ADDENDUM (Clerk) Lee County Clerk of Circuit Court
INSTR. # 2022000209386, Doc Type SPLT, Pages 4, Recorded 6/23/2022 at 2:45 PM, Deputy Clerk LAMBROSIO
Rec Fees: $75.00

Exhibit D

J:\23956\DWG\SURVEYING\PLAT\23956P01.DWG - THU. 6-9-2022 - 10:31 AM

THIS INSTRUMENT PREPARED BY:
SCOTT A. WHEELER, P.S.M.

Barraco and Associates, Inc.
CIVIL ENGINEERING - LAND SURVEYING - LAND PLANNING
2271 McGREGOR BLVD., SUITE 100, P.O. DRAWER 2800,
FORT MYERS, FLORIDA 33902-2800
PHONE (239) 461-3170 - WWW.BARRACO.NET - FAX (239) 461-3169
FLORIDA CERTIFICATES OF AUTHORIZATION -
ENGINEERING 7995 - SURVEYING LB-6940

OAKVIEW

A SUBDIVISION LYING IN SECTION 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA

INSTRUMENT NUMBER 2022000209386

NOTICE:
LANDS DESCRIBED IN THIS PLAT MAY BE SUBDIVIDED BY THE DEVELOPER WITHOUT THE ROADS, DRAINAGE, WATER AND SEWER FACILITIES BEING ACCEPTED FOR MAINTENANCE BY LEE COUNTY. ANY PURCHASER OF A LOT IN THIS SUBDIVISION IS ADVISED TO DETERMINE WHETHER THE LOT 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, WATER AND SEWER FACILITIES.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THE OWNER OF THE LAND HEREIN DESCRIBED HAS CAUSED THIS PLAT OF OAKVIEW, A SUBDIVISION LYING IN SECTION 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, TO BE MADE, AND DOES HEREBY :

1. *DEDICATE TO THE OAKVIEW PROPERTY OWNERS ASSOCIATION, INC, WITH RESPONSIBILITY FOR MAINTENANCE:*
   - *A) TRACT "R" FOR PRIVATE ROAD RIGHT OF WAY, DRAINAGE EASEMENTS (D.E.) AND PUBLIC UTILITY EASEMENT (P.U.E.).*
   - *B) TRACT "L" FOR LAKE, LAKE ACCESS EASEMENT (L.A.E.), LAKE MAINTENANCE EASEMENT (L.M.E.) AND DRAINAGE EASEMENT (D.E.).*
   - *C) TRACT "O-1" FOR OPEN SPACE AND DRAINAGE EASEMENT (D.E.) .*
   - *C) TRACT "O-2" FOR OPEN SPACE, LAKE ACCESS EASEMENT (L.A.E.) AND DRAINAGE EASEMENT (D.E.) .*
   - *C) TRACT "O-3" FOR OPEN SPACE, ACCESS EASEMENT (A.E.) AND DRAINAGE EASEMENT (D.E.) .*
   - *D) TRACT "A" FOR RECREATION, LAKE ACCESS EASEMENT (L.A.E.) AND DRAINAGE EASEMENT (D.E.).*
   - *E) TRACT "C" FOR CONSERVATION.*
   - *F) ALL ACCESS EASEMENTS (A.E.), LAKE ACCESS EASEMENTS (L.A.E.), LAKE MAINTENANCE EASEMENTS (L.M.E.) AND ALL DRAINAGE EASEMENTS (D.E.).*
2. *DEDICATE TO LEE COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA (LEE COUNTY):*
   - *A) THOSE NON-EXCLUSIVE LEE COUNTY UTILITY EASEMENTS (L. C. U. E.) AS SHOWN AND/OR NOTED HEREIN FOR THE PURPOSES OF PERFORMING AND DISCHARGING ITS DUTIES AND OBLIGATIONS TO PROVIDE POTABLE WATER DISTRIBUTION SERVICES AND SANITARY SEWER COLLECTION SERVICES.*
3. *DEDICATE TO FEDERAL, STATE AND LOCAL GOVERNMENT AGENCIES AND DEPARTMENTS AND TO ALL PUBLIC UTILITIES AS DEFINED BY FLORIDA LAW AS MAY BE AMENDED FROM TIME TO TIME, WHETHER PRIVATELY OR GOVERNMENTALLY OWNED, FOR USE IN PERFORMING AND DISCHARGING OF THEIR RESPECTIVE OFFICIAL DUTIES AND OBLIGATIONS TO PROVIDE UTILITY AND OTHER GOVERNMENTAL SERVICES, INCLUDING INGRESS AND EGRESS BY POLICE, FIRE AND OTHER EMERGENCY SERVICES:*
   - *A) ALL PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON PLAT.*

   THE PUBLIC UTILITY EASEMENT DESCRIBED IN (A) ABOVE MAY ALSO BE USED FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES, PROVIDED, HOWEVER, SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION (I) SHALL NOT INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY AND (II) SHALL COMPLY WITH THE NATIONAL ELECTRIC SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, THE CABLE TELEVISION COMPANY SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

   PLATTED EASEMENTS COLLOCATED WITHIN PLATTED UTILITY EASEMENTS SHALL BE SUBORDINATE TO THE PUBLIC UTILITY EASEMENT.

IN WITNESS WHEREOF, RUSSELL SMITH, ON BEHALF OF LENNAR HOMES, LLC, HAS CAUSED THIS DEDICATION TO BE MADE AND SIGNED THIS 15th DAY OF June, 2022.

WITNESS: _____
PRINT NAME: Zane Zeidan

WITNESS: _____
PRINT NAME: Matthew Shorey

LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY

_____
RUSSELL SMITH
VICE PRESIDENT

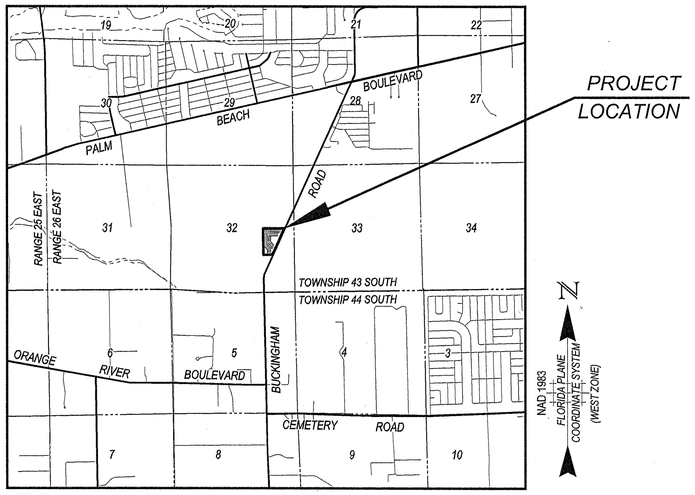
ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF LEE

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 15th DAY OF June, 2022, BY RUSSELL SMITH, AS VICE PRESIDENT OF LENNAR HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, WHO [x] IS PERSONALLY KNOWN BY ME OR [ ] HAS PRODUCED _____ AS IDENTIFICATION.

_____
NOTARY PUBLIC / STATE OF FLORIDA
Brianne Lindsberg
NAME - PRINTED
HH 142299 — *COMMISSION #*
06/14/2025 — *MY COMMISSION EXPIRES*

Notary Public State of Florida
Brianne Lindsberg
My Commission HH 142299
Expires 06/14/2025



VICINITY MAP
SCALE: 1" = 3000'

0 1500 3000 6000
SCALE IN FEET

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

DESCRIPTION

A tract or parcel of land lying in Section 32, Township 43 South, Range 26 East, Lee County, Florida, said tract or parcel of land being more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter (SE 1/4) of said Section 32 run N89°46'37"W along the North line of said Fraction for 416.53 feet to an intersection with the Northwesterly right of way line of Buckingham Road, (60 feet wide right of way) and the POINT OF BEGINNING.
From said Point of Beginning run S24°22'35"W along said Northwesterly right of way line of Buckingham Road for 1,208.87 feet to an intersection with the property line described in a boundary line agreement recorded in Instrument No. 2021000245498, Lee County Records; thence run along said property line the following three (3) courses: S89°50'29"W for 96.91 feet; S89°23'18"W for 187.83 feet and S88°32'11"W for 96.40 feet to an intersection with the West line of the Northeast Quarter (NE 1/4) of said Southeast Quarter (SE 1/4); thence run N00°41'30"W along said West line for 1,109.40 feet to an intersection with the North line of said Southeast Quarter (SE 1/4); thence run S89°46'37"E along said North line for 893.43 feet to the POINT OF BEGINNING.
Containing 16.16 acres, more or less.

Bearings hereinabove mentioned are State Plane for the Florida West Zone (1983/NSRS 2011) and are based on the North line of the Southeast Quarter (SE 1/4) of Section 32 to bear N89°46'37"W.

CERTIFICATE

I HEREBY CERTIFY THAT THE ATTACHED PLAT OF OAKVIEW, A SUBDIVISION LYING IN SECTION 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND COMPLIES WITH ALL OF THE SURVEY REQUIREMENTS OF CHAPTER 177, PART I, OF THE 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 13th DAY OF June, 2022.

Scott A. Wheeler
SCOTT A. WHEELER (FOR THE FIRM-LB 6940)
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 5949

BARRACO AND ASSOCIATES, INC.
2271 McGREGOR BLVD., SUITE 100, FORT MYERS, FLORIDA 33901
FLORIDA CERTIFICATE OF AUTHORIZATION - LB-6940

APPROVALS

THIS PLAT IS ACCEPTED AND APPROVED BY THE BOARD OF COUNTY COMMISSIONERS, LEE COUNTY, FLORIDA THIS 23rd DAY OF June 2022.

_____
CECIL PENDERGRASS
BOARD CHAIR

For: Kevin C. Karnes By: _____ Deputy Clerk
KEVIN C. KARNES
CLERK OF COURT

_____
DAVID HALVORSON
ASSISTANT COUNTY ATTORNEY

_____
JESSICA SULZER, P.E.
MANAGER, DEVELOPMENT SERVICES

_____
DAVID LOVELAND
DIRECTOR, DEPARTMENT OF COMMUNITY DEVELOPMENT

REVIEW BY THE DESIGNATED COUNTY P.S.M. DETERMINED THAT THIS PLAT CONFORMS TO THE REQUIREMENTS OF CHAPTER 177, PART I OF THE FLORIDA STATUTES.

_____
GARY W. ASHFORD, PSM LS6305
LEE COUNTY DESIGNATED P.S.M.

CLERK'S CERTIFICATION

I HEREBY CERTIFY THAT THE ATTACHED PLAT OF OAKVIEW, A SUBDIVISION LYING IN SECTION 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, WAS FILED FOR RECORD AT 2:45 P.M., THIS 23rd DAY OF June 2022 AND DULY RECORDED AS INSTRUMENT NUMBER 2022000209386 IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

For: Kevin C. Karnes By: Teresa Bger Deputy Clerk
KEVIN C. KARNES
CLERK OF COURT

DOS2021-00165/PLT2021-00046

ADDITIONAL RECORDING INFORMATION
INSTR # 2022000209386, Page Number: 2 of 4

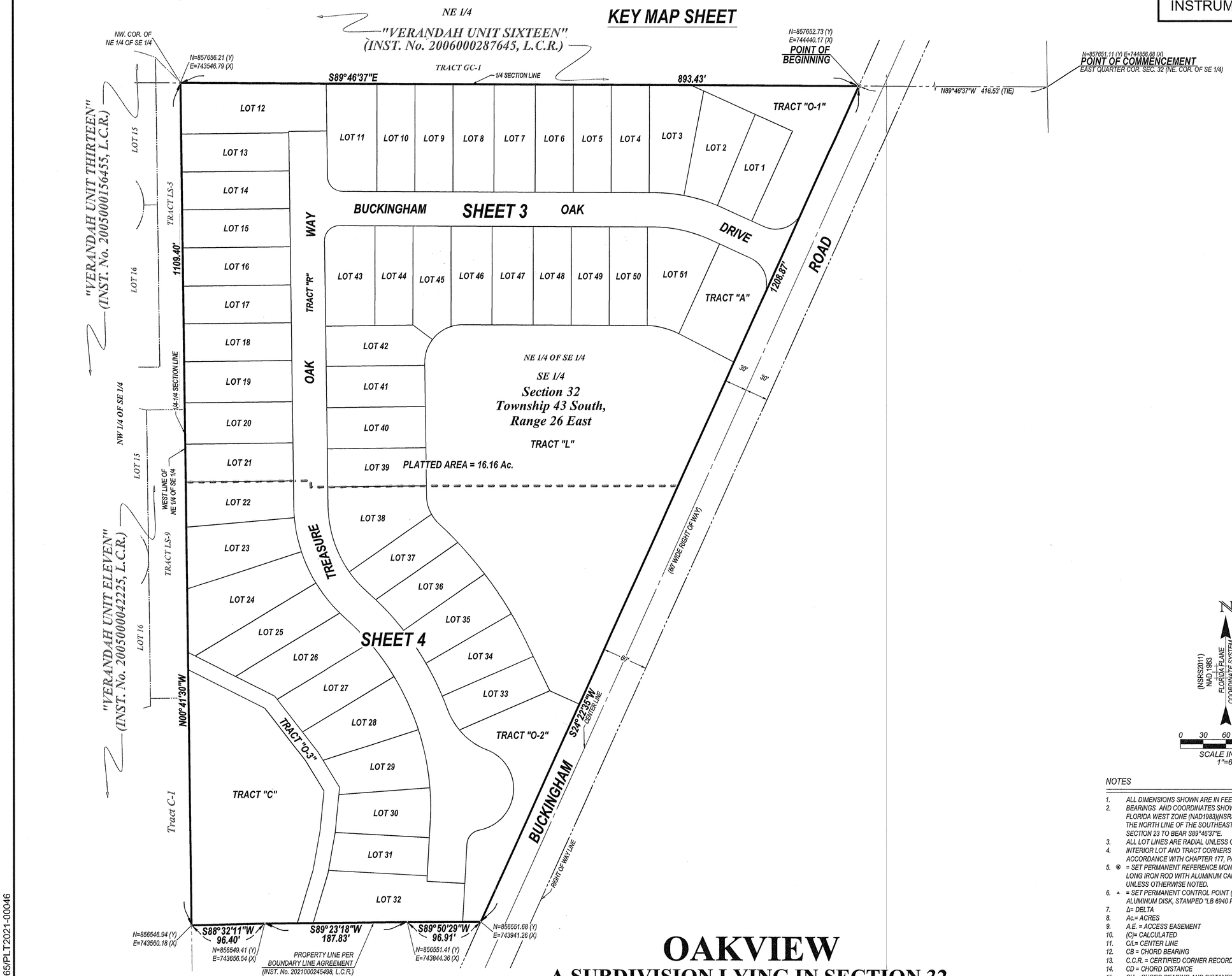
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INSTRUMENT NUMBER 2022000209386

SHEET 2 OF 4

THIS INSTRUMENT PREPARED BY:
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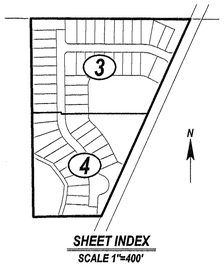
KEY MAP SHEET



OAKVIEW

A SUBDIVISION LYING IN SECTION 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST,

LEE COUNTY, FLORIDA



SHEET INDEX
SCALE 1"=400'

NOTES

1. ALL DIMENSIONS SHOWN ARE IN FEET AND DECIMALS THEREOF.
2. BEARINGS AND COORDINATES SHOWN ARE STATE PLANE FLORIDA WEST ZONE (NAD1983)(NSRS 2011) AND ARE BASED ON THE NORTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 23 TO BEAR S89°46'37"E.
3. ALL LOT LINES ARE RADIAL UNLESS OTHERWISE INDICATED.
4. INTERIOR LOT AND TRACT CORNERS SHALL BE SET IN ACCORDANCE WITH CHAPTER 177, PART I, FLORIDA STATUTES.
5. ◉ = SET PERMANENT REFERENCE MONUMENT (P.R.M.) , 1/2" x 18" LONG IRON ROD WITH ALUMINUM CAP, STAMPED "LB 6940 P.R.M.", UNLESS OTHERWISE NOTED.
6. ▵ = SET PERMANENT CONTROL POINT (P.C.P.), "MAG" NAIL WITH ALUMINUM DISK, STAMPED "LB 6940 P.C.P.".
7. Δ= DELTA
8. Ac.= ACRES
9. A.E. = ACCESS EASEMENT
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DOS2021-00165/PLT2021-00046

ADD2021-00165 2022000209386 Page Number: 3 of 4

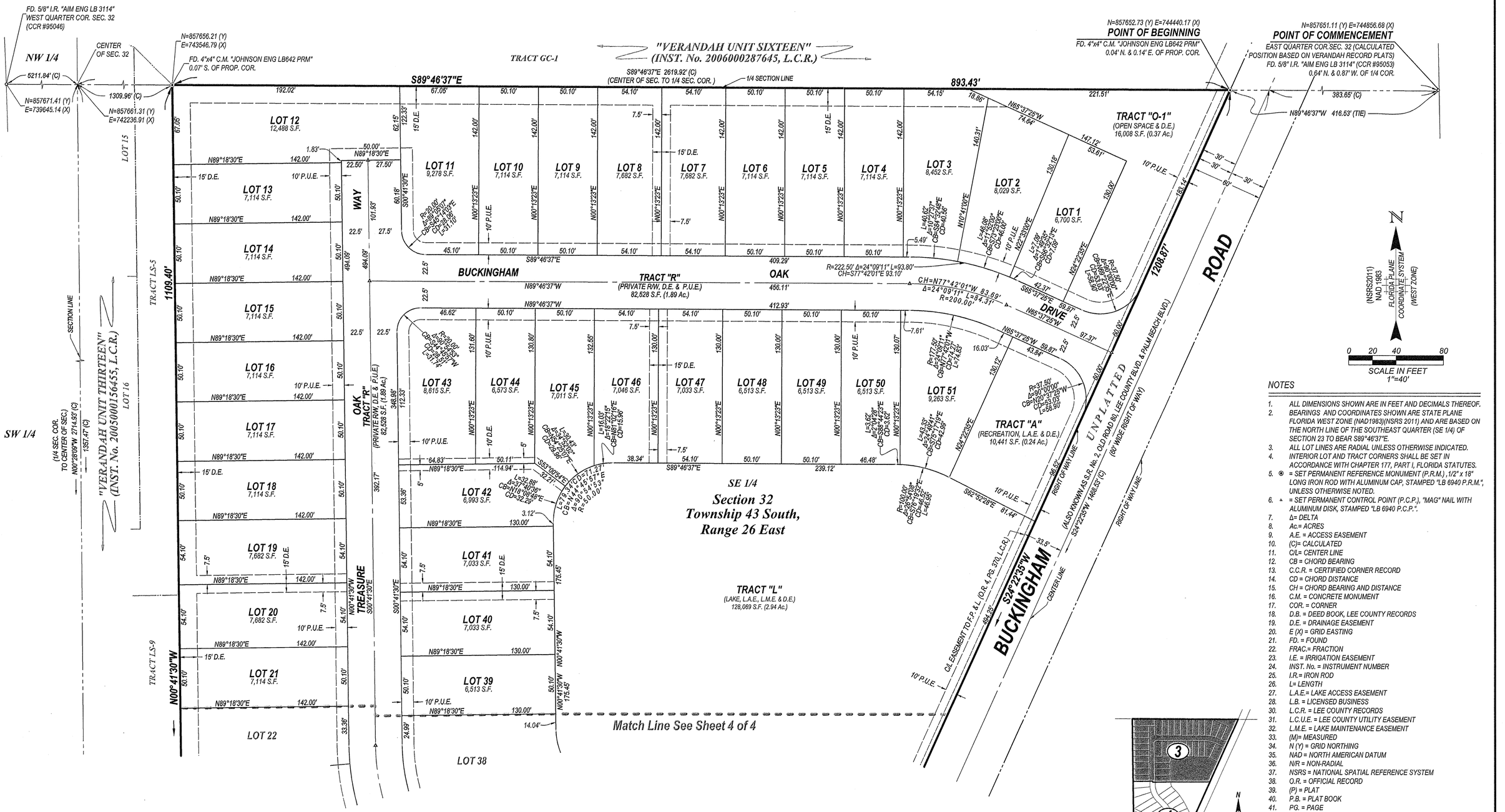
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THIS INSTRUMENT PREPARED BY:
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DOS2021-00165/PLT2021-00046

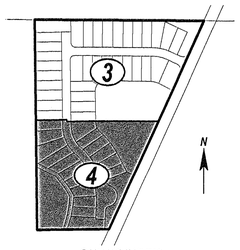
ADD2021-00165 2022000209386 Page Number: 4 of 4

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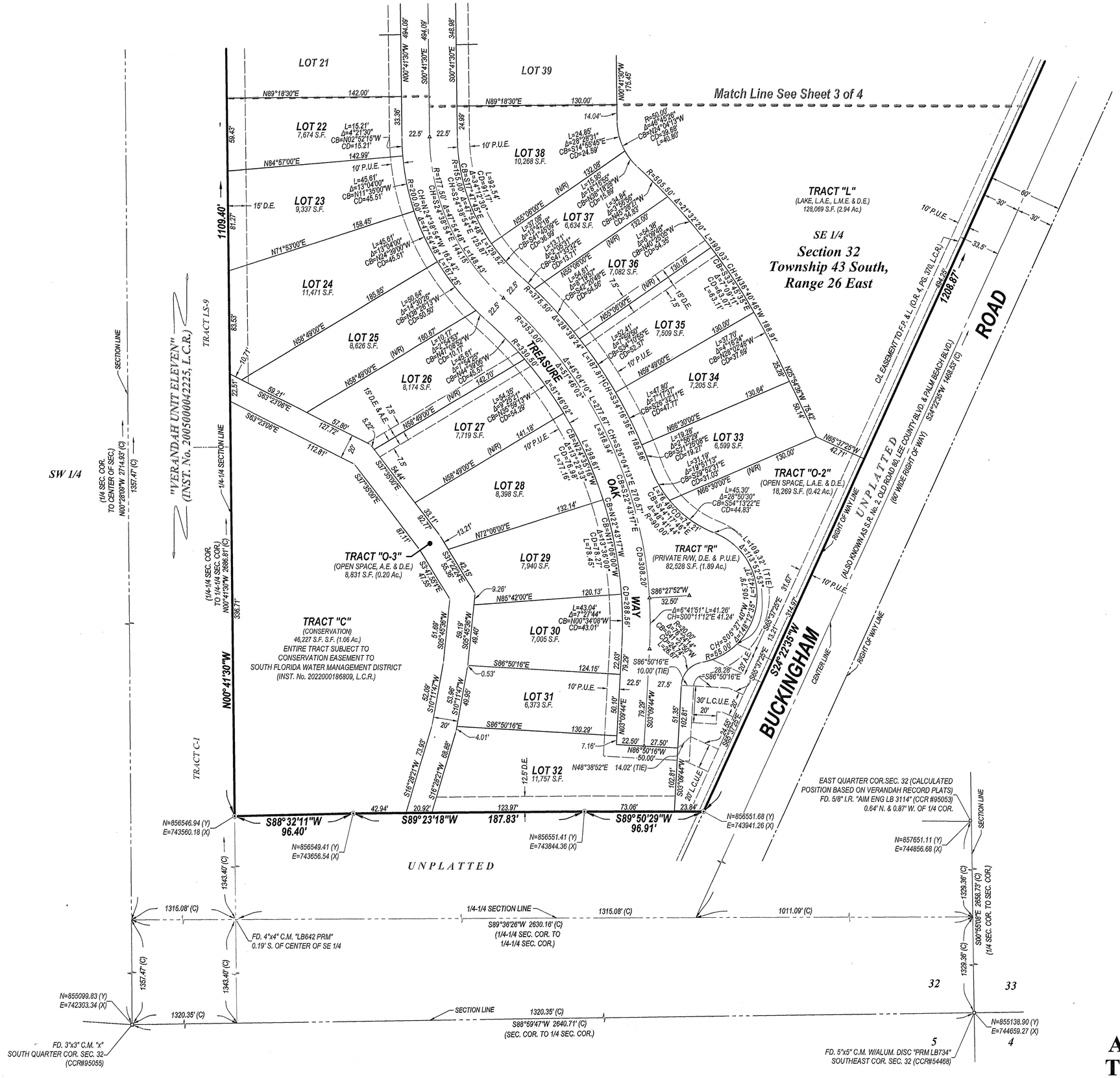
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SHEET 4 OF 4

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SHEET INDEX
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N
(NSRS2011)
NAD 1983
FLORIDA PLANE
COORDINATE SYSTEM
(WEST ZONE)

0 20 40 80
SCALE IN FEET
1"=40'

OAKVIEW

A SUBDIVISION LYING IN SECTION 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA

DOS2021-00165/PLT2021-00046