

JOHNSON ENGINEERING, INC  
2158 JOHNSON STREET  
FORT MYERS, FLORIDA 33901

# PELICAN LANDING UNIT THIRTEEN

PLAT BOOK 53 PAGE 1

SHEET 1 OF 10

A SUBDIVISION IN

SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST

LEE COUNTY, FLORIDA

JULY 1993

JOHNSON ENGINEERING, INC.  
CIVIL ENGINEERS - LAND SURVEYORS  
FORT MYERS, FLORIDA

### APPROVALS

THIS PLAT ACCEPTED THIS 20<sup>th</sup> DAY OF OCTOBER, 1993 A.D. IN OPEN MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF LEE COUNTY, FLORIDA.

John E. Manning  
NAME: John E. Manning  
CHAIRMAN OF THE BOARD



Patrick C. White  
NAME: Patrick C. White  
COUNTY ATTORNEY

Walter J. Mc Carthy  
NAME: WALTER J. MC CARTHY  
MANAGER, DIVISION OF ZONING AND DEVELOPMENT REVIEW

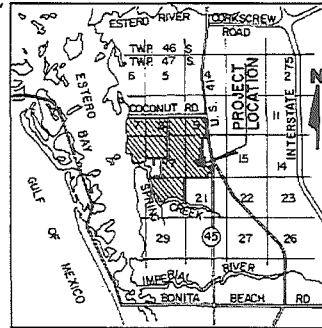
Charlie Green  
NAME: Charlie Green  
CLERK OF COURT **547 8065**

Mary Gibbs  
NAME: MARY GIBBS  
DIRECTOR, DEPARTMENT OF COMMUNITY DEVELOPMENT

I HEREBY CERTIFY THAT THE ATTACHED PLAT OF PELICAN LANDING UNIT THIRTEEN HAS BEEN EXAMINED BY ME AND FROM MY EXAMINATION I FIND THAT SAID PLAT COMPLIES IN FORM WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.

I FURTHER CERTIFY THAT SAID PLAT WAS FILED FOR RECORD AT 8:00 am THIS 27<sup>th</sup> DAY OF OCTOBER, 1993, AND WAS DULY RECORDED IN PLAT BOOK 53 AT PAGES 1 THRU 10 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Charlie Green  
NAME: Charlie Green  
CLERK OF THE COUNTY COURT  
IN AND FOR LEE COUNTY



VICINITY MAP  
SCALE: 1" = 2 MILES

### BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT

THE DISTRICT HEREBY ACKNOWLEDGES ACCEPTANCE OF THE EASEMENTS DEDICATED ON THIS PLAT.

David C. Caldwell  
NAME: David C. Caldwell  
WITNESS AS TO BOTH

Frederick T. Barber III  
FREDERICK T. BARBER III, CHAIRMAN  
BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT

John B. Story  
NAME: John B. Story  
WITNESS AS TO BOTH

Vickie Meyer Manz  
VICKIE MEYER MANZ, ASSISTANT SECRETARY  
BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT

### ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF LEE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 30<sup>th</sup> DAY OF OCTOBER, A.D. 1993 BY FREDERICK T. BARBER III, CHAIRMAN AND VICKIE MEYER-MANZ, ASSISTANT SECRETARY OF THE BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT. ON BEHALF OF SAID DISTRICT, THEY ARE PERSONALLY KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING APPROVALS AND THEY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED AS SUCH OFFICERS FOR THE USES AND PURPOSES THEREIN MENTIONED AND THAT SAID APPROVALS ARE THE ACT AND DEED OF SAID DISTRICT. THEY ARE PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Joann Finn  
NOTARY PUBLIC - STATE OF FLORIDA

NAME: Joann Finn

00117869  
COMMISSION #

7-31-95  
MY COMMISSION EXPIRES

### NOTICE:

LANDS DESCRIBED IN THIS PLAT ARE SUBDIVIDED BY THE DEVELOPER WITHOUT THE ROADS, DRAINAGE AND SEWER FACILITIES BEING ACCEPTED FOR MAINTENANCE BY LEE COUNTY. ANY PURCHASER OF A LOT IN THIS SUBDIVISION IS ADVISED THAT HE MAY BE SUBJECT TO ASSESSMENT OR CALLED UPON TO BEAR A PORTION OR ALL OF THE EXPENSE OF CONSTRUCTION, MAINTENANCE OR IMPROVEMENT OF ROADS, DRAINAGE AND SEWER FACILITIES.

### NOTES

- ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
- B.I.C.D.D.D.E. AND B.I.C.D.D.U.E. INDICATES BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT DRAINAGE EASEMENTS AND UTILITY EASEMENTS RESPECTIVELY.
- PERMANENT REFERENCE MONUMENTS (P.R.M.'S) ARE TAPERED CONCRETE MONUMENTS WITH METAL DISKS SET IN THE TOP BEARING THE SURVEYOR'S CERTIFICATE NUMBER, UNLESS OTHERWISE NOTED.
- PERMANENT CONTROL POINTS (P.C.P.'S) ARE METAL MARKERS BEARING THE SURVEYOR'S CERTIFICATE NUMBER.
- BEARINGS SHOWN ARE BASED ON THE EAST LINE OF THE NORTHWEST QUARTER (NW-1/4) OF SECTION 16, TO BEAR S 00° 02' 54" W.
- ALL CURVES INDICATED ARE CIRCULAR.
- TRACTS "A" AND "C" ARE PUBLIC ROAD RIGHT-OF-WAY. TRACTS "B" AND "H" ARE PRIVATE ROAD RIGHT-OF-WAY. TRACTS "D", "E", "K", "M" AND "N" ARE COMMON AREAS & LANDSCAPE EASEMENT. TRACTS "F" AND "G" ARE FUTURE DEVELOPMENT PARCELS. TRACTS "I" AND "J" ARE LAKES AND WATER MANAGEMENT EASEMENTS (B.I.C.D.D.U.E.). TRACT "L" IS COMMON AREA / RECREATION. TRACTS "O", "P" AND "Q" ARE COMMON AREA / GUEST PARKING.
- (R.) INDICATES RADIAL LINE.
- THERE IS A 10' UTILITY EASEMENT ADJACENT TO ALL ROADS ON ALL LOTS AND TRACTS.

### NOTICE

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

### CERTIFICATE

I HEREBY CERTIFY THAT THE ATTACHED PLAT OF PELICAN LANDING UNIT THIRTEEN IS A TRUE AND CORRECT REPRESENTATION OF THE HEREINDESCRIBED LAND ACCORDING TO A RECENT SURVEY MADE AND PLATTED UNDER MY DIRECTION AND SUPERVISION AND THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES.

I FURTHER CERTIFY THAT THE PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AT THE LOCATIONS SHOWN ON THIS PLAT.

DONE THIS 20<sup>th</sup> DAY OF SEPT., 1993.

W. Britt Pomeroy, Jr.  
W. BRITT POMEROY, JR.  
PROFESSIONAL LAND SURVEYOR  
FLORIDA CERTIFICATE NO. 4448



PELICAN LANDING UNIT THIRTEEN  
COUNTY DEVELOPMENT  
ORDER NO. 93 - 04 - 000,000

# PELICAN LANDING UNIT THIRTEEN

A SUBDIVISION IN

SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST

LEE COUNTY, FLORIDA

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WESTINGHOUSE BAYSIDE COMMUNITIES, INC., A FLORIDA CORPORATION AND THE ROTTLUND COMPANY, INC., A MINNESOTA CORPORATION OWNERS OF THE LANDS DESCRIBED HEREIN HAVE CAUSED THIS PLAT OF PELICAN LANDING UNIT THIRTEEN, A SUBDIVISION OF PART OF SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA TO BE MADE AND DO HEREBY MAKE THE FOLLOWING DEDICATIONS:

THE ROAD RIGHT-OF-WAY OF BURNT PINE DRIVE NORTH (TRACT "C") AND THE EAST 853.97 FEET OF PELICAN LANDING PARKWAY (TRACT "A") ARE HEREBY DEDICATED TO LEE COUNTY FOR PUBLIC STREET PURPOSES, SUBJECT TO THE RESERVATION OF ANY DRAINAGE EASEMENTS OVER TRACTS "A" AND "C" WHICH MAY BE GRANTED TO BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND ITS ASSIGNS AND SUBJECT TO EASEMENTS HEREINAFTER SET FORTH.

THE ROAD RIGHTS-OF-WAY OF LAKE CREST DRIVE, WILDWOOD LAKE CIRCLE AND CEDAR LAKE COURT (HEREINAFTER COLLECTIVELY REFERRED TO AS TRACT "H"), TRACTS "K", "L", "M", "N", "O", "P", AND "Q" ARE HEREBY DEDICATED TO LONGLAKE VILLAGE HOMEOWNER'S ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION FOR THE BENEFIT OF ITS PRESENT AND FUTURE MEMBERS, ITS SUCCESSORS AND ITS ASSIGNS, AND THEIR TENANTS, INVITEES, LICENSEES, MORTGAGEES, AND EMPLOYEES, SUBJECT TO EASEMENTS HEREINAFTER SET FORTH, RESERVING UNTO WESTINGHOUSE BAYSIDE COMMUNITIES, INC., ITS SUCCESSORS, ITS ASSIGNS, EMPLOYEES AND INVITEES A PERPETUAL RIGHT FOR INGRESS AND EGRESS ON AND OVER SAID TRACT "H".

TRACTS "B", "D" AND "E" ARE HEREBY DEDICATED TO PELICAN LANDING COMMUNITY ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION FOR THE BENEFIT OF ITS PRESENT AND FUTURE MEMBERS, ITS SUCCESSORS AND ITS ASSIGNS, AND THEIR TENANTS, INVITEES, LICENSEES, MORTGAGEES, AND EMPLOYEES, SUBJECT TO EASEMENTS HEREINAFTER SET FORTH, RESERVING UNTO WESTINGHOUSE BAYSIDE COMMUNITIES, INC., ITS SUCCESSORS, ITS ASSIGNS, EMPLOYEES AND INVITEES A PERPETUAL RIGHT FOR INGRESS AND EGRESS ON AND OVER SAID TRACT "B".

THE SIDEWALK EASEMENT AND EASEMENTS FOR LANDSCAPE AND SIGNAGE SHOWN HEREON WITHIN TRACT "K" ARE HEREBY GRANTED TO THE PELICAN LANDING COMMUNITY ASSOCIATION, INC.

AN EMERGENCY ACCESS EASEMENT WITHIN TRACT "K" AS SHOWN ON SHEET 6 OF THIS PLAT IS HEREBY GRANTED TO LEE COUNTY, ITS FRANCHISEES AND THE BONITA SPRINGS FIRE AND RESCUE DISTRICT FOR THE SOLE PURPOSE OF PERMITTING EMERGENCY VEHICLES TO GAIN ACCESS.

AN EASEMENT FOR DRAINAGE AND UTILITY PURPOSES INCLUDING INGRESS AND EGRESS, ON, OVER, ACROSS AND UNDER TRACTS "A", "S", "T" AND "H" IS HEREBY GRANTED TO BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND ITS ASSIGNS AND TO PUBLIC UTILITIES.

TRACTS "I" AND "J" SHOWN HEREON ARE HEREBY DEDICATED TO BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND ASSIGNS.

THE LAKE DRAINAGE AND MAINTENANCE EASEMENTS SHOWN HEREON AND AN EASEMENT FOR DRAINAGE-WATER MANAGEMENT PURPOSES OVER, IN AND ACROSS TRACTS "H" AND "N" ARE HEREBY GRANTED TO THE BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND ITS ASSIGNS.

ALL UTILITY EASEMENTS SHOWN HEREON ARE FOR PURPOSES OF INSTALLATION, REPAIR AND MAINTENANCE OF WATER, SEWER, ELECTRIC, TELEPHONE AND CABLE TELEVISION. UTILITY EASEMENTS SHOWN HEREON AND IN TRACTS "D", "E", "F", "G", "K", "L", "M", "N", "O", "P" AND "Q" ARE HEREBY GRANTED TO GOVERNMENTAL AGENCIES AND PUBLIC UTILITIES HAVING THE AUTHORITY TO PROVIDE FOR SUCH SERVICES.

IN WITNESS WHEREOF, WESTINGHOUSE BAYSIDE COMMUNITIES, INC., AND THE ROTTLUND COMPANY, INC. HAVE CAUSED THESE PRESENTS TO BE MADE AND SIGNED RESPECTIVELY IN THEIR NAME BY THEIR OFFICERS THIS 27th DAY OF SEPTEMBER A.D. 1993.

WESTINGHOUSE BAYSIDE COMMUNITIES, INC.

Laurel Y. Siterly  
NAME: LAUREL Y. SITERLY  
WITNESS AS TO BOTH

Jerry H. Schmoeyer  
JERRY H. SCHMOYER  
EXECUTIVE VICE PRESIDENT

Carin J. Melby  
NAME: CARIN J. MELBY  
WITNESS AS TO BOTH

Vivien Hastings  
VIVIEN HASTINGS  
ASSISTANT SECRETARY

THE ROTTLUND COMPANY, INC.

Aaron H. Sargeant  
NAME: AARON H. SARGEANT  
WITNESS

Bernard J. Rotter  
BERNARD J. ROTTER  
PRESIDENT

Jocann Finn  
NAME: JOCANN FINN  
WITNESS

## DESCRIPTION

A TRACT OR PARCEL OF LAND LYING IN SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA WHICH TRACT OR PARCEL IS DESCRIBED AS FOLLOWS:  
FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER (NW-1/4) OF SAID SECTION 16 RUN S 00° 02' 54" W ALONG THE EAST LINE OF SAID FRACTION FOR 1,321.99 FEET TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER (SE-1/4) OF THE NORTHWEST QUARTER (NW-1/4) OF SAID SECTION 16 AND THE POINT OF BEGINNING.

FROM SAID POINT OF BEGINNING RUN S 00° 02' 54" W ALONG THE EAST LINE OF SAID FRACTION FOR 1,321.99 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER (NW-1/4) OF SAID SECTION 16; THENCE RUN N 89° 10' 38" E ALONG THE SOUTH LINE OF SAID FRACTION FOR 538.08 FEET; THENCE RUN S 00° 05' 43" E FOR 1,085.91 FEET TO AN INTERSECTION WITH THE NORTH LINE OF PELICAN LANDING PARKWAY AS DESCRIBED IN OFFICIAL RECORD BOOK 2267 AT PAGE 2034 OF THE LEE COUNTY RECORDS; THENCE RUN N 89° 05' 43" E ALONG THE NORTH LINE OF PELICAN LANDING PARKWAY FOR 744.41 FEET TO AN INTERSECTION WITH THE CURVED WESTERLY LINE OF STATE ROAD NO. 45; THENCE RUN SOUTHERLY ALONG SAID WESTERLY LINE ALONG THE ARC OF A CURVE TO THE RIGHT OF RADIUS 5,619.58 FEET (CHORD BEARING S 00° 22' 05" E) (CHORD 50.21 FEET) (DELTA 00° 30' 43") FOR 50.21 FEET TO A POINT OF TANGENCY; THENCE RUN S 00° 05' 43" E FOR 49.81 FEET; THENCE RUN S 89° 06' 43" W ALONG THE SOUTH LINE OF SAID PELICAN LANDING PARKWAY FOR 994.59 FEET TO A POINT OF CURVATURE; THENCE RUN WESTERLY AND NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT OF RADIUS 1,460.00 FEET (CHORD BEARING N 71° 57' 12" W) (CHORD 947.51 FEET) (DELTA 37° 52' 09") FOR 964.98 FEET TO A POINT OF TANGENCY; THENCE RUN N 53° 01' 08" W FOR 202.95 FEET; THENCE RUN N 35° 58' 52" E FOR 100.00 FEET; THENCE RUN S 53° 01' 08" E ALONG THE NORTH LINE OF SAID PELICAN LANDING PARKWAY FOR 124.50 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHWESTERLY, NORTHERLY AND NORTHEASTERLY ALONG THE EASTERLY LINE OF PELICAN LANDING UNIT EIGHT AS RECORDED IN PLAT BOOK 50 BEGINNING AT PAGE 79 OF THE LEE COUNTY RECORDS ALONG THE ARC OF A CURVE TO THE RIGHT OF RADIUS 37.50 FEET (CHORD BEARING N 08° 01' 08" W) (CHORD 53.03 FEET) (DELTA 90° 00' 00") FOR 58.90 FEET TO A POINT OF TANGENCY; THENCE RUN N 38° 58' 52" E FOR 441.17 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT OF RADIUS 1000.00 FEET (CHORD BEARING N 43° 01' 49" E) (CHORD 210.76 FEET) (DELTA 12° 05' 54") FOR 211.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHEASTERLY AND NORTHERLY ALONG THE ARC OF CURVE TO THE LEFT OF RADIUS 322.50 FEET (CHORD BEARING N 24° 33' 50" E) (CHORD 267.64 FEET) (DELTA 49° 01' 52") FOR 275.98 FEET; THENCE RUN S 89° 57' 05" E FOR 20.00 FEET; THENCE RUN N 00° 02' 54" E FOR 1,280.04 FEET TO AN INTERSECTION WITH THE NORTH LINE OF THE SOUTHEAST QUARTER (SE-1/4) OF THE NORTHWEST QUARTER (NW-1/4) OF SAID SECTION 16; THENCE RUN N 89° 17' 44" E FOR 80.01 FEET TO THE POINT OF BEGINNING, CONTAINING 29.59 ACRES, MORE OR LESS.  
BEARINGS HEREINAFORE MENTIONED ARE BASED ON THE EAST LINE OF THE NORTHWEST QUARTER (NW-1/4) OF SECTION 16 TO BEAR S 00° 02' 54" W.

## ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF LEE

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 9 DAY OF SEPTEMBER, A.D. 1993 BY JERRY H. SCHMOYER, EXECUTIVE VICE-PRESIDENT AND VIVIEN HASTINGS, ASSISTANT SECRETARY OF WESTINGHOUSE BAYSIDE COMMUNITIES, INC., A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND THEY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED AS SUCH OFFICERS FOR THE USES AND PURPOSES THEREIN MENTIONED AND THAT SAID DEDICATION IS THE ACT AND DEED OF SAID CORPORATION AND THEY  DID NOT TAKE AN OATH.

Laurel Y. Siterly  
NOTARY PUBLIC - STATE OF FLORIDA  
LAUREL Y. SITERLY  
NAME

BA735446 January 23, 1994  
COMMISSION #                      MY COMMISSION EXPIRES

## ACKNOWLEDGMENT

STATE OF  
COUNTY OF

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 9th DAY OF SEPTEMBER, A.D. 1993 BY BERNARD J. ROTTER, PRESIDENT OF THE ROTTLUND COMPANY, INC., A MINNESOTA CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND HE ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED AS SUCH AN OFFICER FOR THE USES AND PURPOSES THEREIN MENTIONED AND THAT SAID DEDICATION IS THE ACT AND DEED OF SAID CORPORATION AND HE  DID NOT TAKE AN OATH.

Jocann Finn  
NOTARY PUBLIC - STATE OF Florida  
Jocann Finn  
NAME

CE117869 July 31, 1995  
COMMISSION #                      MY COMMISSION EXPIRES



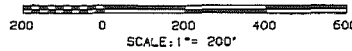
JOHNSON ENGINEERING, INC  
215B JOHNSON STREET  
FORT MYERS, FLORIDA 33901

# PELICAN LANDING UNIT THIRTEEN

PLAT BOOK 53 PAGE 3

SHEET 3 OF 10

A SUBDIVISION IN  
SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST  
LEE COUNTY, FLORIDA



### MORTGAGEE'S CONSENT

STATE OF FLORIDA  
COUNTY OF LEE

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, LIEN, OR OTHER ENCUMBRANCE UPON THE HEREIN DESCRIBED PROPERTY AND DOES HEREBY CONSENT AND JOIN IN THE DEDICATION OF THE LANDS DESCRIBED IN THE DEDICATION HERETO, BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE, LIEN, OR OTHER ENCUMBRANCE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 2352, PAGE 0823 AND FURTHER AMENDED IN OFFICIAL RECORD BOOK 2373, PAGE 1142 AND OFFICIAL RECORD BOOK 2410, PAGE 0094 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATIONS SHOWN HEREON.

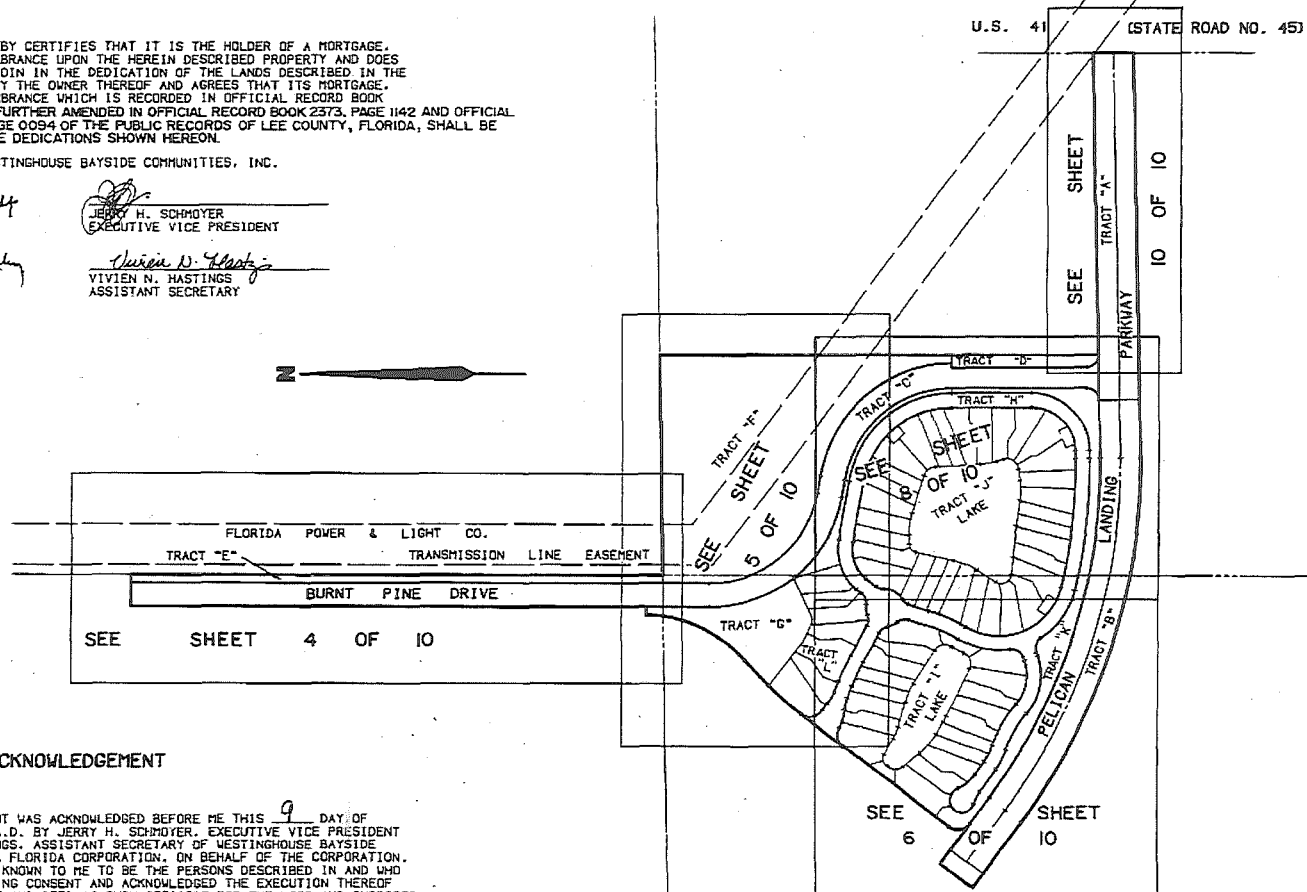
WESTINGHOUSE BAYSIDE COMMUNITIES, INC.

*Laurel U. Siterly*  
NAME: Laurel U. Siterly  
WITNESS AS TO BOTH

*Jerry H. Schroyer*  
JERRY H. SCHROYER  
EXECUTIVE VICE PRESIDENT

*Carin A. Melby*  
NAME: Carin A. Melby  
WITNESS AS TO BOTH

*Vivien N. Hastings*  
VIVIEN N. HASTINGS  
ASSISTANT SECRETARY



### MORTGAGEE'S ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF LEE

THE FOREGOING CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 9 DAY OF SEPTEMBER 1955 A.D. BY JERRY H. SCHROYER, EXECUTIVE VICE PRESIDENT AND VIVIEN N. HASTINGS, ASSISTANT SECRETARY OF WESTINGHOUSE BAYSIDE COMMUNITIES, INC., A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CONSENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED AS SUCH OFFICERS FOR THE USES AND PURPOSES THEREIN MENTIONED AND THEY ~~SWORE~~ / DID NOT TAKE AN OATH.

*Laurel U. Siterly*  
NOTARY PUBLIC - STATE OF FLORIDA

LAUREL U. SITERLY  
NAME

AA735446  
COMMISSION #

MY COMMISSION EXPIRES

JOHNSON ENGINEERING, INC  
2158 JOHNSON STREET  
FORT MYERS, FLORIDA 33901

# PELICAN LANDING UNIT THIRTEEN

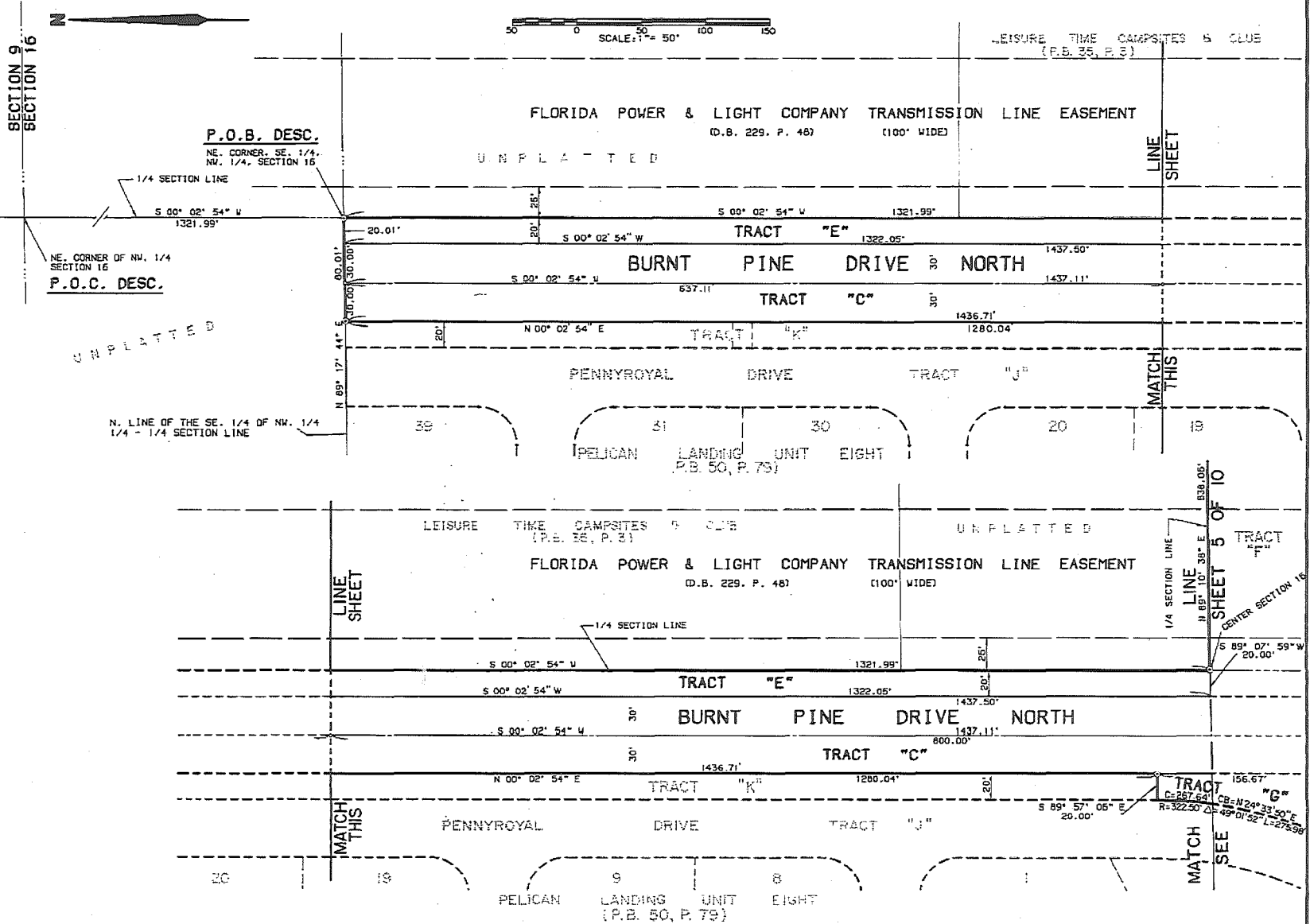
PLAT BOOK 53 PAGE 4

SHEET 4 OF 10

A SUBDIVISION IN

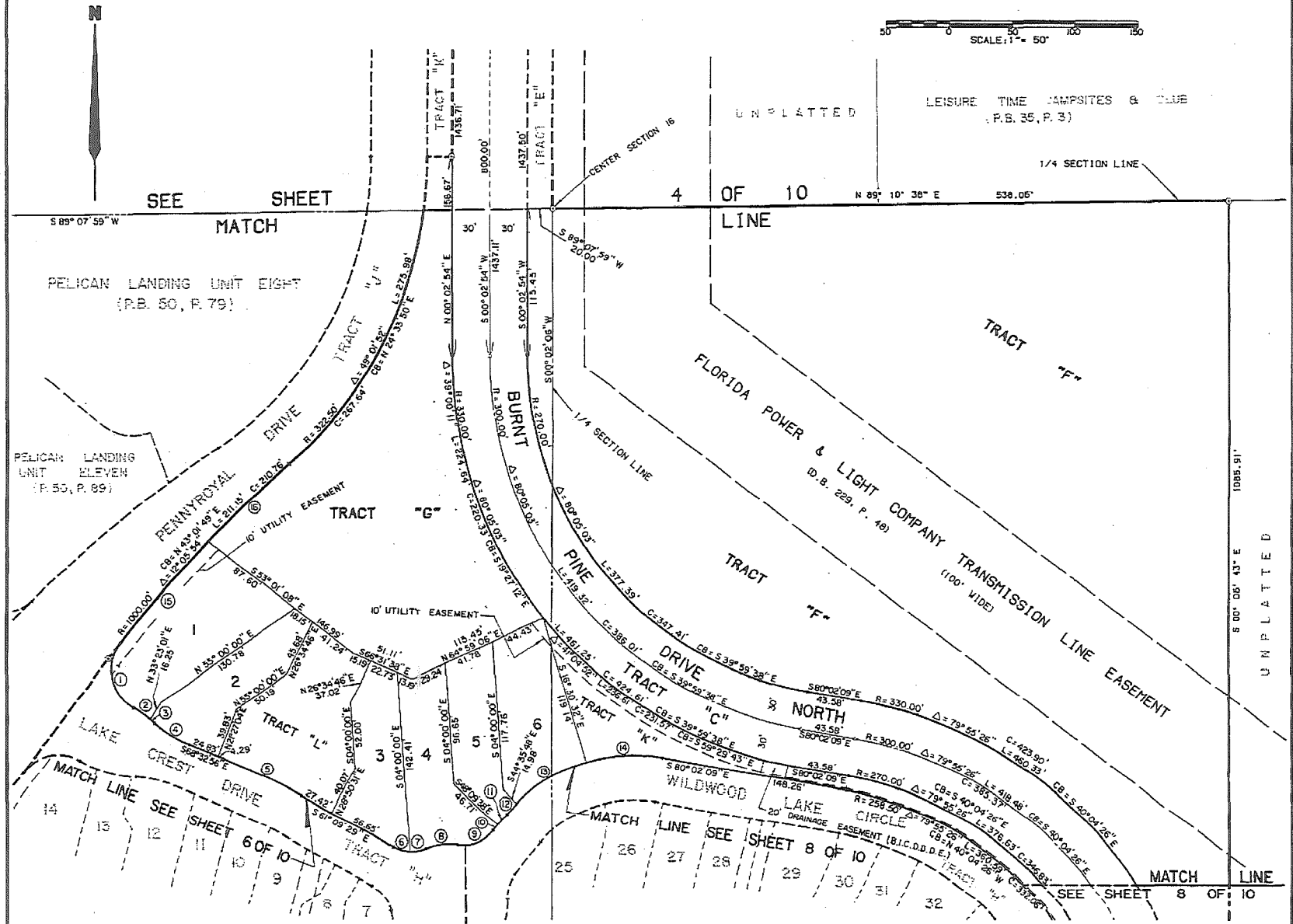
SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST

LEE COUNTY, FLORIDA



# PELICAN LANDING UNIT THIRTEEN

A SUBDIVISION IN  
SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST  
LEE COUNTY, FLORIDA





# PELICAN LANDING UNIT THIRTEEN

A SUBDIVISION IN  
SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST  
LEE COUNTY, FLORIDA

CURVE DATA

Δ	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DIST.
1	97°47'18"	35.00'	59.74'	40.11'	N 10°59'27"W	52.74'
2	8°53'16"	105.50'	16.37'	8.20'	N 55°26'28"W	16.35'
3	2°24'54"	105.50'	4.45'	2.22'	N 49°47'23"W	4.45'
4	19°58'00"	94.50'	32.93'	16.63'	N 58°33'56"W	32.77'
5	7°23'27"	537.50'	89.33'	34.72'	N 64°51'13"W	89.29'
6	26°50'52"	30.00'	14.06'	7.16'	N 74°34'54"W	13.93'
7	25°03'49"	30.00'	13.12'	6.67'	N 79°27'46"E	13.02'
8	31°40'42"	47.00'	25.99'	13.33'	N 82°45'12"E	25.66'
9	60°28'34"	30.00'	31.67'	17.49'	N 68°22'16"E	30.22'
10	0°51'02"	417.50'	6.20'	3.10'	N 38°33'30"E	6.20'
11	1°36'01"	417.50'	11.66'	5.83'	N 39°47'02"E	11.66'
12	4°48'50"	132.50'	11.13'	5.57'	N 42°59'27"E	11.13'
13	28°05'36"	132.50'	64.97'	33.15'	N 59°26'40"E	64.32'
14	26°28'23"	132.50'	61.22'	31.17'	N 66°43'39"E	60.68'
15	6°05'21"	1000.00'	105.28'	53.19'	N 40°58'52"E	105.23'
16	5°05'13"	1000.00'	86.78'	44.42'	N 46°32'09"E	86.75'
17	0°55'20"	1000.00'	16.10'	8.05'	N 37°26'32"E	16.10'
18	1°29'44"	200.00'	5.22'	2.61'	N 52°00'14"W	5.22'
19	15°47'50"	200.00'	55.14'	27.75'	N 60°39'01"W	54.97'
20	7°23'27"	520.00'	67.06'	33.59'	N 64°51'13"W	67.03'
21	14°59'50"	400.00'	104.70'	52.66'	N 21°20'36"E	104.40'
22	17°55'04"	300.00'	93.82'	47.29'	N 22°48'13"E	93.44'
23	52°12'24"	175.00'	159.46'	85.74'	N 05°39'33"E	154.00'
24	56°15'48"	175.00'	171.85'	93.57'	N 48°34'33"W	165.02'
25	61°26'19"	125.00'	134.04'	74.28'	N 79°43'29"W	127.71'
26	21°14'06"	300.00'	111.19'	56.24'	N 59°37'23"W	110.55'
27	14°28'44"	200.00'	50.54'	25.41'	N 63°00'04"W	50.41'
28	4°42'41"	1316.00'	108.21'	54.14'	N 53°24'22"W	108.18'
29	82°09'43"	35.00'	50.19'	30.51'	N 78°03'44"E	46.00'
30	8°08'07"	105.50'	14.98'	7.50'	N 64°55'28"W	14.97'
31	15°37'39"	105.50'	26.78'	14.48'	N 76°48'22"W	26.69'
32	1°46'43"	105.50'	3.27'	1.64'	N 85°30'33"W	3.27'
33	17°50'58"	94.50'	29.44'	14.84'	N 77°28'25"W	29.32'
34	2°24'33"	502.50'	21.13'	10.57'	N 67°20'39"W	21.13'
35	3°56'45"	502.50'	34.61'	17.31'	N 64°10'01"W	34.60'
36	1°02'08"	502.50'	9.08'	4.54'	N 61°40'34"W	9.08'
37	51°54'40"	30.00'	27.18'	14.60'	N 35°12'09"W	26.26'
38	31°40'42"	47.00'	25.99'	13.33'	N 25°05'10"W	25.66'
39	60°28'34"	30.00'	31.67'	17.49'	N 10°41'14"W	30.22'
40	5°42'22"	417.50'	41.58'	20.81'	N 15°41'52"E	41.56'

CURVE DATA

Δ	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DIST.
41	7°12'18"	282.50'	35.52'	17.79'	N 17°26'50"E	35.50'
42	10°42'46"	282.50'	52.82'	26.49'	N 26°24'22"E	52.74'
43	19°51'58"	192.50'	66.75'	33.71'	N 21°49'46"E	66.41'
44	20°00'50"	192.50'	67.24'	33.97'	N 01°53'22"E	66.90'
45	77°40'25"	30.00'	40.67'	24.15'	N 30°43'09"E	37.63'
46	20°56'50"	107.50'	39.30'	19.87'	N 80°01'46"E	39.08'
47	33°50'06"	107.50'	63.48'	32.70'	N 72°34'46"W	62.56'
48	6°39'23"	107.50'	12.49'	6.25'	N 52°20'01"W	12.48'
49	4°24'33"	317.50'	24.43'	12.22'	N 51°12'37"W	24.43'
50	10°03'13"	317.50'	55.71'	27.93'	N 58°26'30"W	55.64'
51	5°14'12"	317.50'	29.02'	14.52'	N 66°05'12"W	29.01'
52	1°32'08"	317.50'	6.51'	4.26'	N 69°28'22"W	6.51'
53	7°23'15"	182.50'	23.53'	11.78'	N 66°32'48"W	23.51'
54	7°05'29"	182.50'	22.59'	11.31'	N 59°18'27"W	22.57'
55	0°31'57"	1298.50'	12.07'	6.03'	N 55°29'44"W	12.07'
56	1°10'58"	1298.50'	26.81'	13.40'	N 54°38'16"W	26.80'
57	15°03'31"	100.00'	26.28'	13.22'	N 46°31'02"W	26.21'
58	16°44'42"	100.00'	29.23'	14.72'	N 30°36'55"W	29.12'
59	39°26'17"	30.00'	20.65'	10.75'	N 41°57'43"W	20.24'
60	55°48'33"	30.00'	29.22'	15.89'	N 89°35'07"W	28.06'
61	70°31'43"	30.00'	36.93'	21.21'	N 27°14'44"E	34.64'
62	63°12'17"	30.00'	33.09'	18.46'	N 39°37'16"W	31.44'
63	18°22'51"	100.00'	32.08'	16.18'	N 62°01'58"W	31.94'
64	2°55'09"	1333.50'	67.94'	33.96'	N 54°18'08"W	67.95'
65	14°28'44"	217.50'	54.96'	27.63'	N 63°00'04"W	54.82'
66	21°14'06"	282.50'	104.70'	52.96'	N 59°37'23"W	104.10'
67	61°26'19"	142.50'	152.80'	84.68'	N 79°43'29"W	145.59'
68	77°40'25"	30.00'	40.67'	24.15'	N 71°36'27"W	37.63'
69	43°56'13"	192.50'	147.62'	77.65'	N 54°44'21"W	144.03'
70	46°14'04"	30.00'	24.21'	12.81'	N 34°52'39"W	23.56'
71	42°17'15"	30.00'	22.14'	11.60'	N 09°23'01"E	21.64'
72	1°14'07"	257.50'	5.55'	2.78'	N 31°08'41"E	5.55'
73	7°51'01"	217.50'	29.80'	14.92'	N 27°50'14"E	29.78'
74	34°05'16"	30.00'	17.85'	9.20'	N 40°57'22"E	17.59'
75	47°48'19"	30.00'	25.03'	13.30'	N 81°54'09"E	24.31'
76	10°12'01"	30.00'	5.34'	2.68'	N 69°05'41"W	5.33'
77	5°00'00"	180.00'	15.71'	7.86'	N 61°29'41"W	15.70'
78	0°14'22"	180.00'	0.75'	0.38'	N 58°52'30"W	0.75'
79	10°36'14"	180.00'	33.26'	16.68'	N 53°27'42"W	33.21'
80	9°10'24"	180.00'	28.82'	14.44'	N 43°34'53"W	28.79'

JOHNSON ENGINEERING, INC  
2158 JOHNSON STREET  
FORT MYERS, FLORIDA 33901

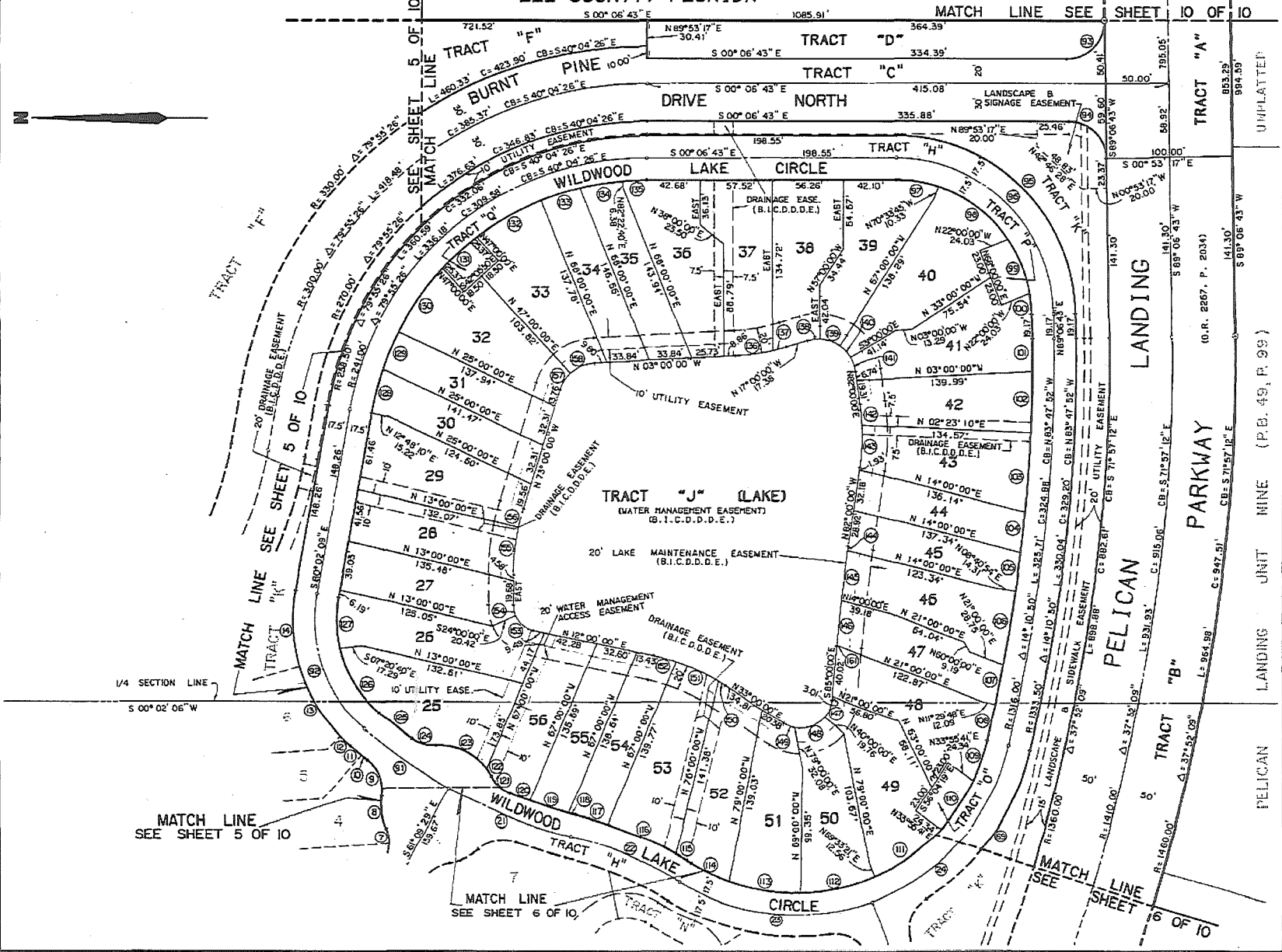
# PELICAN LANDING UNIT THIRTEEN

PLAT BOOK 53 PAGE 9

SHEET 8 OF 10

SCALE: 1" = 50'

A SUBDIVISION IN  
SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST  
LEE COUNTY, FLORIDA





# PELICAN LANDING UNIT THIRTEEN

A SUBDIVISION IN

SECTION 16, TOWNSHIP 47 SOUTH, RANGE 25 EAST

LEE COUNTY, FLORIDA

CURVE DATA

Δ	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DIST.
01	38°59'40"	30.00'	20.42'	10.62'	N 19°29'50"W	20.03'
02	35°58'52"	30.00'	19.36'	10.03'	N 18°29'26"E	19.03'
03	38°01'08"	20.00'	13.27'	6.89'	N 55°59'26"E	13.03'
04	45°00'19"	20.00'	15.71'	8.29'	N 82°29'50"W	15.31'
05	3°30'57"	120.00'	7.36'	3.68'	N 51°46'09"W	7.36'
06	10°29'02"	120.00'	21.96'	11.01'	N 68°45'09"W	21.93'
07	8°45'18"	180.00'	27.50'	13.78'	N 69°37'02"W	27.48'
08	7°14'42"	180.00'	22.76'	11.40'	N 61°37'02"W	22.75'
09	90°00'00"	37.50'	58.90'	37.50'	N 08°01'08"W	53.03'
10	1°45'46"	1000.00'	30.77'	15.38'	N 37°51'45"E	30.77'
11	11°44'31"	400.00'	81.97'	41.13'	N 34°42'47"E	81.83'
12	59°22'49"	115.00'	119.18'	65.57'	N 70°16'27"E	113.92'
13	90°46'34"	30.00'	47.53'	30.41'	N 45°30'00"W	42.71'
14	89°13'25"	30.00'	46.72'	29.60'	N 44°30'00"E	42.14'
15	89°13'26"	142.50'	221.91'	140.58'	N 44°30'00"E	200.15'
16	89°13'26"	125.00'	194.66'	123.32'	N 44°30'00"E	175.58'
17	18°13'04"	107.50'	34.18'	17.24'	N 08°59'49"E	34.04'
18	37°32'24"	107.50'	70.43'	36.53'	N 36°52'33"E	69.18'
19	24°42'30"	107.50'	46.36'	23.55'	N 68°00'00"E	46.00'
20	8°45'29"	107.50'	16.43'	8.23'	N 84°44'00"E	16.42'
21	1°08'21"	1298.50'	25.82'	12.91'	N 89°40'54"E	25.82'
22	2°08'06"	1298.50'	48.39'	24.20'	N 88°40'53"W	48.38'
23	2°47'15"	1298.50'	63.17'	31.59'	N 85°13'12"W	63.17'
24	1°25'35"	1298.50'	32.33'	16.16'	N 84°06'48"W	32.33'
25	1°21'46"	1298.50'	30.88'	15.44'	N 82°43'07"W	30.88'
26	2°37'24"	1298.50'	59.45'	29.73'	N 80°43'32"W	59.45'
27	1°23'52"	1298.50'	31.68'	15.84'	N 78°42'54"W	31.68'
28	1°18'31"	1298.50'	29.66'	14.83'	N 77°21'43"W	29.66'
29	12°14'18"	157.50'	33.64'	18.89'	N 70°35'18"W	33.58'
30	16°47'39"	157.50'	46.17'	23.25'	N 56°04'19"W	46.00'
31	24°06'36"	157.50'	66.28'	33.64'	N 35°37'12"W	65.79'
32	22°02'59"	157.50'	60.61'	30.69'	N 12°32'24"W	60.24'
33	21°04'24"	157.50'	57.93'	29.30'	N 09°01'17"E	57.60'
34	12°12'16"	157.50'	33.55'	16.84'	N 25°39'37"E	33.49'
35	2°30'17"	317.50'	13.88'	6.94'	N 30°30'36"E	13.88'
36	10°41'09"	317.50'	59.21'	29.69'	N 23°54'54"E	59.13'
37	4°43'38"	317.50'	26.20'	13.11'	N 16°12'30"E	26.19'
38	0°54'30"	382.50'	6.06'	3.03'	N 14°17'56"E	6.06'
39	4°49'11"	382.50'	32.18'	16.10'	N 17°09'47"E	32.17'

CURVE DATA

Δ	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DIST.
40	2°31'40"	352.50'	16.88'	8.44'	N 20°50'12"E	16.87'
41	39°14'49"	30.00'	20.55'	10.70'	N 41°43'27"E	20.15'
42	8°11'52"	47.00'	6.72'	3.37'	N 57°14'55"E	6.72'
43	56°48'48"	47.00'	46.60'	25.42'	N 24°44'35"E	44.72'
44	39°14'48"	30.00'	20.55'	10.70'	N 15°57'35"E	20.15'
45	5°00'03"	382.50'	33.38'	16.70'	N 38°05'01"E	33.37'
46	35°35'38"	97.50'	60.57'	31.30'	N 58°22'51"E	59.60'
47	23°47'11"	97.50'	40.48'	20.53'	N 68°04'15"E	40.19'
48	9°11'22"	223.50'	35.85'	17.96'	N 75°25'26"W	35.81'
49	8°12'52"	223.50'	32.04'	16.05'	N 66°44'21"W	32.02'
50	15°47'04"	223.50'	61.57'	30.98'	N 54°44'23"W	61.38'
51	9°29'50"	223.50'	37.05'	18.57'	N 42°05'56"W	37.00'
52	15°14'01"	223.50'	59.42'	29.89'	N 29°44'00"W	59.25'
53	8°13'50"	223.50'	32.11'	16.08'	N 18°00'05"W	32.08'
54	8°49'42"	223.50'	34.44'	17.25'	N 09°28'19"W	34.40'
55	4°56'45"	223.50'	19.29'	9.65'	N 02°35'06"W	19.29'
56	10°16'40"	170.00'	30.49'	15.29'	N 08°08'20"W	30.45'
57	3°43'20"	170.00'	11.04'	5.52'	N 15°08'20"W	11.04'
58	19°46'19"	30.00'	10.35'	5.23'	N 07°06'51"W	10.30'
59	32°08'34"	30.00'	16.83'	8.64'	N 18°50'36"E	16.61'
60	24°05'07"	30.00'	12.61'	6.40'	N 46°57'27"E	12.52'
61	23°00'00"	30.00'	12.04'	6.10'	N 70°30'00"E	11.96'
62	5°13'13"	180.00'	16.40'	8.21'	N 84°36'37"E	16.39'
63	10°46'47"	180.00'	33.87'	16.98'	N 87°23'23"W	33.82'
64	0°07'22"	1520.00'	3.26'	1.63'	N 82°03'41"W	3.26'
65	1°31'07"	1520.00'	40.29'	20.14'	N 82°52'56"W	40.29'
66	1°20'15"	1520.00'	35.49'	17.74'	N 84°18'37"W	35.48'
67	34°59'59"	25.00'	15.27'	7.88'	N 67°30'00"W	15.04'
68	60°55'03"	25.00'	26.58'	14.70'	N 19°32'29"W	26.35'
69	22°04'57"	25.00'	9.64'	4.88'	N 21°57'32"E	9.58'
70	2°05'34"	170.00'	6.21'	3.11'	N 31°57'13"E	6.21'
71	12°30'06"	170.00'	37.09'	18.82'	N 24°39'23"E	37.02'
72	6°24'20"	170.00'	19.01'	9.51'	N 15°12'10"E	19.00'
73	54°00'00"	20.00'	18.85'	10.19'	N 39°00'00"E	18.16'
74	24°00'00"	20.00'	8.36'	4.25'	N 78°00'00"E	8.32'
75	11°54'05"	180.00'	37.39'	18.76'	N 84°02'58"W	37.32'
76	5°05'55"	180.00'	15.02'	8.01'	N 75°32'58"W	15.01'
77	30°00'00"	30.00'	15.71'	8.04'	N 58°00'00"W	15.53'
78	40°00'00"	30.00'	20.84'	10.92'	N 23°00'00"W	20.52'
79	00°30'43"	5619.58'	50.21'	25.11'	N 00°22'05"W	50.21'
80	00°30'35"	5619.58'	50.00'	25.00'	N 00°22'08"W	50.00'
81	00°01'15"	1520.00'	0.56'	0.28'	N 84°59'22"W	0.56'

