DRAWING NUMBER 25-143
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
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PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
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DRAWING NUMBER
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER DIVAR

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STATE OF FLORIDA
COUNTY OF PALM BEACH } ss
This Plat was filed for record at 1 P.M.
this 14 day of April
A.D. 1958 and duly recorded in Plat Book No. 25 on page 163
J. ALEX KRATZER, Clerk Circuit Court
By Bertha M. Palmer D.C.

NOT SUBDIVIDED

OLD SPANISH TRAIL ROAD

1358.70' EAST "E to F" 315.00'

PLAT OF LINCOLN MEMORIAL GARDENS P333 P179

SEACREST BLVD. — ORANGE STREET — SAN CASTLE BLVD. — REPLAT OF PART OF GREYNOLDS HIGHLANDS & PART OF HYPOLUXO SUBD. PB 18-P38

DRIVE — DRIVE — DRIVE

PLUM TREE — East 487.67'

TULIP TREE — East 595.37'

HIBISCUS TREE — 703.07' EAST — 725.651

TRACT "D" 0.37 Ac±

TRACT "E" 0.12 Ac±

TRACT "F" 0.17 Ac±

7250 S

SW COR. NE¼ SEC 9-45S-43E

P.O.B.

P.R.M.

¢ 14' Util. Easement

¢ 20' Drainage Easement

SAN CASTLE PB 25 Pg. 162

MONROE BLVD 80'

HYPOLUXO RD.

NW Cor NE¼ — NE Cor NE¼

NE¼ Sec 9-45s-43E

SAN CASTLE FIRST ADDITION

SEACREST BLVD. — SAN CASTLE BLVD.

SW Cor NE¼ — SE Cor NE¼

MENTONE RD

LOCATION MAP

SCALE 1"=1000'

1' Private Easement for Utilities

Lot Line

Public Easement

1' Private Easement for Utilities

TYPICAL STUB

EASEMENT DETAIL

Scale 1"=10'

The 6 foot strip of land at the rear and/or sides of lots as shown by dashed lines is reserved for the installation and maintenance of Public Utilities.

The 1 foot strip of land adjacent to the Public Utilities Easement Detail is perpetually reserved by the dedicators of the plat, there heirs seccessors or assigns for the installation and maintenance of Private Utilities.

SAN CASTLE

FIRST ADDITION

A SUBDIVISION IN THE NE¼ SECTION 9 TOWNSHIP 45s RANGE 43E
PALM BEACH COUNTY, FLORIDA

BEING A REPLAT OF A PART OF SAN CASTLE PLAT BOOK 25 PAGE 162.

MUELLER & FAITH CIVIL ENGINEERS & LAND SURVEYORS CORAL GABLES, FLORIDA

SCALE 1"=60' — GRAPHIC SCALE 60 30 0 60 120 180 — MARCH 1958

1000-376

STATE OF FLORIDA
COUNTY OF PALM BEACH ss

KNOW ALL MEN BY THESE PRESENTS that BRAND BROTHERS BUILDERS INC. and BRAND BROS., INC., Corporations organized and existing under the laws of the State of Florida, The owners in fee simple of the tract of land lying in the NE¼ of Section 9, Township 45s Range 43E, Palm Beach County, Florida, and platted as "SAN CASTLE FIRST ADDITION." Said tract of land being more particularly described as follows.

Tracts A, B, and C, of "SAN CASTLE", according to the plat thereof recorded in Plat Book 25, at Page 162 of the Public Records of Palm Beach County, Florida, AND; the following described parcel: "Commencing at the Southwest Corner of the NE¼ of Section 9, Township 45 south Range 43 east, Palm Beach County, Florida; Thence run North along the West line of the said NE¼ of Section 9 for a distance of 659.00' feet to point "B" as shown on the aforesaid plat of "SAN CASTLE", said point being the point of beginning of the parcel of land herein described. Thence from the above established point of beginning continue North along the said west line of the NE¼ of Section 9, for a distance of 672.03 feet; Thence run East for a distance of 1359.70 feet to a point on the east line of the West ½ of the aforesaid NE¼ of Section 9. Thence run S.00°-07'-00"W along the said east line of the West ½ of the NE¼ of Section 9, for a distance of 672.03 feet; Thence run West for a distance of 1358.93 Feet to the point of beginning, all the above lands containing 22.94 acres, more or less.

Have caused the same to be surveyed and platted as shown hereon, and hereby dedicate to the perpetual use of the Public, the Boulevards, Streets, Road, and Drives shown on this plat, reserving however unto themselves, their successors, assigns or legal representatives the reversion or reversions thereof whenever the same shall be abandoned or discontinued by law.

IN WITNESS WHEREOF they have caused these presents to be signed by their Presidents and attested by their Secretaries and their corporate seals to be affixed hereto by and with the authority of their Boards of Directors this 21st day of MARCH 1958 A.D.

BRAND BROTHERS BUILDERS
By Robert C. Brand President
By Raymond S. Brand Secretary

BRAND BROS., INC.
By Leonard A. Brand Jr. President
By Raymond S. Brand Secretary

STATE OF FLORIDA
COUNTY OF PALM BEACH ss

HEREBY CERTIFY, That on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, LEONARD A. BRAND Jr. and RAYMOND S. BRAND President and Secretary, respectively, of BRAND BROS., INC. AND ROBERT C. BRAND and RAYMOND S. BRAND President and secretary, respectively of BRAND BROTHERS BUILDERS, INC., each to me well known and known to me to be the individuals described in, and who executed the forgoing dedication, and they acknowledged before me that they executed the same as such officers of said corporations, by and with the authority of the Boards of Directors of said Corporations, for the purposes therein expressed, and that their act and deed was the act and deed of said corporations.

WITNESS my hand and official seal at BOYNTON BEACH, COUNTY OF PALM BEACH STATE OF FLORIDA, This 21st day of MARCH 1958 A.D.

My commission expires APRIL 16, 1960

Viola M. Calhoun
Notary Public

Approved APR. 14 1958 A.D.
Board of County Commissioners

By Ray E. Michael Jr.
Chairman

Nathan R. Mundy
County Engineer

ENGINEERS NOTES:

Zoned Building Lines are to be in accordance with Palm Beach County, Zoning Regulations

Radii are 25' unless noted otherwise.

Dimensions on corner lots are to the intersection of block lines extended except where otherwise noted.

Easements as indicated on rear and/or sides of lots are for the installation and maintenance of Public and Private Utilities as shown on "Easement Detail."

Bearings Assumed

◉ P.R.M. Denotes Permanent Reference Monument.

Drainage easements are for the installation and maintenance of drainage facilities

No building shall be placed in a utility easement.

No trees, shrubs, buildings or any kind of construction shall be located in drainage easements.

STATE OF FLORIDA
COUNTY OF DADE ss

I HEREBY CERTIFY that the plat shown hereon is a true and correct representation of a survey made under my direction of the above 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.

Subscribed and sworn to before me this 21st day of MARCH 1958 A.D.

JOHN W. MUELLER, Jr.
Reg. Land Surveyor #968
State of Florida Land Surveyor #

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