

LEGAL DESCRIPTION:

A PORTION OF TRACT C, FIRST REPLAT IN PORT ST. LUCIE, SECTION FORTY TWO, RECORDED IN PLAT BOOK 18, PAGE 18, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS;BEGIN AT THE NORTHWEST CORNER OF SAID TRACT C;THENCE ALONG THE BOUNDARY OF SAID TRACT C FOR THE FOLLOWING COURSES: THENCE N90°00'00"E FOR 734.43 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 430.00 FEET; THENCE EASTERLY, ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 3°03'26" FOR 22.94 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHEASTERLY, ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 83°03'26" FOR 36.24 FEET TO A POINT OF TANGENCY; THENCE S10°00'00"E FOR 115.54 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 370.00 FEET; THENCE SOUTHERLY, ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 10°00'00" FOR 64.58 FEET TO A POINT OF TANGENCY; THENCE S00°00'00"W FOR 308.23 FEET;THENCE DEPARTING SAID BOUNDARY OF TRACT C, N90°00'00"W FOR 350.00 FEET;THENCE S00°00'00"W FOR 323.73 FEET;THENCE N90°00'00"W FOR 459.00 FEET TO THE WEST BOUNDARY OF SAID TRACT C;THENCE ALONG SAID WEST BOUNDARY, N00°00'00"E FOR 830.00 FEET TO THE POINT OF BEGINNING.CONTAINING 12.756 ACRES, MORE OR LESS.