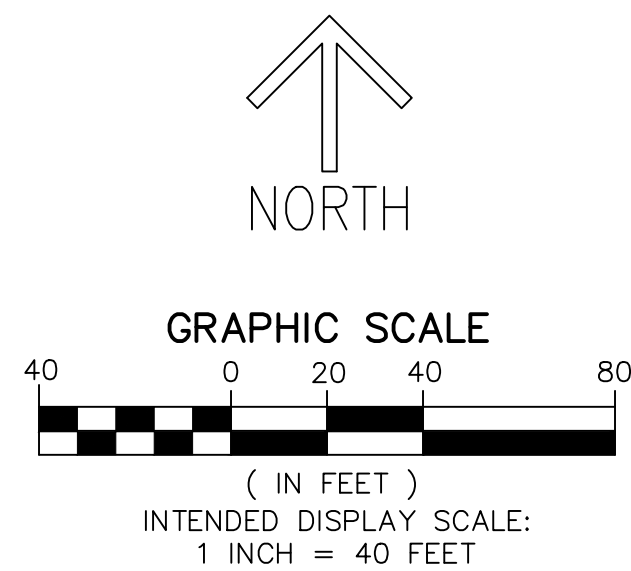
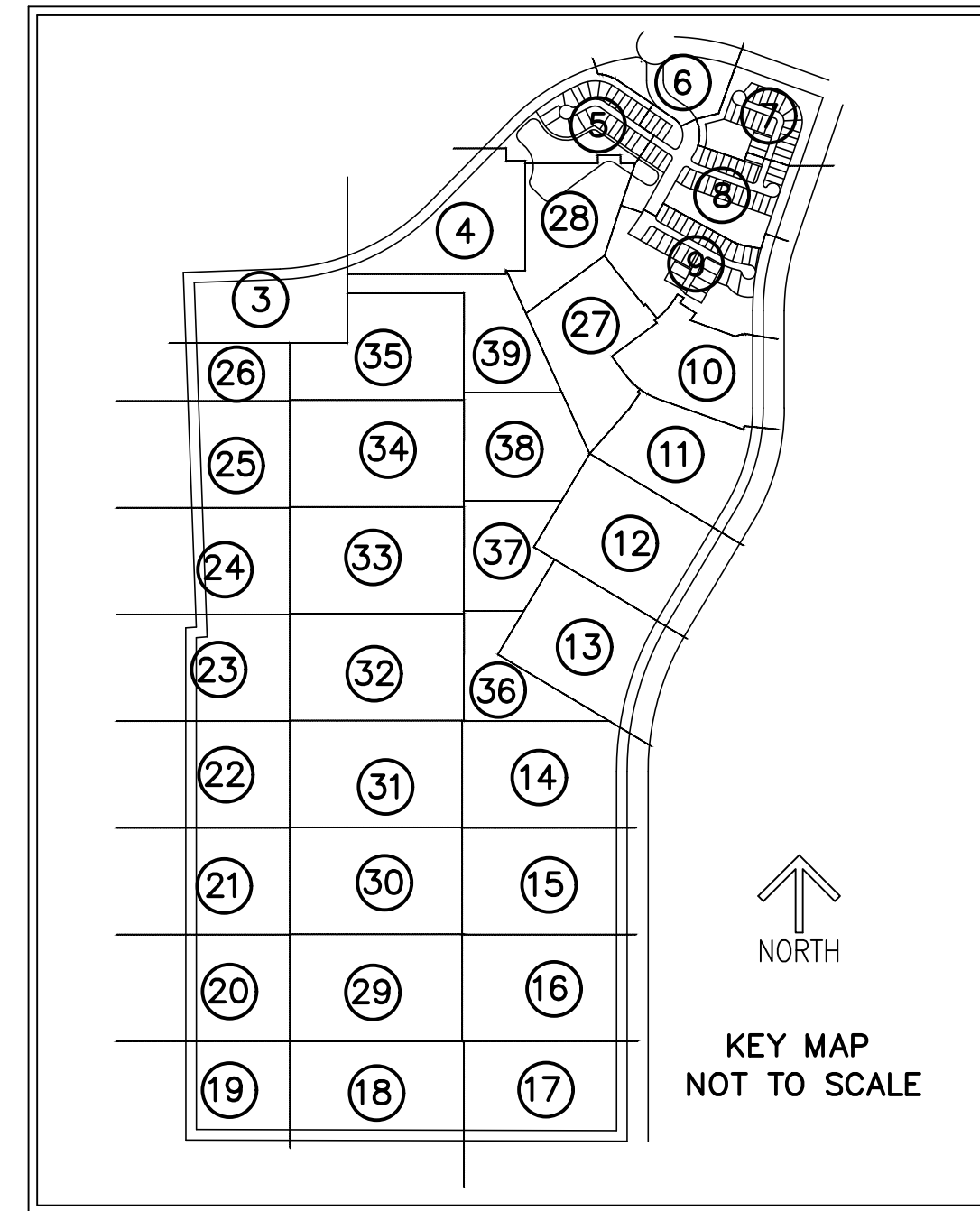
A PLANNED UNIT DEVELOPMENT  
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 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

PLAT BOOK \_\_\_\_\_

PAGE \_\_\_\_\_

**SHEET 16 OF 39**

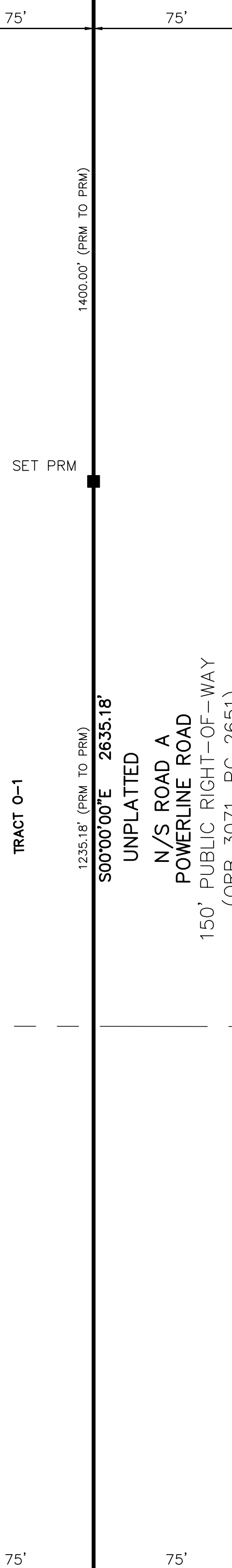
## MATCH LINE SHEET 15



### LEGEND/ABBREVIATIONS

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
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- PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT

PARCEL 2  
 490.604 AC



## MATCH LINE SHEET 17



THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

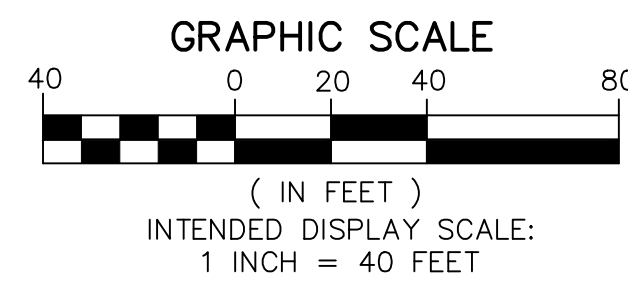
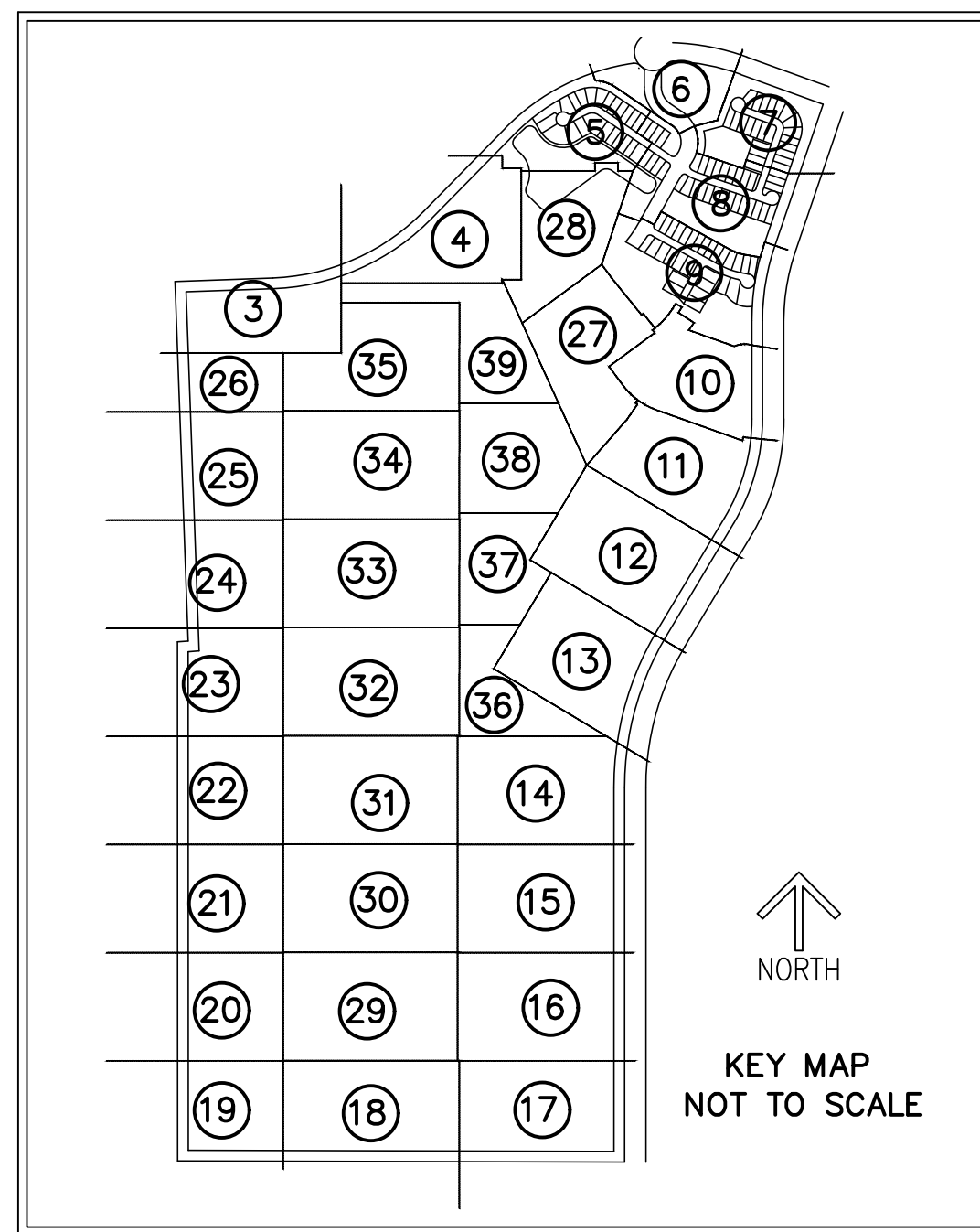
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
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 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

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PAGE \_\_\_\_\_

**SHEET 17 OF 39**

## MATCH LINE SHEET 16



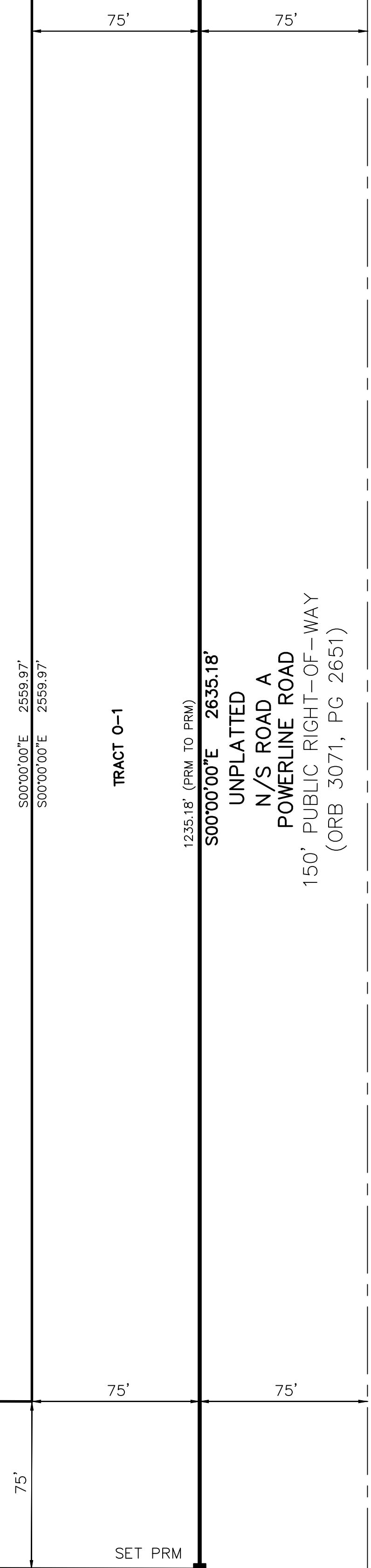
### LEGEND / ABBREVIATIONS

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
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- PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT

MATCH LINE SHEET 18

PARCEL 2  
 490.604 AC

EAST LINE OF THE  
 SW 1/4 SECTION 18  
 WEST LINE OF THE  
 SE 1/4 SECTION 18



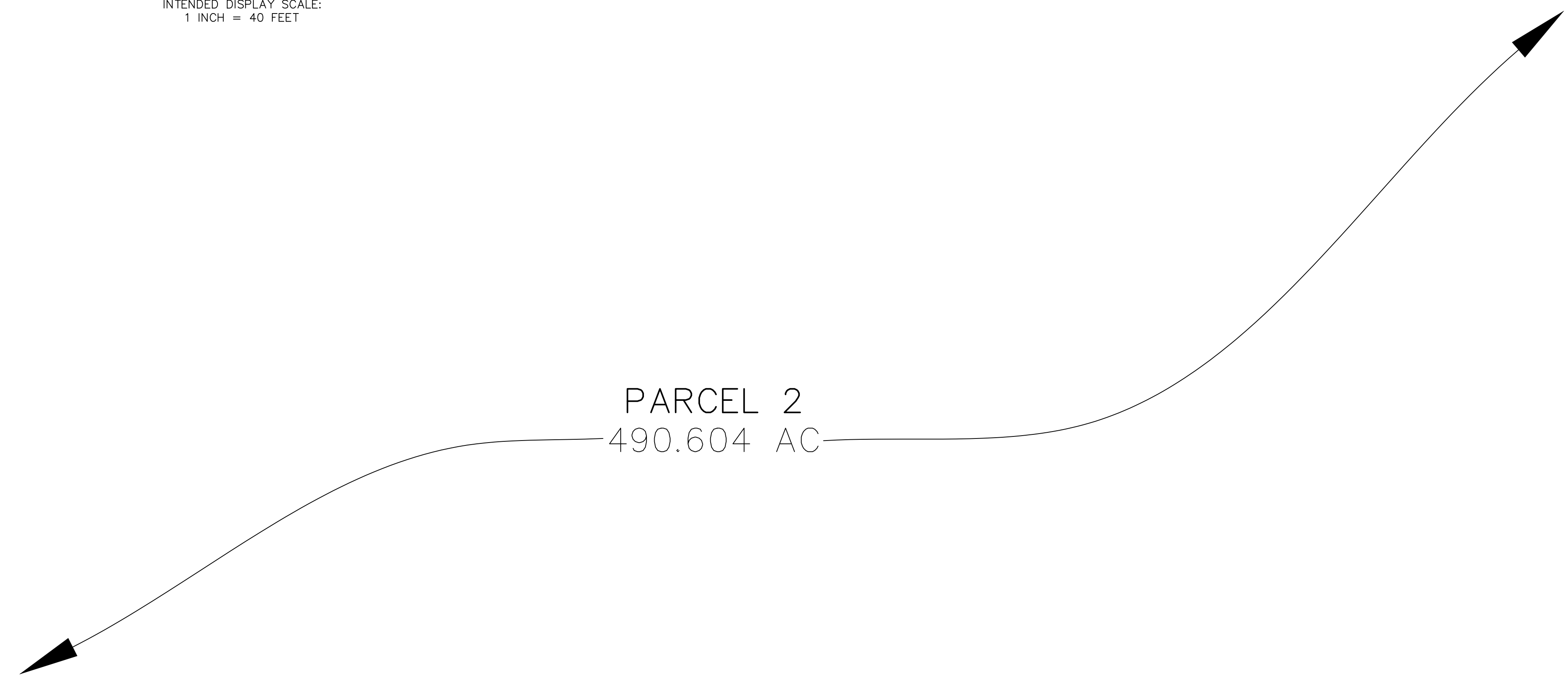
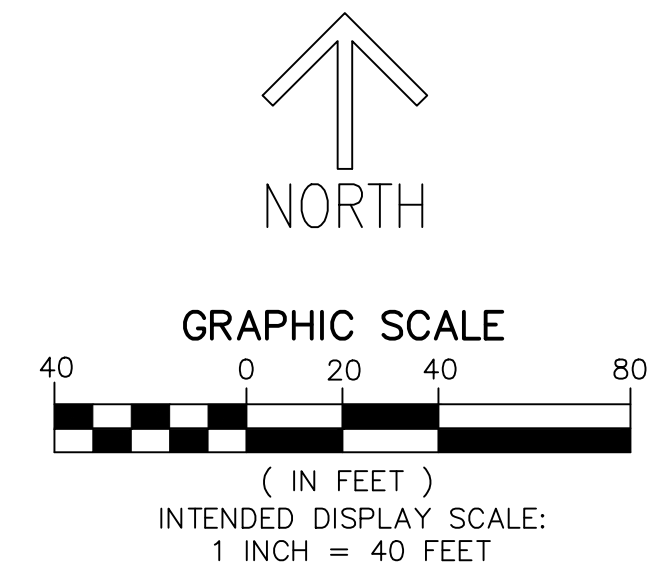
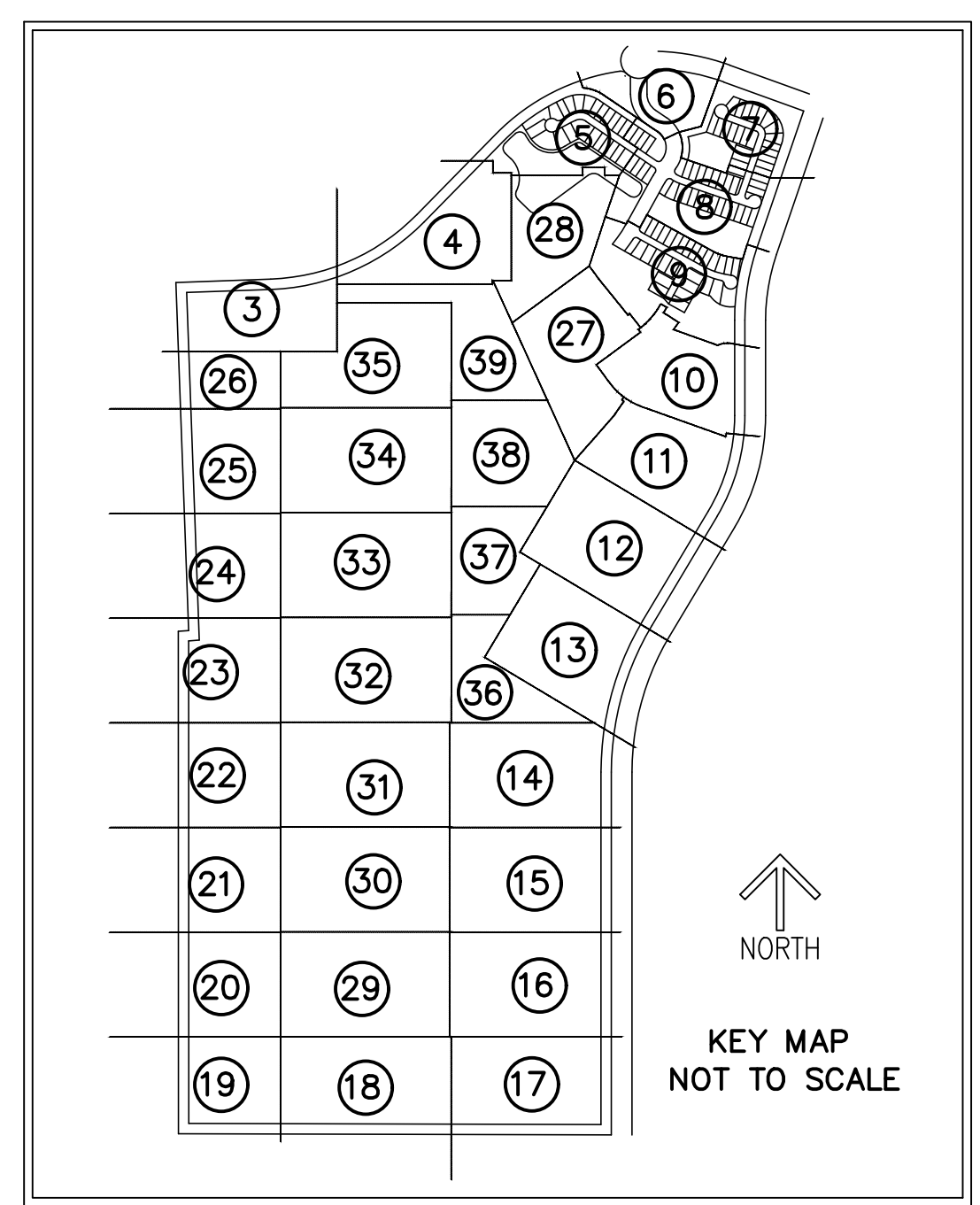
TRACT O-1  
 UNPLATTED

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

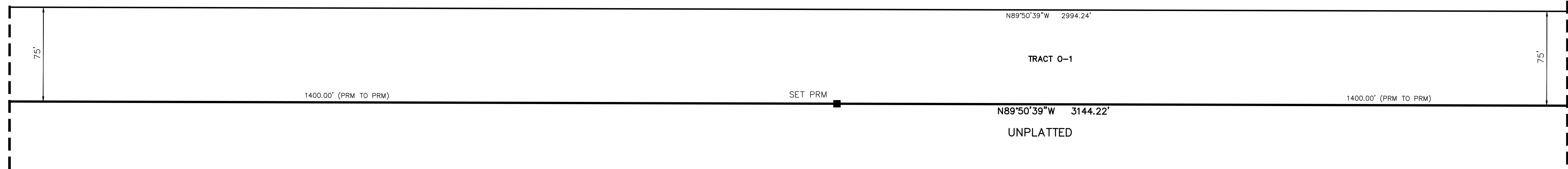
## MATCH LINE SHEET 29



MATCH LINE SHEET 19

MATCH LINE SHEET 17

- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
  - IQE - IRRIGATION QUALITY EASEMENT
  - L - ARC LENGTH
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
  - LME - LAKE MAINTENANCE EASEMENT
  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
  - LSE - LIFT STATION EASEMENT
  - WME - WATER MANAGEMENT EASEMENT
  - MEB - MAINTENANCE EASEMENT BUFFER
  - ORB - OFFICIAL RECORD BOOK
  - PB - PLAT BOOK
  - PDE - PRIVATE DRAINAGE EASEMENT
  - PG - PAGE
  - PUE - PUBLIC UTILITY EASEMENT
  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT

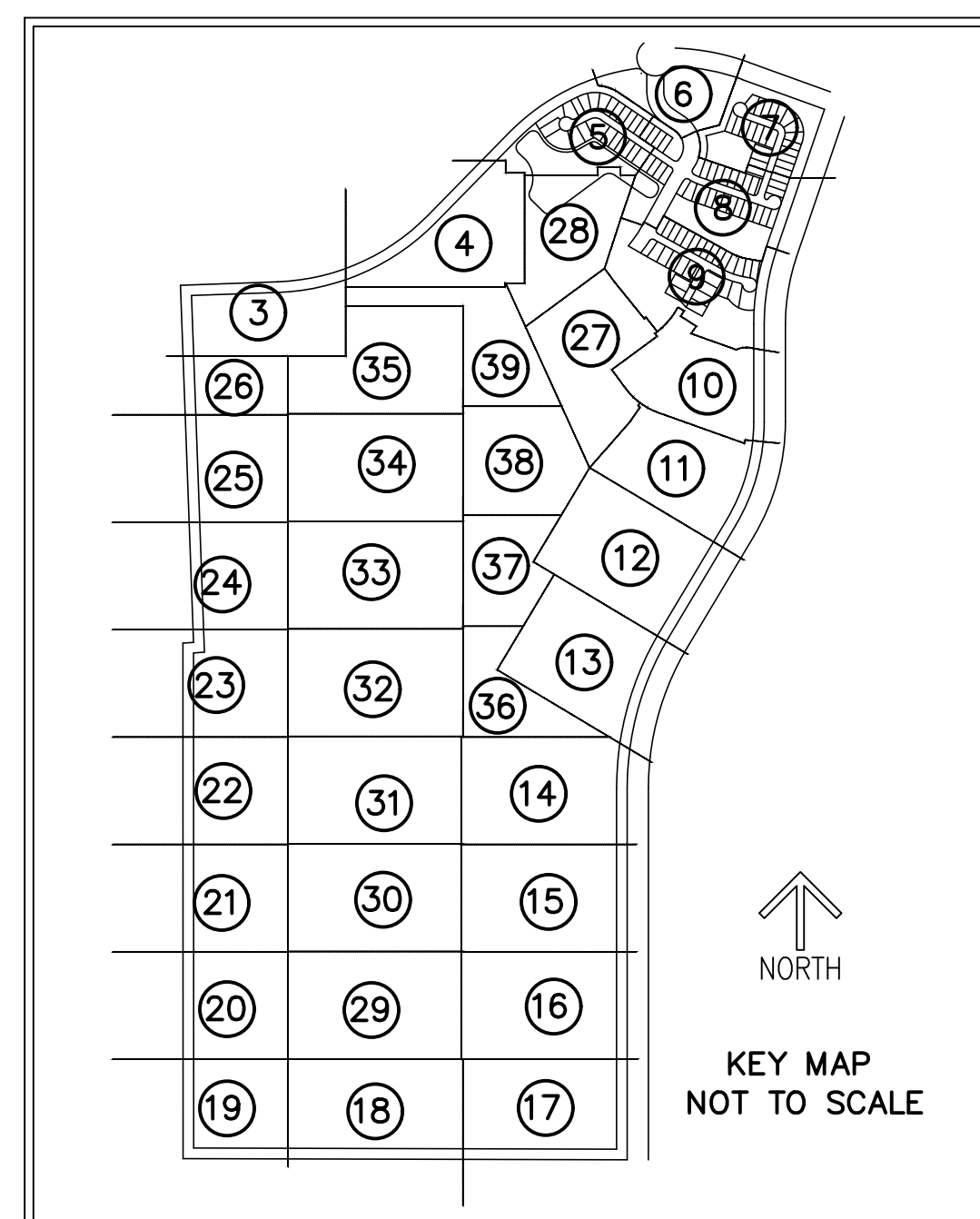


THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

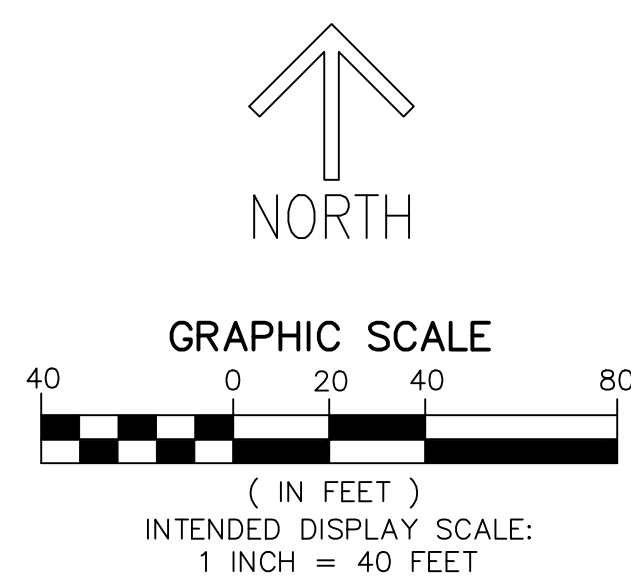
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 20



### LEGEND/ABBREVIATIONS

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
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- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT

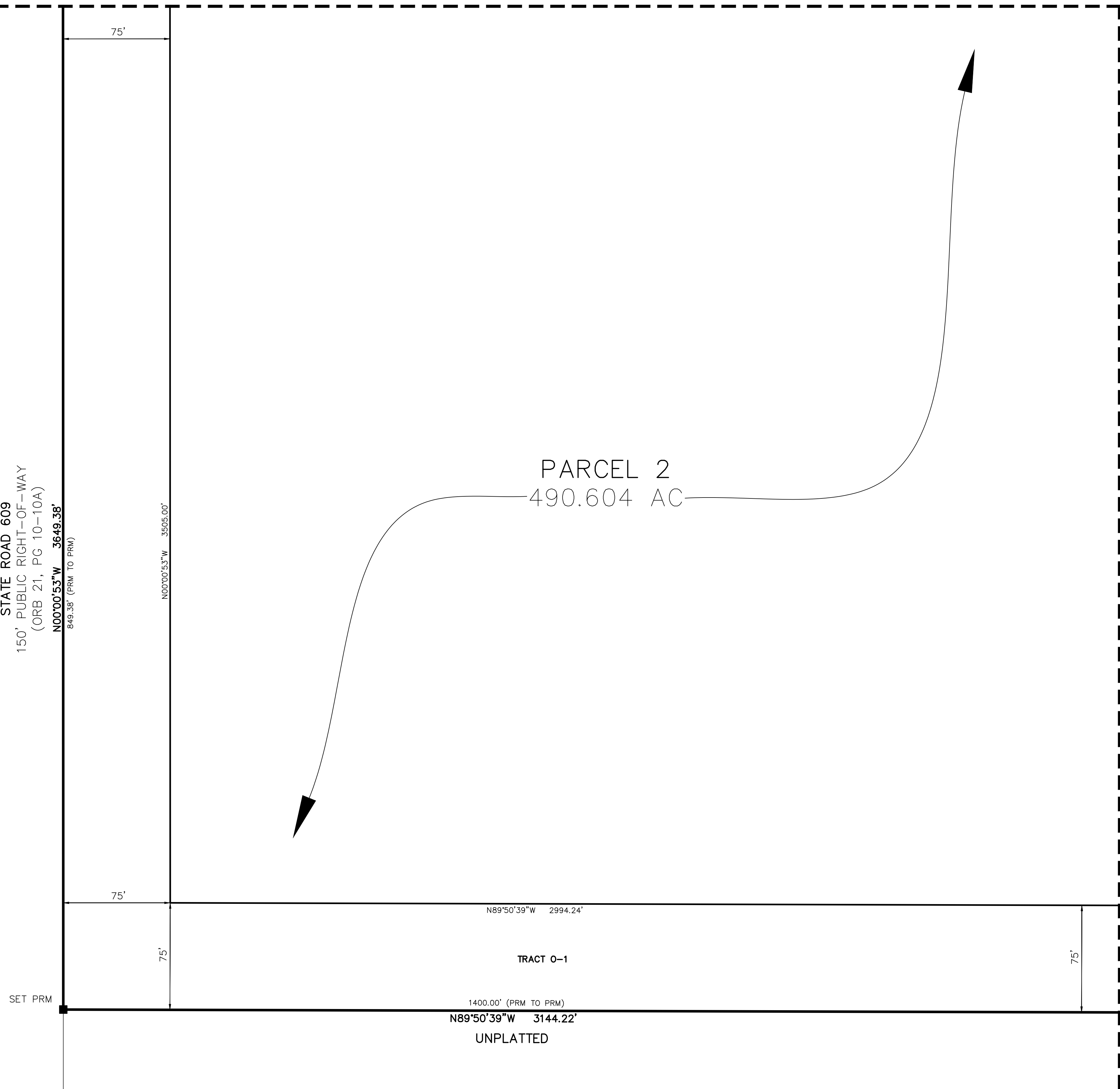


EAST LINE OF SECTION 13,  
 TOWNSHIP 38 SOUTH, RANGE 39 EAST

WEST LINE OF SECTION 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST

RANGELINE ROAD  
 STATE ROAD 609  
 150' PUBLIC RIGHT-OF-WAY  
 (ORB 21, PG 10-10A)

N00°00'53"W 3649.38'  
 849.38' (PRM TO PRM)



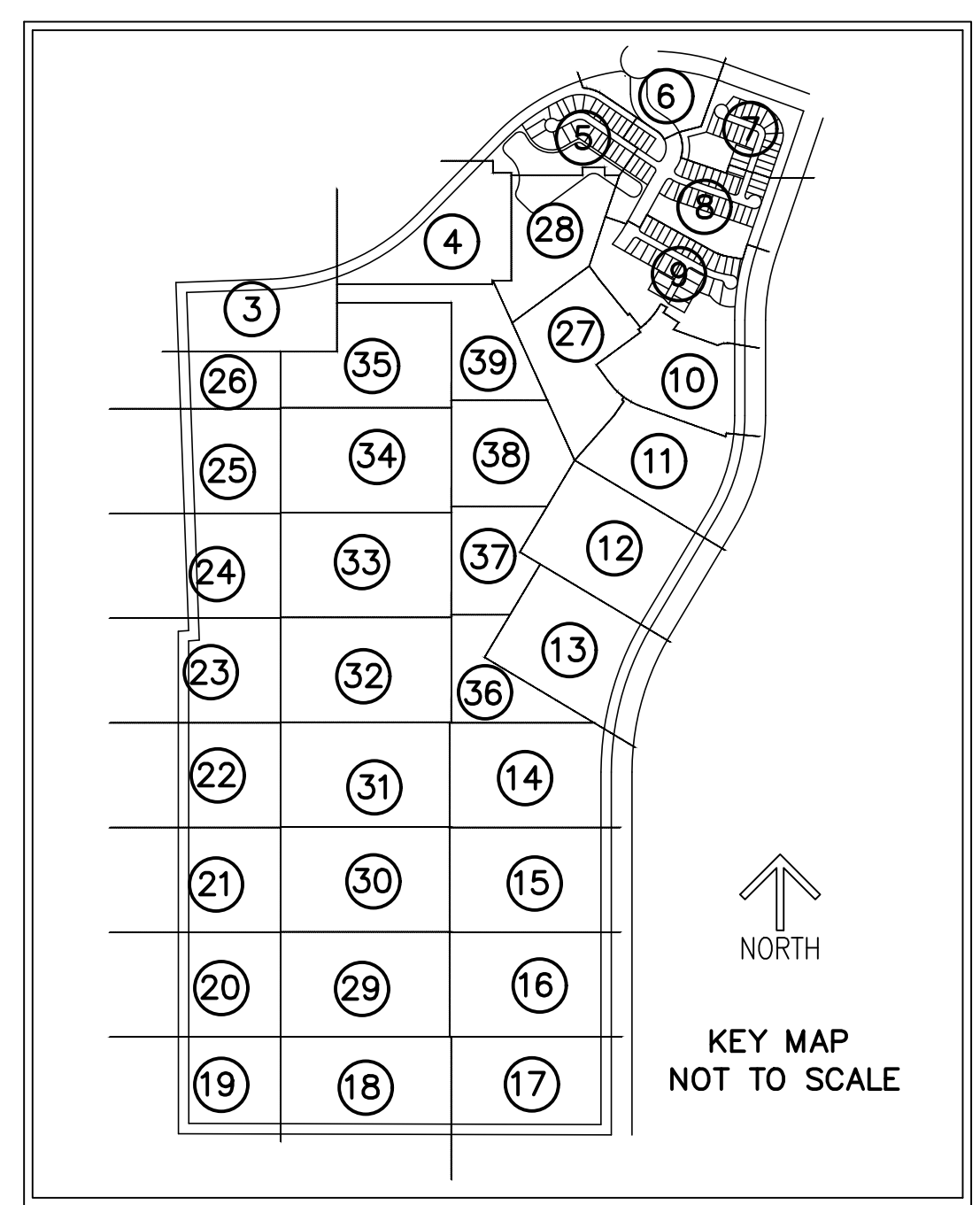
MATCH LINE SHEET 18

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

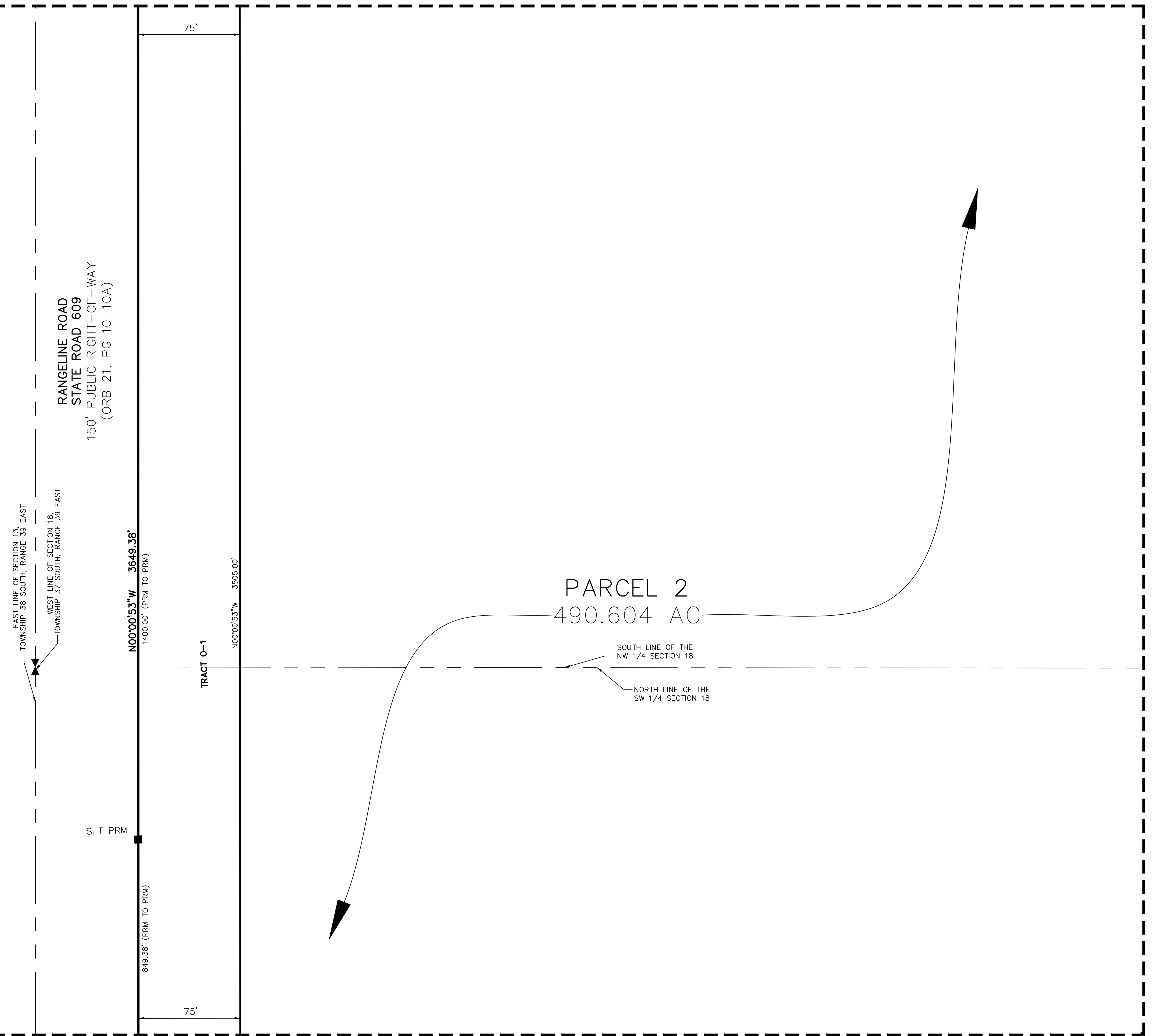
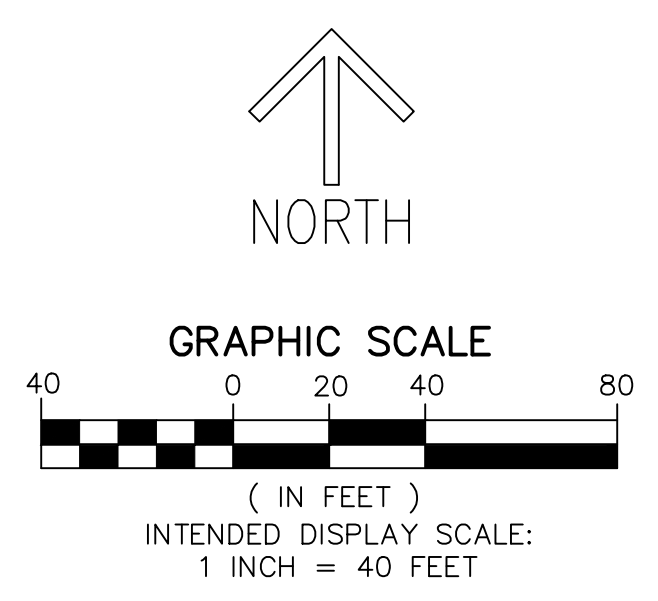
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 21**



**LEGEND/ABBREVIATIONS**

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
- FE - FENCE EASEMENT
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- LMAE - LAKE MAINTENANCE ACCESS EASEMENT
- LSE - LIFT STATION EASEMENT
- WME - WATER MANAGEMENT EASEMENT
- MEB - MAINTENANCE EASEMENT BUFFER
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- PDE - PRIVATE DRAINAGE EASEMENT
- PG - PAGE
- PUE - PUBLIC UTILITY EASEMENT
- PSLUE - DENOTES PRIVATE UTILITY EASEMENT
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- RBE - ROADWAY BUFFER EASEMENT
- SF - SQUARE FEET
- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT



**MATCH LINE SHEET 19**

**MATCH LINE SHEET 29**

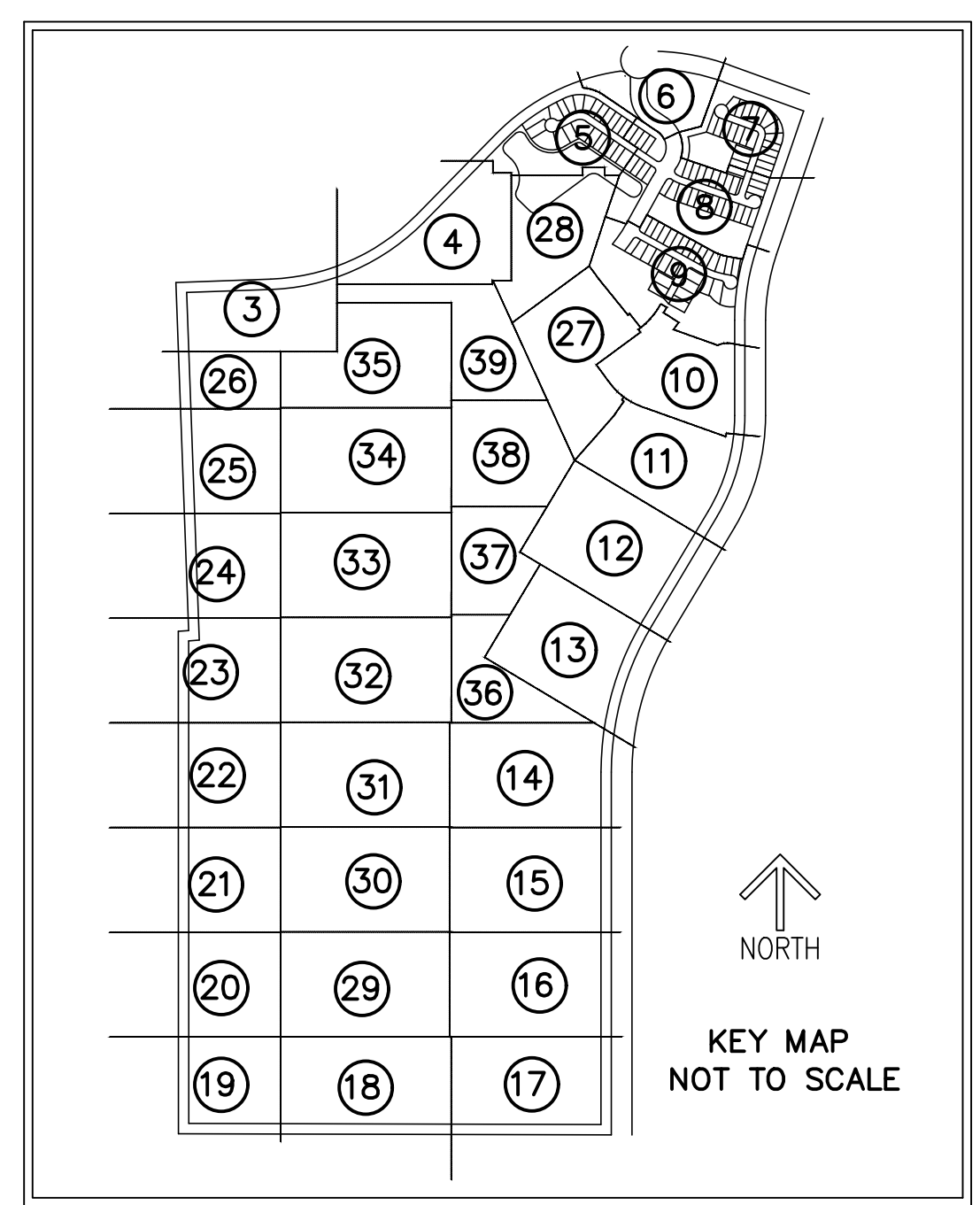


# SEVILLE PHASE 1

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS - ENGINEERS - PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

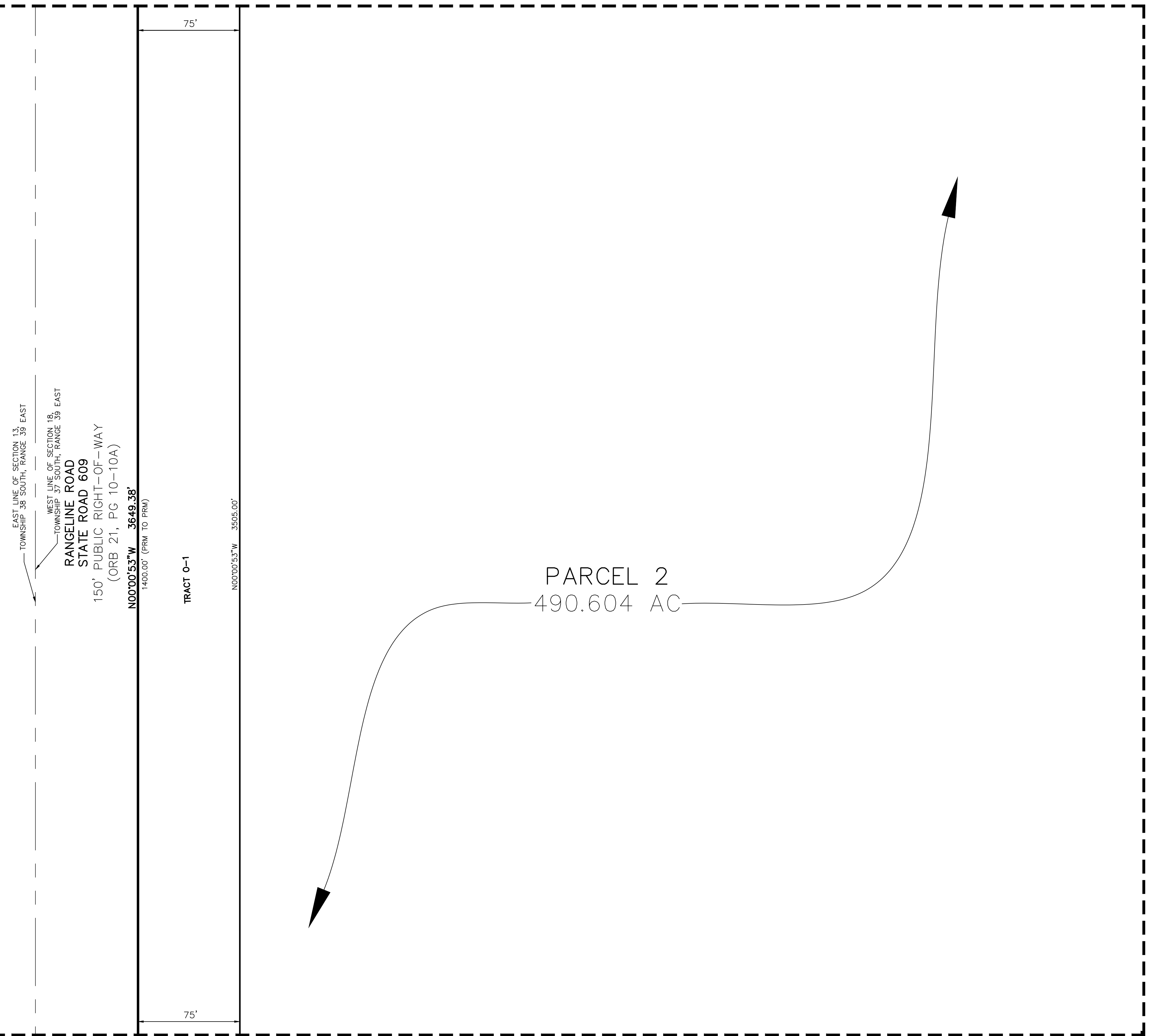
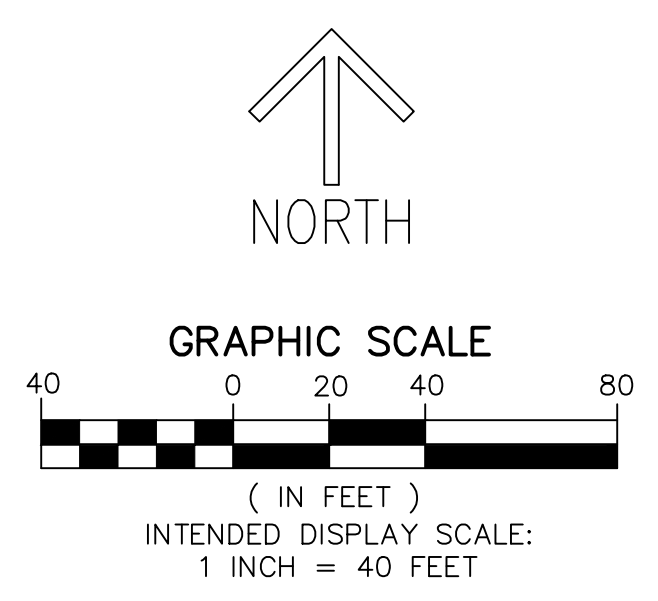
A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 22**



### LEGEND/ABBREVIATIONS

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
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- RBE - ROADWAY BUFFER EASEMENT
- SF - SQUARE FEET
- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT



**MATCH LINE SHEET 20**

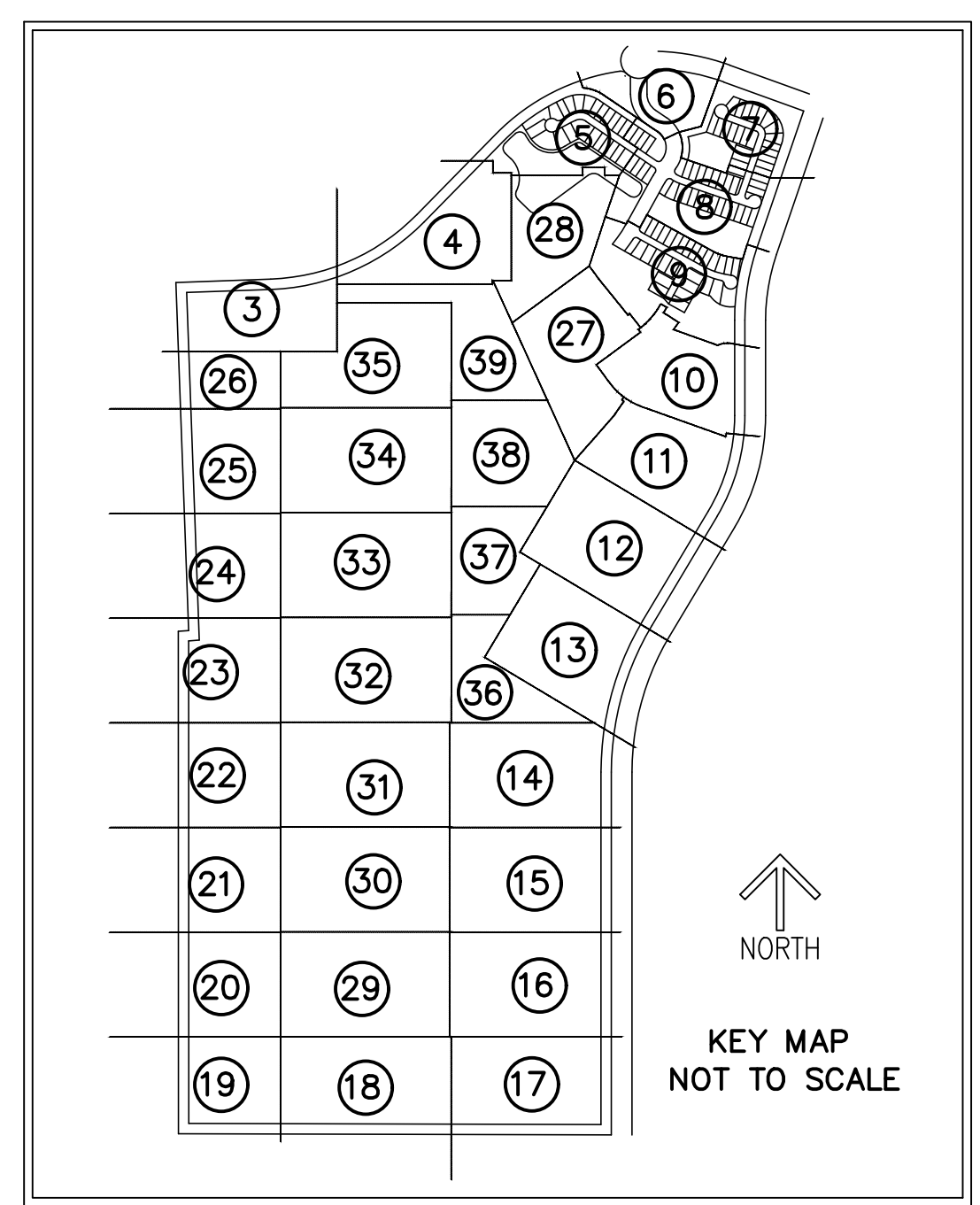
**MATCH LINE SHEET 30**

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

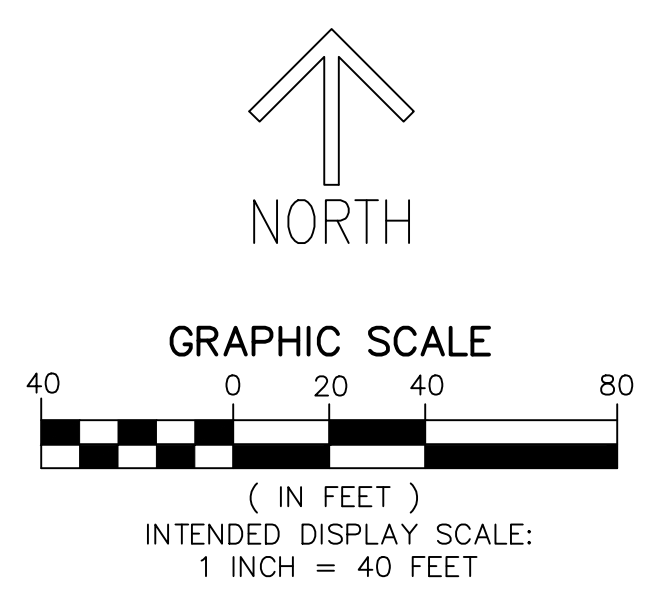
A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 23**



**LEGEND/ABBREVIATIONS**

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
- FE - FENCE EASEMENT
- IQE - IRRIGATION QUALITY EASEMENT
- L - ARC LENGTH
- LB - LICENSED BUSINESS
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- LSE - LIFT STATION EASEMENT
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- SF - SQUARE FEET
- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT



EAST LINE OF SECTION 13,  
 TOWNSHIP 38 SOUTH, RANGE 39 EAST  
 WEST LINE OF SECTION 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST  
**RANGELINE ROAD**  
**STATE ROAD 609**  
 150' PUBLIC RIGHT-OF-WAY  
 (ORB 21, PG 10-10A)  
 N00°00'53"W 3649.38'  
 1400.00' (PRM TO PRM)

TRACT 0-1

N00°00'53"W 3505.00'

SET PRM  
 1400.00'  
 (PRM TO PRM)

PARCEL 2  
 490.604 AC

75'

75'

**MATCH LINE SHEET 21**

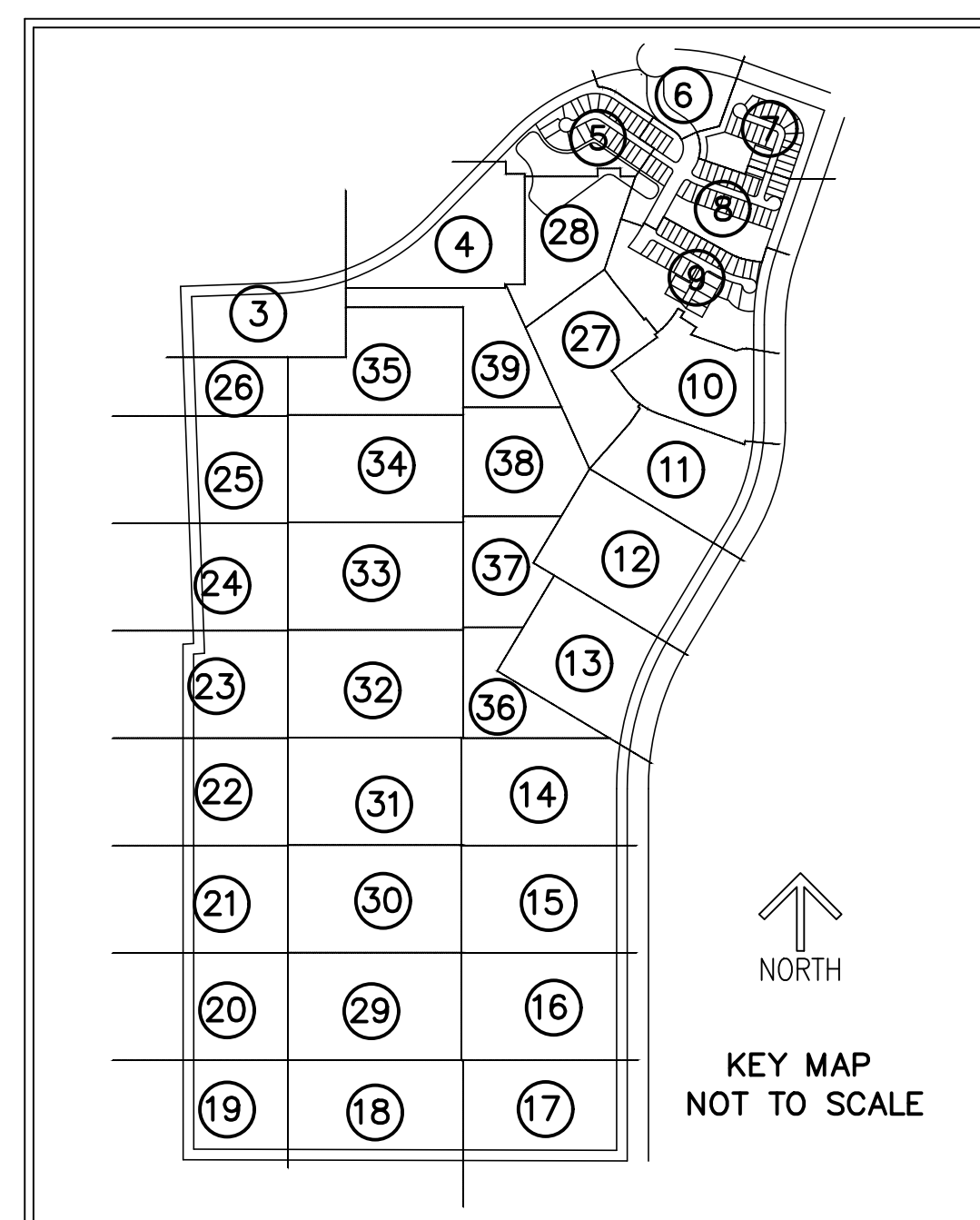
**MATCH LINE SHEET 31**

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

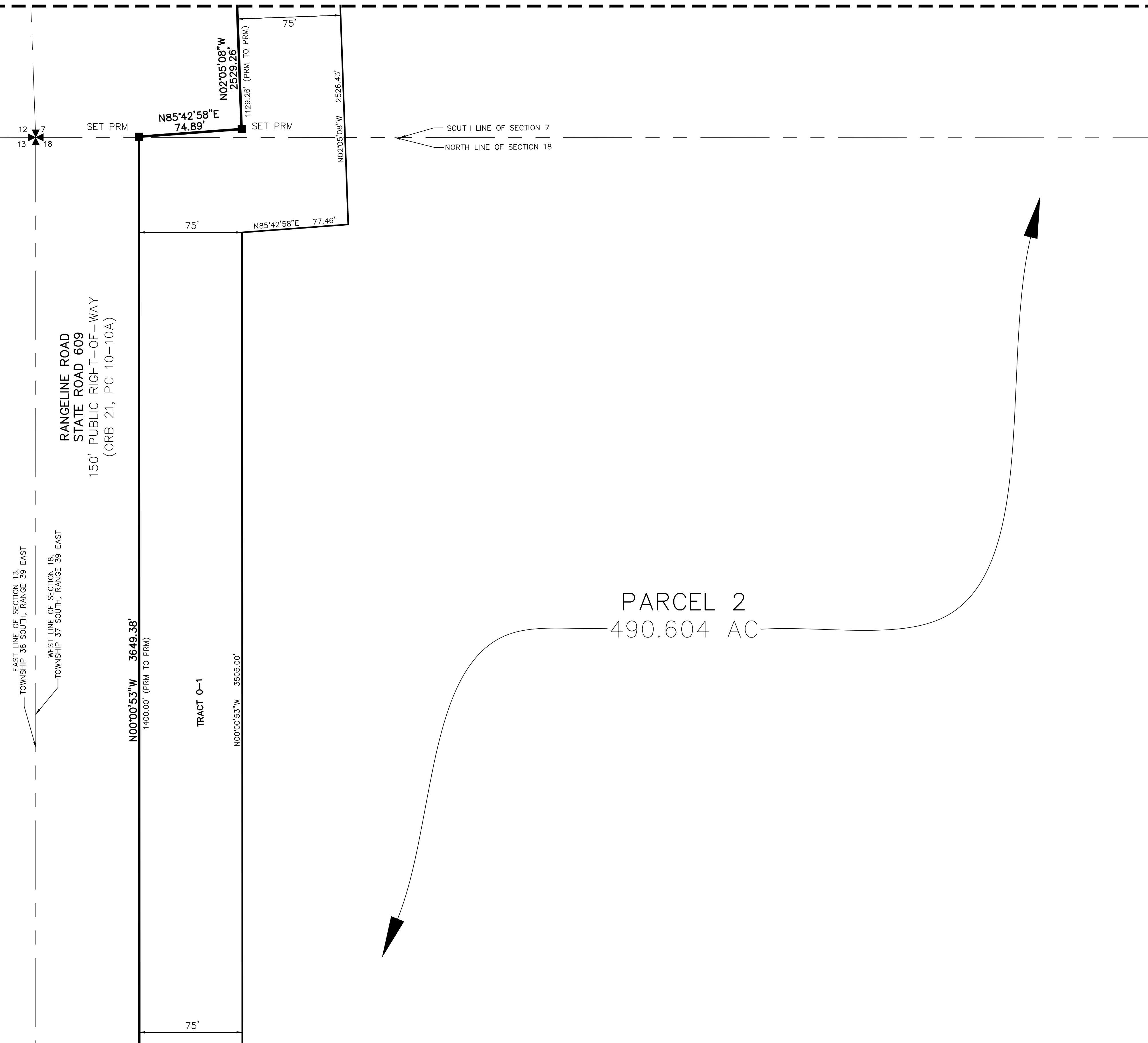
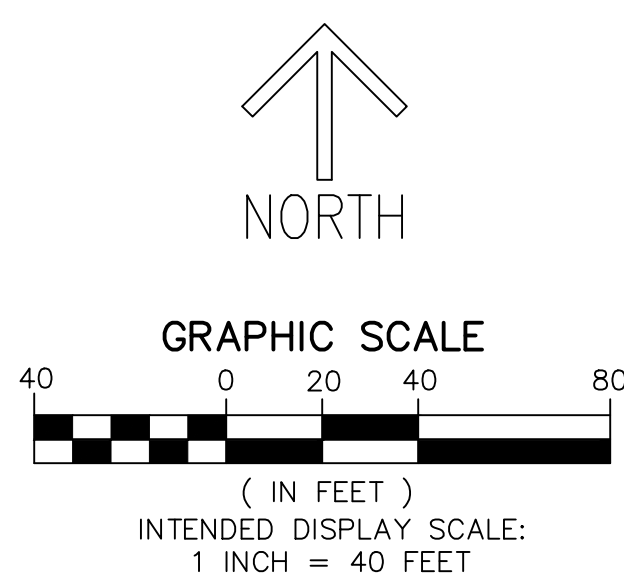
# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 24**



- LEGEND / ABBREVIATIONS**
- ⊙ - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
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  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
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  - WME - WATER MANAGEMENT EASEMENT
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  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
 5/8" IRON ROD WITH CAP STAMPED  
 "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



**MATCH LINE SHEET 22**

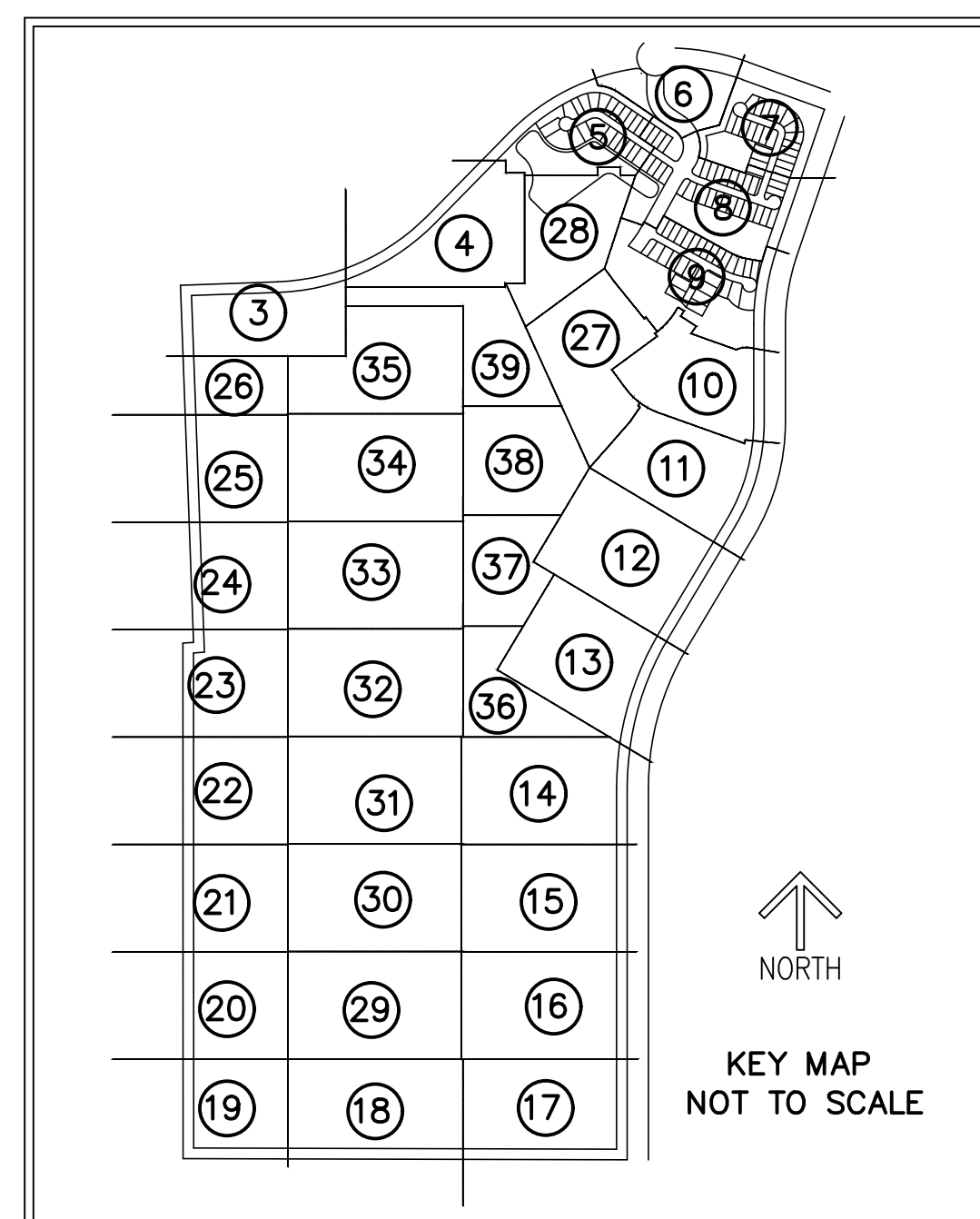
**MATCH LINE SHEET 32**

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

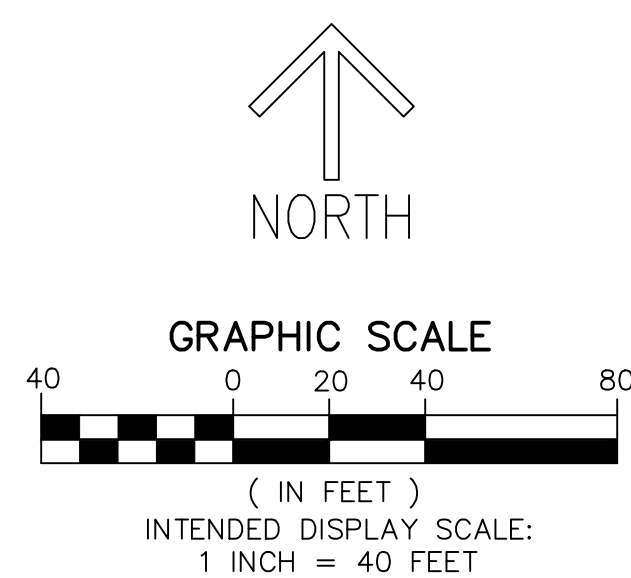
A PLANNED UNIT DEVELOPMENT  
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 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 25**



**LEGEND/ABBREVIATIONS**

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
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- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT



EAST LINE OF SECTION 12,  
 TOWNSHIP 38 SOUTH, RANGE 39 EAST  
 WEST LINE OF SECTION 7,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST

RANGELINE ROAD  
 STATE ROAD 609  
 150' PUBLIC RIGHT-OF-WAY  
 (ORB 21, PG 10-10A)

N02°05'08"W - 2529.26'  
 1129.26' (PRM TO PRM)

TRACT O-1

N02°05'08"W - 2526.43'

PARCEL 2  
 490.604 AC

**MATCH LINE SHEET 23**

**MATCH LINE SHEET 33**

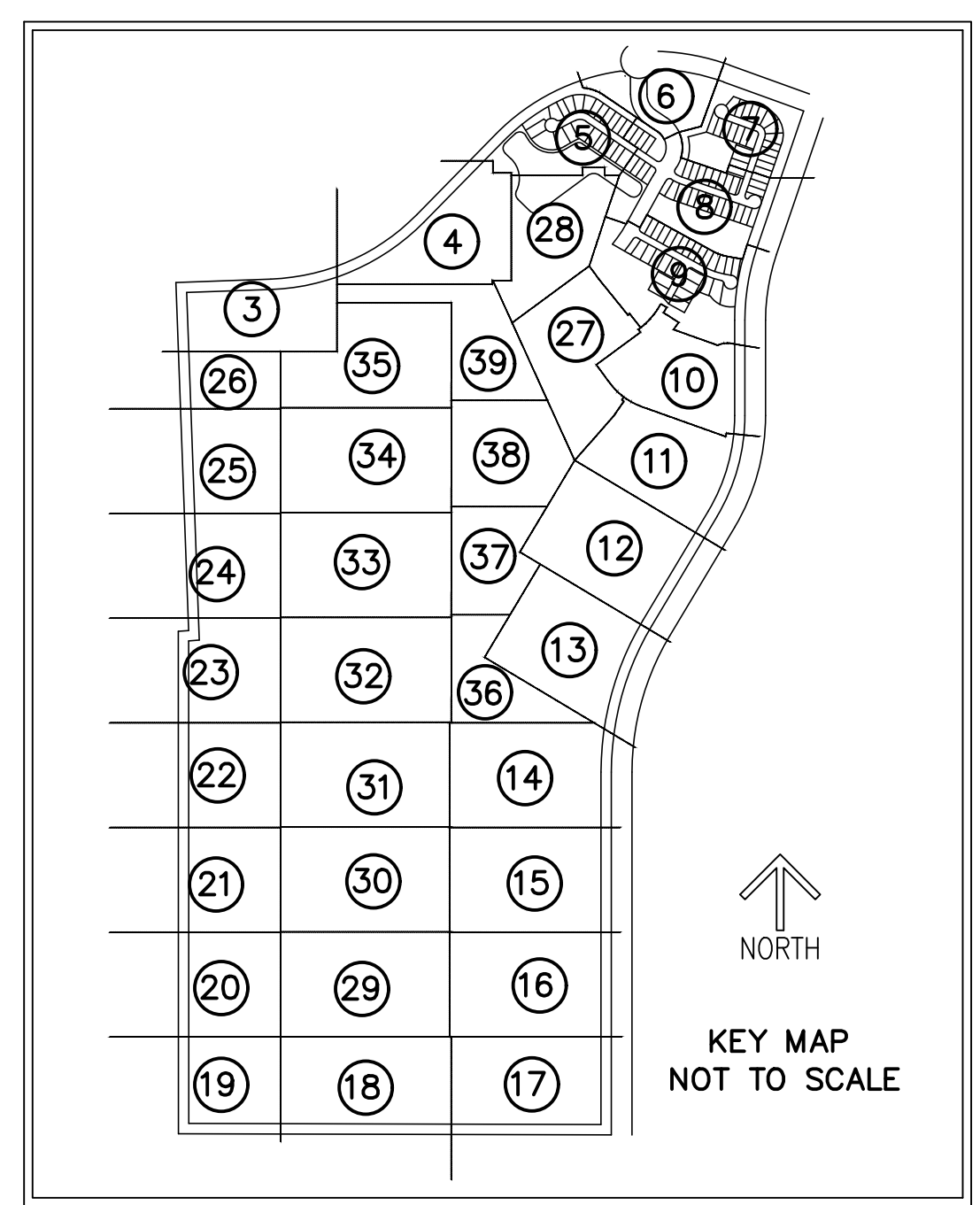


THIS INSTRUMENT PREPARED BY  
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 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

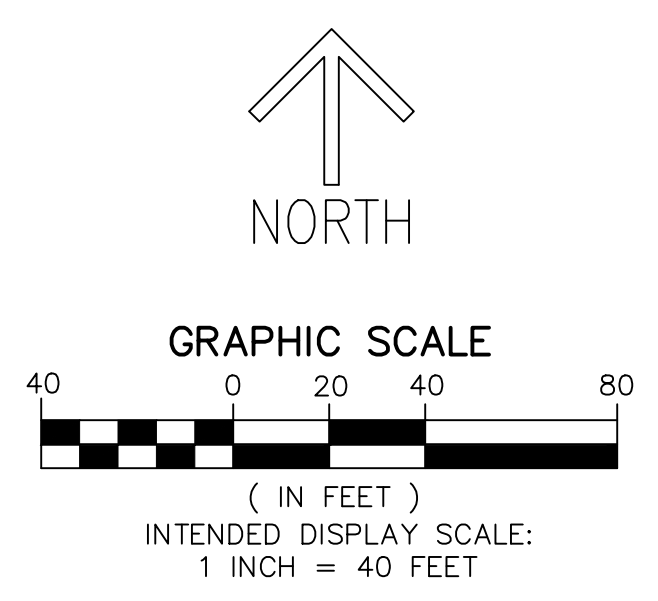
A PLANNED UNIT DEVELOPMENT  
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 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 26**



**LEGEND/ABBREVIATIONS**

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
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- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT



EAST LINE OF SECTION 12, EAST  
 TOWNSHIP 38 SOUTH, RANGE 39 EAST

WEST LINE OF SECTION 7,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST

RANGELINE ROAD  
 STATE ROAD 609  
 150' PUBLIC RIGHT-OF-WAY  
 (ORB 21, PG 10-10A)

N02°05'08"W 2529.25'  
 1400.00' (PRM TO PRM)

TRACT 0-1

N02°05'08"W 2526.43'

SET PRM

PARCEL 2  
 449.127 AC

**MATCH LINE SHEET 24**

**MATCH LINE SHEET 34**

# SEVILLE PHASE 1

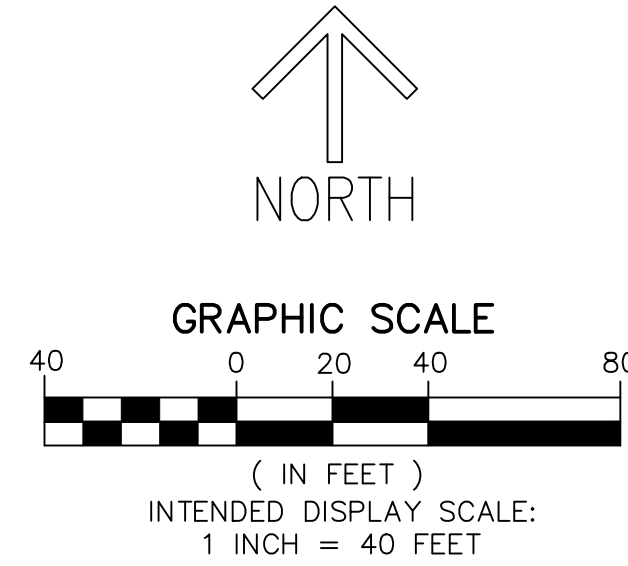
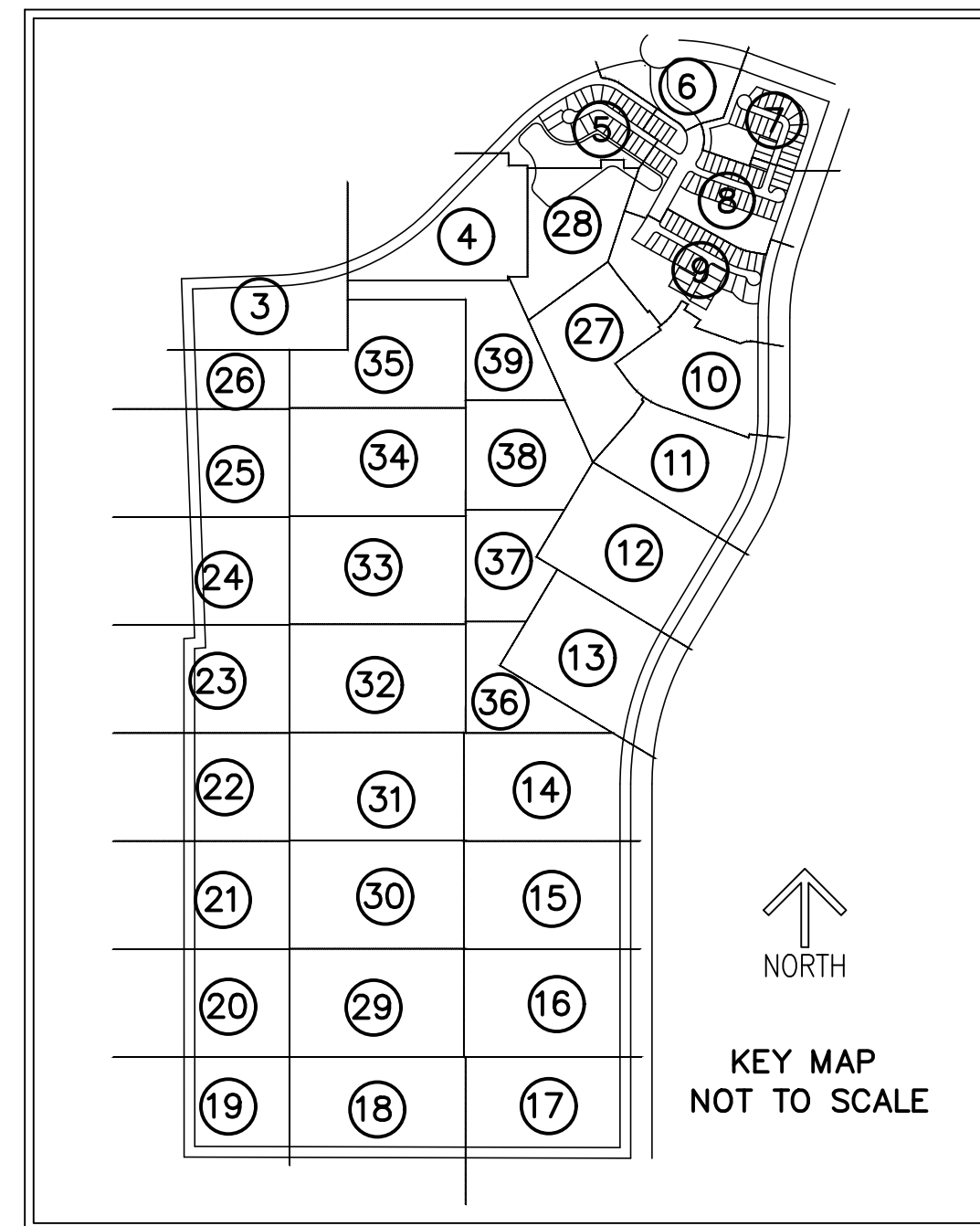
A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
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SURVEYORS — ENGINEERS — PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 — (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

PLAT BOOK \_\_\_\_\_

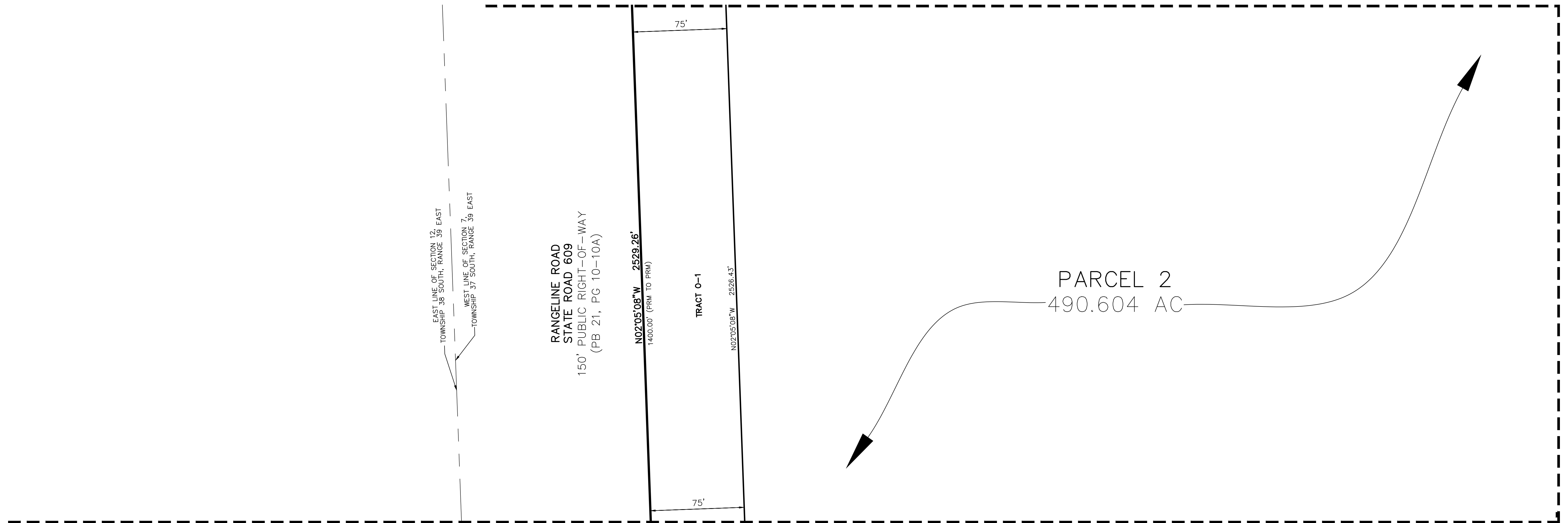
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**SHEET 26 OF 39**



- LEGEND / ABBREVIATIONS**
- C — CENTERLINE
  - Δ — DELTA (CENTRAL ANGLE)
  - AC — ACRES
  - CB — CHORD BEARING
  - CBE — CONSERVATION BUFFER EASEMENT
  - CD — CHORD DISTANCE
  - DE — DRAINAGE EASEMENT
  - EIEE — EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE — FENCE EASEMENT
  - IQE — IRRIGATION QUALITY EASEMENT
  - L — ARC LENGTH
  - LB — LICENSED BUSINESS
  - LBE — LANDSCAPE BUFFER EASEMENT
  - LME — LAKE MAINTENANCE EASEMENT
  - LMAE — LAKE MAINTENANCE ACCESS EASEMENT
  - LSE — LIFT STATION EASEMENT
  - WME — WATER MANAGEMENT EASEMENT
  - MEB — MAINTENANCE EASEMENT BUFFER
  - ORB — OFFICIAL RECORD BOOK
  - PB — PLAT BOOK
  - PDE — PRIVATE DRAINAGE EASEMENT
  - PG — PAGE
  - PUE — PUBLIC UTILITY EASEMENT
  - PSLUE — DENOTES PRIVATE UTILITY EASEMENT
  - R — RADIUS
  - (R) — INDICATES RADIAL LINE
  - RBE — ROADWAY BUFFER EASEMENT
  - SF — SQUARE FEET
  - UE — UTILITY EASEMENT
  - WMAE — WATER MANAGEMENT ACCESS EASEMENT
  - PRM — DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W PRM LB 3591"
  - ⊙ — DENOTES PERMANENT CONTROL POINT

**MATCH LINE SHEET 3**



# SEVILLE PHASE 1

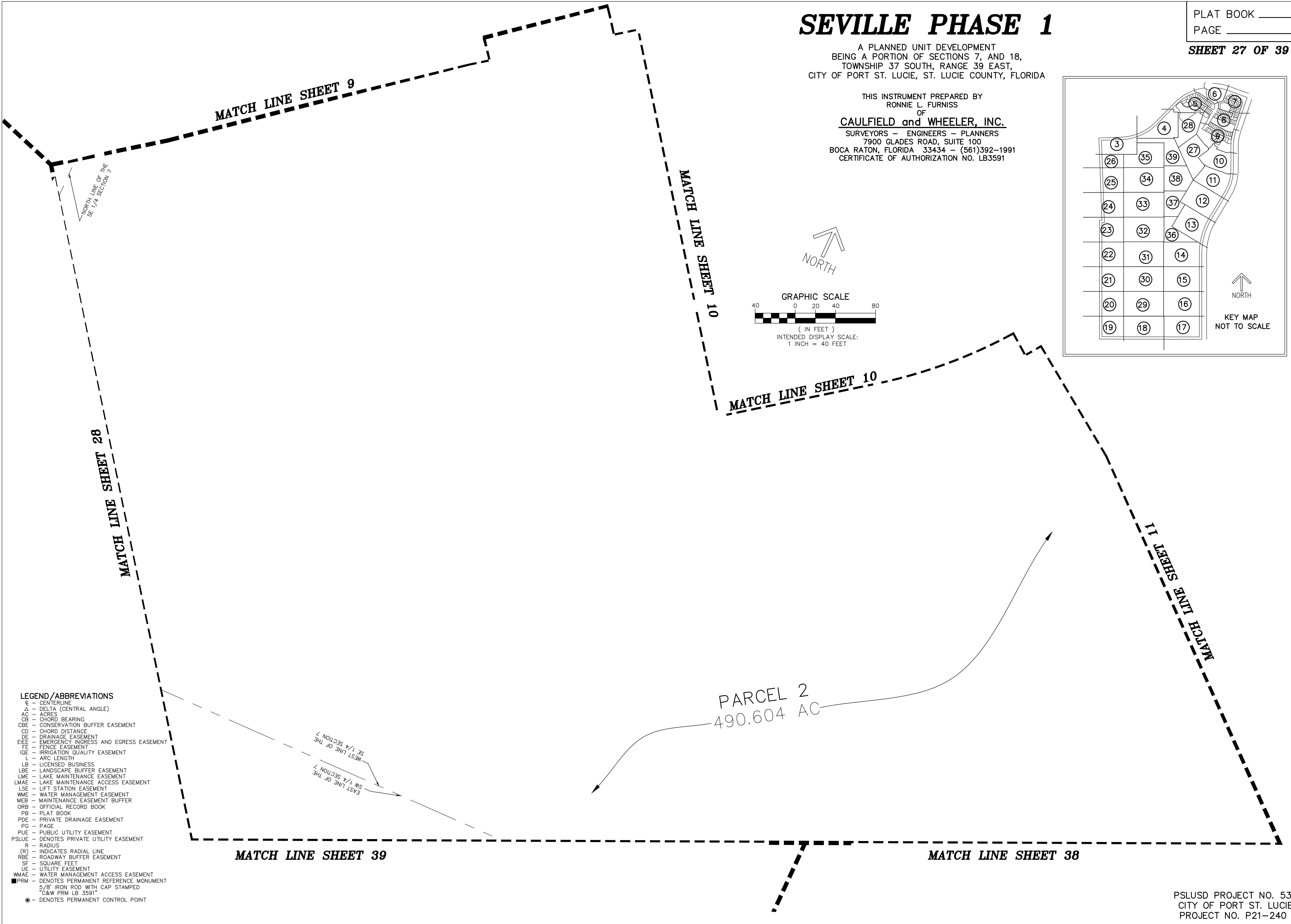
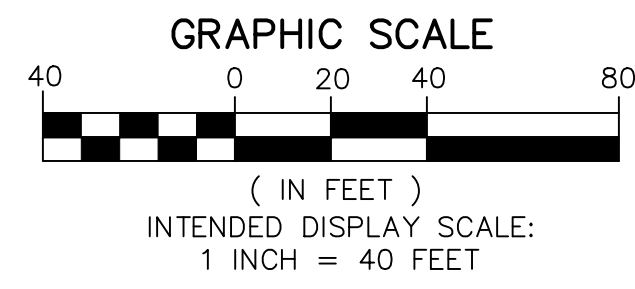
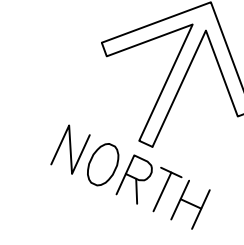
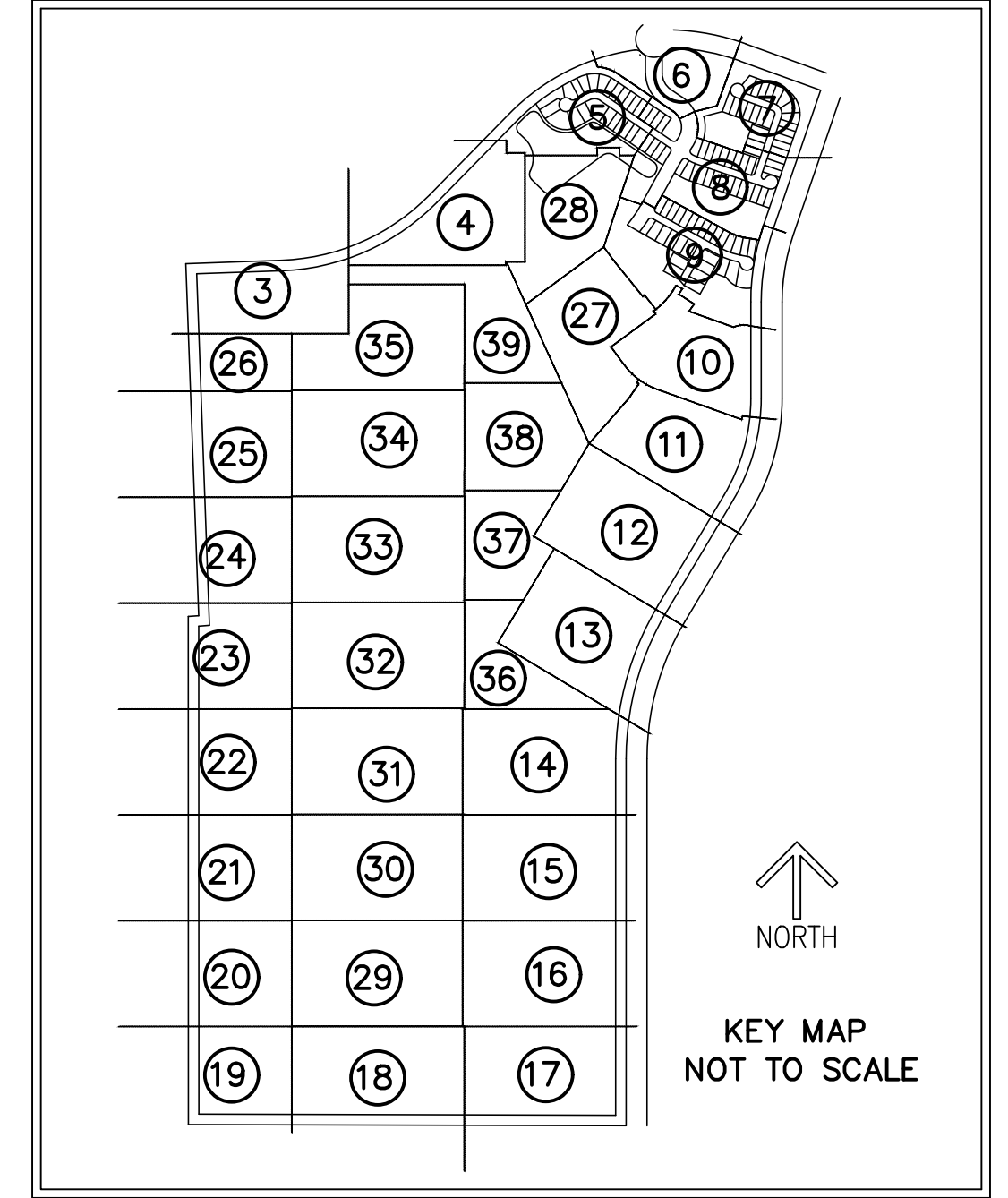
A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS - ENGINEERS - PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

PLAT BOOK \_\_\_\_\_

PAGE \_\_\_\_\_

**SHEET 27 OF 39**



**LEGEND/ABBREVIATIONS**

- C - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- EIE - EMERGENCY INGRESS AND EGRESS EASEMENT
- FE - FENCE EASEMENT
- IQE - IRRIGATION QUALITY EASEMENT
- L - ARC LENGTH
- LB - LICENSED BUSINESS
- LBE - LANDSCAPE BUFFER EASEMENT
- LME - LAKE MAINTENANCE EASEMENT
- LMAE - LAKE MAINTENANCE ACCESS EASEMENT
- LSE - LIFT STATION EASEMENT
- WME - WATER MANAGEMENT EASEMENT
- MEB - MAINTENANCE EASEMENT BUFFER
- ORB - OFFICIAL RECORD BOOK
- PB - PLAT BOOK
- PDE - PRIVATE DRAINAGE EASEMENT
- PG - PAGE
- PUE - PUBLIC UTILITY EASEMENT
- PSLUE - DENOTES PRIVATE UTILITY EASEMENT
- R - RADIUS
- (R) - INDICATES RADIAL LINE
- RBE - ROADWAY BUFFER EASEMENT
- SF - SQUARE FEET
- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
C&W PRM LB 3591
- - DENOTES PERMANENT CONTROL POINT

PARCEL 2  
490.604 AC

# SEVILLE PHASE 1

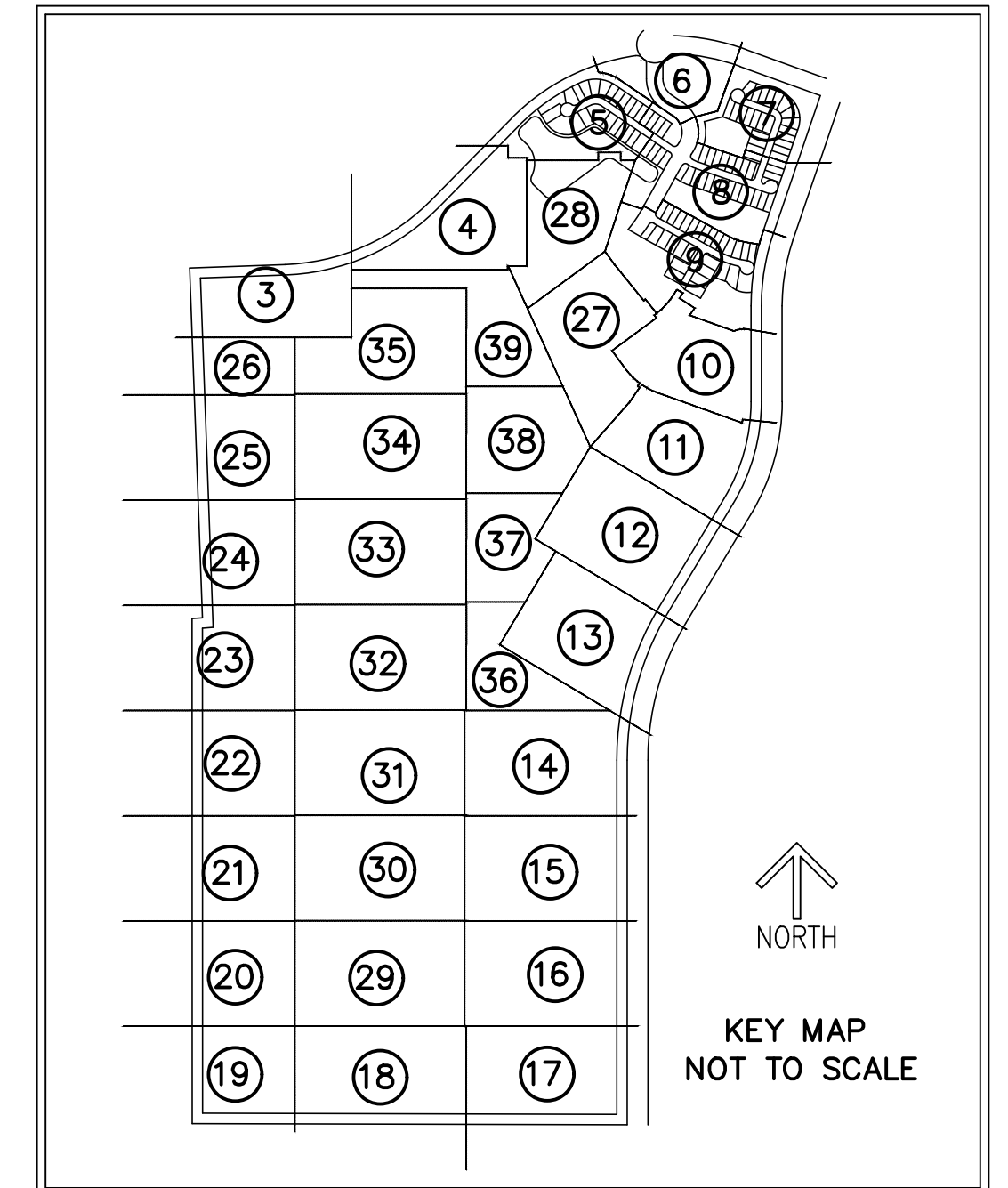
A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

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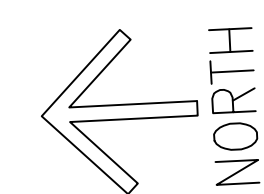
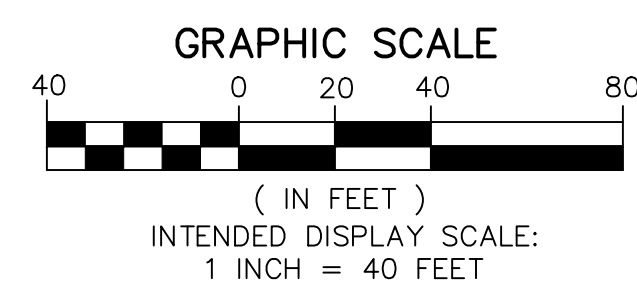
PLAT BOOK \_\_\_\_\_

PAGE \_\_\_\_\_

**SHEET 28 OF 39**



- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
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  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W FRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



MATCH LINE SHEET 5

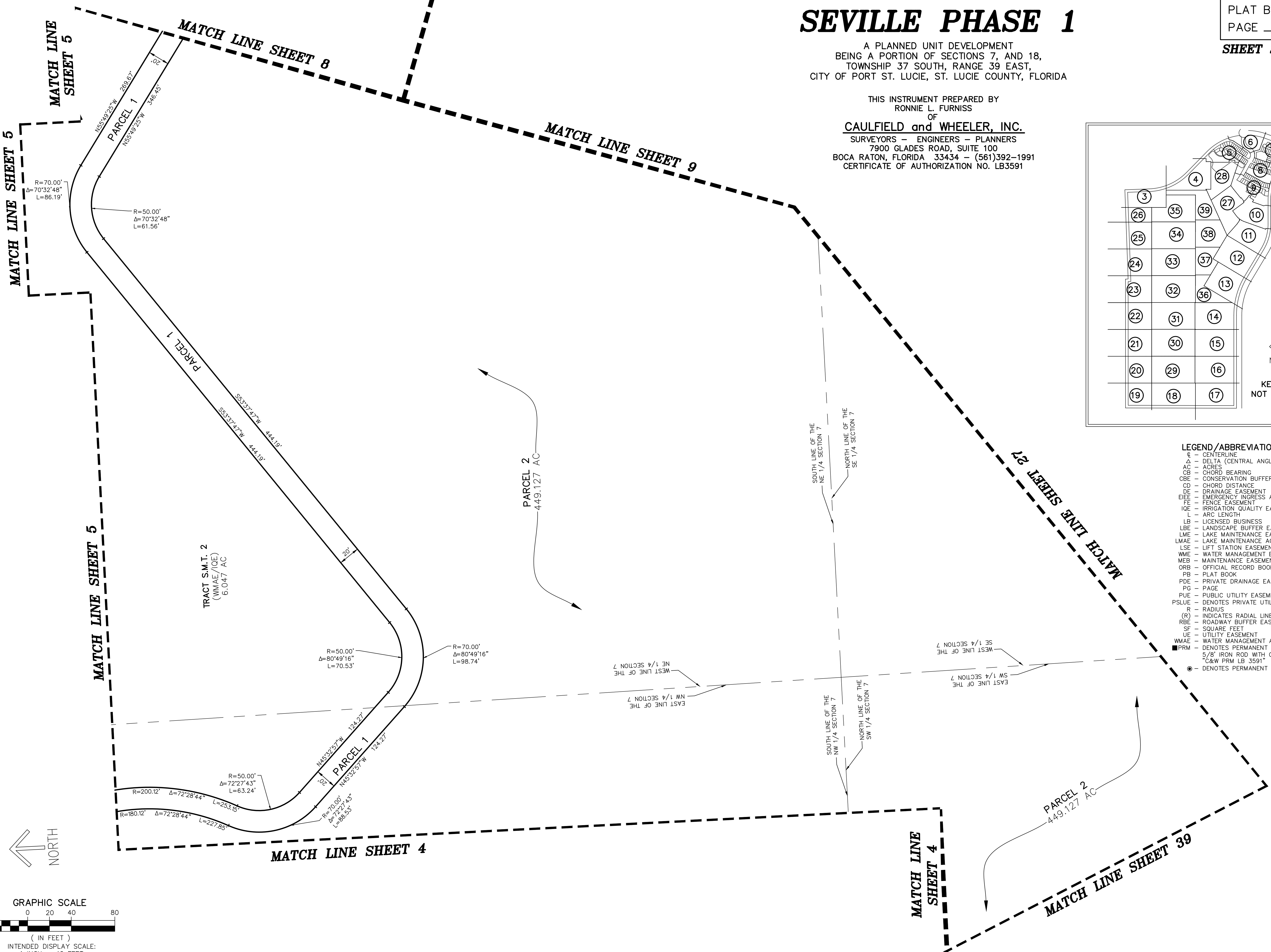
MATCH LINE SHEET 5

MATCH LINE SHEET 4

MATCH LINE SHEET 9

MATCH LINE SHEET 4

MATCH LINE SHEET 39



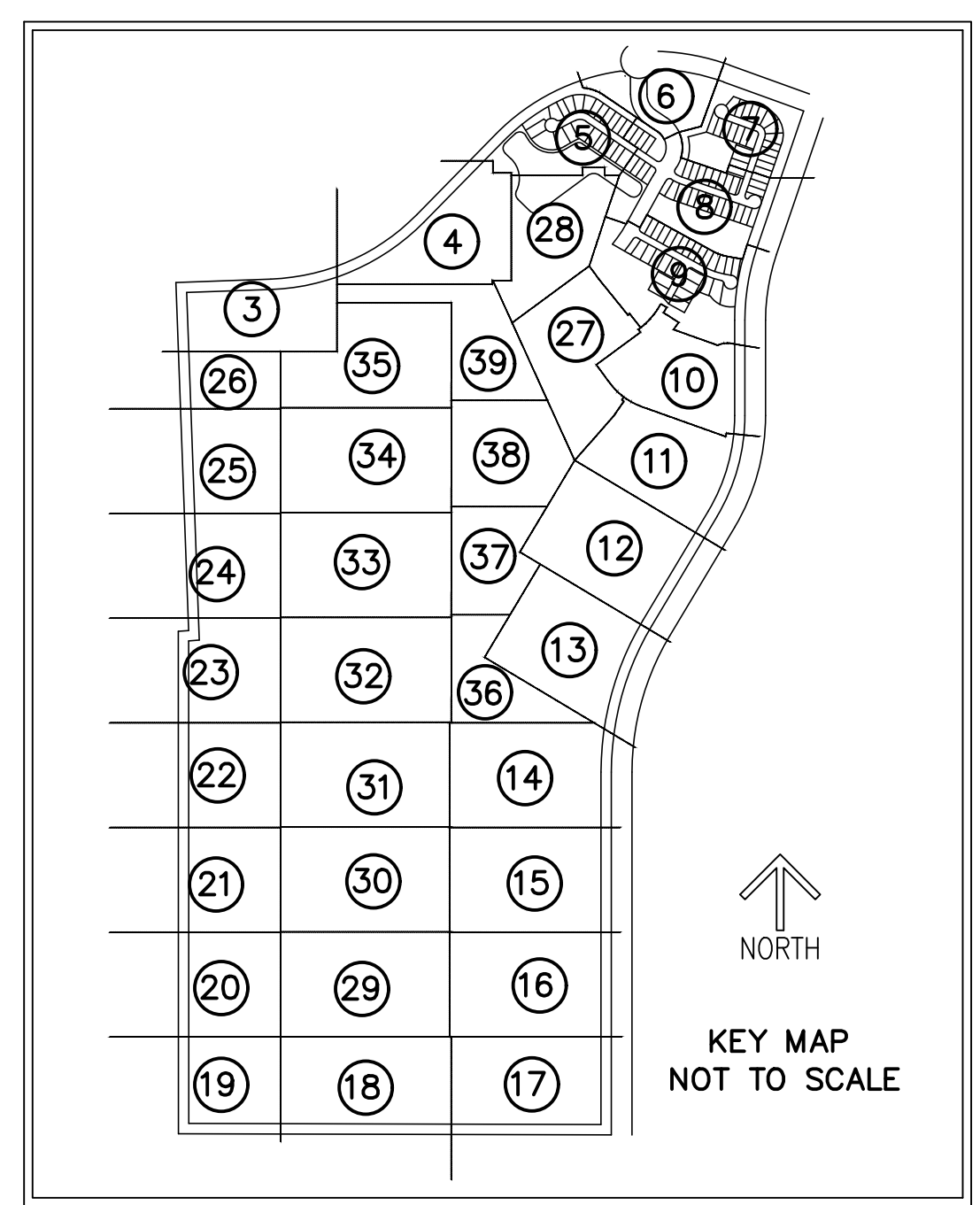


THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
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7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 30



MATCH LINE SHEET 20

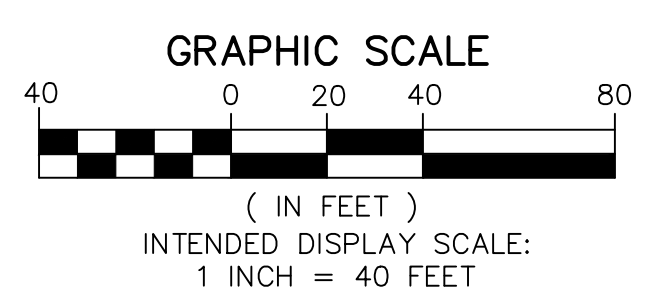
MATCH LINE SHEET 16

PARCEL 2  
490.604 AC

SOUTH LINE OF THE  
NW 1/4 SECTION 18  
NORTH LINE OF THE  
SW 1/4 SECTION 18

### LEGEND / ABBREVIATIONS

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- AC - ACRES
- CB - CHORD BEARING
- CBE - CONSERVATION BUFFER EASEMENT
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
- FE - FENCE EASEMENT
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- L - ARC LENGTH
- LB - LICENSED BUSINESS
- LBE - LANDSCAPE BUFFER EASEMENT
- LME - LAKE MAINTENANCE EASEMENT
- LMAE - LAKE MAINTENANCE ACCESS EASEMENT
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- UE - UTILITY EASEMENT
- WMAE - WATER MANAGEMENT ACCESS EASEMENT
- PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W PRM LB 3591"
- - DENOTES PERMANENT CONTROL POINT



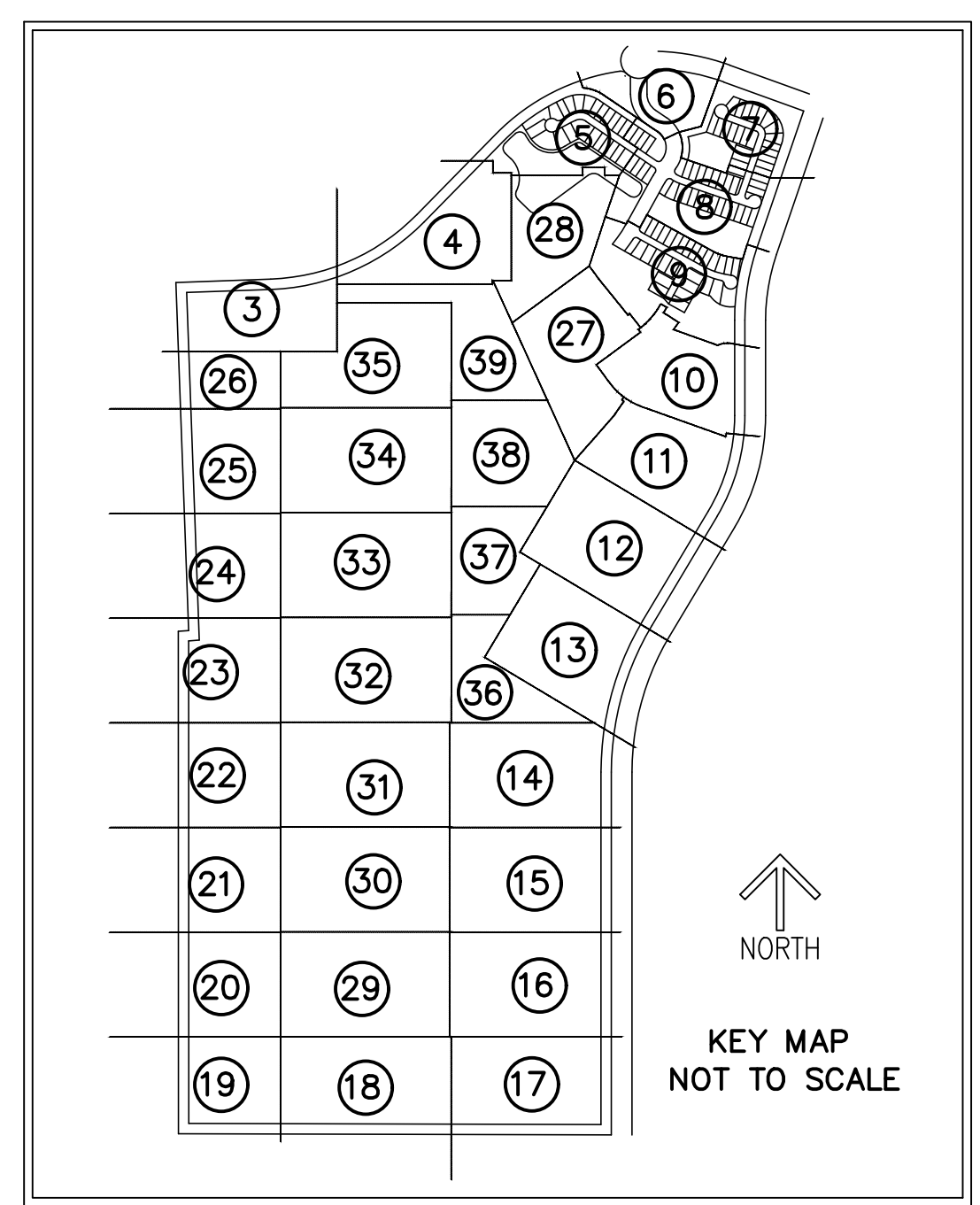
MATCH LINE SHEET 18

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CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 31

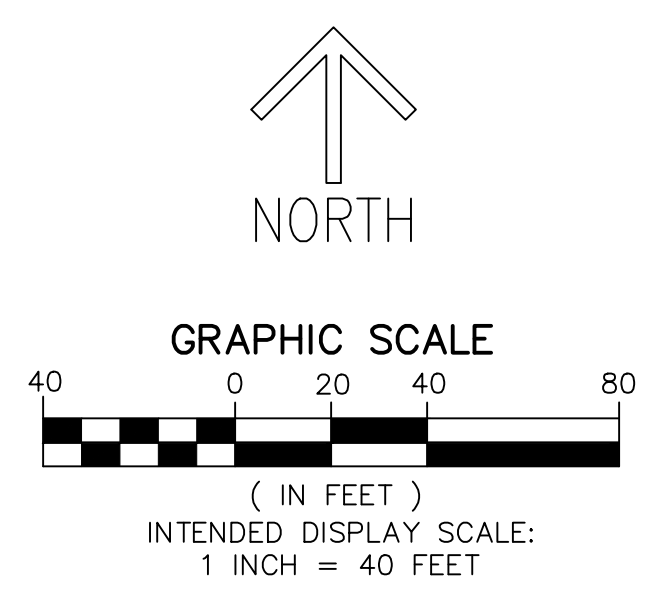


MATCH LINE SHEET 21

MATCH LINE SHEET 15

PARCEL 2  
490.604 AC

- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
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  - RBE - ROADWAY BUFFER EASEMENT
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



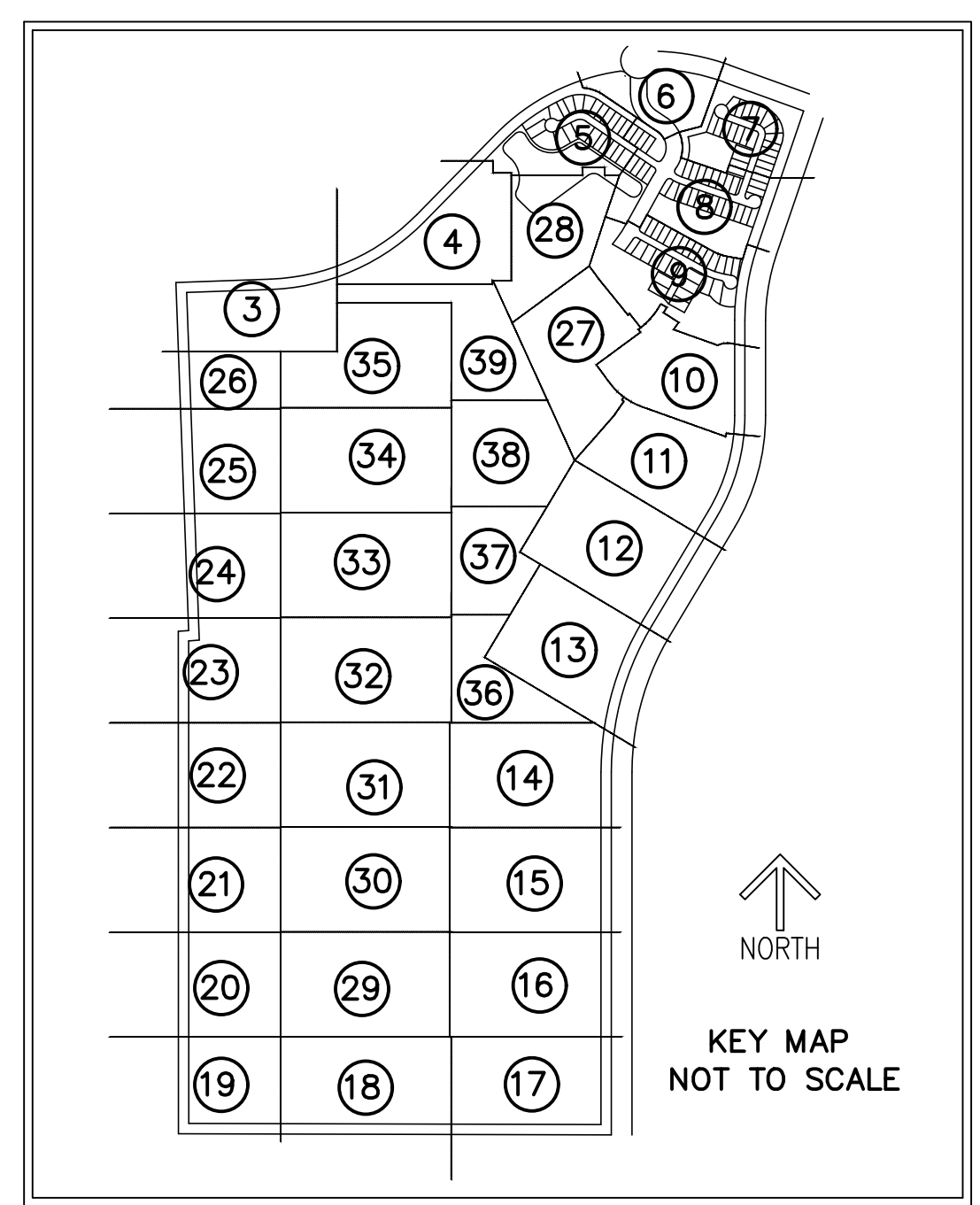
## MATCH LINE SHEET 29

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
OF  
**CAULFIELD and WHEELER, INC.**  
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CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 32

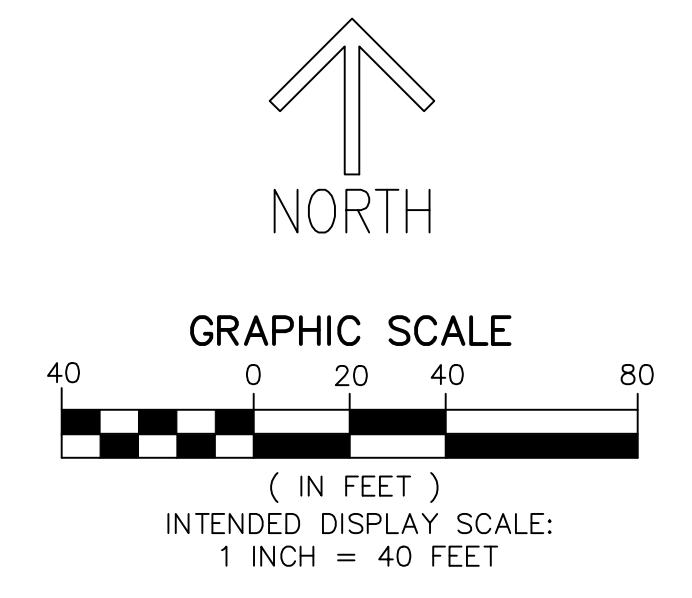


MATCH LINE SHEET 22

MATCH LINE SHEET 14

PARCEL 2  
490.604 AC

- LEGEND/ABBREVIATIONS**
- ⊕ - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
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  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"O&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



## MATCH LINE SHEET 30

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS - ENGINEERS - PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

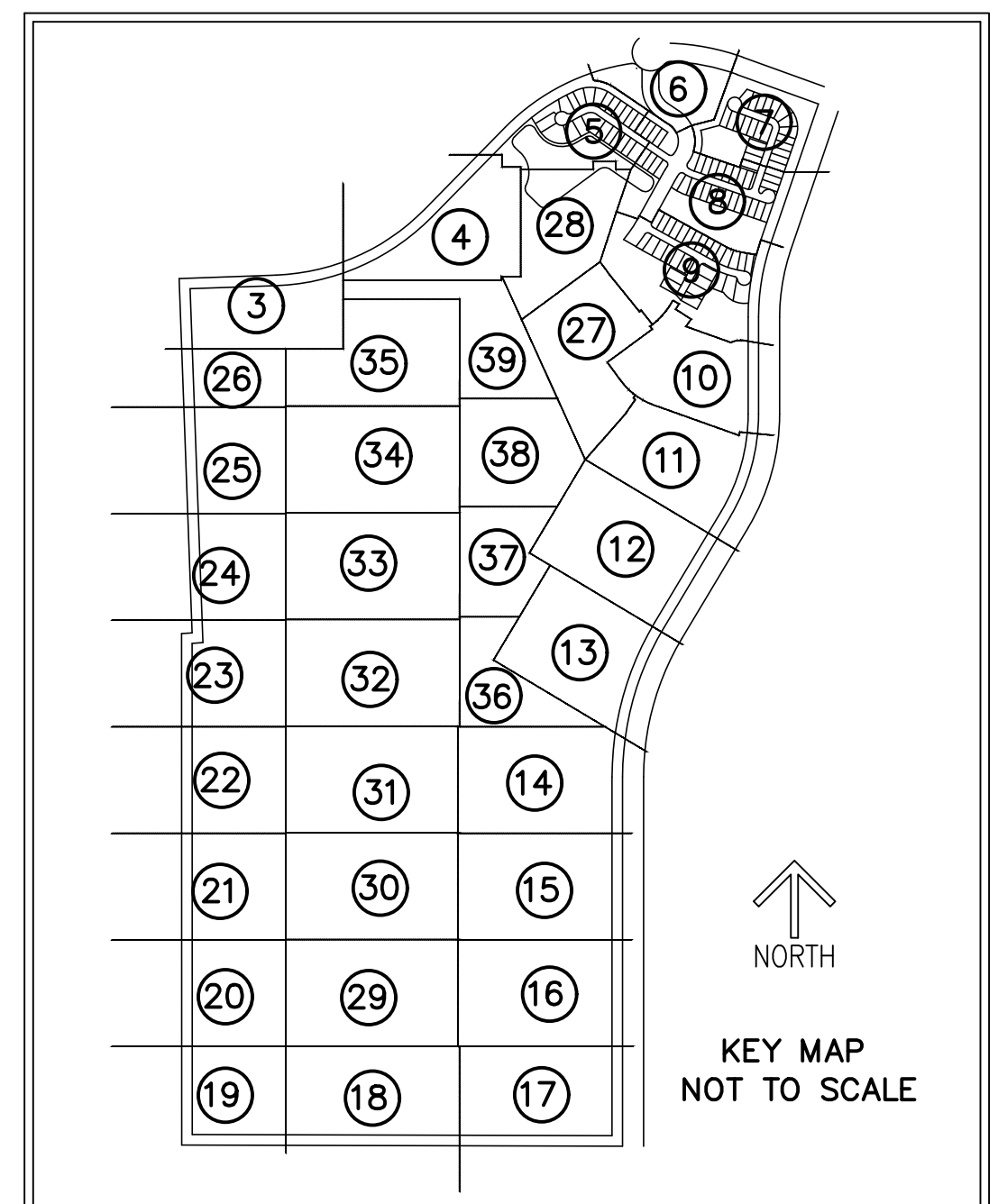
A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 33

MATCH LINE SHEET 23

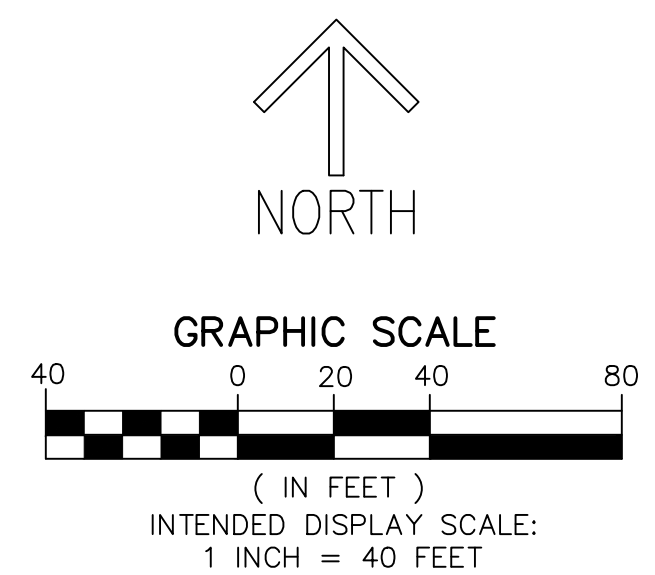
MATCH LINE SHEET 36

SOUTH LINE OF SECTION 7  
NORTH LINE OF SECTION 18



PARCEL 2  
490.604 AC

- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - DA - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
  - IQE - IRRIGATION QUALITY EASEMENT
  - L - ARC LENGTH
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
  - LME - LAKE MAINTENANCE EASEMENT
  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
  - LSE - LIFT STATION EASEMENT
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  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
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  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



## MATCH LINE SHEET 31

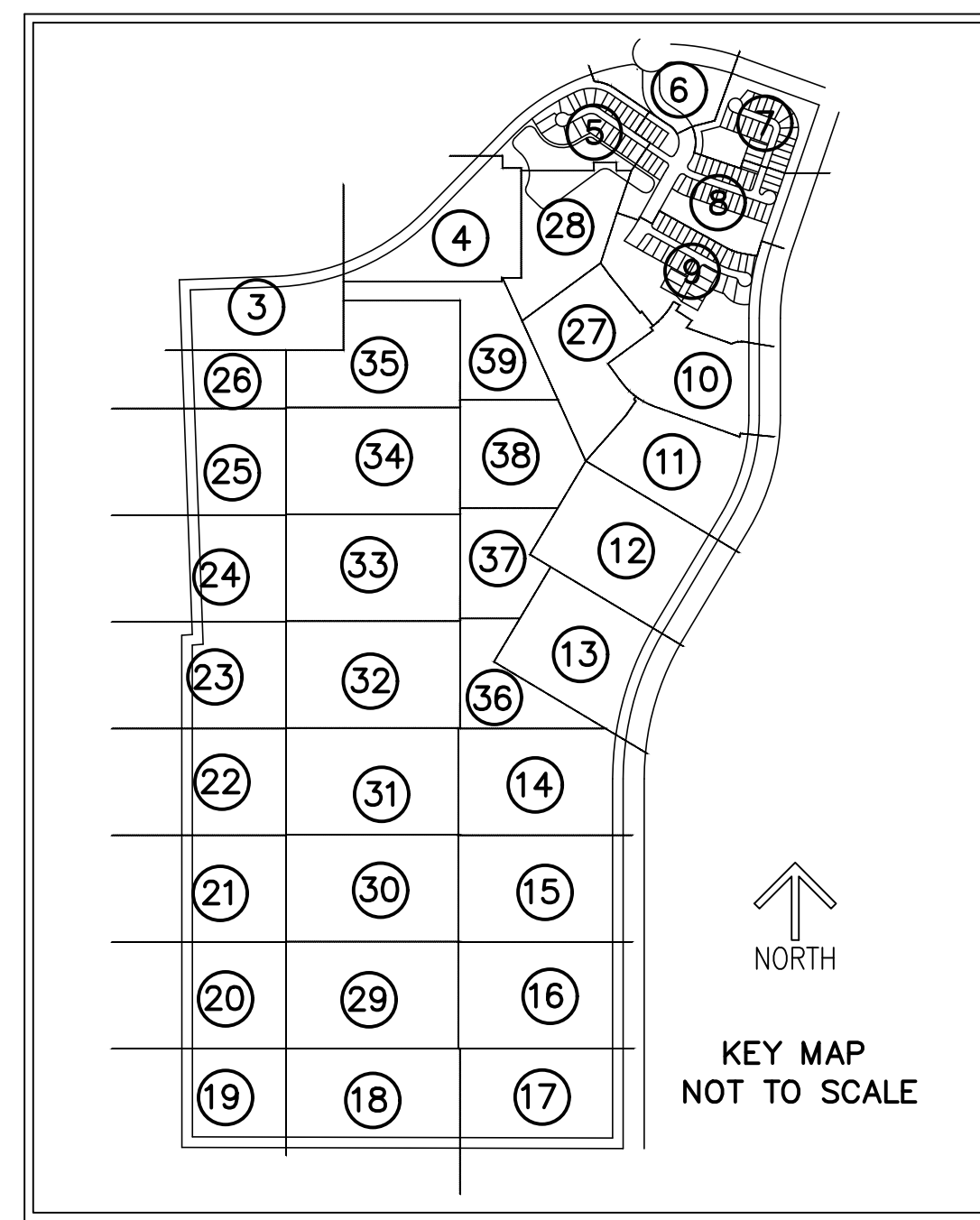


# SEVILLE PHASE 1

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
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SURVEYORS - ENGINEERS - PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991  
CERTIFICATE OF AUTHORIZATION NO. LB3591

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 34

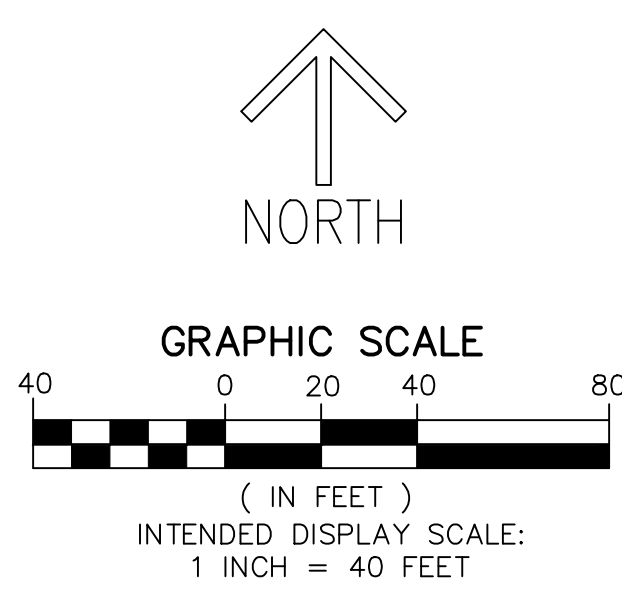


PARCEL 2  
490.604 AC

MATCH LINE SHEET 24

MATCH LINE SHEET 37

- LEGEND/ABBREVIATIONS**
- ⊕ - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
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  - PUE - PUBLIC UTILITY EASEMENT
  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
5/8" IRON ROD WITH CAP STAMPED  
"C&W FRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



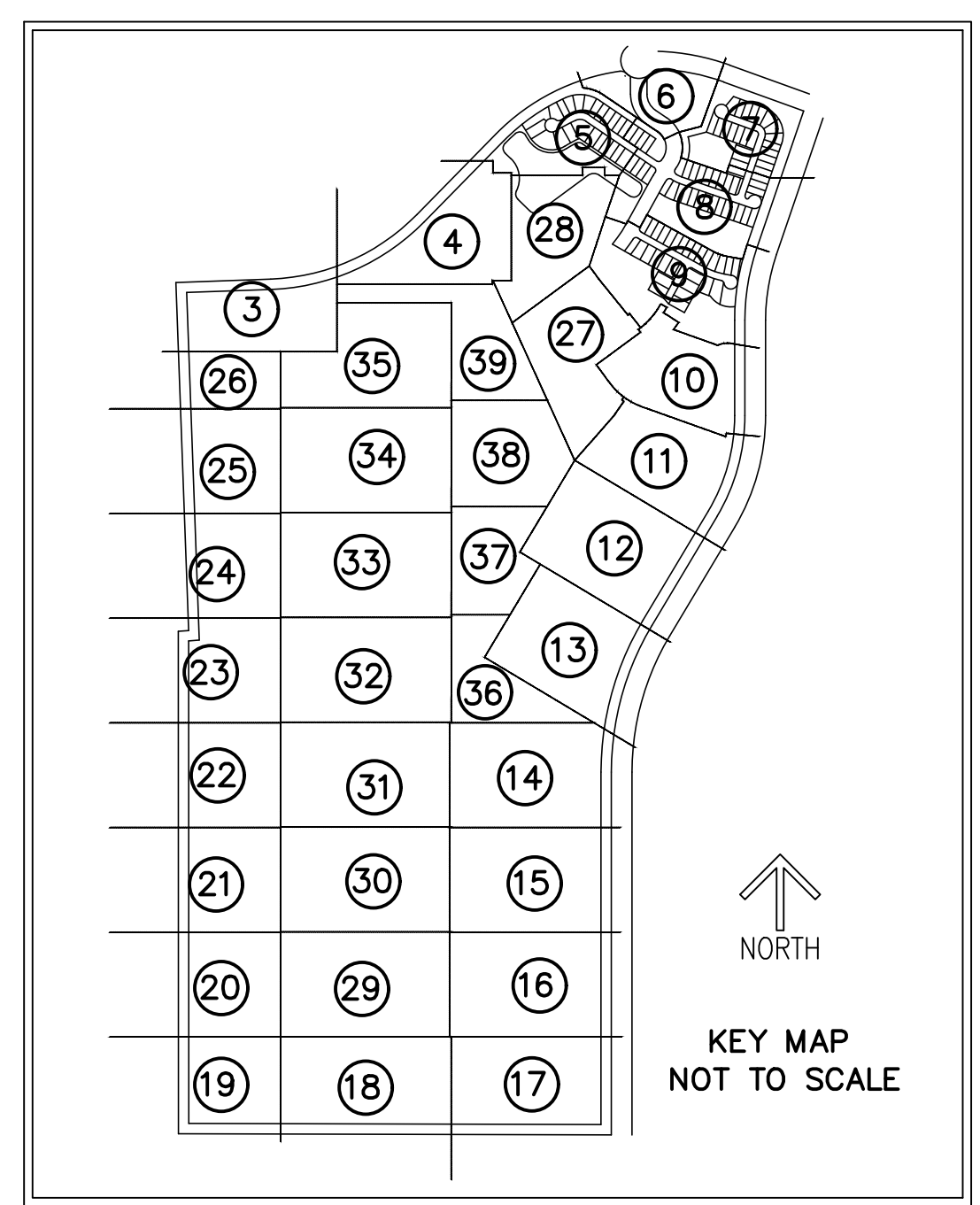
## MATCH LINE SHEET 32

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
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7900 GLADES ROAD, SUITE 100  
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CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

## MATCH LINE SHEET 35

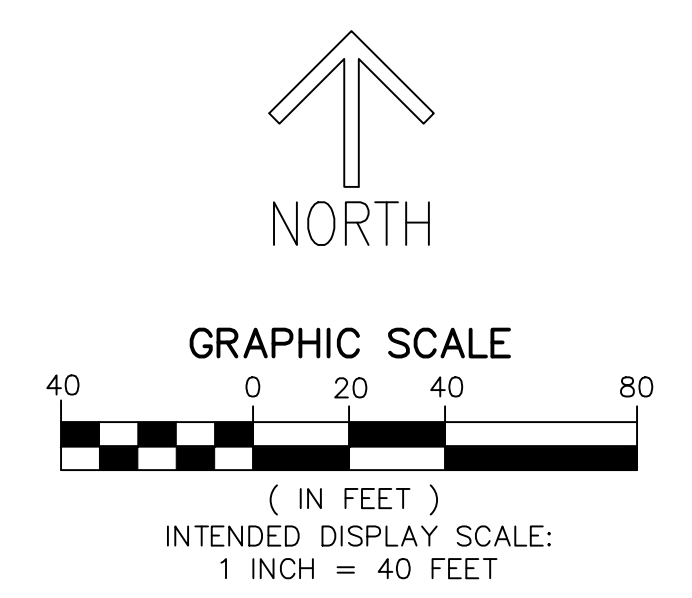


MATCH LINE SHEET 25

MATCH LINE SHEET 38

PARCEL 2  
449.127 AC

- LEGEND / ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



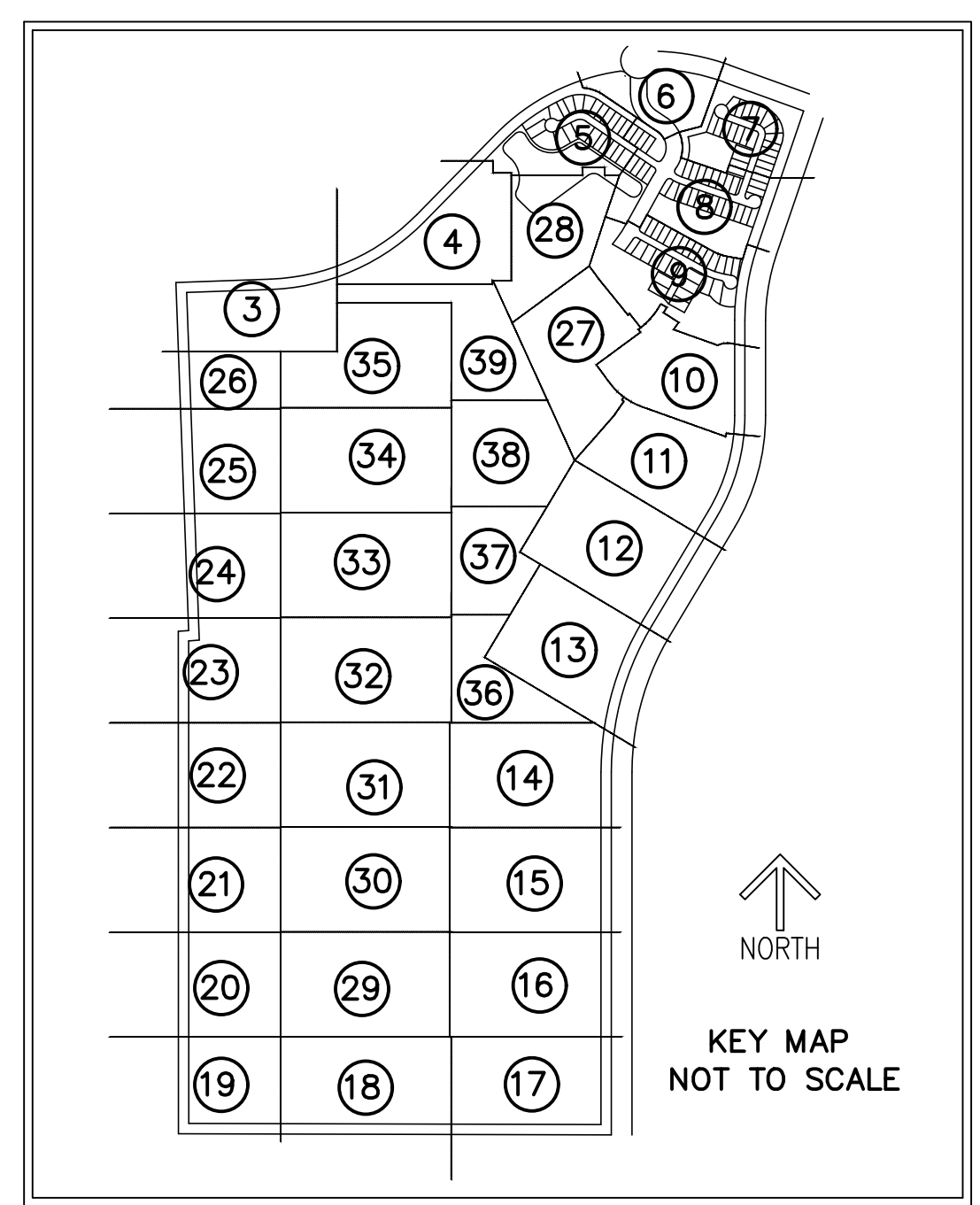
## MATCH LINE SHEET 33

# SEVILLE PHASE 1

THIS INSTRUMENT PREPARED BY  
RONNIE L. FURNISS  
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SURVEYORS - ENGINEERS - PLANNERS  
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BOCA RATON, FLORIDA 33434 - (561)392-1991  
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A PLANNED UNIT DEVELOPMENT  
BEING A PORTION OF SECTIONS 7, AND 18,  
TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 39**



**MATCH LINE SHEET 3**

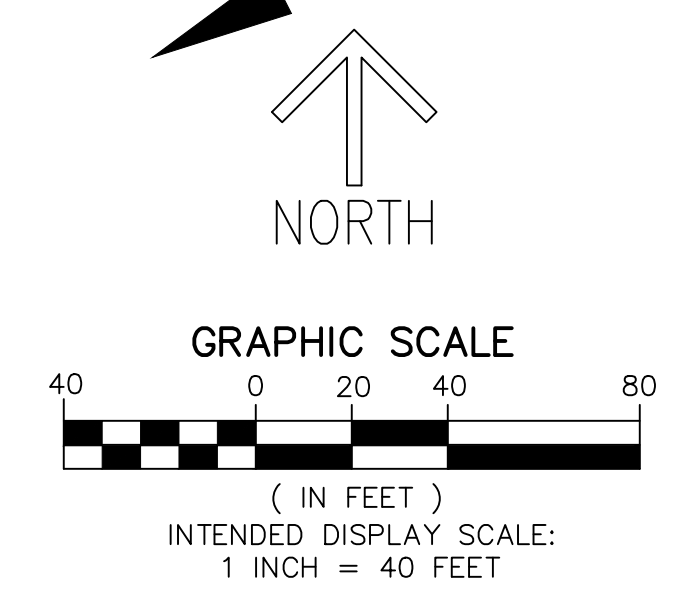
**MATCH LINE SHEET 3**

PARCEL 2  
490.604 AC

**MATCH LINE SHEET 39**

**MATCH LINE SHEET 26**

- LEGEND/ABBREVIATIONS**
- ⊙ - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARINGS
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
  - IQE - IRRIGATION QUALITY EASEMENT
  - L - ARC LENGTH
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
  - LME - LAKE MAINTENANCE EASEMENT
  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
  - LSE - LIFT STATION EASEMENT
  - WME - WATER MANAGEMENT EASEMENT
  - MEB - MAINTENANCE EASEMENT BUFFER
  - ORB - OFFICIAL RECORD BOOK
  - PB - PLAT BOOK
  - PDE - PRIVATE DRAINAGE EASEMENT
  - PG - PAGE
  - PUE - PUBLIC UTILITY EASEMENT
  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



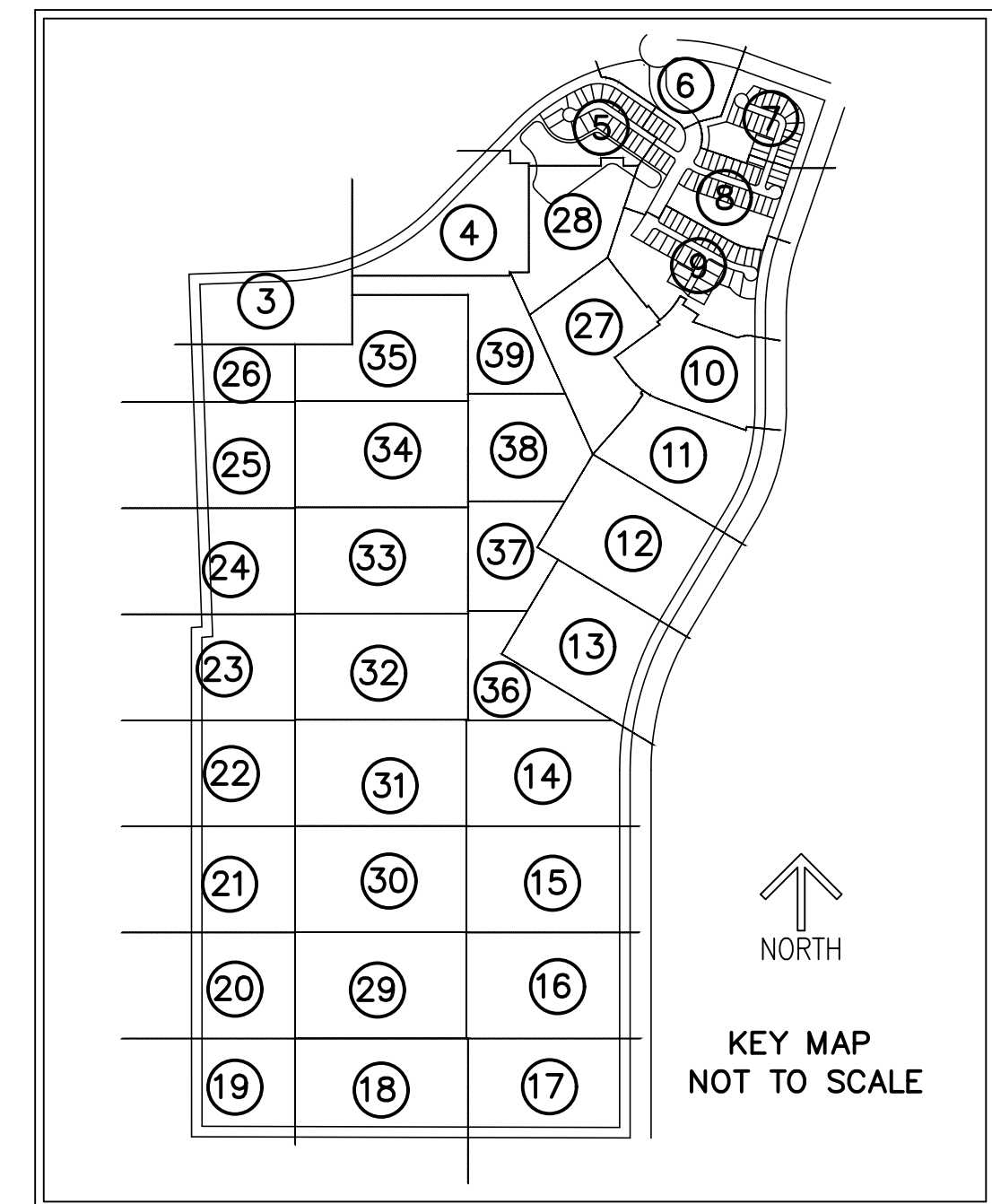
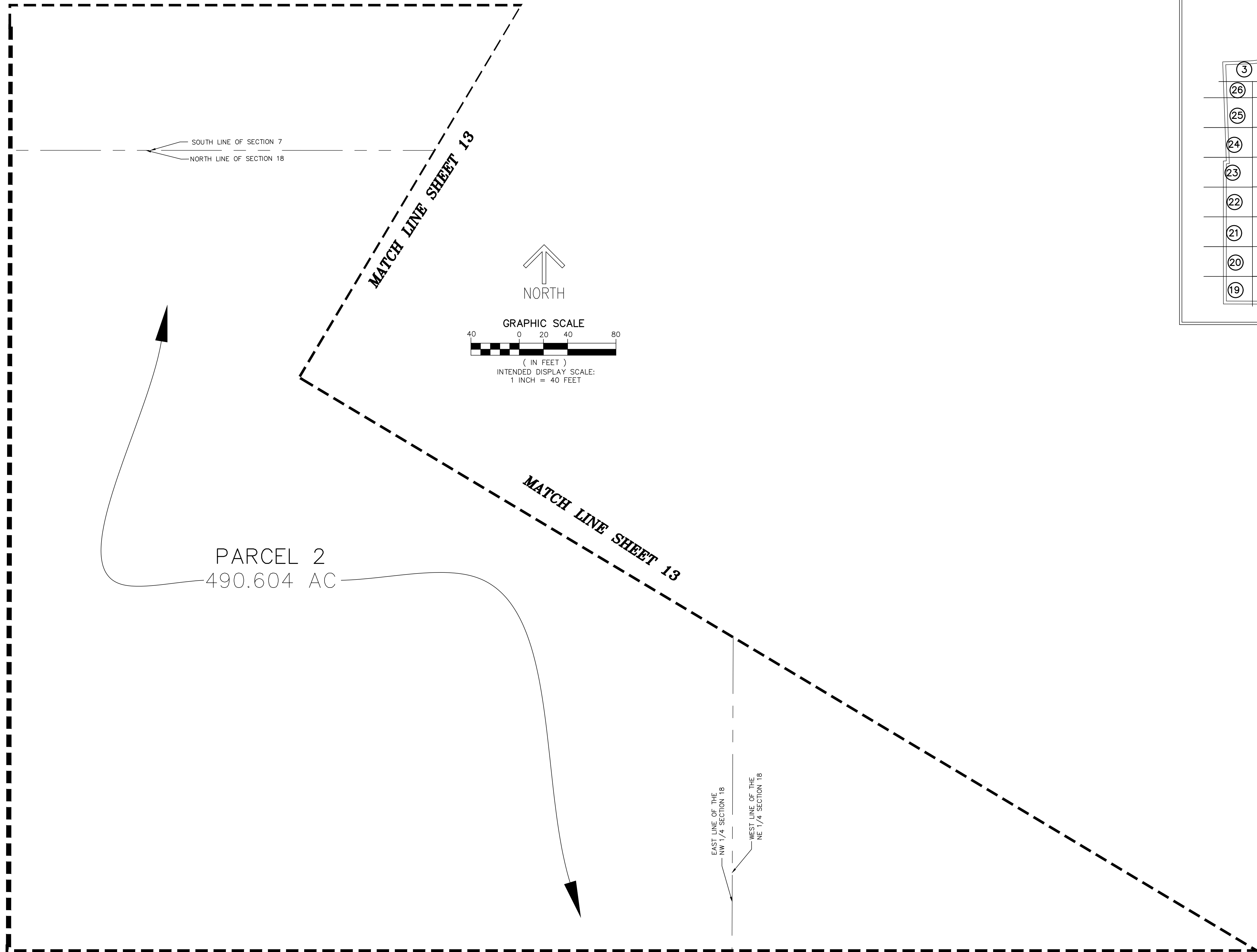
**MATCH LINE SHEET 34**

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

MATCH LINE SHEET 37



- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - EIEE - EMERGENCY INGRESS AND EGRESS EASEMENT
  - FE - FENCE EASEMENT
  - IQE - IRRIGATION QUALITY EASEMENT
  - L - ARC LENGTH
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
  - LME - LAKE MAINTENANCE EASEMENT
  - LMAE - LAKE MAINTENANCE ACCESS EASEMENT
  - LSE - LIFT STATION EASEMENT
  - WME - WATER MANAGEMENT EASEMENT
  - MEB - MAINTENANCE EASEMENT BUFFER
  - ORB - OFFICIAL RECORD BOOK
  - PB - PLAT BOOK
  - PDE - PRIVATE DRAINAGE EASEMENT
  - PG - PAGE
  - PUE - PUBLIC UTILITY EASEMENT
  - PSLUE - DENOTES PRIVATE UTILITY EASEMENT
  - R - RADIUS
  - (R) - INDICATES RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED
  - C&W PRM LB 3591
  - - DENOTES PERMANENT CONTROL POINT

MATCH LINE SHEET 32

MATCH LINE SHEET 14



THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
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 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

**MATCH LINE SHEET 38**

**MATCH LINE SHEET 33**

PARCEL 2  
 490.604 AC

**MATCH LINE SHEET 12**

**MATCH LINE SHEET 12**

**MATCH LINE SHEET 13**

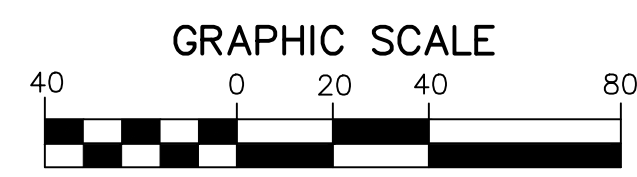
**MATCH LINE SHEET 36**

EAST LINE OF THE  
 SW 1/4 SECTION 7  
 WEST LINE OF THE  
 SE 1/4 SECTION 7

EAST LINE OF THE  
 SW 1/4 SECTION 7  
 WEST LINE OF THE  
 SE 1/4 SECTION 7

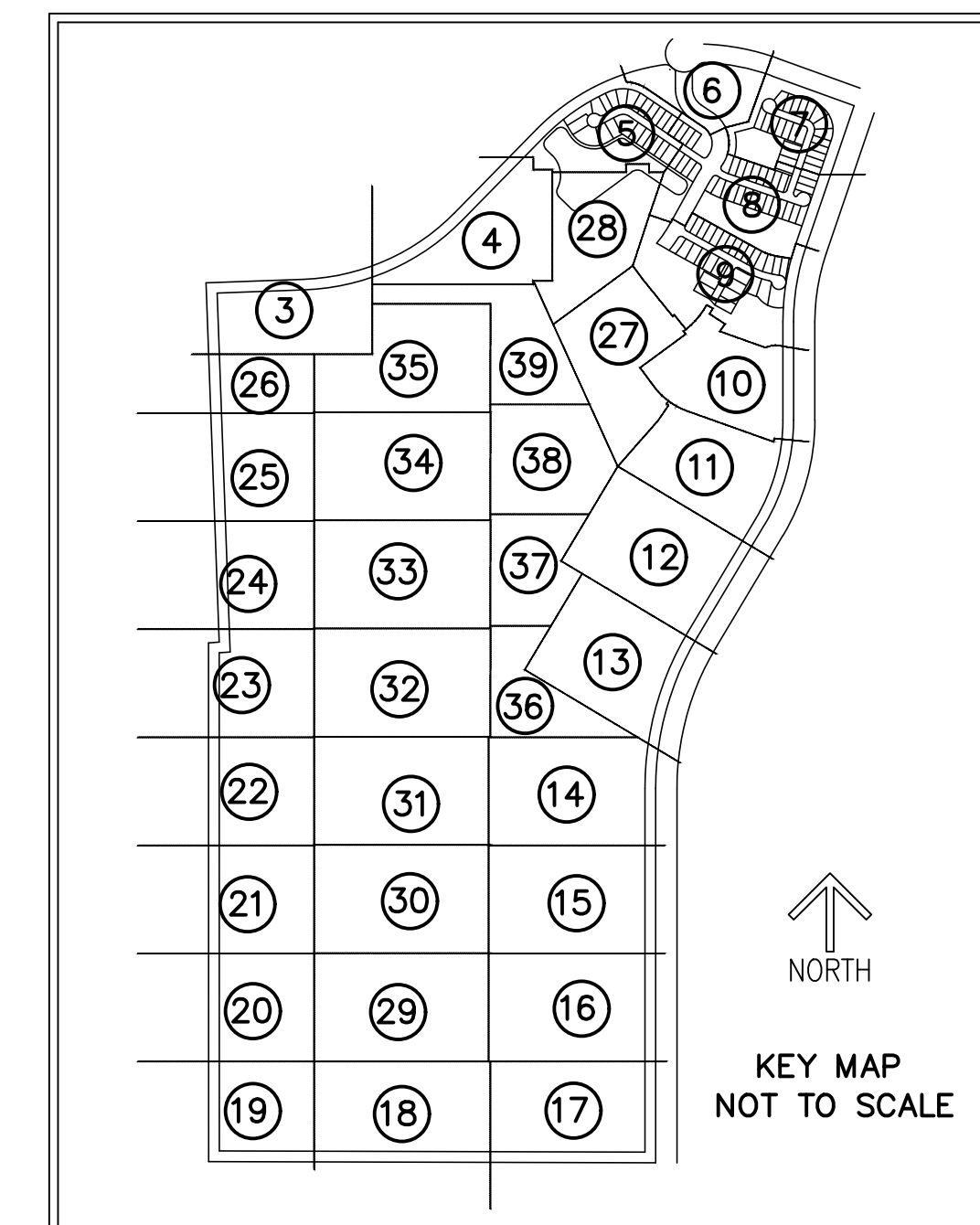


NORTH



( IN FEET )  
 INTENDED DISPLAY SCALE:  
 1 INCH = 40 FEET

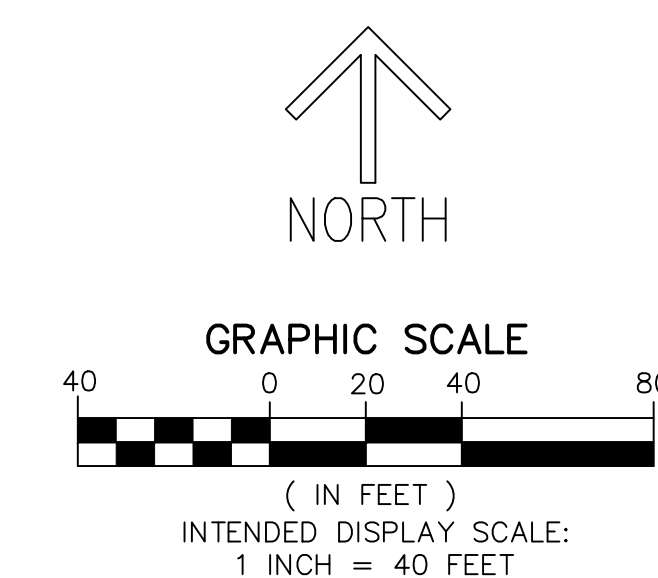
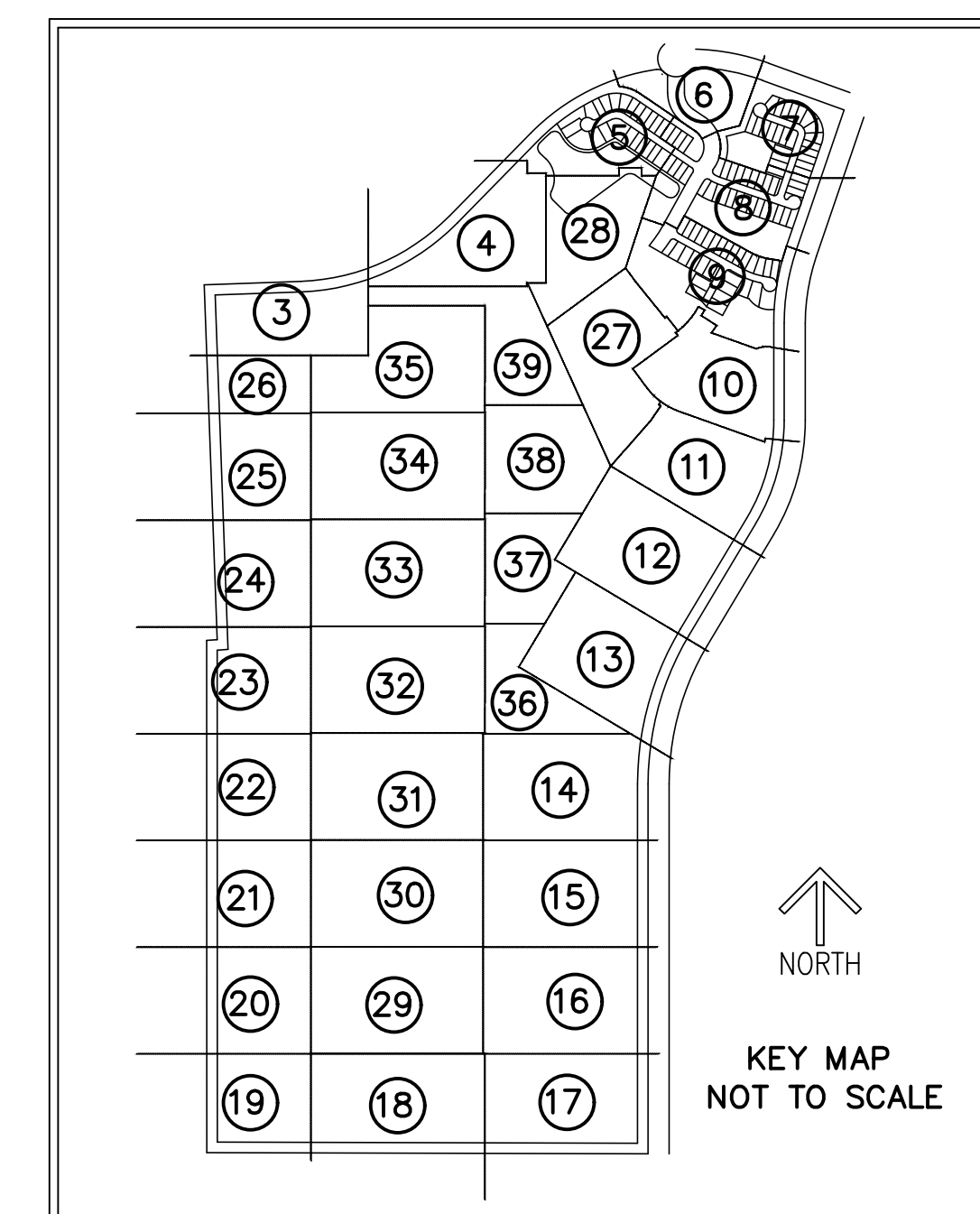
- LEGEND/ABBREVIATIONS**
- ⊕ - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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  - PRM - DENOTES PERMANENT REFERENCE MONUMENT
  - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



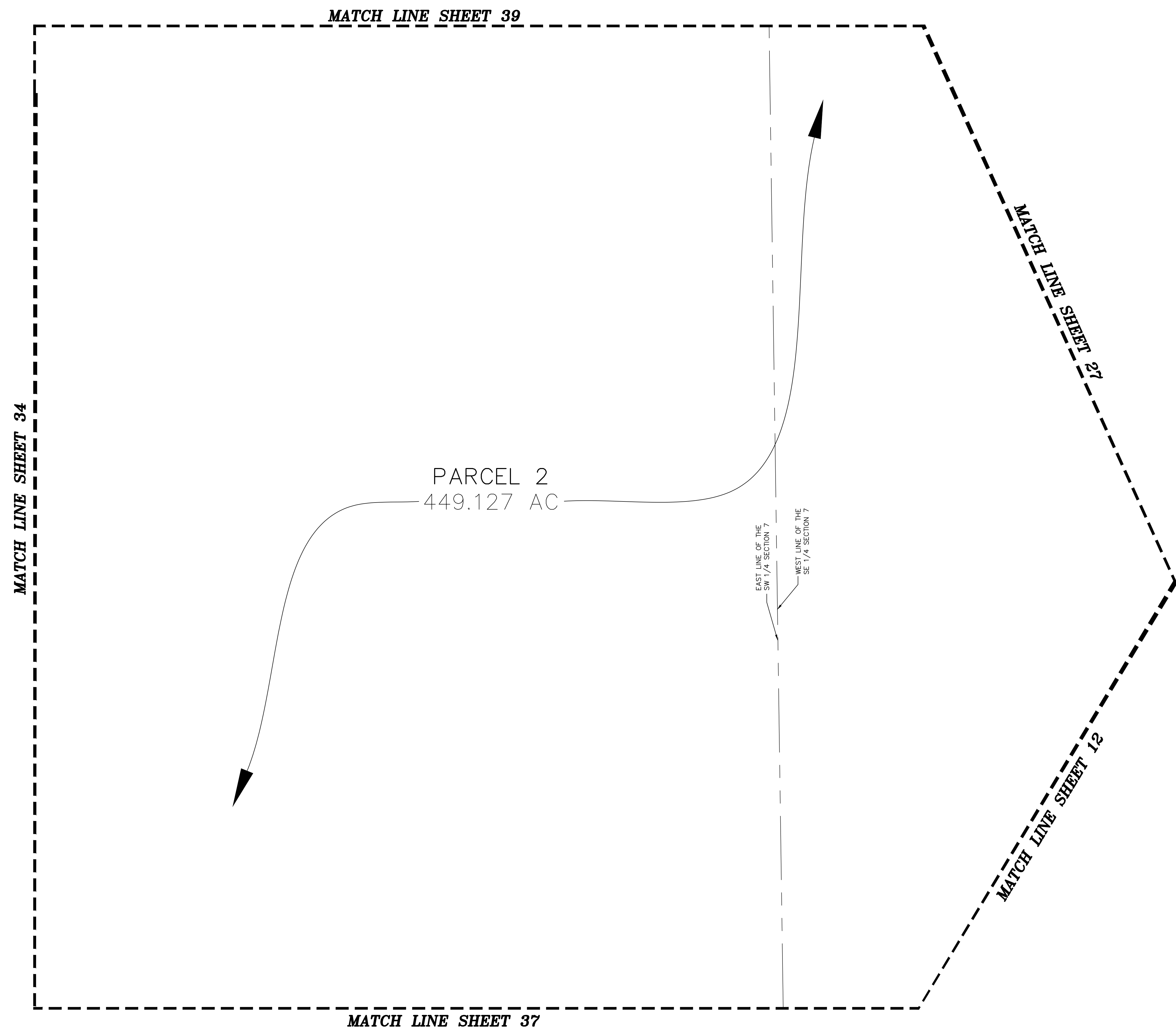
THIS INSTRUMENT PREPARED BY  
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 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA



- LEGEND / ABBREVIATIONS**
- ⊙ - CENTERLINE
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  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
 5/8" IRON ROD WITH CAP STAMPED  
 "C&W FRM LB 3591"
  - - DENOTES PERMANENT CONTROL POINT



# SEVILLE PHASE 1

A PLANNED UNIT DEVELOPMENT  
 BEING A PORTION OF SECTIONS 7, AND 18,  
 TOWNSHIP 37 SOUTH, RANGE 39 EAST,  
 CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

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 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591

MATCH LINE "A"  
 THIS SHEET



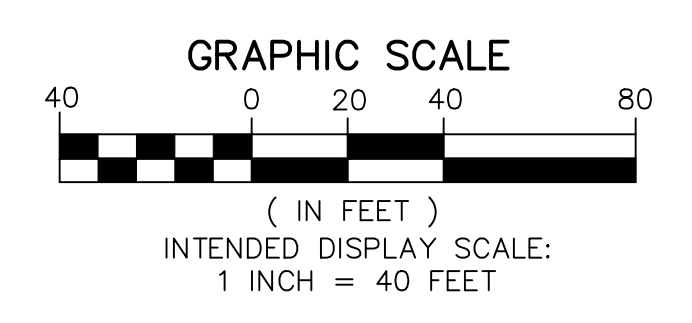
MATCH LINE SHEET 4

MATCH LINE SHEET 3

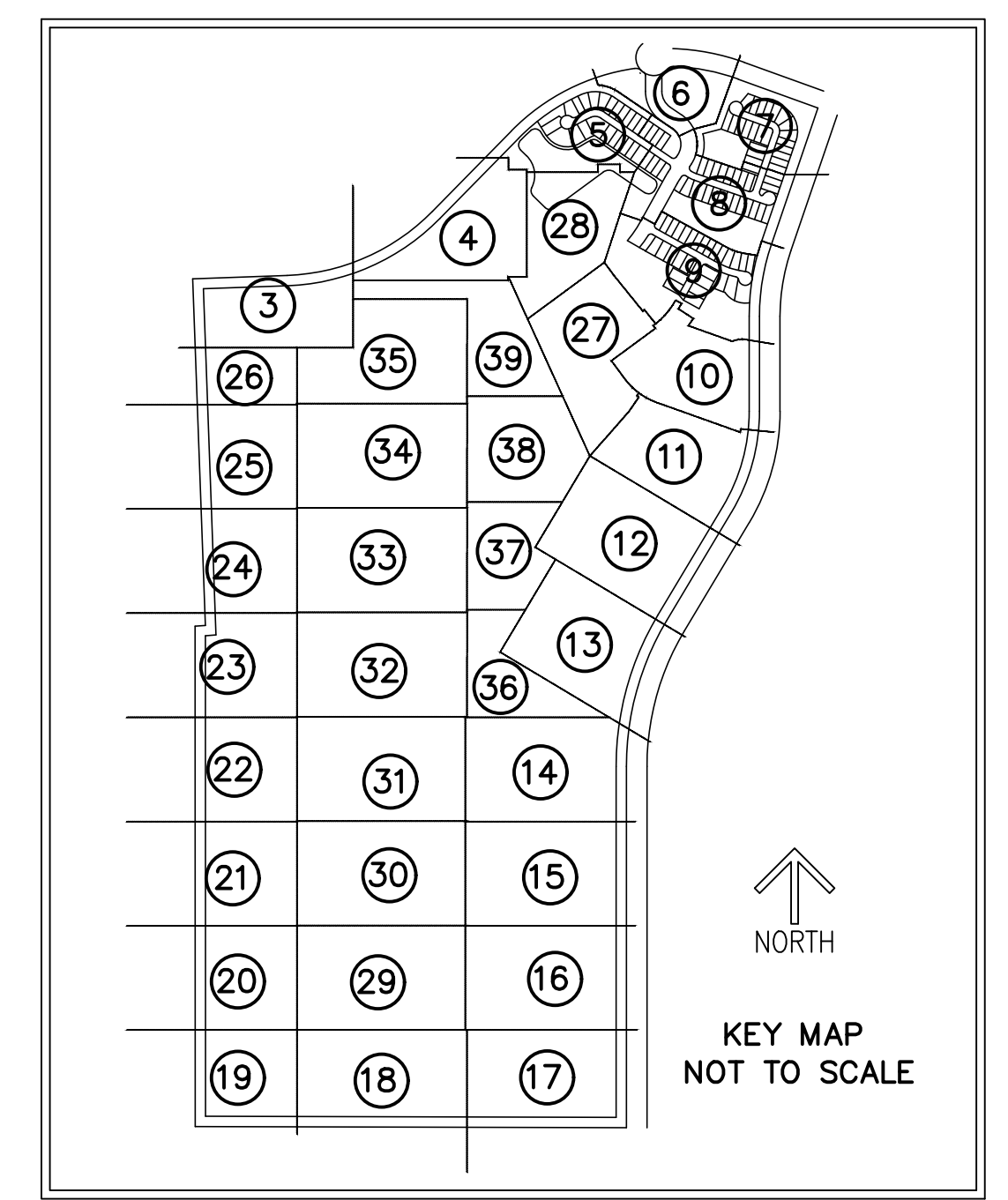
PARCEL 2  
 490.604 AC

MATCH LINE "A"  
 THIS SHEET

MATCH LINE SHEET 35



- LEGEND/ABBREVIATIONS**
- ⊕ - CENTERLINE
  - Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CBE - CONSERVATION BUFFER EASEMENT
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  - UE - UTILITY EASEMENT
  - WMAE - WATER MANAGEMENT ACCESS EASEMENT
  - PRM - DENOTES PERMANENT REFERENCE MONUMENT  
 5/8" IRON ROD WITH CAP STAMPED  
 "O&W FRM LB 3591"
  - ⊙ - DENOTES PERMANENT CONTROL POINT



MATCH LINE SHEET 35

PARCEL 2  
 490.604 AC

MATCH LINE SHEET 28

MATCH LINE SHEET 27

MATCH LINE SHEET 38

EAST LINE OF THE  
 SW 1/4 SECTION 7  
 WEST LINE OF THE  
 SE 1/4 SECTION 7