

DRAWING NUMBER  
**21-44**

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

# PLAT OF BOULEVARD ESTATES

IN S 1/2 OF SEC. 35, TWP. 43 S., RGE. 42 E.

PALM BEACH COUNTY, FLORIDA

NOVEMBER 1946

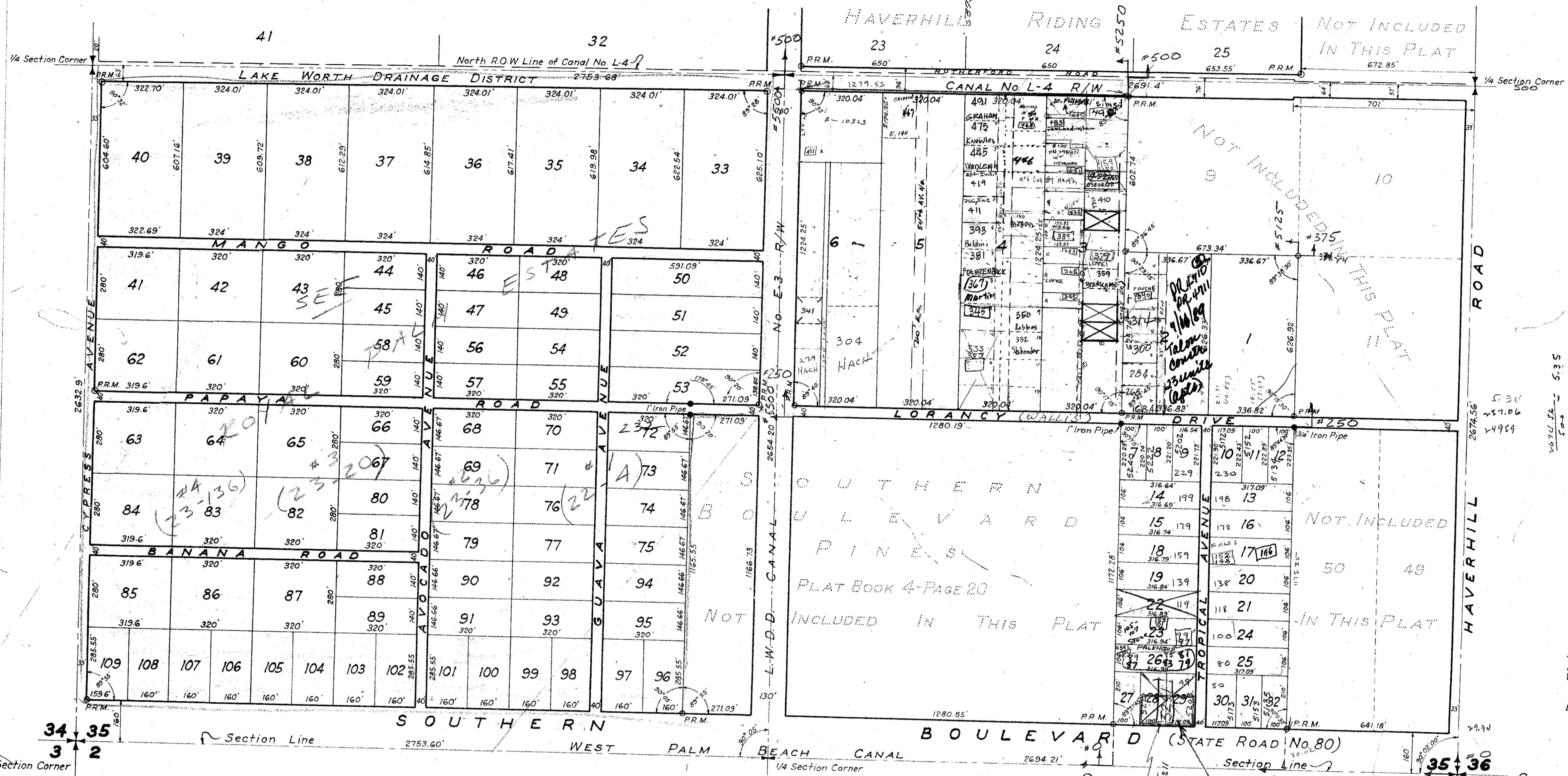
SCALE: 1" = 250'

A REPLAT OF PART OF MODEL LAND CO. SUBD. IN SEC. 35, T. 43 S., R. 42 E.  
FILED IN PLAT BK. 6, P. 77, PALM BEACH COUNTY RECORDS

AT 1" = 20'  
THIS IS 1/20 OF INCH = 12.5' / 20" OF 1 INCH

**44**

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
This Plat was filed for record at 3:55 PM  
this 21st day of November  
1946, and duly recorded in Plat Book No.  
21, page 44.  
ALEX ARNETTE, Clerk Circuit Court  
By *Maryanne D. Bruce*, D. C.



2000 X 250 = 500,000  
250 X 400 = 100,000  
85%

1332.27 X 5.33 (N-S) = 7100  
250  
672.63 X 5.33 (E-W) = 3580  
725

Approved: Nov. 27, A.D., 1946  
Board of Supervisors of Lake  
Worth Drainage District

By: *W. J. Thomson*  
General Manager

Approved: Nov 27, A.D., 1946  
Board of County Commissioners

By: *J. W. Boyd*  
County Engineer

STATE OF FLORIDA  
COUNTY OF PALM BEACH SS  
KNOW ALL MEN BY THESE PRESENTS, that LUCY S. RUTHERFORD, formerly  
LUCY S. KINGSLEY, the owner in fee simple of the tract of land lying and being in  
Palm Beach County, Florida, shown on the attached plat as BOULEVARD ESTATES, and  
more particularly described as follows, to wit:

Tracts 12 to 16 inclusive, Tracts 33 to 40 inclusive, Tracts 51 and 52,  
Tracts 58 to 64 inclusive of the Model Land Co. Subdivision in Section  
35, Township 43 South, Range 42 East, Palm Beach County, Florida.

has caused the same to be surveyed and platted as shown on the attached plat, and, by  
her duly authorized attorney in fact, J. W. SALISBURY, does hereby dedicate to the perpetual  
use of the public as public highways the Avenues and Roads as shown hereon, reserving, how-  
ever, unto herself, her heirs, successors, assigns or legal representatives, the reversion or  
reversions thereof whenever the same shall be abandoned by the public or discontinued by law.

- The tracts in this Subdivision are subject to the following restrictions:
1. Premises shall not be leased, sold or conveyed to any person other than a person of Caucasian race.
  2. No building shall be erected on the above described premises until the plans therefor have been approved by the Developer.
  3. No dog kennel or kennels shall be erected or permitted upon said premises nor shall the same be used for the purpose of exercising racing dogs.
  4. Tracts having frontage on Southern Boulevard (State Rd No 80) may be used for businesses approved by Developer.
  5. All other tracts shall be used for residential purposes only, except with the express permission of the Developer in writing.

IN WITNESS WHEREOF, she has hereunto set her hand and seal the 23rd day of November, A. D., 1946.

LUCY S. RUTHERFORD (Seal)  
By *J. W. Salisbury* (Seal)  
Attorney in Fact

STATE OF FLORIDA  
COUNTY OF PALM BEACH SS  
I HEREBY CERTIFY, that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, J. W. SALISBURY to me well known and known to me to be the individual described in and who executed the foregoing dedication as Attorney in Fact for LUCY S. RUTHERFORD, and he acknowledged before me that he executed the same for the purposes therein expressed, under and by authority of that certain Power of Attorney from LUCY S. RUTHERFORD to J. W. SALISBURY dated the 14th day of November, A. D., 1946 and recorded in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Deed Book 787, Page 353, and that he executed the said dedication for LUCY S. RUTHERFORD for the purposes expressed in the foregoing dedication.  
WITNESS my hand and official seal of West Palm Beach, County of Palm Beach, and State of Florida, this 23rd day of November, A. D., 1946.

*Madge Yeomans*  
Notary Public

My Commission expires, March 24, 1947

STATE OF FLORIDA  
COUNTY OF PALM BEACH SS  
I HEREBY CERTIFY that the plat shown hereon as BOULEVARD ESTATES is a true and correct representation of a survey, made under my direction, of the foregoing described property, and that said survey is accurate to the best of my knowledge and belief, and that permanent reference monuments (P.R.M.) have been placed as required by law.

*H. P. Fitzgerald*  
Registered Land Surveyor  
Florida Certificate No. 152

Subscribed and sworn to before me this 23rd day of November, A. D., 1946

*Madge Yeomans*  
Notary Public

My Commission expires: Mar. 5, 1947

1000-479

cal. B.W.  
**(21-44) 5**  
GEORGE S. BROOKS  
REGISTERED ENGINEER  
PALM BEACH, FLORIDA  
BOULEVARD ESTATES  
IN S 1/2 OF SEC. 35, TWP. 43 S., R. 42 E.  
PALM BEACH COUNTY, FLORIDA

FIELD R.E.N.  
OFFICE  
DATE BY: J.J.F.  
SCALE: 1" = 250'  
Dwg. No. 8F-111  
25/11/46