

BakerHostetler

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October 13, 2025

Board of County Commissioners
Brevard County, Florida
2725 St. Johns Street
Building A, Suite 147
Melbourne, FL 32940
Attention: Land Development Division

Re: Attorney Certification of Title to that certain real property described in Exhibit "A" attached hereto and made a part hereof (the "Property"), referred to as DEL WEBB AT VIERA – PHASE 5B.

Ladies and Gentlemen:

We have caused PGP Title of Florida, Inc. to conduct a search of the Public Records of Brevard County, Florida, with respect to the Property, certified through and including September 29, 2025 at 12:00 AM (the "Title Report"), a copy of which is enclosed herein.

We certify to you, based solely upon our review of the Title Report, that as of September 29, 2025 at 12:00 AM, fee simple title to the Property was vested in Pulte Home Company, LLC, a Michigan limited liability company.

The Property is not encumbered by any unsatisfied mortgages or liens.

Ad Valorem and Non-Ad Valorem real property taxes for 2024 and all prior years have been paid.

There are no conflicting rights-of-way, easements, or plats; provided, however, that there are easements created by the following instruments:

1. Declaration of Covenants, Conditions, Easements, Reservations and Restrictions for Central Viera Community, which contains provisions for (i) an easement on the land; (ii) a private charge or assessments, as recorded in Official Records Book 3409, Page 624, as modified by the First Amendment recorded in Official Records Book 3813, Page 3867, the Second Amendment recorded in Official Records Book 3882, Page 2349, the Third Amendment recorded in Official Records Book 4065, Page 2855, Amendment Number Four recorded in Official Records Book 4209, Page 2335, Fourth Amendment recorded in Official Records Book 4297, Page 372, Amendment Number Five recorded in Official Records Book 4303, Page 571, the Sixth Amendment recorded in Official Records Book 4718, Page 1926 (number sequence

skips "Seventh"), the Eighth Amendment recorded in Official Records Book 5103, Page 627, the Ninth Amendment recorded in Official Records Book 5333, Page 1015, the Tenth Amendment recorded in Official Records Book 5369, Page 4776, the Eleventh Amendment recorded in Official Records Book 5806, Page 8129 and the Twelfth Amendment recorded in Official Records Book 6279, Page 1612, and the Thirteenth Amendment recorded in Official Records Book 6359, Page 1905, and the Supplemental Declaration and Fourteenth Amendment recorded in Official Records Book 6871, Page 630, the Fifteenth Amendment recorded in Official Records Book 7828, Page 1083, the Sixteenth Amendment recorded in Official Records Book 8114, Page 2777, the Seventeenth Amendment recorded in Official Records Book 8130, Page 63, the Eighteenth Amendment recorded in Official Records Book 8242, Page 2738, Second Supplemental Declaration and Nineteenth Amendment recorded in Official Records Book 8904, Page 1165, the Twentieth Amendment recorded in Official Records Book 8931, Page 435; Annexation Agreement Number One Hundred Forty-Nine recorded in Official Records Book 9270, Page 241; Twenty-First Amendment recorded in Official Records Book 9599, Page 1565; and Amended and Restated Twenty-First Amendment recorded in Official Records Book 9619, Page 361.

2. Terms and Conditions of Development Easement Agreement recorded in Official Records Book 9270, Page 321.

3. Terms and Conditions of Stormwater Drainage Easement Agreement recorded in Official Records Book 9270, Page 446.

4. Neighborhood Declaration for Del Webb at Viera recorded in Official Records Book 9487, Page 2609, as thereafter supplemented by the following: Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 2) recorded in Official Records Book 9489, Page 816; and Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 3) recorded in Official Records Book 9640, Page 1570; and Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 4) recorded in Official Records Book 10020, Page 2837; and Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 5) recorded in Official Records Book 10214, Page 2515.

5. Matters contained in Final Plat of Del Webb at Viera – Phase 5A recorded in Plat Book 77, Page 52.

Other recorded information regarding said Property includes the following instruments:

6. Agreement Covering Water Service between the Viera Company and the City of Cocoa, Florida dated August 26, 1988, as amended by that certain Amendment #1 to Agreement to Provide Water Service dated June 13, 1989, as further amended by that certain Second Amendment to Agreement dated May 27, 1994 as recorded in Official Records Book 3404, Page 932, and re-recorded in Official Records Book 3407, Page 3452, together with Third Amendment to Agreement recorded August 16, 2017 in Official Records Book 7962, Page 1632, Fourth Amendment to Agreement recorded August 16, 2007, in Official Records Book 7962, Page 1655, and Fifth Amendment to Agreement recorded November 15, 2021, in Official Records Book 9326, Page 1646.

7. Notice of Creation and Establishment of the Viera Stewardship District recorded August 10, 2006 in Official Records Book 5683, Page 2029, amended by that certain Notice of Boundary Amendment for the Viera Stewardship District recorded in Official Records Book 6081, Page 1341 and in Official Records Book 6081, Page 1354.

8. Right of First Offer Agreement recorded June 11, 2013 in Official Records Book 6897, Page 187.

9. Disclosure of Public Financing and Maintenance of Improvements to Real Property undertaken by Viera Stewardship District recorded on May 20, 2013 in Official Records Book 6879, Page 1970.

10. Amended and Restated Development Order Viera Development of Regional Impact, as approved by that certain Resolution 19-134 adopted by the Brevard County Board of County Commissioner on August 20, 2019 and as evidenced by Notice of Modification of a Development Order recorded on September 23, 2019 in Official Records Book 8545, Page 418, as thereafter amended by that certain Amendment to Notice of the Modification of a Development Order, recorded on September 14, 2023, in Official Records Book 9887, Page 355.

11. Viera Stewardship District Notice of Special Assessments/Governmental Lien of Record recorded July 2, 2020, in Official Records Book 8784, Page 1579, as amended and restated by that certain Viera Stewardship District Amended and Restated Notice of Special Assessments/Governmental Lien of Record recorded September 17, 2021 in Official Records Book 9261, Page 539.

12. Restrictive Covenants and Reverter set forth in Special Warranty Deed recorded in Official Records Book 9270, Page 252.

13. Memorandum of Agreement recorded in Official Records Book 9270, Page 313.

14. General Assignment of Development Rights, Permits, and Approvals recorded in Official Records Book 9270, Page 262.

15. Agreement by and Between the Viera Stewardship District and Pulte Home Company, LLC regarding the True-Up and Payment of Village 2 Master Improvement Assessments recorded in Official Records Book 9334, Page 1374, and in Official Records Book 9841, Page 1792.

16. Declaration of Consent to Jurisdiction of the Viera Stewardship District and to Imposition of Special Assessments (Village 2) recorded in Official Records Book 9334, Page 1424.

17. Access is through the plat of Del Webb at Viera – Phase 4 recorded in Plat Book 75, Page 53 and through the plat of Del Webb at Viera – Phase 5A.

All references are to documents recorded in the Public Records of Brevard County, Florida.

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This attorney certification of title is being given to you in connection with the platting of the Property and is not to be used for any other purposes nor copies delivered to any other persons or entities without the prior written consent of the undersigned.

Sincerely,

Baker & Hostetler LLP

Baker & Hostetler LLP

Enclosures (First page of Proposed Plat and Property Information Report)

cc: Aaron Struckmeyer (via email) - aaron.struckmeyer@pultegroup.com
Maleia Storum (via email) - maleia.storum@pultegroup.com

EXHIBIT "A"

DESCRIPTION OF DEL WEBB AT VIERA – PHASE 5B:

A PARCEL OF LAND IN SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF DEL WEBB AT VIERA - PHASE 4, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 75, PAGE 53, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA AND RUN ALONG THE BOUNDARY OF SAID DEL WEBB AT VIERA - PHASE 4, THE FOLLOWING SEVEN (7) COURSES AND DISTANCES; 1) THENCE N89°34'10"E, A DISTANCE OF 75.00 FEET TO A NON-TANGENT INTERSECTION WITH A CURVE TO THE RIGHT; 2) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 177.00 FEET, A CENTRAL ANGLE OF 51°09'09", A CHORD BEARING OF S82°57'29"E AND A CHORD LENGTH OF 152.83 FEET), A DISTANCE OF 158.02 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE TO THE NORTHEAST; 3) THENCE N88°46'09"E, ALONG SAID NON-TANGENT LINE, A DISTANCE OF 382.11 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT; 4) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 647.00 FEET, A CENTRAL ANGLE OF 41°21'29", A CHORD BEARING OF S70°33'06"E AND A CHORD LENGTH OF 456.95 FEET), A DISTANCE OF 467.03 FEET TO THE END OF SAID CURVE; 5) THENCE S49°52'22"E, A DISTANCE OF 112.44 FEET; 6) THENCE N41°11'24"E, A DISTANCE OF 139.77 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT; 7) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 947.00 FEET, A CENTRAL ANGLE OF 4°49'04", A CHORD BEARING OF N43°35'56"E AND A CHORD LENGTH OF 79.61 FEET), A DISTANCE OF 79.63 FEET TO A NON-TANGENT INTERSECTION WITH A CURVE TO THE LEFT, (SAID POINT ALSO BEING A POINT ON THE BOUNDARY OF DEL WEBB AT VIERA - PHASE 5A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 77, PAGE 52, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA); THENCE ALONG THE BOUNDARY OF SAID DEL WEBB AT VIERA - PHASE 5A, THE FOLLOWING THREE (3) COURSES AND DISTANCES; 1) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 727.50 FEET, A CENTRAL ANGLE OF 27°43'51", A CHORD BEARING OF S51°17'13"E AND A CHORD LENGTH OF 348.68 FEET), A DISTANCE OF 352.11 FEET TO A POINT OF REVERSE CURVATURE; 2) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 997.50 FEET, A CENTRAL ANGLE OF 24°42'37", A CHORD BEARING OF S52°47'50"E AND A CHORD LENGTH OF 426.87 FEET), A DISTANCE OF 430.20 FEET TO A POINT OF REVERSE CURVATURE; 3) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1486.52 FEET, A CENTRAL ANGLE OF 7°43'04", A CHORD BEARING OF S44°18'04"E AND A CHORD LENGTH OF 200.08 FEET), A DISTANCE OF 200.23 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE TO THE SOUTHWEST; THENCE S41°11'24"W, ALONG SAID NONTANGENT LINE, A DISTANCE OF 222.68 FEET TO THE BEGINNING OF A CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 1018.00 FEET, A CENTRAL ANGLE OF 37°43'43", A CHORD BEARING OF S22°19'32"W AND A CHORD LENGTH OF 658.29 FEET), A DISTANCE OF 670.34 FEET TO THE END OF SAID CURVE; THENCE S03°27'41"W, A DISTANCE OF 121.82 FEET; THENCE S25°46'54"W, A DISTANCE OF 75.00 FEET TO THE NORTH LINE OF THAT CERTAIN 30.00 FOOT WIDE UTILITY EASEMENT DESCRIBED IN OFFICIAL RECORDS BOOK 509, PAGE 815, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N64°13'06"W, ALONG THE NORTH LINE OF SAID 30.00 FOOT WIDE UTILITY EASEMENT, A DISTANCE OF 1755.66 FEET TO THE EAST LINE OF THAT CERTAIN 95.00 FOOT WIDE FLORIDA POWER AND LIGHT COMPANY EASEMENT DESCRIBED IN OFFICIAL RECORDS BOOK 725, PAGE 563, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N00°25'50"W, ALONG THE EAST LINE OF SAID 95.00 FOOT WIDE FLORIDA POWER AND LIGHT COMPANY EASEMENT, A DISTANCE OF 893.18 FEET TO THE POINT OF BEGINNING. CONTAINING 48.62 ACRES, MORE OR LESS.

RE: File No.: FL-340051-ANC
Property Information Report – Del Webb at Viera – Phase 5B

Pursuant to Chapter 177.041(2), Florida Statutes, PGP Title of Florida, Inc. (the "Company") has reviewed the Land Records of Brevard County, Florida, through the date of September 29, 2025 at 12:00 AM, with reference to the following described property as set out on the proposed subdivision plat of Del Webb at Viera – Phase 5B (not yet recorded):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

And that such review revealed the following:

APPARENT RECORD OWNER(S): Pulte Home Company, LLC, a Michigan limited liability company

By virtue of a Special Warranty Deed recorded in Official Records Book [9270, Page 252](#), of the Public Records of Brevard County, Florida.

LIENS: None found of record.

TAXES: Portion of Parcel ID No. 26-36-29-00-250: Ad valorem and Non-Ad valorem taxes for 2024 are PAID in the discounted amount of \$125,980.39. Assessed Value: \$10,709,500.00. Prior tax years Paid.

OTHER:

1. Agreement Covering Water Service between the Viera Company and the City of Cocoa, Florida dated August 26, 1988, as amended by that certain Amendment #1 to Agreement to Provide Water Service dated June 13, 1989, as further amended by that certain Second Amendment to Agreement dated May 27, 1994 as recorded in Official Records Book 3404, Page 932, and re-recorded in Official Records Book [3407, Page 3452](#), together with Third Amendment to Agreement recorded August 16, 2017 in Official Records Book [7962, Page 1632](#), Fourth Amendment to Agreement recorded August 16, 2007, in Official Records Book [7962, Page 1655](#), and Fifth Amendment to Agreement recorded November 15, 2021, in Official Records Book [9326, Page 1646](#).
2. Declaration of Covenants, Conditions, Easements, Reservations and Restrictions for Central Viera Community, which contains provisions for (i) an easement on the land; (ii) a private charge or assessments, as recorded in Official Records Book [3409, Page 624](#), as modified by the First Amendment recorded in Official Records Book [3813, Page 3867](#), the Second Amendment recorded in Official Records Book [3882, Page 2349](#), the Third Amendment recorded in Official Records Book [4065, Page 2855](#), Amendment Number Four recorded in Official Records Book [4209, Page 2335](#), Fourth Amendment recorded in Official Records Book [4297, Page 372](#), Amendment Number Five recorded in Official Records Book [4303, Page 571](#), the Sixth Amendment recorded in Official Records Book [4718, Page 1926](#) (number sequence skips "Seventh"), the Eighth Amendment recorded in Official Records Book [5103, Page 627](#), the Ninth

Amendment recorded in Official Records Book [5333, Page 1015](#), the Tenth Amendment recorded in Official Records Book [5369, Page 4776](#), the Eleventh Amendment recorded in Official Records Book [5806, Page 8129](#) and the Twelfth Amendment recorded in Official Records Book [6279, Page 1612](#), and the Thirteenth Amendment recorded in Official Records Book [6359, Page 1905](#), and the Supplemental Declaration and Fourteenth Amendment recorded in Official Records Book [6871, Page 630](#), the Fifteenth Amendment recorded in Official Records Book [7828, Page 1083](#), the Sixteenth Amendment recorded in Official Records Book [8114, Page 2777](#), the Seventeenth Amendment recorded in Official Records Book [8130, Page 63](#), the Eighteenth Amendment recorded in Official Records Book [8242, Page 2738](#), Second Supplemental Declaration and Nineteenth Amendment recorded in Official Records Book [8904, Page 1165](#), the Twentieth Amendment recorded in Official Records Book [8931, Page 435](#); Annexation Agreement Number One Hundred Forty-Nine recorded in Official Records Book [9270, Page 241](#); Twenty-First Amendment recorded in Official Records Book [9599, Page 1565](#); and Amended and Restated Twenty-First Amendment recorded in Official Records Book [9619, Page 361](#).

3. Notice of Creation and Establishment of the Viera Stewardship District recorded August 10, 2006 in Official Records Book [5683, Page 2029](#), amended by that certain Notice of Boundary Amendment for the Viera Stewardship District recorded in Official Records Book [6081, Page 1341](#) and in Official Records Book [6081, Page 1354](#).
4. Right of First Offer Agreement recorded June 11, 2013 in Official Records Book [6897, Page 187](#).
5. Disclosure of Public Financing and Maintenance of Improvements to Real Property undertaken by Viera Stewardship District recorded on May 20, 2013 in Official Records Book [6879, Page 1970](#).
6. Amended and Restated Development Order Viera Development of Regional Impact, as approved by that certain Resolution 19-134 adopted by the Brevard County Board of County Commissioner on August 20, 2019 and as evidenced by Notice of Modification of a Development Order recorded on September 23, 2019 in Official Records Book [8545, Page 418](#), as thereafter amended by that certain Amendment to Notice of the Modification of a Development Order, recorded on September 14, 2023 in Official Records Book [9887, Page 355](#).
7. Viera Stewardship District Notice of Special Assessments/Governmental Lien of Record recorded July 2, 2020, in Official Records Book [8784, Page 1579](#), as amended and restated by that certain Viera Stewardship District Amended and Restated Notice of Special Assessments/Governmental Lien of Record recorded September 17, 2021 in Official Records Book [9261, Page 539](#).
8. Restrictive Covenants and Reverter set forth in Special Warranty Deed recorded in Official Records Book [9270, Page 252](#).
9. Memorandum of Agreement recorded in Official Records Book [9270, Page 313](#).
10. Terms and Conditions of Development Easement Agreement recorded in Official Records Book [9270, Page 321](#).
11. Terms and Conditions of Stormwater Drainage Easement Agreement recorded in Official Records Book [9270, Page 446](#).
12. General Assignment of Development Rights, Permits, and Approvals recorded in Official Records Book [9270, Page 262](#).
13. Agreement by and Between the Viera Stewardship District and Pulte Home Company, LLC regarding the True-Up and Payment of Village 2 Master Improvement Assessments recorded in Official Records Book [9334, Page 1374](#), and in Official Records Book [9841, Page 1792](#).
14. Declaration of Consent to Jurisdiction of the Viera Stewardship District and to Imposition of Special Assessments (Village 2) recorded in Official Records Book [9334, Page 1424](#).
15. Access is through the plat of Del Webb at Viera – Phase 4 recorded in Plat Book [75, Page 53](#) and through the plat of Del Webb at Viera – Phase 5A.

16. Neighborhood Declaration for Del Webb at Viera recorded in Official Records Book [9487, Page 2609](#), as thereafter supplemented by the following: Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 2) recorded in Official Records Book [9489, Page 816](#); and Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 3) recorded in Official Records Book [9640, Page 1570](#); and Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 4) recorded in Official Records Book [10020, Page 2837](#); and Supplemental Declaration to Neighborhood Declaration for Del Webb at Viera (Adding Del Webb at Viera Phase 5) recorded in Official Records Book [10214, Page 2515](#).
17. Matters contained in Final Plat of Del Webb at Viera – Phase 5A recorded in Plat Records Book [77, Page 52](#).

NOTE: All references are to documents recorded in the Public Records of Brevard County, Florida.

This Property Information Report is made for the express purpose of furnishing title information in connection with the recording of the proposed Plat and Dedication for Del Webb at Viera – Phase 5B.

DISCLAIMER: This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report and is further limited to the person(s) expressly identified by name in the property information report as the recipient(s) of the property information report.

CONFIDENTIALITY: This report is privileged and intended for the use of the addressee only. Any disclosure, copying, distributing or taking of action by third parties in reliance on the information contained in this report is expressly prohibited.

In witness whereof, this Company has caused this report to be signed this 30th day of September 2025.

PGP Title, Inc.

Rene Edwards
Title Examiner

DESCRIPTION OF DEL WEBB AT VIERA - PHASE 5B

A PARCEL OF LAND IN SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF DEL WEBB AT VIERA - PHASE 4, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 75, PAGE 53, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA AND RUN ALONG THE BOUNDARY OF SAID DEL WEBB AT VIERA - PHASE 4, THE FOLLOWING SEVEN (7) COURSES AND DISTANCES; 1) THENCE N89°34'10"E, A DISTANCE OF 75.00 FEET TO A NON-TANGENT INTERSECTION WITH A CURVE TO THE RIGHT; 2) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 177.00 FEET, A CENTRAL ANGLE OF 51°09'09", A CHORD BEARING OF S82°57'29"E AND A CHORD LENGTH OF 152.83 FEET), A DISTANCE OF 158.02 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE TO THE NORTHEAST; 3) THENCE N88°46'09"E, ALONG SAID NON-TANGENT LINE, A DISTANCE OF 382.11 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT; 4) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 647.00 FEET, A CENTRAL ANGLE OF 41°21'29", A CHORD BEARING OF S70°33'06"E AND A CHORD LENGTH OF 456.95 FEET), A DISTANCE OF 467.03 FEET TO THE END OF SAID CURVE; 5) THENCE S49°52'22"E, A DISTANCE OF 112.44 FEET; 6) THENCE N41°11'24"E, A DISTANCE OF 139.77 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT; 7) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 947.00 FEET, A CENTRAL ANGLE OF 4°49'04", A CHORD BEARING OF N43°35'56"E AND A CHORD LENGTH OF 79.61 FEET), A DISTANCE OF 79.63 FEET TO A NON-TANGENT INTERSECTION WITH A CURVE TO THE LEFT, (SAID POINT ALSO BEING A POINT ON THE BOUNDARY OF DEL WEBB AT VIERA - PHASE 5A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 77, PAGE 52, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA); THENCE ALONG THE BOUNDARY OF SAID DEL WEBB AT VIERA - PHASE 5A, THE FOLLOWING THREE (3) COURSES AND DISTANCES; 1) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 727.50 FEET, A CENTRAL ANGLE OF 27°43'51", A CHORD BEARING OF S51°17'13"E AND A CHORD LENGTH OF 348.68 FEET), A DISTANCE OF 352.11 FEET TO A POINT OF REVERSE CURVATURE; 2) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 997.50 FEET, A CENTRAL ANGLE OF 24°42'37", A CHORD BEARING OF S52°47'50"E AND A CHORD LENGTH OF

426.87 FEET), A DISTANCE OF 430.20 FEET TO A POINT OF REVERSE CURVATURE; 3) THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1486.52 FEET, A CENTRAL ANGLE OF $7^{\circ}43'04''$, A CHORD BEARING OF S $44^{\circ}18'04''$ E AND A CHORD LENGTH OF 200.08 FEET), A DISTANCE OF 200.23 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE TO THE SOUTHWEST; THENCE S $41^{\circ}11'24''$ W, ALONG SAID NON-TANGENT LINE, A DISTANCE OF 222.68 FEET TO THE BEGINNING OF A CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE, (SAID CURVE BEING CURVED CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 1018.00 FEET, A CENTRAL ANGLE OF $37^{\circ}43'43''$, A CHORD BEARING OF S $22^{\circ}19'32''$ W AND A CHORD LENGTH OF 658.29 FEET), A DISTANCE OF 670.34 FEET TO THE END OF SAID CURVE; THENCE S $03^{\circ}27'41''$ W, A DISTANCE OF 121.82 FEET; THENCE S $25^{\circ}46'54''$ W, A DISTANCE OF 75.00 FEET TO THE NORTH LINE OF THAT CERTAIN 30.00 FOOT WIDE UTILITY EASEMENT DESCRIBED IN OFFICIAL RECORDS BOOK 509, PAGE 815, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N $64^{\circ}13'06''$ W, ALONG THE NORTH LINE OF SAID 30.00 FOOT WIDE UTILITY EASEMENT, A DISTANCE OF 1755.66 FEET TO THE EAST LINE OF THAT CERTAIN 95.00 FOOT WIDE FLORIDA POWER AND LIGHT COMPANY EASEMENT DESCRIBED IN OFFICIAL RECORDS BOOK 725, PAGE 563, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N $00^{\circ}25'50''$ W, ALONG THE EAST LINE OF SAID 95.00 FOOT WIDE FLORIDA POWER AND LIGHT COMPANY EASEMENT, A DISTANCE OF 893.18 FEET TO THE POINT OF BEGINNING. CONTAINING 48.62 ACRES, MORE OR LESS.