

IN THE CIRCUIT COURT, NINETEENTH JUDICIAL
CIRCUIT, MARTIN COUNTY, FLORIDA
CIVIL ACTION NO. 2297

IN RE:)
HOBE-ST. LUCIE CONSERVANCY DISTRICT,)
a Drainage District.)

FINAL JUDGMENT INCORPORATING DRAINAGE DISTRICT

This cause was heard on the Petition filed in this Court by HOBE GROVE ASSOCIATES, LTD., a limited partnership, and D. FREDERICK BARTON for the creation of a drainage district in Martin County, Florida, under and pursuant to the provisions of Chapter 298, Florida Statutes, otherwise known as the General Drainage Law; and,

It appearing to the Court and the Court finding that said Petition is in due and proper form and has been signed and executed by a majority in acreage of the owners of all of the lands embraced in the proposed drainage district described and set forth in said Petition, and that notice of the filing of said Petition as required by Section 298.02, Florida Statutes, has been duly given and published in regular and proper form, for four consecutive weeks in a newspaper published in Martin County, in the State of Florida, as and in the manner required by said statute, requiring all persons interested in the lands and property described and set forth in said Petition and affected by the formation of said drainage district and rendered liable to taxation, for the purpose of paying the expense of organization and making and maintaining the improvements that may be necessary to effect the reclamation of the lands included in such district, to appear at the office of the Clerk of the Circuit Court for Martin County, Florida, and to show cause, if any there be, why said drainage district as set forth in said Petition should not be organized as a public corporation of the State of Florida; and,

It further appearing that no objections have been made by anyone in any manner to the granting of the prayers of said Petition; and,

It further appearing to the Court, and the Court finding that all of said lands embraced in the Petition herein lie in a contiguous body and

are wet and overflowed and subject to overflow, and that in their present state and condition said lands are unsuited for agricultural purposes or other public utility or benefit, on account of their low and wet condition and their liability to overflow, and that by a proper system of drainage, water control, and reclamation, said lands can be made well suited for agricultural and other public benefits and utility; and it further appearing to the Court and the Court finding that the establishment of said drainage district and the improvements to be made thereunder as prayed in said Petition will be for the benefit of the owners of the real property in said drainage district, will benefit all lands in said drainage district, and that the same will be in the interest of the public health, convenience and welfare; and,

It further appearing and the Court finding that all of the allegations, statements and representations in said Petition contained are true, and that the prayers thereof should be granted;

THEREUPON, upon consideration thereof, it is ORDERED, ADJUDGED AND DECREED as follows:

1. That the prayers of said Petition be and the same are hereby granted, and that all of those certain pieces, parcels and tracts of land in Martin County, Florida, mentioned and described in said Petition, and included and contained within the following described boundary lines, to-wit:

Township 39 South, Range 40 East, Township 39 South, Range 41 East, Township 40 South, Range 40 East and Township 40 South, Range 41 East, Martin County, Florida, lying within the boundary lines described as follows.

Beginning at the Northwest corner of the East one-half ($\frac{1}{2}$) of Section 33, Township 39 South, Range 41 East, (1) Thence proceed South $0^{\circ}22'19''$ East along the West line of the East one-half ($\frac{1}{2}$) of Section 33 for a distance of 3945.28 feet to the Northeast corner of the Southeast one-quarter ($\frac{1}{4}$) of the Southwest one-quarter ($\frac{1}{4}$) of Section 33. (2) Thence proceed South $89^{\circ}59'02''$ West along the North line of the Southeast one-quarter ($\frac{1}{4}$) of the Southwest one-quarter ($\frac{1}{4}$) of Section 33 for a distance of 1327.45 feet to the Northwest corner of said Southeast one-quarter ($\frac{1}{4}$) of the Southwest one-quarter ($\frac{1}{4}$). (3) Thence proceed South $0^{\circ}19'59''$ West along the West line of the Southeast one-quarter ($\frac{1}{4}$) of the Southwest one-quarter ($\frac{1}{4}$) of Section 33 for a distance of 1315.00 feet to the Southwest corner of said Southeast one-quarter ($\frac{1}{4}$) of the Southwest one-quarter ($\frac{1}{4}$). Said point also being on the North line of Section 4, Township 40 South, Range 41 East.

The following described property being in Township 40 South, Range 41 East.

(4) Thence proceed South $89^{\circ}59'16''$ West along the North line of Sections 4 and 5 for a distance of 6351.02 feet to the Northwest corner of Section 5. (5) Thence proceed South $0^{\circ}11'06''$ West along the West line of Section 5 for a distance of 5215.45 feet to the Southwest corner of Section 5. (6) Thence proceed South $0^{\circ}16'55''$ West along the West line of Section 8 for a distance of 5267.71 feet to the Southwest corner of Section 8. (7) Thence proceed South $0^{\circ}01'00''$ West along the West line of Section 17 for a distance of 5305.45 feet to the Southwest corner of Section 17. (8) Thence proceed South $89^{\circ}55'10''$ East along the South line of Section 17 for a distance of 5311.95 feet to the Southeast corner of Section 17. (9) Thence proceed South $89^{\circ}55'01''$ East along the South line of Section 16 for a distance of 5289.75 feet to the Southeast corner of Section 16. (10) Thence proceed South $89^{\circ}47'56''$ East along the South line of Section 15 for a distance of 4998.10 feet to the Southeast corner of Section 15. (11) Thence proceed North $89^{\circ}36'04''$ East along the South line of Section 14 for a distance of 5309.04 feet to the Southeast corner of Section 14. (12) Thence proceed North $89^{\circ}47'43''$ East along the South line of Section 13 for a distance of 2427.75 feet to the Southeast corner of the West 2427.75 feet of Section 13. (13) Thence proceed North $0^{\circ}08'02''$ West along the East line of the West 2427.75 feet of Section 13 for a distance of 3920.30 feet to a point on the Southerly right of way line of the Sunshine State Parkway. (14) Thence proceed North $45^{\circ}58'27''$ West along the Westerly right of way line of the Sunshine State Parkway for a distance of 1930.31 feet to a point on the North line of Section 13. (15) Thence proceed North $89^{\circ}11'44''$ East along the North line of Section 13 for a distance of 427.70 feet to a point on the Easterly right of way line of the Sunshine State Parkway. (16) Thence proceed South $45^{\circ}58'27''$ East along the Easterly right of way line of the Sunshine State Parkway for a distance of 3370.93 feet to a point of curve to the right. (17) Thence proceed along the arc of said curve for a distance of 381.59 feet to a point on the South line of the North one-half ($\frac{1}{2}$) of Section 13. (18) Thence proceed East along the South line of the North one-half ($\frac{1}{2}$) of Section 13 for a distance of 1146.37 feet to the Southeast corner of the North one-half ($\frac{1}{2}$) of Section 13. (19) Thence proceed North along the East line of Section 13 for a distance of 2656.12 feet to the Northeast corner of Section 13. (20) Thence proceed North $0^{\circ}06'37''$ East along the East line of Section 12 for a distance of 5293.90 feet to the Northeast corner of Section 12. (21) Thence proceed South $89^{\circ}06'14''$ West along the North line of Section 12 for a distance of 5296.62 feet to the Northwest corner of said Section 12. (22) Thence proceed South $89^{\circ}53'34''$ West along the South line of Section 2 for a distance of 2661.17 feet to the Southeast corner of the West one-half ($\frac{1}{2}$) of Section 2. (23) Thence proceed North $0^{\circ}18'25''$ East along the East line of the West one-half ($\frac{1}{2}$) of Section 2 for a distance of 623.27 feet to a point. (24) Thence proceed North $89^{\circ}41'30''$ West along the South line of the North 4620.70 feet of the West one-half ($\frac{1}{2}$) of Section 2 for a distance of 1992.30 feet to the Easterly right of way line of the Sunshine State Parkway. (25) Thence proceed South $45^{\circ}58'27''$ East along the Easterly right of way line of the Sunshine State Parkway for a distance of 904.60 feet to a point on the South line of Section 2. (26) Thence proceed South $89^{\circ}53'34''$ West along the South line of Section 2 to the Westerly right of way line of said Sunshine State Parkway. (27) Thence proceed Northwest and Northerly along the Westerly right of way line of the Sunshine State Parkway to its point of intersection with the North line of Section 33, Township 39 South, Range 41 East. (28) Thence proceed South $89^{\circ}58'17''$ West along the North line of said Section 33 for a distance of 2310.82 feet to the point or place of beginning.

Together with a strip of land described as follows.

The East 130 feet of Section 34, Township 39 South, Range 41 East. The East 130 feet of the North 130 feet of Section 3, Township 40 South, Range 41 East. The North 130 feet of the West one-half ($\frac{1}{2}$) of Section 2, Township 40 South, Range 41 East. The East 130 feet of the North 4490.70 feet of the West one-half ($\frac{1}{2}$) of Section 2, Township 40 South, Range 41 East.

Together with also a strip of land more particularly described as follows.

Section 28, Township 39 South, Range 40 East: The East 80 feet of that part of Section 28 that lies between the South right of way line of the St. Lucie Canal and the North right of way line of State Road No. 76. The East 100 feet of that part of Section 28 that lies South of the North right of way line of State Road No. 76.

Section 33, Township 39 South, Range 40 East: The East 100 feet of said Section 33.

Section 4, Township 40 South, Range 40 East: The North 100 feet of the East 100 feet of said Section 4.

Sections 1, 2 and 3, Township 40 South, Range 40 East: The North 100 feet of said Sections 1, 2 and 3.

Section 6, Township 40 South, Range 41 East: The South 100 feet of the North 130 feet of the West one-half ($\frac{1}{2}$) of said Section 6 and the East 300 feet of the North 30 feet of the West one-half ($\frac{1}{2}$) of said Section 6.

Section 31, Township 39 South, Range 41 East: The South 100 feet of the East 2522.32 feet of said Section 31.

Section 32, Township 39 South, Range 41 East: The South 100 feet of the West 379.48 feet of said Section 32.

Excepting therefrom easements and or rights of way and borrow pits previously conveyed for the Sunshine State Parkway, State Road 708 Rights of Way, State Road 76 Rights of Way and State Road 711 Rights of Way.

which said boundary line embraces and includes those certain tracts or parcels of land situate in Martin County, Florida, described as follows:

The Southeast one-quarter ($\frac{1}{4}$) of the Southwest one-quarter ($\frac{1}{4}$) of Section 33, all of that part of the East one-half ($\frac{1}{2}$) of Section 33 that lies West of the Westerly right of way line of the Sunshine State Parkway and that part of Section 34 that lies West of the Westerly right of way line of the Sunshine State Parkway, all in Township 39 South, Range 41 East.

The following described land lying in Township 40 South, Range 41 East:

The West one-half ($\frac{1}{2}$) of Section 2 less the North 4620.70 feet thereof. That part of Section 3 that lies West of the Westerly right of way line of the Sunshine State Parkway. All of Section 4. The North one-half ($\frac{1}{2}$) of Section 5. Section 9 less the South 3113.0 feet thereof. All of Section 10. All of Section 11. All of that part of Section 12 that lies East of the Easterly right of way line of the Sunshine State Parkway. All of that part of the North one-half ($\frac{1}{2}$) of Section 13 that lies East of the Easterly right of way line of the Sunshine State Parkway.

The East 130 feet of Section 34, Township 39 South, Range 41 East. The East 130 feet of the North 130 feet of Section 3, Township 40 South, Range 41 East. The North 130 feet of the West one-half ($\frac{1}{2}$) of Section 2, Township 40 South, Range 41 East. The East 130 feet of the North 4490.70 feet of the West one-half ($\frac{1}{2}$) of Section 2, Township 40 South, Range 41 East.

Section 28, Township 39 South, Range 40 East: The East 80 feet of that part of Section 28 that lies between the South right of way line of the St. Lucie Canal and the North right of way line of State Road No. 76. The East 100 feet of that part of Section 28 that lies South of the North right of way line of State Road No. 76.

Section 33, Township 39 South, Range 40 East: The East 100 feet of said Section 33.

Section 4, Township 40 South, Range 40 East: The North 100 feet of the East 100 feet of said Section 4.

Sections 1, 2 and 3, Township 40 South, Range 40 East: The North 100 feet of said Sections 1, 2 and 3.

Section 6, Township 40 South, Range 41 East: The South 100 feet of the North 130 feet of the West one-half ($\frac{1}{2}$) of said Section 6 and the East 300 feet of the North 30 feet of the West one-half ($\frac{1}{2}$) of said Section 6.

Section 31, Township 39 South, Range 41 East: The South 100 feet of the East 2522.32 feet of said Section 31.

Section 32, Township 39 South, Range 41 East: The South 100 feet of the West 379.48 feet of said Section 32.

Excepting therefrom easements and or rights of way and borrow pits previously conveyed for the Sunshine State Parkway, State Road 708 Rights of Way, State Road 76 Rights of Way and State Road 711 Rights of Way.

The above described property containing 4,045.75 Acres

AND,

The South one-half ($\frac{1}{2}$) of Section 5. All of Sections 8, 14, 15, 16 and 17; the South 3113.00 feet of Section 9 and that part of the West 2427.75 feet of Section 13 that lies West of the Westerly right of way line of the Sunshine State Parkway, all in Township 40 South, Range 41 East. , Less any and all rights of way for State Road No. 711.

The above described property containing 4,111.61 Acres

TOTAL ACREAGE: 8,157.36 Acres

be and the same are hereby created and established into a drainage district and declared and decreed to be a public corporation of the State of Florida by, under and pursuant to and authorized by said aforesaid Chapter 298, Florida Statutes.

2. That said drainage district shall be known and be designated as and shall use the corporate name of HOBE-ST. LUCIE CONSERVANCY DISTRICT, and shall have a perpetual corporate existence after the date of this judgment.

3. That said HOBE-ST. LUCIE CONSERVANCY DISTRICT is hereby declared and decreed to be a public corporation of the State of Florida, and that it shall be and is hereby granted and vested with all of the rights, powers, duties, privileges, immunities and franchises specified and provided in said Chapter 298, Florida Statutes.

DONE AND ORDERED at Stuart, Florida, this 15th day of March, 1972.

15/ C. Pfeffer Newkirk
Circuit Judge

STATE OF FLORIDA
MARTIN COUNTY

I hereby certify that the foregoing is a true and correct copy of said Final Judgment Incorporating HOBE-ST. LUCIE CONSERVANCY DISTRICT as recorded in C. A. 2297 book page of the public records in this office.

Witness my hand and seal of office this 15th day of MARCH, 1972.
DOROTHY PIERCE, Clerk

By J. H. Long D. C.