

I.B. Harrell
no & Harrell
S. Federal Highway, Suite 200
Pierce, FL 34950-5178
464-1032 Ext. 1010

**NOTICE OF ESTABLISHMENT OF THE TRADITION COMMUNITY
DEVELOPMENT DISTRICT No. 10**

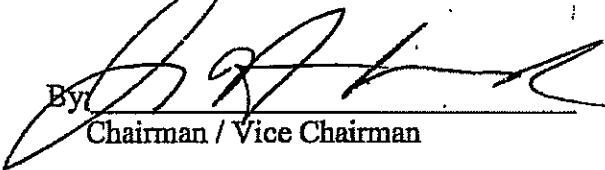
This Notice is recorded pursuant to the requirements of Section 190.0485, Florida Statutes. The Tradition Community Development District No. 10 was established by Ordinance No. 06-102, enacted September 25, 2006, by the City Council of the City of Port St. Lucie, Florida. The legal description of Tradition Community Development District No. 10 is attached as Exhibit A and is incorporated into this Notice.

THE TRADITION COMMUNITY DEVELOPMENT DISTRICT No. 10 MAY IMPOSE AND LEVY TAXES OR ASSESSMENTS, OR BOTH TAXES AND ASSESSMENTS, ON THIS PROPERTY. THESE TAXES AND ASSESSMENTS PAY FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE COSTS OF CERTAIN PUBLIC FACILITIES AND SERVICES OF THE DISTRICT AND ARE SET ANNUALLY BY THE GOVERNING BOARD OF THE DISTRICT. THESE TAXES AND ASSESSMENTS ARE IN ADDITION TO COUNTY AND OTHER LOCAL GOVERNMENTAL TAXES AND ASSESSMENTS AND ALL OTHER TAXES AND ASSESSMENTS AS PROVIDED FOR BY LAW.

Dated this 23^d day of Oct, 2006.

BOARD OF SUPERVISORS TRADITION
COMMUNITY DEVELOPMENT
DISTRICT No.10


Secretary / Assistant Secretary


By: Chairman / Vice Chairman

Approved as to form and legal sufficiency:


District Counsel

EDWIN M. FRY, Jr., CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 2949958 10/24/2006 at 11:40 AM
OR BOOK 2685 PAGE 730 - 735 Doc Type: NOT
RECORDING: \$52.50

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me this 23rd day of Oct., 2006,
by James H. Anderson, Chairman of the Tradition Community Development
District No. 10. He is personally known to me, or has produced
_____ as identification and did did not take an oath.

[Notary Seal]



Daniel B. Harrell
MY COMMISSION # DD186968 EXPIRES
February 24, 2007
BONDED THRU TROY FARM INSURANCE, INC.



Notary Public State of Florida

Print Name DANIEL B. HARRELL

My commission expires: Feb. 24, 2007

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me this 23rd day of Oct., 2006,
by Henry A. Fishkind, as Secretary of the Tradition Community Development
District No. 10. He is personally known to me, or has produced
_____ as identification and did did not take an oath.

[Notary Seal]



Daniel B. Harrell
MY COMMISSION # DD186968 EXPIRES
February 24, 2007
BONDED THRU TROY FARM INSURANCE, INC.



Notary Public State of Florida

Print Name DANIEL B. HARRELL

My commission expires: Feb. 24, 2007

EXHIBIT A

LEGAL DESCRIPTION



Lawson, Noble & Webb, Inc.

ENGINEERS • PLANNERS • SURVEYORS •

590 NW Peacock Blvd, Suite 9, Port St. Lucie, FL 34986

(772) 878-1700 • fax: (772) 878-1802 • Web: www.lnw-inc.com

West Palm Beach • Port St. Lucie • Orlando • Vero Beach

EB 8432 / LB 8674

DESCRIPTION TO ACCOMPANY SKETCH

DESCRIPTION: REVISED C.D.D. NO. 10 (TRADITION)

A PARCEL OF LAND LYING IN SECTIONS 6 AND 7, TOWNSHIP 37 SOUTH, RANGE 39 EAST, ST. LUCIE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE MOST SOUTHERLY SOUTHEAST CORNER OF THE PLAT OF TRADITION PLAT NO. 5, RECORDED IN PLAT BOOK 42, PAGES 4, 4A THRU 4I, PUBLIC RECORDS OF SAID ST. LUCIE COUNTY, FLORIDA; THENCE SOUTH 89°57'05" WEST AS A BASIS OF BEARINGS ALONG THE SOUTH LINE OF SAID TRADITION PLAT NO. 5, A DISTANCE OF 2338.72 FEET TO THE SOUTHWEST CORNER OF SAID TRADITION PLAT NO. 5; THENCE NORTH 61°33'37" WEST DEPARTING SAID SOUTH LINE, A DISTANCE OF 7498.29 FEET TO THE POINT OF BEGINNING; THENCE NORTH 70°06'36" WEST, A DISTANCE OF 911.98 FEET TO A POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 1483.38 FEET; THENCE NORTHWESTERLY, WESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 65°26'22", AN ARC DISTANCE OF 1694.22 FEET TO A POINT OF TANGENCY WITH A LINE; THENCE SOUTH 44°27'03" WEST ALONG SAID LINE, A DISTANCE OF 822.17 FEET TO A POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 1565.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 43°27'49", AN ARC DISTANCE OF 1187.19 FEET TO A POINT OF TANGENCY WITH A LINE; THENCE SOUTH 87°54'52" WEST ALONG SAID LINE, A DISTANCE OF 689.71 FEET TO A POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF STATE ROAD 609; THENCE TRAVERSING SAID EAST RIGHT-OF-WAY LINE BY THE FOLLOWING THREE (3) COURSES;

1. NORTH 02°05'08" WEST, A DISTANCE OF 2727.88 FEET TO A POINT OF CURVATURE WITH A CURVE CONCAVE TO THE EAST AND HAVING A RADIUS OF 5654.50 FEET;
2. NORTHERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 02°08'23", AN ARC DISTANCE OF 207.88 FEET TO A POINT OF TANGENCY WITH A LINE;
3. NORTH 00°01'16" EAST ALONG SAID LINE, A DISTANCE OF 2337.97 FEET;

THENCE SOUTH 89°58'45" EAST DEPARTING SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 4700.28 FEET TO A POINT OF CUSP WITH A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 58.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 49°08'12", AN ARC DISTANCE OF 49.74 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 130.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 03°07'09", AN ARC DISTANCE OF 7.08 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 58.00 FEET; THENCE SOUTHWESTERLY AND SOUTHERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 46°13'54", AN ARC DISTANCE OF 46.80 FEET TO A POINT OF COMPOUND CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1690.00 FEET; THENCE SOUTHERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 30°36'03", AN ARC DISTANCE OF 902.60 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 1600.00 FEET; THENCE SOUTHEASTERLY AND SOUTHERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 33°31'35", AN ARC DISTANCE OF 936.23 FEET TO A POINT OF TANGENCY WITH A LINE; THENCE SOUTH 00°41'50" WEST ALONG SAID LINE, A DISTANCE OF 1015.33 FEET TO A POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 1590.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 18°08'36", AN ARC DISTANCE OF 503.49 FEET TO A POINT OF TANGENCY WITH A LINE; THENCE SOUTH 18°50'26" WEST ALONG SAID LINE, A DISTANCE OF 653.78 FEET TO A POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 58.00 FEET; THENCE SOUTHWESTERLY, SOUTHERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 44°58'21", AN ARC DISTANCE OF 45.53 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 130.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 05°09'32", AN ARC DISTANCE OF 11.70 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 58.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 49°08'12", AN ARC DISTANCE OF 49.74 FEET TO A POINT OF RADIAL INTERSECTION WITH A LINE; THENCE SOUTH 19°53'24" WEST ALONG SAID LINE, A DISTANCE OF 130.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 506.068 ACRES, MORE OR LESS.

NOTE: THIS IS NOT A SKETCH OF SURVEY, but only a graphic depiction of the description shown hereon. There has been no field work, viewing of subject property or monuments set in connection with the preparation of the information shown hereon.

TE: Lands shown hereon were not abstracted for right-of-way and/or easements of record.

REVISE BOUNDARY 12-15-05 JDM
REVISE BOUNDARY 11-15-05 GRB

Julian P. Morris
JULIAN P. MORRIS, PROFESSIONAL SURVEYOR
AND MAPPER, FLORIDA REGISTRATION NO. 4731

1-11-06
DATE OF SIGNATURE

E SHEETS 2 & 3 OF 3 FOR SKETCH

P:\500-599\B589\COVER\CDD\B589CDD10-1.dwg 12/12/2005 1:26:46 PM EST

SHEET 1 OF 3

B No. B589

DRAWN: DDB

CHECKED: GRB

DESIGN: ARCADIS

DATE: 8-25-04



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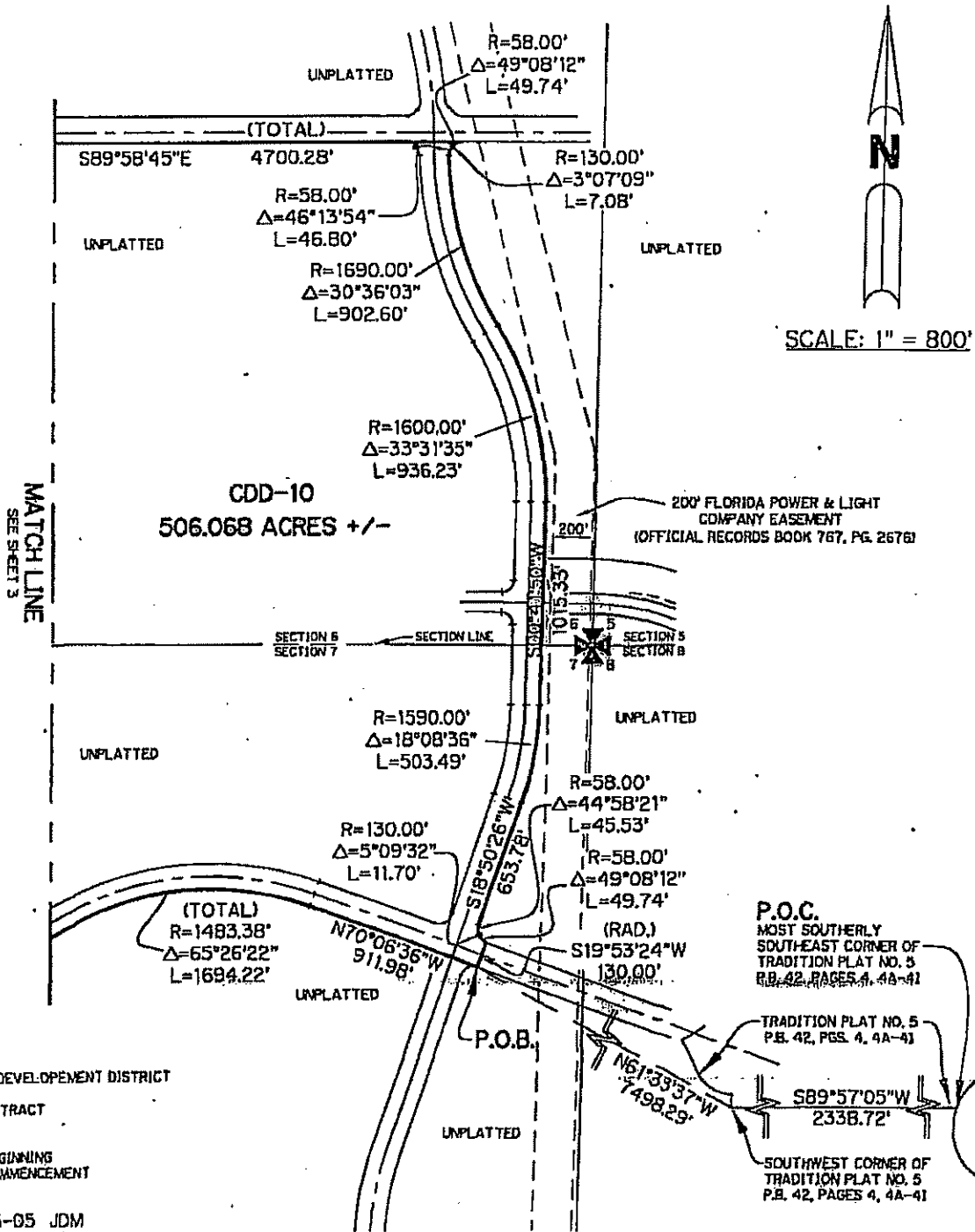
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EB 3432 / LB 8874

SKETCH TO ACCOMPANY DESCRIPTION



LEGEND:

- R = RADIUS
- Δ = DELTA
- L = LENGTH
- CDD = COMMUNITY DEVELOPMENT DISTRICT
- N.R. = NON-RADIAL
- O.S.T. = OPEN SPACE TRACT
- P.B. = PLAT BOOK
- P.B. = PAGES
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- RAD. = RADIAL

REVISION BOUNDARY 12-15-05 JDM

REVISION BOUNDARY 11-15-05 GRB

SEE SHEET 1 OF 3 FOR DESCRIPTION

PLANS 500-599 \ 8589 \ D \ OVER \ CDD \ 10 \ 1.dwg 12/12/2005 1:26:46 PM EST

SHEET 2 OF 3

PL No. B589

DRAWN: DDB

CHECKED: GRB

DESIGN: ARCADIS

DATE: 8-25-04



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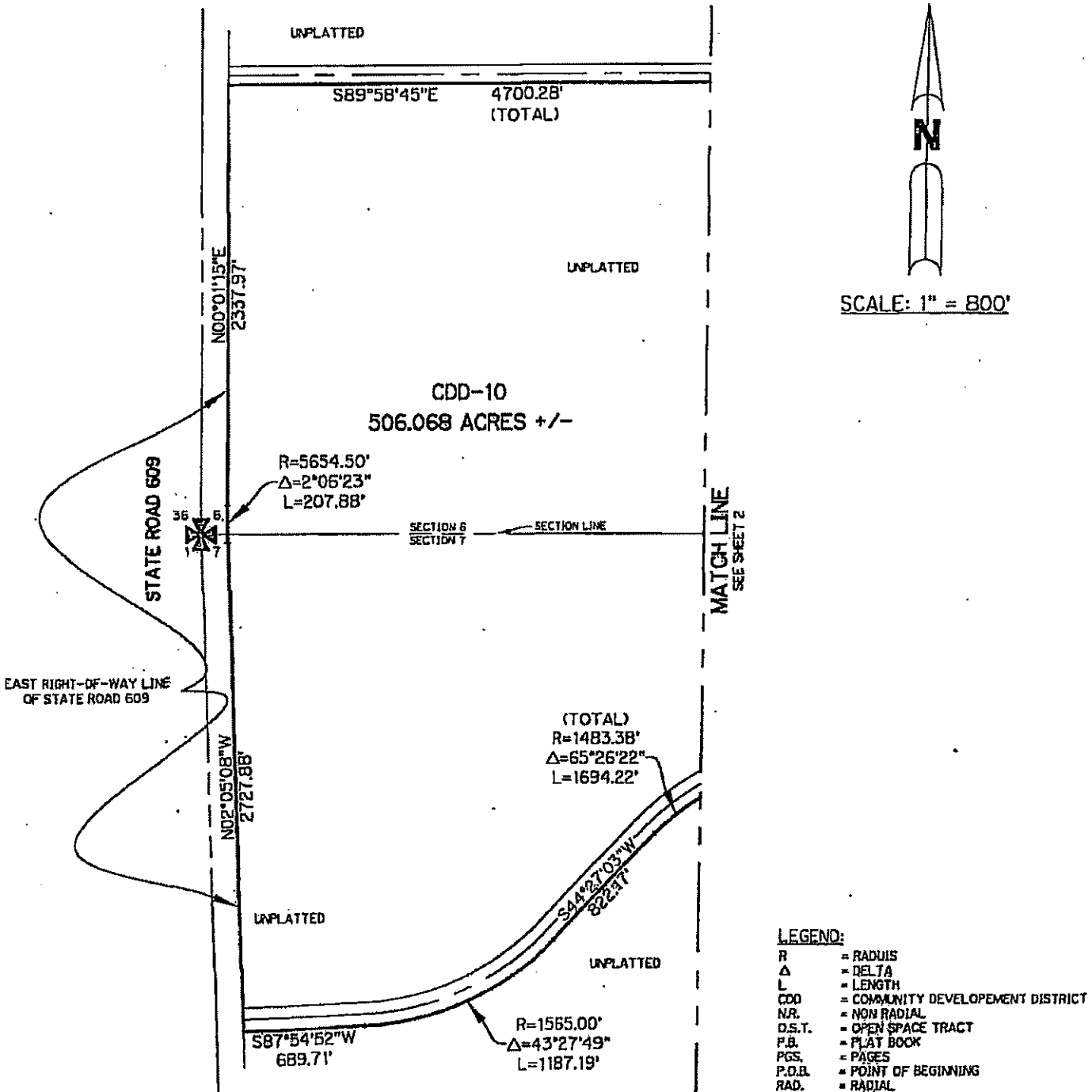
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EB 9492 / LB 8874

SKETCH TO ACCOMPANY DESCRIPTION



LEGEND:

- R = RADIUS
- Δ = DELTA
- L = LENGTH
- CDD = COMMUNITY DEVELOPMENT DISTRICT
- NR. = NON RADIAL
- O.S.T. = OPEN SPACE TRACT
- P.B. = PLAT BOOK
- PGS. = PAGES
- P.O.B. = POINT OF BEGINNING
- RAD. = RADIAL

REVISE BOUNDARY 12-15-05 JDM

REVISE BOUNDARY 11-15-05 GRB

SEE SHEET 1 OF 3 FOR DESCRIPTION

PA500-599\B589\QVER\CD\B589\ED310-2.6.d 12/15/2005 7:21:58 AM CST

SHEET 3 OF 3

DB No. B589

DRAWN: DDB

CHECKED: GRB

DESIGN: ARCADIS

DATE: 8-25-04