

Recon INSTR # 112972590
Recorded 05/06/15 03:36:32 PM
Broward County Commission
Deputy Clerk 3110
#1, 3 Pages

**NOTICE OF LIMITATION OF USE/
SITE DEDICATION**

Park Name: Lewis Landing Park

This Notice of Limitation of Use/Site Dedication gives notice that the Real Property identified in the project boundary map and legal description, attached hereto as Exhibit "A" (the "Property"), has been acquired by or developed with financial assistance provided by the Florida Legislature, through the Department of Environmental Protection, under the grant programs called the Land and Water Conservation Fund (LWCF) or Florida Recreation Development Assistance Program (FRDAP). In accordance with section 375.075, F.S., and chapter 62D-5, F.A.C., the Property is hereby dedicated to the public in perpetuity as an outdoor recreation area for the use and benefit of the general public, unless leased property, which will be dedicated for a period of 25 years. The Property is subject to all applicable terms of the statute and rule cited herein.

DEDICATOR

Original signature _____

Witness
Printed Name: _____

Printed name _____

Witness
Printed Name: _____

Title _____

STATE OF FLORIDA
COUNTY OF _____

2015 MAY 18 PM 12:08

CITY CLERK

The foregoing instrument was acknowledged before me on _____

by _____, who is personally known to me or who produced

_____ as identification.

Stamp:

Notary Public, State of Florida

FPS-A038

4-1-14
CR-3
14-0382

③

WITNESSES:

Jeanette A. Johnson

Jeanette A. Johnson

Printed name

Miranda Scott

MIRANDA SCOTT

Printed name

By: [Signature]
John P. "Jack" Seiler
Mayor

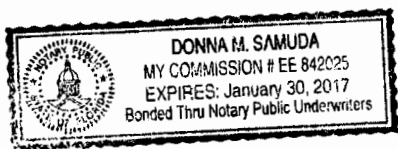
By: [Signature]
Lee R. Feldman, City Manager

Approved as to form:

[Signature]
Assistant City Attorney

ATTEST
ESTABLISHED 1825
[Signature]
City Clerk
STATE OF FLORIDA
COUNTY OF BROWARD

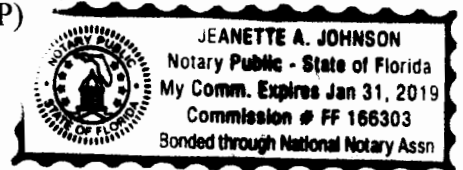
The foregoing instrument was acknowledged before me this 21st day of April, 2015 by Lee R. Feldman, City Manager of City of Fort Lauderdale. He is personally known to me.

(STAMP) 

[Signature]
Notary Public, State of Florida

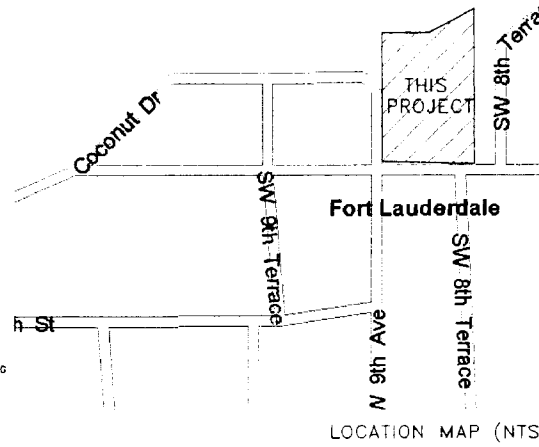
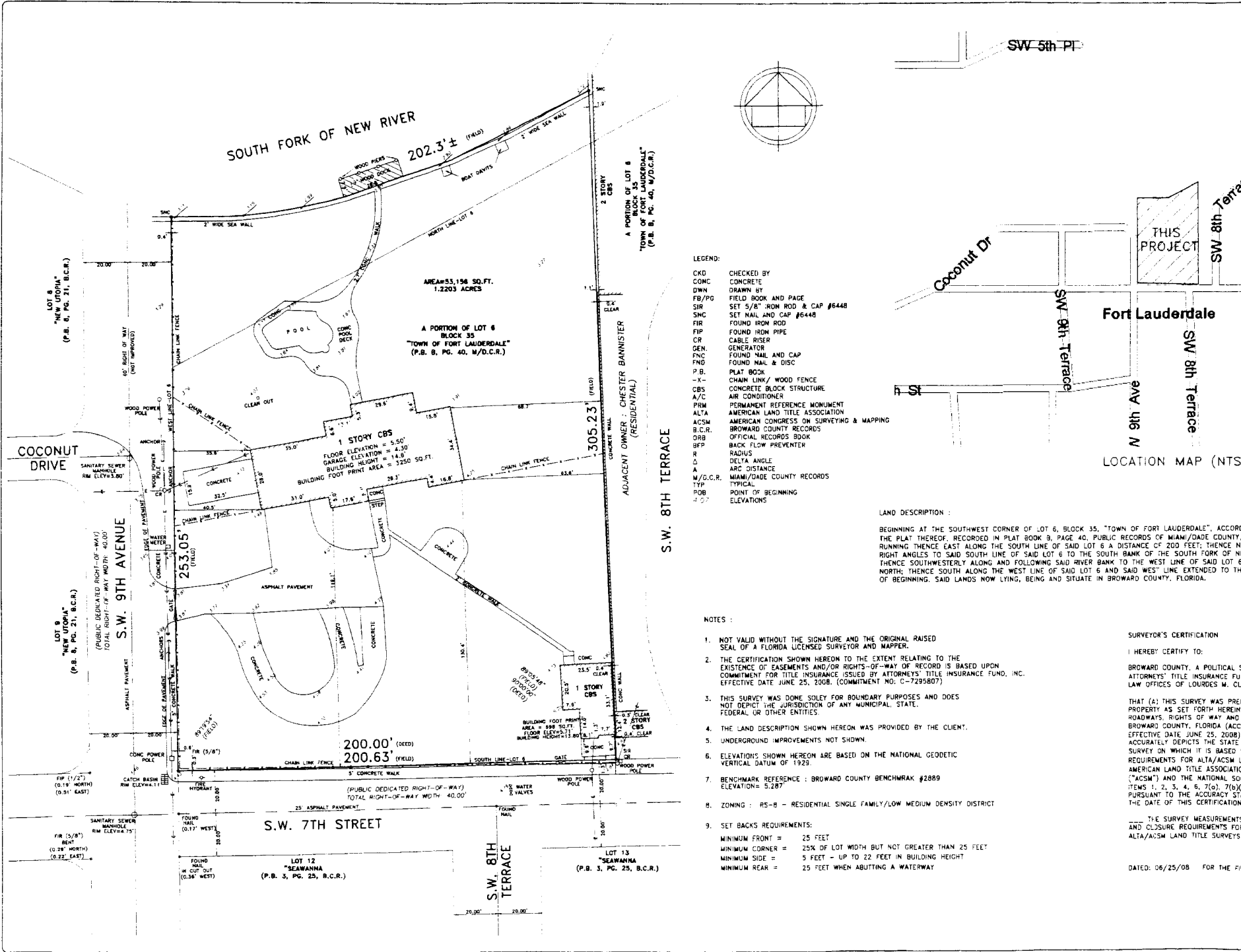
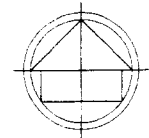
STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 21st day of April, 2015 by John P. "Jack" Seiler, Mayor of City of Fort Lauderdale. He is personally known to me.

(STAMP) 

[Signature]
Notary Public, State of Florida

SW 5th Pl



- LEGEND:
- CKD CHECKED BY
 - CONC CONCRETE
 - DWN DRAWN BY
 - FB/PO FIELD BOOK AND PAGE
 - SIR SET 5/8" IRON ROD & CAP #6448
 - SNC SET NAIL AND CAP #6448
 - FIR FOUND IRON ROD
 - PIP FOUND IRON PIPE
 - CR CABLE RISER
 - GEN GENERATOR
 - FNC FOUND NAIL AND CAP
 - FND FOUND NAIL & DISC
 - P.B. PLAT BOOK
 - X- CHAIN LINK / WOOD FENCE
 - CBS CONCRETE BLOCK STRUCTURE
 - A/C AIR CONDITIONER
 - PRM PERMANENT REFERENCE MONUMENT
 - ALTA AMERICAN LAND TITLE ASSOCIATION
 - ACSM AMERICAN CONGRESS ON SURVEYING & MAPPING
 - B.C.R. BROWARD COUNTY RECORDS
 - ORB OFFICIAL RECORDS BOOK
 - BFP BACK FLOW PREVENTER
 - R RADIUS
 - Δ DELTA ANGLE
 - A ARC DISTANCE
 - M/D.C.R. MIAMI/DADE COUNTY RECORDS
 - TYP TYPICAL
 - POB POINT OF BEGINNING
 - ELEVATIONS

LAND DESCRIPTION :

BEGINNING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 35, "TOWN OF FORT LAUDERDALE", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGE 40, PUBLIC RECORDS OF MIAMI/DADE COUNTY, FLORIDA, RUNNING THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 6 A DISTANCE OF 200 FEET; THENCE NORTH 89°54'00" WEST TO SAID SOUTH LINE OF SAID LOT 6 TO THE SOUTH BANK OF THE SOUTH FORK OF NEW RIVER; THENCE SOUTHWESTERLY ALONG AND FOLLOWING SAID RIVER BANK TO THE WEST LINE OF SAID LOT 6 TO THE NORTH; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 6 AND SAID WEST LINE EXTENDED TO THE POINT OF BEGINNING. SAID LANDS NOW LYING, BEING AND SITUATE IN BROWARD COUNTY, FLORIDA.

- NOTES :
1. NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 2. THE CERTIFICATION SHOWN HEREON TO THE EXTENT RELATING TO THE EXISTENCE OF EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD IS BASED UPON COMMITMENT FOR TITLE INSURANCE ISSUED BY ATTORNEYS' TITLE INSURANCE FUND, INC. EFFECTIVE DATE JUNE 25, 2008. (COMMITMENT NO: C-7295807)
 3. THIS SURVEY WAS DONE SOLELY FOR BOUNDARY PURPOSES AND DOES NOT DEPICT THE JURISDICTION OF ANY MUNICIPAL STATE, FEDERAL OR OTHER ENTITIES.
 4. THE LAND DESCRIPTION SHOWN HEREON WAS PROVIDED BY THE CLIENT.
 5. UNDERGROUND IMPROVEMENTS NOT SHOWN.
 6. ELEVATIONS SHOWN HEREON ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929.
 7. BENCHMARK REFERENCE : BROWARD COUNTY BENCHMRAK #2889 ELEVATION = 5.287'
 8. ZONING : RS-B - RESIDENTIAL SINGLE FAMILY/LOW MEDIUM DENSITY DISTRICT
 9. SET BACKS REQUIREMENTS:
 - MINIMUM FRONT = 25 FEET
 - MINIMUM CORNER = 25% OF LOT WIDTH BUT NOT GREATER THAN 25 FEET
 - MINIMUM SIDE = 5 FEET - UP TO 22 FEET IN BUILDING HEIGHT
 - MINIMUM REAR = 25 FEET WHEN ABUTTING A WATERWAY

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY TO:

BROWARD COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, BY THE ATTORNEYS' TITLE INSURANCE FUND, INC., A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, THROUGH THE LAW OFFICES OF LOURDES M. CLINE, THAT (A) THIS SURVEY WAS PREPARED FOR THE PURPOSES OF THE PROPERTY AS SET FORTH HEREIN, AND (B) THE SURVEYOR HAS FULLY COMPLIED WITH THE REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS AS SET FORTH IN BROWARD COUNTY, FLORIDA (ACCORDING TO THE NATIONAL GEODETIC EFFECTIVE DATE JUNE 25, 2008), AND ACCURATELY DEPICTS THE STATE OF THE SURVEY ON WHICH IT IS BASED AND THE REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS AS SET FORTH IN BROWARD COUNTY, FLORIDA (ACCORDING TO THE NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS' ITEMS 1, 2, 3, 4, 6, 7(G), 7(B)(1) PURSUANT TO THE ACCURACY STANDARD OF THIS CERTIFICATION.

DATE: 06/25/08 FOR THE FIRM

COUSINS SURVEYORS & ASSOCIATES, INC.
 3921 SW 47TH AVENUE, SUITE 1011
 DAVIE, FLORIDA 33314
 CERTIFICATE OF AUTHORIZATION : LB # 6448
 PHONE (954) 680-9885 FAX (954) 680-0213

CLIENT :
 BROWARD COUNTY
 REAL PROPERTY SECTION

630 SW 9TH AVENUE
 FORT LAUDERDALE, FLORIDA 33315

ALTA/ACSM LAND TITLE SURVEY

REVISIONS	