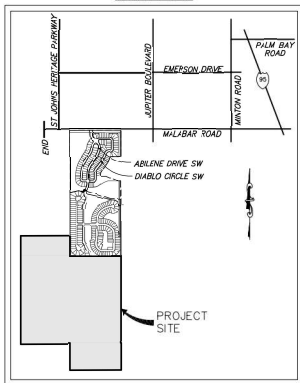


PRELIMINARY PLAT FOR CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST,
CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

— PLAT PREPARED BY —
AAL LAND SURVEYING SERVICES, INC.
PROJECT #30476-4/5 A/B
DATE: 05-17-24
1970 MINTON ROAD
WEST MELBOURNE, FLORIDA 32904
(321) 768-8110

VICINITY MAP



DESCRIPTION:

LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 5827, PAGE 3621, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, SAID LANDS LYING IN SECTIONS 4 AND 9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 4, AND RUN NORTH 89°43'35" WEST ALONG THE NORTH LINE OF SAID SECTION 4, A DISTANCE OF 65.00 FEET; THENCE SOUTH 0°00'32" WEST, A DISTANCE OF 2691.89 FEET; THENCE SOUTH 0°01'17" WEST, A DISTANCE OF 406.29 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCELS; THENCE CONTINUE SOUTH 0°01'17" WEST, ALONG THE WEST RIGHT OF WAY LINE OF THE MELBOURNE TILLMAN DRAINAGE DISTRICT CANAL NO. 8, A DISTANCE OF 2197.11 FEET; THENCE NORTH 89°48'27" EAST, A DISTANCE OF 13.00 FEET; THENCE SOUTH 0°00'22" WEST, A DISTANCE OF 672.92 FEET; THENCE SOUTH 89°48'07" WEST, A DISTANCE OF 1268.02 FEET; THENCE NORTH 0°00'20" EAST, A DISTANCE OF 672.04 FEET TO THE SOUTH LINE OF SECTION 4, TOWNSHIP 29 SOUTH, RANGE 36 EAST; THENCE SOUTH 89°48'27" WEST, A DISTANCE OF 1255.03 FEET; THENCE NORTH 0°00'21" EAST ALONG THE EAST RIGHT OF WAY LINE OF MELBOURNE TILLMAN DRAINAGE DISTRICT CANAL NO. 8, A DISTANCE OF 2692.41 FEET; THENCE NORTH 89°47'06" EAST ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 4, A DISTANCE OF 5.81 FEET; THENCE SOUTH 0°00'55" EAST ALONG THE WEST LINE OF MALABAR LAKES WEST SUBDIVISION PHASE TWO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 57, PAGE 37, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, A DISTANCE 0.65 FEET; THENCE NORTH 89°45'53" EAST, ALONG THE SOUTH LINE OF SAID MALABAR LAKES WEST PHASE TWO, A DISTANCE OF 1249.59 FEET; THENCE SOUTH 0°00'49" WEST, A DISTANCE OF 494.43 FEET; THENCE NORTH 89°47'06" EAST, A DISTANCE OF 855.63 FEET; THENCE SOUTH 89°58'43" EAST, A DISTANCE OF 399.69 FEET TO THE POINT OF BEGINNING.

CONTAINING 160.51 ACRES MORE OR LESS.

GENERAL NOTES:

- THE BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF SOUTH 0°00'32" EAST FOR THE WEST RIGHT OF WAY LINE OF MELBOURNE TILLMAN DRAINAGE DISTRICT CANAL NO. 8, LYING IN THE NORTH HALF OF SECTION 4, TOWNSHIP 29 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, AS MONUMENTED AND WELL KNOWN TO THE PUBLIC.
- ALL PRIVATE UTILITY EASEMENTS AND PRIVATE DRAINAGE EASEMENTS CREATED BY THIS PLAT ARE FOR THE USE AND BENEFIT OF AND BY CHAPARRAL OF PALM BAY COMMUNITY DEVELOPMENT DISTRICT.
- AN EASEMENT 5 FEET IN WIDTH IS DEDICATED ADJACENT TO AND CONTIGUOUS WITH ALL SIDE LOT LINES FOR THE PURPOSE OF PROVIDING FOR INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AND PRIVATE DRAINAGE, UNLESS OTHERWISE SHOWN.
- AN EASEMENT 12 FEET IN WIDTH IS DEDICATED ALONG ALL LOT AND TRACTS CREATED BY THIS PLAT ADJACENT TO ROAD TRACT RD-1 FOR THE PURPOSE OF PROVIDING PRIVATE DRAINAGE, INSTALLATION AND MAINTENANCE OF PRIVATE AND PUBLIC UTILITIES.
- SURVEY MONUMENTS WITHIN THE SUBDIVISION SHALL BE SET IN ACCORDANCE WITH FLORIDA STATUTES CHAPTER 177.091 (7-9). ALL LOT CORNERS WILL BE SET WITH A 1/2" IRON ROD AND CAP OR NAIL AND DISK STAMPED "POWISHOK PLS 0.583" WHERE POSSIBLE BEFORE THE TRANSFER OF ANY LOTS.
- TRACT AC-3 SHALL BE FOR THE PURPOSE OF INGRESS/EGRESS EASEMENT, PUBLIC UTILITIES AND DRAINAGE AND SHALL BE OWNED BY THE CHAPARRAL OF PALM BAY COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND/OR ASSIGNS, AND MAINTAINED BY THE USER OF THE EASEMENT.
- TRACT FL-1 SHALL BE FOR THE TEMPORARY PURPOSE OF INGRESS/EGRESS TO PARCEL 502 ACCORDING TO OFFICIAL RECORDS BOOK 7253, PAGE 2752, BREVARD COUNTY, FLORIDA AND SHALL BE MAINTAINED BY CHAPARRAL OF PALM BAY COMMUNITY DEVELOPMENT DISTRICT, ITS SUCCESSORS AND/OR ASSIGNS.
- TRACTS RD-1, RD-2, RD-3, RD-4, RD-5, RD-6, RD-7, RD-8, RD-9, RD-10, RD-11, RD-12, RD-13, RD-14, RD-15, RD-16, RD-17, RD-18, RD-19, RD-20, RD-21, RD-22, RD-23, RD-24, RD-25, RD-26, RD-27, RD-28, RD-29, RD-30, RD-31, RD-32, RD-33, RD-34, RD-35, RD-36, RD-37, RD-38, RD-39, RD-40, RD-41, RD-42, RD-43, RD-44, RD-45, RD-46, RD-47, RD-48, RD-49, RD-50, RD-51, RD-52, RD-53, RD-54, RD-55, RD-56, RD-57, RD-58, RD-59, RD-60, RD-61, RD-62, RD-63, RD-64, RD-65, RD-66, RD-67, RD-68, RD-69, RD-70, RD-71, RD-72, RD-73, RD-74, RD-75, RD-76, RD-77, RD-78, RD-79, RD-80, RD-81, RD-82, RD-83, RD-84, RD-85, RD-86, RD-87, RD-88, RD-89, RD-90, RD-91, RD-92, RD-93, RD-94, RD-95, RD-96, RD-97, RD-98, RD-99, RD-100, RD-101, RD-102, RD-103, RD-104, RD-105, RD-106, RD-107, RD-108, RD-109, RD-110, RD-111, RD-112, RD-113, RD-114, RD-115, RD-116, RD-117, RD-118, RD-119, RD-120, RD-121, RD-122, RD-123, RD-124, RD-125, RD-126, RD-127, RD-128, RD-129, RD-130, RD-131, RD-132, RD-133, RD-134, RD-135, RD-136, RD-137, 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CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

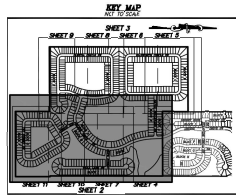
PLAT PREPARED BY:
AAL LAND SURVEYING SERVICES, INC.

LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

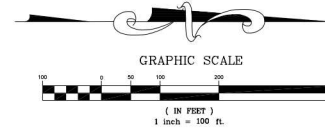
PLAT BOOK _____ PAGE _____
SHEET 2 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

LEGEND

- NAD 83 NORTH AMERICAN DATUM
- O.B.B. OFFICIAL RECORDS BOOK
- B.B.B. BEARING BASIS
- CLINE DELTA
- CR= CURVE RADIUS
- CL= CURVE LENGTH
- CB= CHORD BEARING
- CD= CHORD DISTANCE
- NR= NON-RADIAL
- RA= RAILROAD
- LB= LICENSED BUSINESS
- 4" 1/4" CONCRETE MONUMENT PRM
- FOUND STAMPING AS NOTED
- 5/8" IRON ROD PRM SET
- STAMPED "POWASHOK PRM PLS 5383"
- 5/8" IRON ROD PRM FOUND
- STAMPED "POWASHOK PRM PLS 5383"
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- "POWASHOK PRM PLS 5383"
- FOR NAIL AND DISK FOUND STAMPED
- "POWASHOK PRM PLS 5383"
- PERMANENT REFERENCE MONUMENT
- PERMANENT CONTROL POINT
- PROFESSIONAL LAND SURVEYOR
- PROFESSIONAL SURVEYOR AND MAPPER
- LICENSED BUSINESS
- CONVEYANCE
- RIGHT OF WAY
- POINT ON LINE



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 SUPERIMPOSED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



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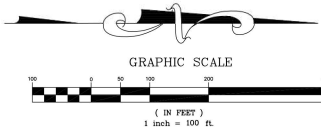
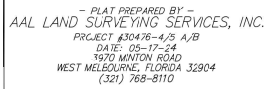
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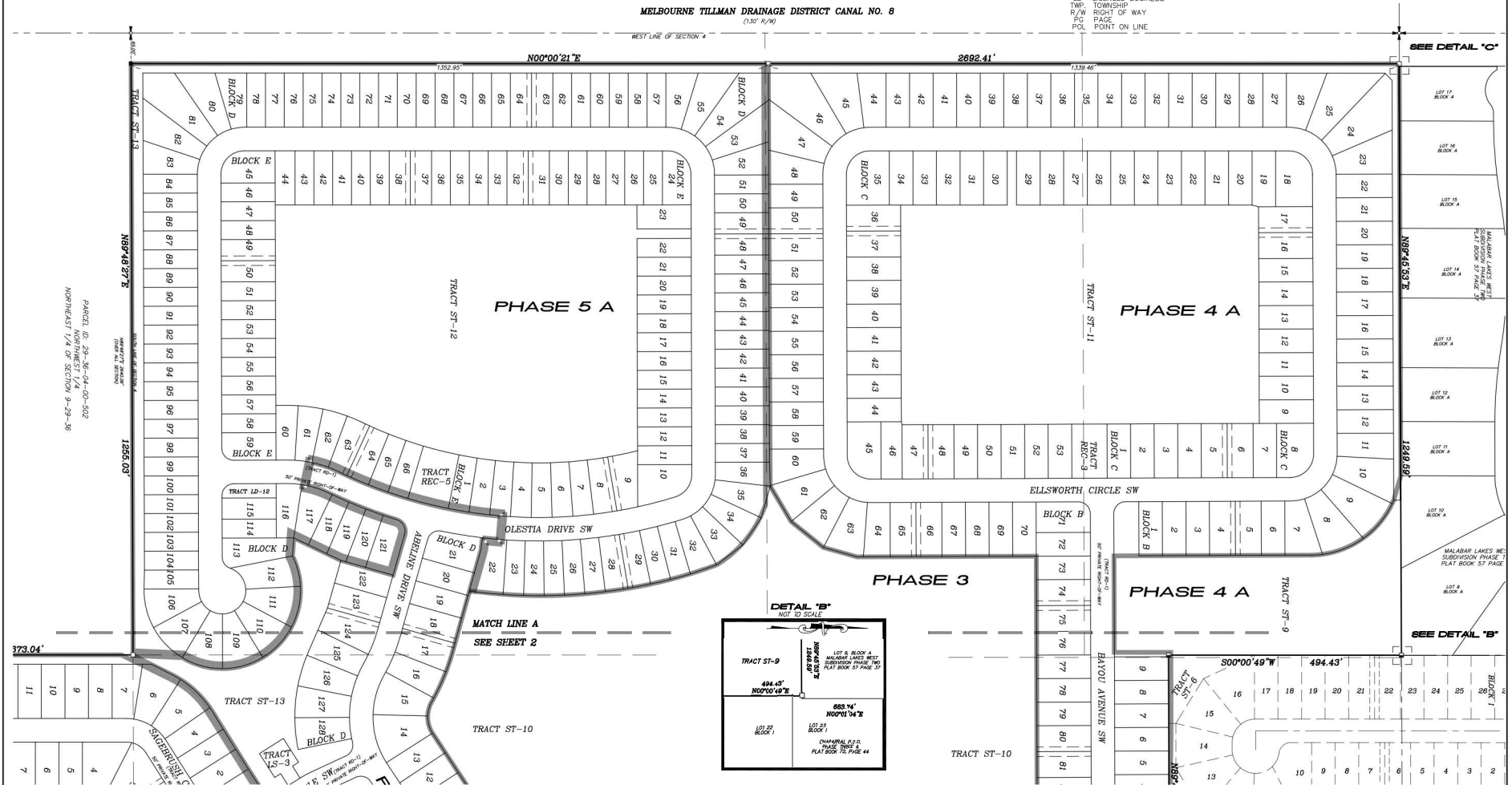
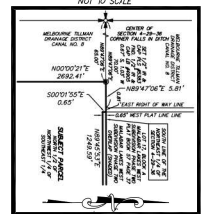
LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

DETAIL 'C'
1/8" = 1'-0"



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- [illegible]



CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

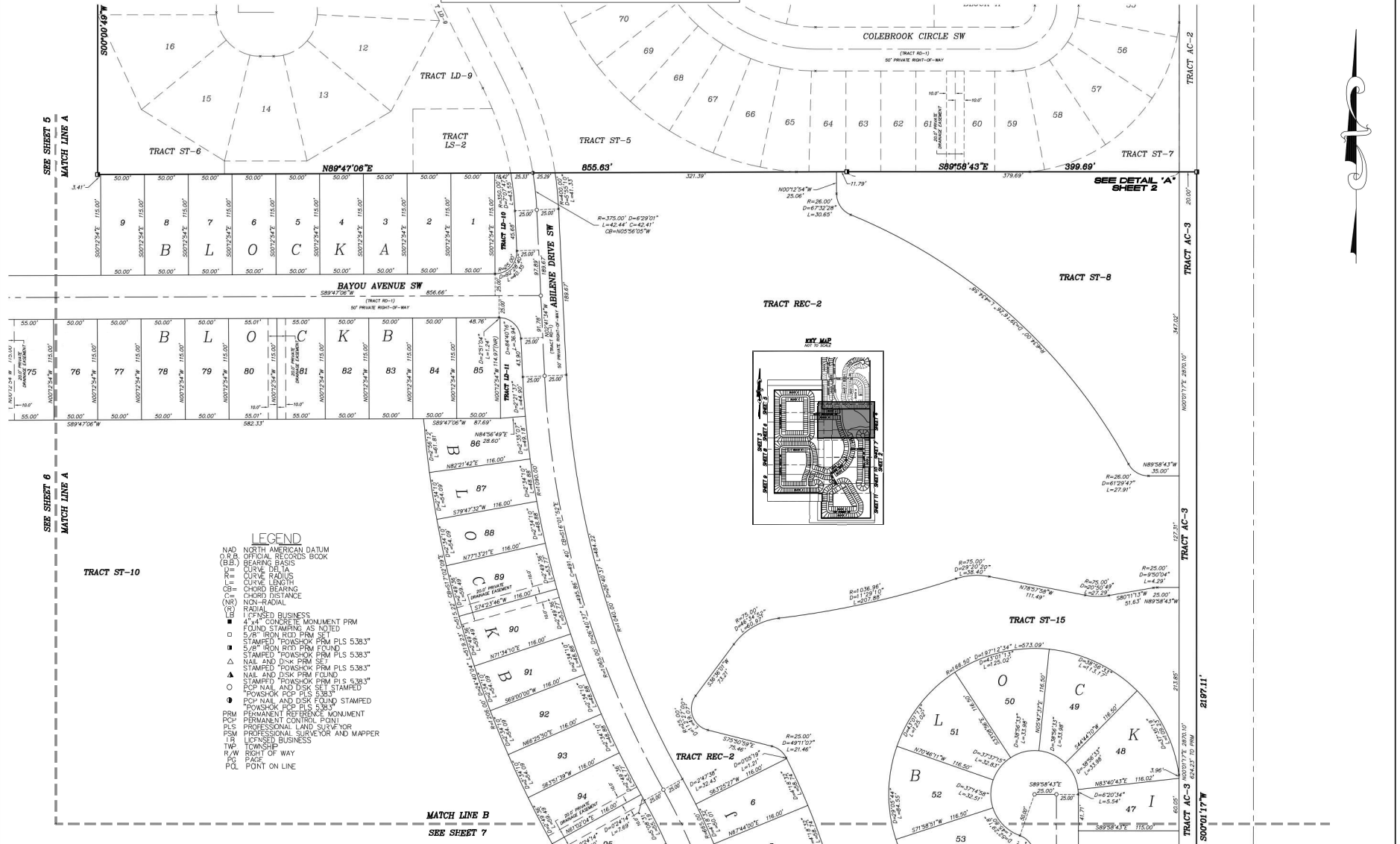
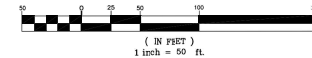
LYING IN SECTIONS 4 & 9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

PLAT BOOK _____ PAGE _____
SHEET 4 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

— PLAT PREPARED BY —
AAL LAND SURVEYING SERVICES, INC.
PROJECT #30476-4-2-A/B
DATE: 05-17-24
3970 MINTON ROAD
WEST MELBOURNE, FLORIDA 32904
(321) 768-8110

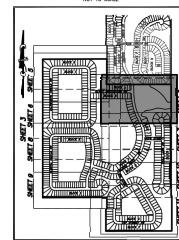
NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LOTS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERSEDED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

GRAPHIC SCALE



LEGEND

- NAD NORTH AMERICAN DATUM
- ORB OFFICIAL RECORDS BOOK
- (E.B.) BEARING BASIS
- R CURVE RADIUS
- L CURVE LENGTH
- CH CHORD BEARING
- CD CHORD DISTANCE
- (N) NON-RADIAL
- (R) RADIAL
- CB CHAINED BUSINESS
- 4x4 CONCRETE MONUMENT PRM
- FOUND STAMPING AS NOTED
- 5/8" IRON ROD PRM SET
- STAMPED "POWSHOK PRM PLS 5383"
- 4x4 IRON ROD PRM FOUND
- STAMPED "POWSHOK PRM PLS 5383"
- N&E AND D&K PRM SET
- STAMPED "POWSHOK PRM PLS 5383"
- ▲ N&E AND D&K PRM FOUND
- STAMPED "POWSHOK PRM PLS 5383"
- P&F N&E AND D&K STAMPED
- POWSHOK POP PLS 5383
- P&F N&E AND D&K FOUND STAMPED
- POWSHOK POP PLS 5383
- PRM PERMANENT REFERENCE MONUMENT
- PCP PERMANENT CONTROL POINT
- PLS PROFESSIONAL LAND SURVEYOR
- PRM PROFESSIONAL SURVEYOR AND MAPPER
- TR TOWNSHIP
- R/W RIGHT OF WAY
- PG PAGE
- POL POINT ON LINE



CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

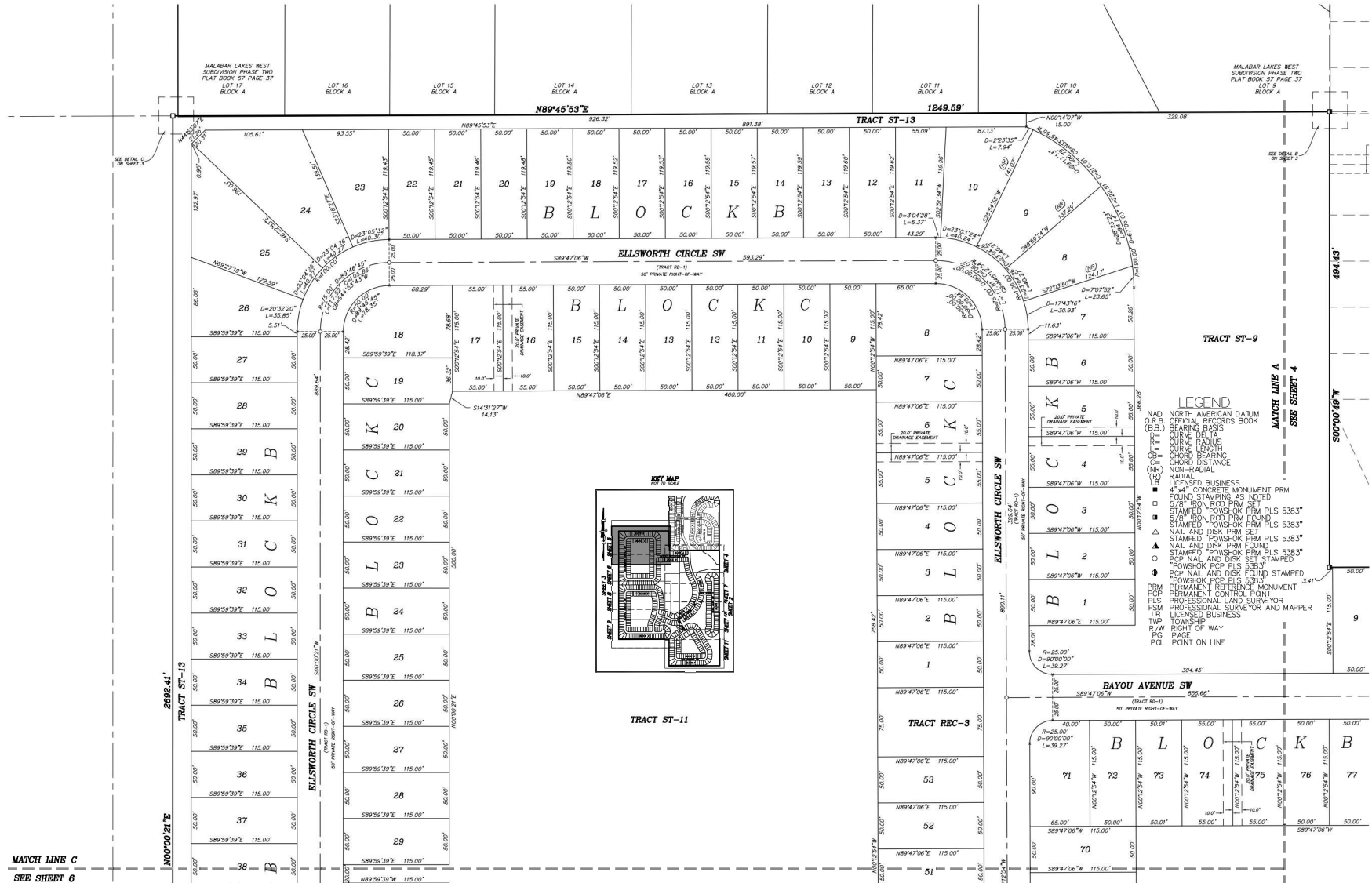
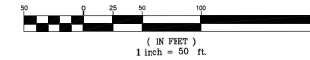
LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

PLAT BOOK _____ PAGE _____
SHEET 5 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

— PLAT PREPARED BY —
AAL LAND SURVEYING SERVICES, INC.
PROJECT #30476-4-5 A/B
DATE: 05-17-24
3970 MINTON ROAD
WEST MELBOURNE, FLORIDA 32904
(321) 768-8110

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 SUPERPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

GRAPHIC SCALE



CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

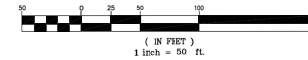
LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

— PLAT PREPARED BY —
AAL LAND SURVEYING SERVICES, INC.
PROJECT #18476-4/5 A-B
DATE: 05-17-24
1970 MINTON ROAD
WEST MELBOURNE, FLORIDA 32904
(321) 768-8110

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PLAT BOOK _____ PAGE _____
SHEET 6 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

GRAPHIC SCALE



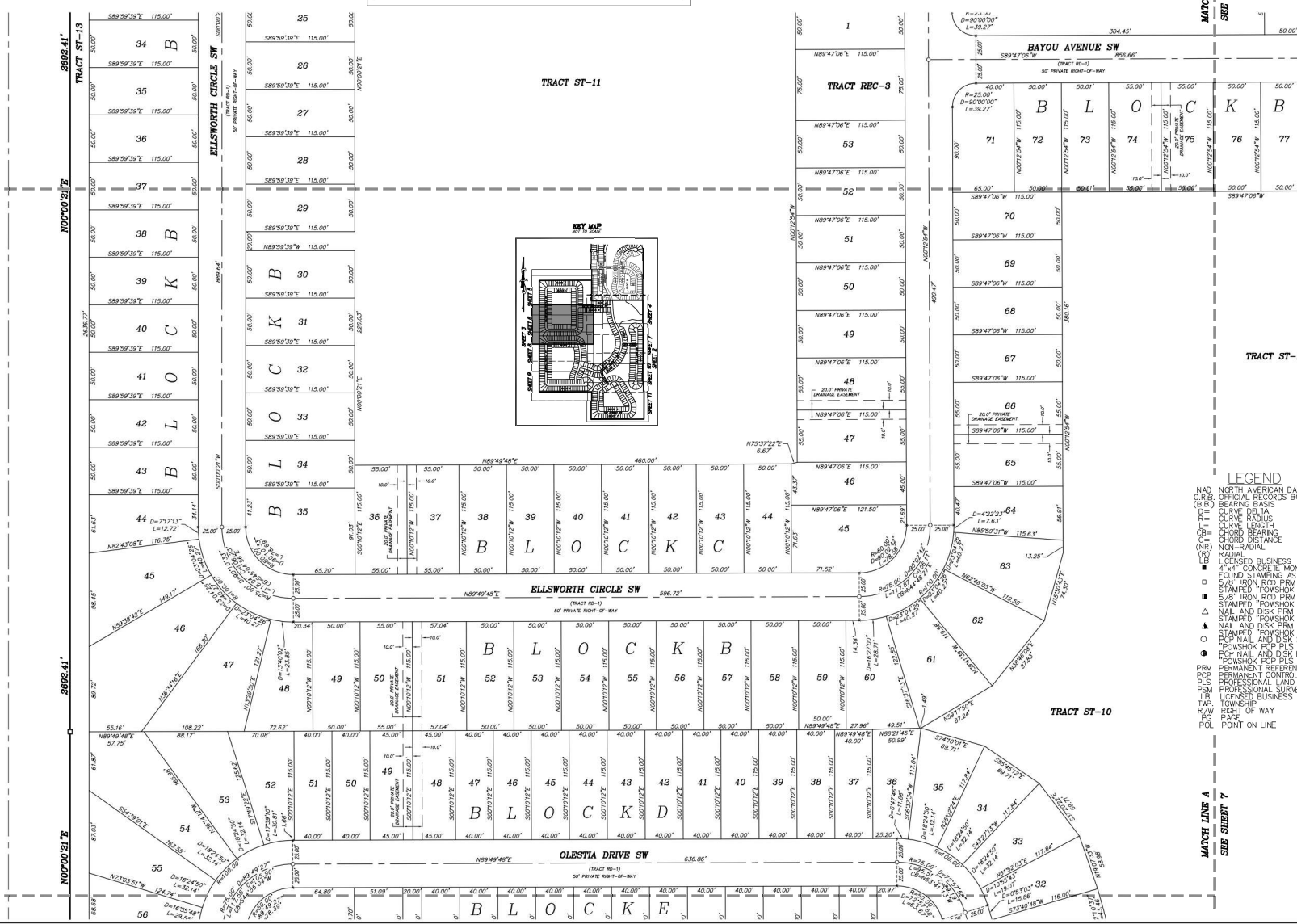
MATCH LINE A
SEE SHEET 4

SEE SHEET 5
MATCH LINE C

MATCH LINE D
SEE SHEET 8

MATCH LINE A
SEE SHEET 7

- LEGEND**
- NAO NORTH AMERICAN DATUM
 - O.R.B. OFFICIAL RECORDS BOOK
 - (B.B.) BEARING BASIS
 - R=C CURVE RADIUS
 - DELTA CURVE DELTA
 - L=CHORD LENGTH
 - CHORD BEARING
 - CHORD DISTANCE
 - (N/R) NON-RADIAL
 - RAIAL
 - LOCATED BUSINESS
 - 4"X4" CONCRETE MONUMENT PRM
 - FOUND STAMING AS NOTED
 - 5/8" IRON RDT PRM SE
 - STAMPED "POWNSHOK PRM PLS 5383"
 - 5/8" IRON RDT PRM FOUND
 - STAMPED "POWNSHOK PRM PLS 5383"
 - NAL AND DSK PRM SE
 - STAMPED "POWNSHOK PRM PLS 5383"
 - NAL AND DSK PRM FOUND
 - STAMPED "POWNSHOK PRM PLS 5383"
 - POWNSHOK RCP PLS 5383
 - POWNSHOK RCP PLS 5383
 - POWNSHOK RCP PLS 5383
 - PERMANENT REFERENCE MONUMENT
 - PERMANENT CONTROL POINT
 - PLM PROFESSIONAL LAND SURVEYOR
 - TSM TOWNSHIP
 - R/W RIGHT OF WAY
 - P.O.L. POINT ON LINE



PLAT BOOK _____ PAGE _____
SHEET 7 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

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51.02 mm

GRAPHIC SCALE

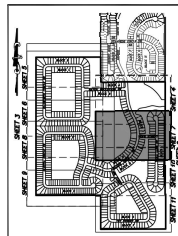
50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft.

SRE SHEET 8
MATCH LINE A

[illegible]

KEY MAP
NOT TO SCALE



TRACT REC-4

TRACT ST-16

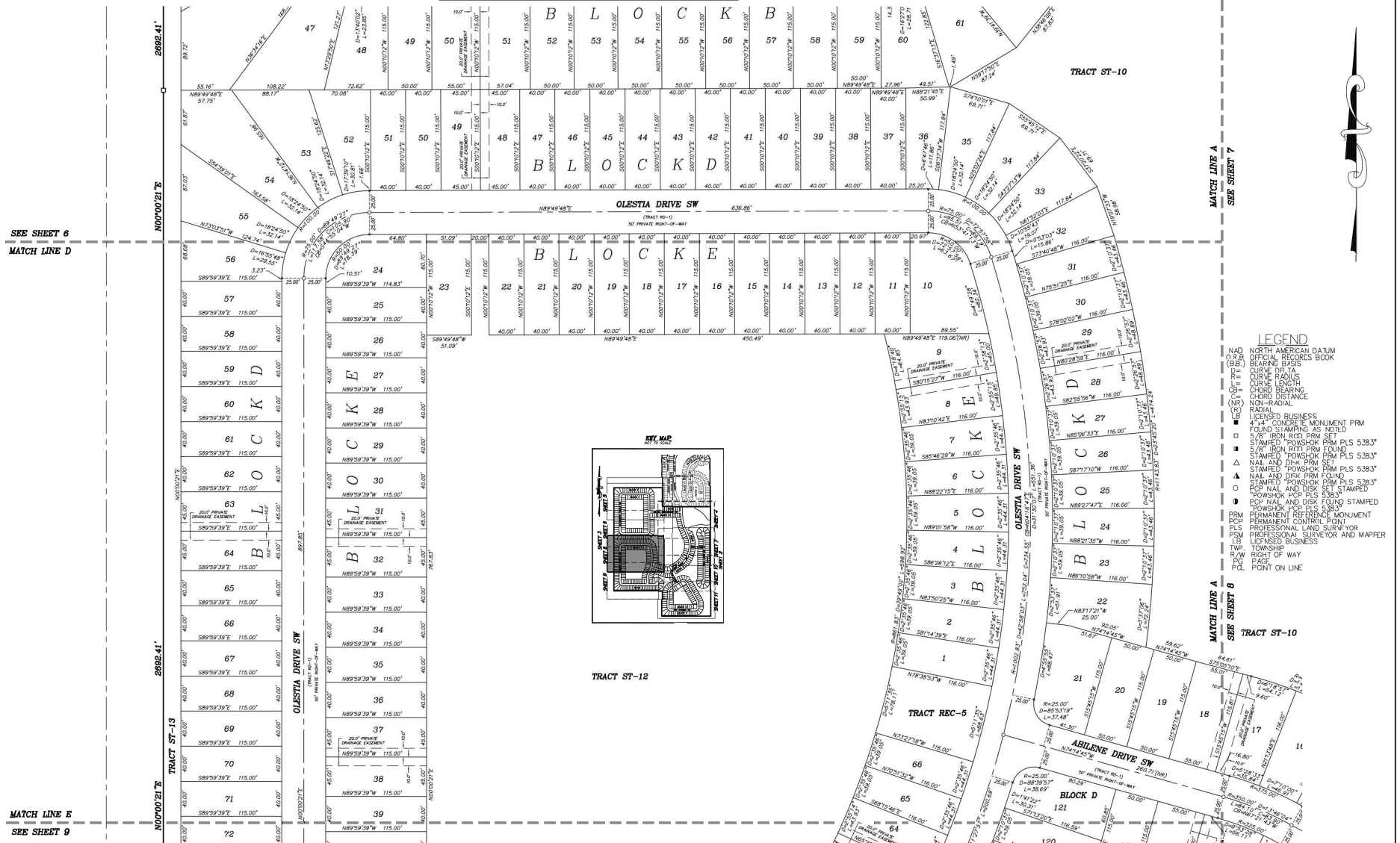
50.00"
TRACT AC
S00°01'17"W

50.00"
TRACT AC
S00°01'17"W

LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

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SECTIONS 4 & 9 TWP 29 S., RANGE 36 E.



CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

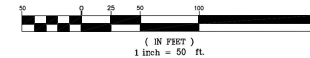
LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

PLAT BOOK _____ PAGE _____
SHEET 9 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

— PLAT PREPARED BY —
AAL LAND SURVEYING SERVICES, INC.
PROJECT #30476-4/5 A-B
DATE: 05-17-24
1970 MINTON ROAD
WEST MELBOURNE, FLORIDA 32904
(321) 768-8110

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LOTS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

GRAPHIC SCALE



MATCH LINE A
SEE SHEET 10

TRACT ST-10

MATCH LINE A
SEE SHEET 11

TRACT ST-13

TRACT ST-13

TRACT ST-13

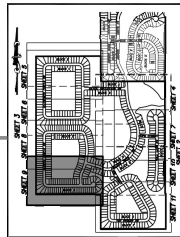
TRACT ST-13

TRACT ST-13

TRACT ST-12

LEGEND

- NAD NORTH AMERICAN DATUM
- O.B. OFFICIAL RECORDS BOOK
- (B.S.) BEARING BASIS
- D= CURVE DELTA
- R= CURVE RADIUS
- L= CURVE LENGTH
- C= CHORD BEARING
- C= CHORD DISTANCE
- (NR) NON-RADIAL
- LP LICENSED BUSINESS
- 4" 4" CONCRETE MONUMENT PRM
- FOUND STAMPING AS NOTED
- 5/8" IRON RITD PRM SET
- STAMPED "POASHOK PRM PLS 5383"
- STAMPED "POASHOK PRM PLS 5383"
- NAL AND DISK PRM FOUND
- STAMPED "POASHOK PRM PLS 5383"
- NAL AND DISK PRM FOUND
- LP LICENSED BUSINESS
- POASHOK PRM SET STAMPED
- POASHOK PRM SET STAMPED
- PRM PERMANENT REFERENCE MONUMENT
- PCP PERMANENT CONTROL POINT
- PLS PROFESSIONAL LAND SURVEYOR
- PSM PROFESSIONAL SURVEYOR AND MAPPER
- LS LICENSED BUSINESS
- TOWNSHIP
- R/W RIGHT OF WAY
- PC PAGE
- POINT ON LINE



OLESTIA DRIVE SW

TRACT ST-13

TRACT ST-13

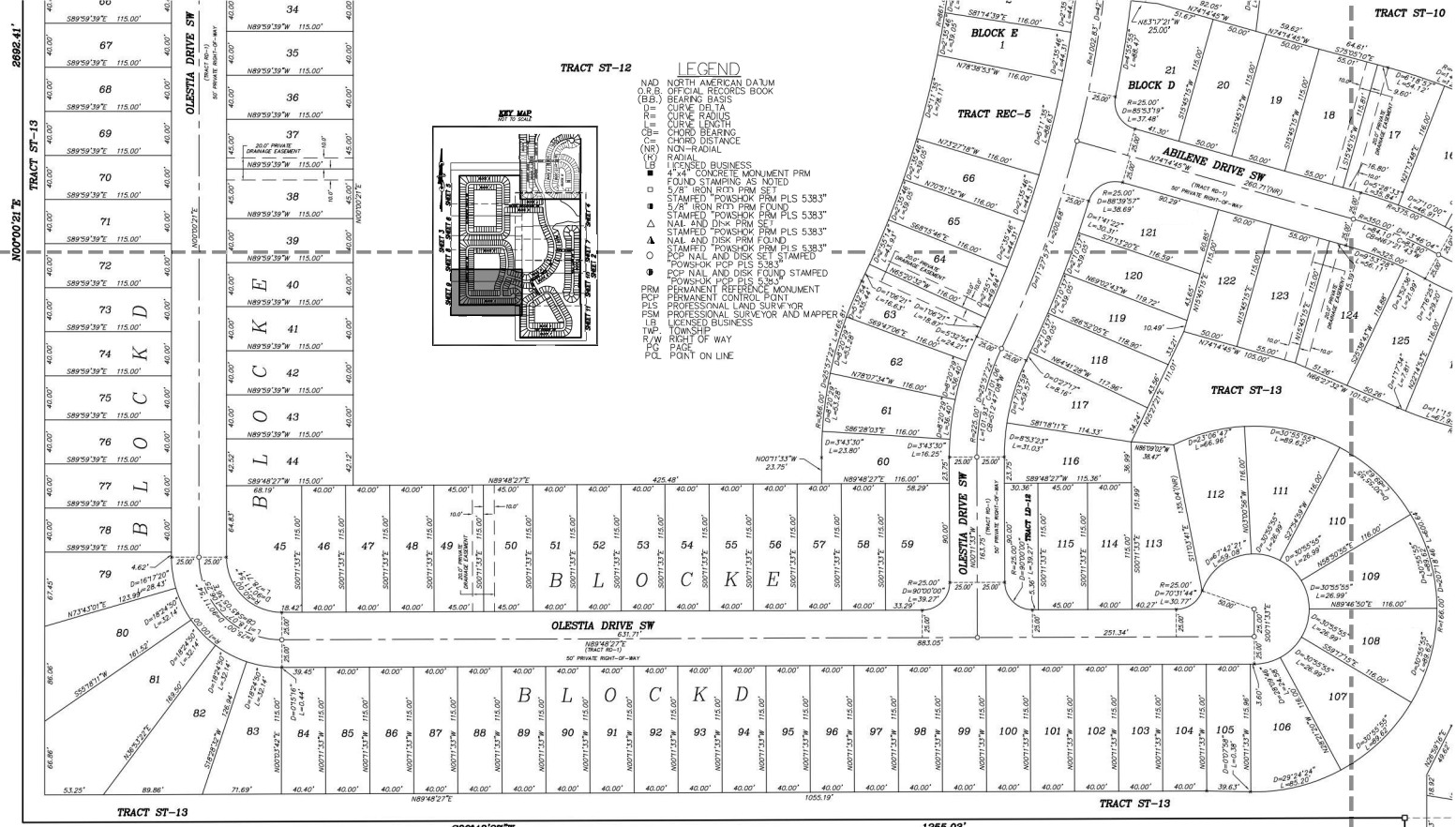
TRACT ST-13

389°48'27"W

1255.03'

PARCEL ID: 29-28-04-00-002
(NOT PLATTED)

SEE SHEET 8
MATCH LINE E



CHAPARRAL P.U.D. PHASE FOUR A-B AND FIVE A-B

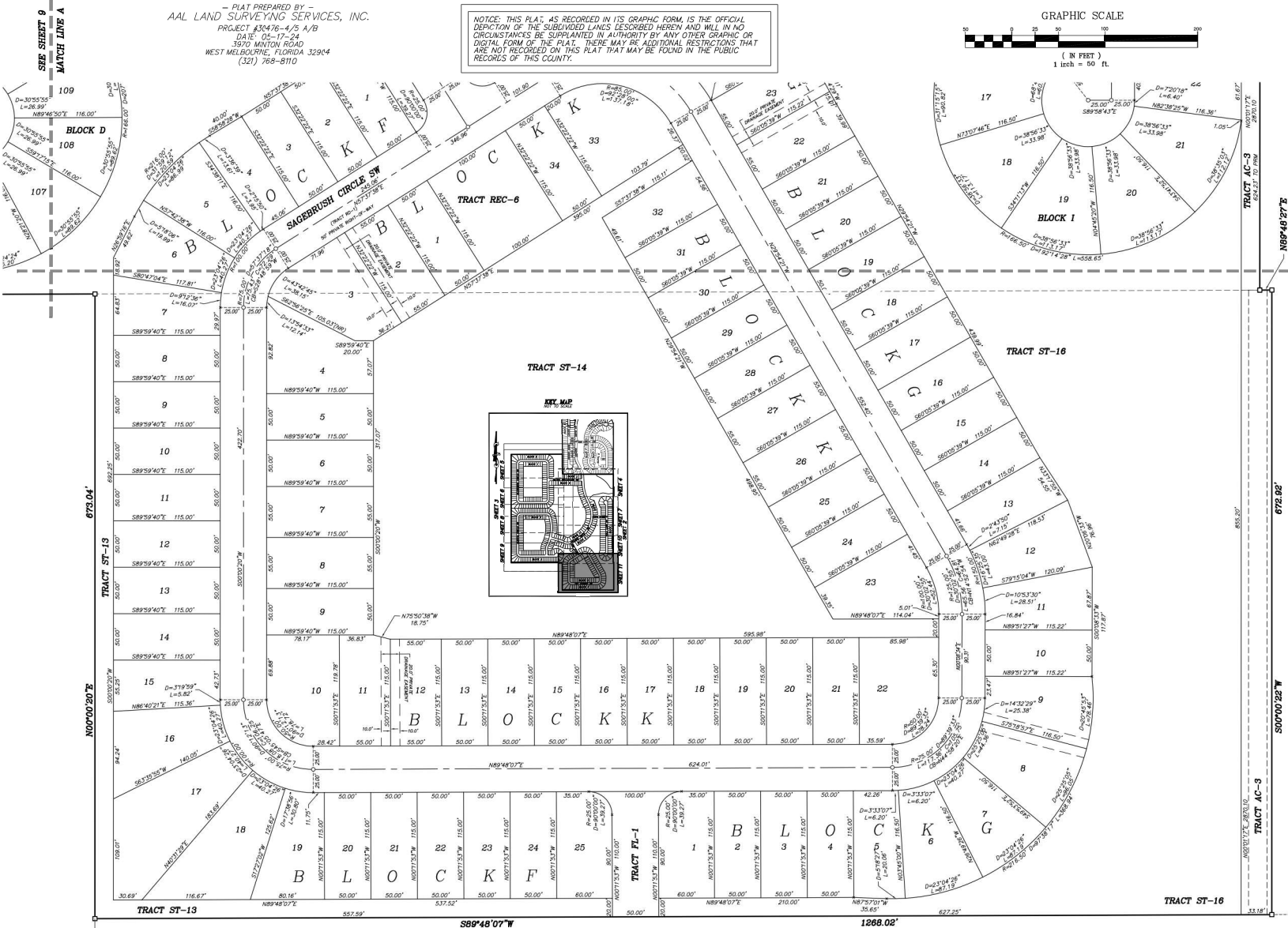
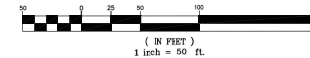
LYING IN SECTIONS 4&9, TOWNSHIP 29 SOUTH, RANGE 36 EAST, CITY OF PALM BAY, BREVARD COUNTY, FLORIDA

PLAT BOOK _____ PAGE _____
SHEET 11 OF 11
SECTIONS 4 & 9 TWP. 29 S., RANGE 36 E.

— PLAT PREPARED BY —
AAL LAND SURVEYING SERVICES, INC.
PROJECT 60476-A/B
DATE 05-17-24
3970 MINTON ROAD
WEST MELBOURNE, FLORIDA 32904
(321) 768-8110

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

GRAPHIC SCALE



SEE SHEET 10
MATCH LINE G

LEGEND

- NAO NORTH AMERICAN DATUM
- O.S.B. OFFICIAL RECORDS BOOK
- (B.B.) BEARING BASIS
- U= CURVE DELTA
- R= CURVE RADIUS
- L= CURVE LENGTH
- CB= CHORD BEARING
- C= CHORD DISTANCE
- (NR) NON-RADIAL
- LEFASSET BUSINESS
- 4" CONCRETE MONUMENT PRM
- FOUND STAMING AS NOTED
- 5/8" IRON ROD PRM SET
- STAMPED PONGSHOK PRM PLS 5383"
- 5/8" IRON ROD PRM FOUND
- STAMPED PONGSHOK PRM PLS 5383"
- NAIL AND DISK PRM SET
- STAMPED PONGSHOK PRM PLS 5383"
- NAIL AND DISK PRM FOUND
- STAMPED PONGSHOK PRM PLS 5383"
- POC NAIL AND DISK SET STAMPED
- PONGSHOK POP PLS 5383"
- POC NAIL AND DISK FOUND STAMPED
- PONGSHOK POP PLS 5383"
- PRM PERMANENT REFERENCE MONUMENT
- PCP PERMANENT CONTROL POINT
- PLS PROFESSIONAL LAND SURVEYOR
- PSM PROFESSIONAL SURVEYOR AND MAPPER
- TRB LICENSED BUSINESS
- TWP TOWNSHIP
- R/W RIGHT OF WAY
- FO FENCE
- POL POINT ON LINE