

2 Rec \$27.00

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2017055615 3 PG(S)  
May 03, 2017 04:12:10 PM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FL

Prepared by and return to:  
**WILLIAMS PARKER**  
HARRISON DIETZ & GETZEN  
200 South Orange Avenue  
Sarasota, Florida 34236  
(941) 366-4800  
Attention: William M. Scider, Esq.



**THIRTY- FIRST AMENDMENT TO  
DECLARATION OF CONDOMINIUM OF  
KENWOOD GLEN I OF ST. ANDREWS EAST AT THE PLANTATION**

PURSUANT to Section 718.403, Florida Statutes, and the provisions of the Declaration of Condominium of Kenwood Glen I of St. Andrews East at the Plantation as recorded in the Official Records at Instrument 2014080959 Public Records of Sarasota County, Florida, **SAP NORTH DEVELOPMENT I, INC.**, a Florida corporation, as Developer of Kenwood Glen I of St. Andrews East at the Plantation, hereby amends the survey and plot plan attached as Exhibit "A" to said Declaration of Condominium and recorded in Condominium Book 42, Page 42, of the Public Records of Sarasota County, Florida, in accordance with the Certificate of Surveyor attached hereto and by this reference made a part hereof.

IN WITNESS WHEREOF, Developer has caused this Amendment to be executed in its name this 3<sup>rd</sup> day of May 2017.

Witnesses:

[Signature]  
Signature of Witness

James A. Connelly  
Print Name of Witness

[Signature]  
Signature of Witness

Debbie L. Connelly  
Print Name of Witness

**SAP NORTH DEVELOPMENT I, INC.**,  
a Florida corporation

By [Signature]  
**STEPHEN E. LATTMANN**, as its President

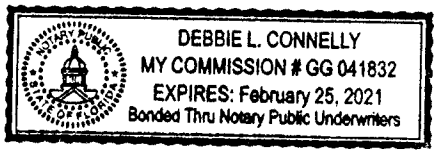
STATE OF FLORIDA  
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of May 2017 by **STEPHEN E. LATTMANN**, as President of **SAP NORTH DEVELOPMENT I, INC.**, a Florida corporation, on behalf of the corporation. The above-named person is personally known to me.

[Signature]  
Notary Public

Print or type name of Notary Public

(Seal)



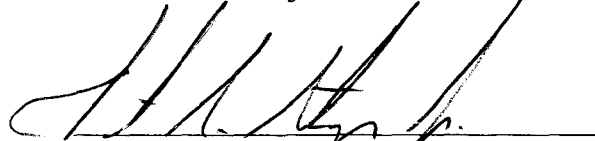
I am a Notary Pubic of the State of Florida and my commission expires on \_\_\_\_\_

**CERTIFICATE OF SURVEYOR**

I, the undersigned Registered Surveyor & Mapper, hereby certify as follows:

1. This certificate is made with respect to the following Condominium: Unit 11189, Phase 1, KENWOOD GLEN I of St. Andrews East At The Plantation, a Condominium, as per Condominium Plat thereof recorded in Condominium Book 42, Pages 42-42D, and per the Declaration of Condominium recorded in Official Records Instrument #2014080960, all of the Public Records of Sarasota County, Florida.
2. The construction of the improvements within said Condominium is substantially complete.
3. The plat (as amended by the pages attached hereto, if applicable) together with the provisions of the Declaration describing the Condominium property, is an accurate representation of the location and dimensions of the Unit and Buildings constructed therein.
4. The identification, location and dimensions of the common elements and of each Unit can be determined from the plat, as hereby amended, and the provisions of said Declaration.
5. All planned improvements, including, but not limited to, landscaping, utility services and access to said Unit, and common element facilities serving the Unit have been substantially completed.

Strayer Surveying & Mapping, Inc.  
Licensed Surveyor Business No. 6639



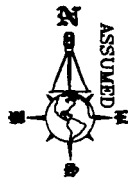
Robert B. Strayer, Jr.  
FL Surveyor Certificate No. 5027

Strayer Surveying & Mapping, Inc.  
742 Shamrock Blvd.  
Venice, FL 34293  
Ph. (941) 497-1290

Date: 04/20/17  
Page 1 of 2

**LEGEND**

- = CONCRETE MONUMENT FOUND. (SIZE & I.D. NOTED)
- ⊙ = 5/8" IRON ROD FOUND (I.D. NOTED)
- = 3/8" CAPPED IRON ROD SET (L.B. #6839)
- ⊙ = NAIL & DISK (I.D. NOTED)
- ⊙ = FOUND METAL DISK (I.D. NOTED)
- ⊙ = 1/2" IRON PIPE FOUND (NO I.D.)
- ▽ = SURVEY NAIL
- (P) = PLAT DIMENSION
- (M) = MEASURED DIMENSION
- U. & D. = UTILITY & DRAINAGE
- L.B. = LICENSED SURVEYOR BUSINESS
- L.S. = LAND SURVEYOR
- P.C. = POINT OF CURVATURE
- P.T. = POINT OF TANGENCY
- R/W = RIGHT-OF-WAY
- C/L = CENTER LINE
- (E) = PROPOSED ELEVATION
- = DRAINAGE FLOW ARROW
- E.E. = EXISTING ELEVATION
- OHL- = OVERHEAD UTILITY LINES
- (TYP.) = TYPICAL
- CONC. = CONCRETE
- I.D. = IDENTIFICATION
- A/C = AIR CONDITIONER
- ⊙ = UTILITY POLE
- ⊙ = TELEPHONE RISER
- ⊙ = CABLE TELEVISION RISER
- ⊙ = VERIZON HAND HOLE
- ⊙ = BACKFLOW PREVENTER
- ⊙ = WATER METER
- ⊙ = SANITARY CLEANOUT



SCALE 1" = 30'  
FINAL  
LOT DRAINAGE PLAN

CENTER ROAD  
(150' PUBLIC R/W 54' PAVED DIVIDED ROAD)

SOUTH R/W LINE

N89°59'55"E 654.27'

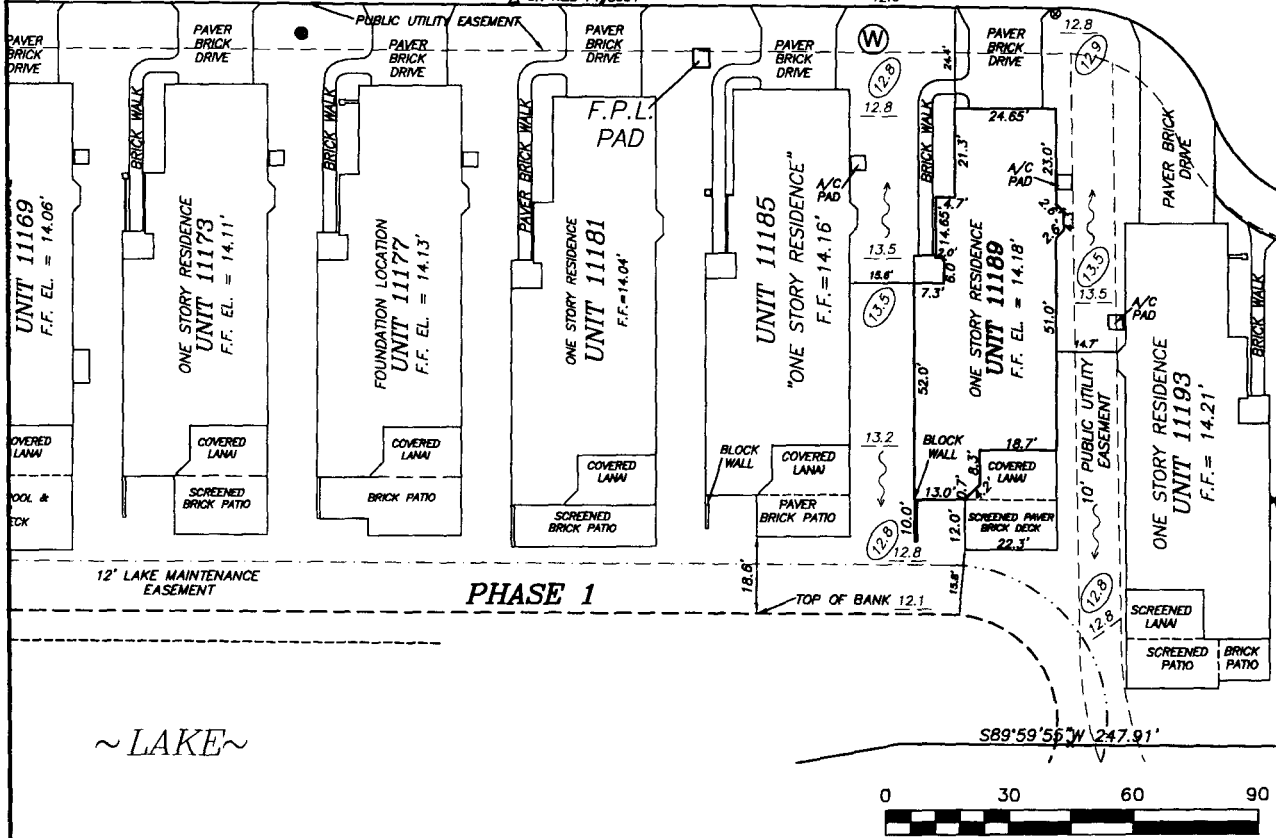
**STAVELEY COURT**

20' PRIVATE ROADWAY, INGRESS/EGRESS,  
DRAINAGE & UTILITY EASEMENT TRACT "G"

T.B.M. EL. = 12.93'  
ON N&D PT#2808

S89°59'56"W 421.57'

T.B.M. EL. = 12.44'  
ON N&D PT#3004



"REDUCED COPY"  
CERTIFICATE OF SUBSTANTIAL  
COMPLETION SHEET 2 OF 2

**NOTES:**

SUBJECT TO EASEMENTS AND RESTRICTION OF RECORD IF ANY.  
THIS IS A SPECIFIC PURPOSE SURVEY SITE PLAN SHOWING THE PROPOSED LOCATIONS OF THE CONDOMINIUM UNITS AS PER THE CONDOMINIUM PLAT, AND THE PROPOSED ELEVATIONS OF THE UNITS AND SITE DRAINAGE PER THE APPROVED SUBDIVISION ENGINEERING PLANS AS PROVIDED BY OWNER. "NOT A SURVEY"  
SYMBOL CHARACTERS AND OR POSITIONS MAY NOT BE DEPICTED TO SCALE FOR CLARIFICATION PURPOSES.  
PROPOSED SITE GRADES AND FINISHED FLOORS ARE PER LTA ENGINEERS ENGINEERING PLANS APPROVED FOR KENWOOD GLEN I OF ST. ANDREWS EAST. PROJ. NO. 10217.01.12, LAST REVISED JULY 24, 2013  
KENWOOD GLEN I OF ST. ANDREWS EAST IS A CONDOMINIUM PLAT THAT LIES WITHIN THE BOUNDARIES OF ST. ANDREWS EAST AT THE PLANTATION GOLF & COUNTRY CLUB.

**FLOOD ZONE DATA:**

"THIS IS NOT A CERTIFIED FLOOD ZONE DETERMINATION"  
IT IS THE RESPONSIBILITY OF THE OWNER AND/OR CONTRACTOR TO VERIFY FLOOD ZONE INFORMATION AND ANY BUILDING RESTRICTIONS PRIOR TO CONSTRUCTION.  
FLOOD ZONE DETERMINATION IS FOR INFORMATIONAL PURPOSES ONLY. PROPOSED FINISHED FLOOR ELEVATIONS CAN ONLY BE DETERMINED BY PERMITTING AUTHORITY.  
PROPERTY SHOWN HEREON APPEARS TO LIE WITHIN FLOOD ZONE "X-HATCHED"  
BASE FLOOD ELEVATION "NOT DETERMINED" AS PER F.I.R.M. PANEL #333, DATED 11/4/18 "TO BE VERIFIED BY THE LOCAL F.E.M.A. OFFICIAL"  
ELEVATIONS ARE BASED ON U.S.C. & G.S. BENCHMARK #253-1975, ELEVATION 15.041'(N.G.V.D. 1928), A CONCRETE MONUMENT NORTH OF HIGHWAY NO. 41, & EAST OF THE EXTENSION OF WEXFORD BLVD.

**AS-BUILT SURVEY OF:  
UNIT 11189, PHASE 1  
KENWOOD GLEN I OF ST. ANDREWS EAST  
AT THE PLANTATION  
A CONDOMINIUM**

ACCORDING TO THE PLAT THEREOF AS RECORDED IN CONDOMINIUM PLAT BOOK 42, PAGES 42-42D, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA  
SARASOTA COUNTY FLORIDA

THIS SURVEY IS PROTECTED BY COPYRIGHT AND IS CERTIFIED ONLY TO THE PEOPLE LISTED HEREON, AND ONLY FOR THIS PARTICULAR TRANSACTION. ANY USE OR REPRODUCTION OF THIS SURVEY WITHOUT THE EXPRESS PERMISSION OF THE SURVEYOR IS PROHIBITED. USE OF THIS SURVEY IN ANY SUBSEQUENT TRANSACTIONS IS NOT AUTHORIZED. THE SURVEYOR EXPRESSLY DISCLAIMS ANY CERTIFICATION TO ANY PARTIES IN FUTURE TRANSACTIONS. NO PERSON OTHER THAN THOSE LISTED SHOULD RELY ON THIS SURVEY.

PREPARED FOR: SAP DEVELOPMENT 1

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE "MINIMUM STANDARDS OF PRACTICE FOR SURVEYS" SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS IN CHAPTER 35-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.02, FLORIDA STATUTES, AND IS NOT INTENDED TO MEET ANY OTHER MUNICIPAL OR NATIONAL STANDARD OR REQUIREMENT UNLESS NOTED.

**STRAYER**  
SURVEYING & MAPPING, INC.  
EST. 1987  
742 Shamrock Boulevard  
Venice, Florida 34283  
(941) 498-8488  
(941) 624-4900  
Fax (941) 497-8185  
www.strayerurveying.com

REVISION:  
DATE OF FIELD SURVEY: 04/20/17  
FIELD BOOK: 722 PAGE: 39  
CHECKED BY: RBS DRAWN BY: RBS  
FILE NO.: 15-02-73

STRAYER SURVEYING & MAPPING, INC.  
LICENSED SURVEYOR BUSINESS NO. 6839  
**ROBERT B. STRAYER, JR.**  
FLORIDA SURVEYOR & MAPPER REG'N #502  
"NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER."  
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