

PLAT OF EVERGREEN ACRES

IN SECTION 24, TWP. 44 S., RGE. 42 E.
PALM BEACH COUNTY, FLORIDA

Being a Replat of part of Lots 1, 2, 3 and 4, Model Land Company's
Subdivision, recorded in Plat Book 5, Page 76, Palm Beach County Records

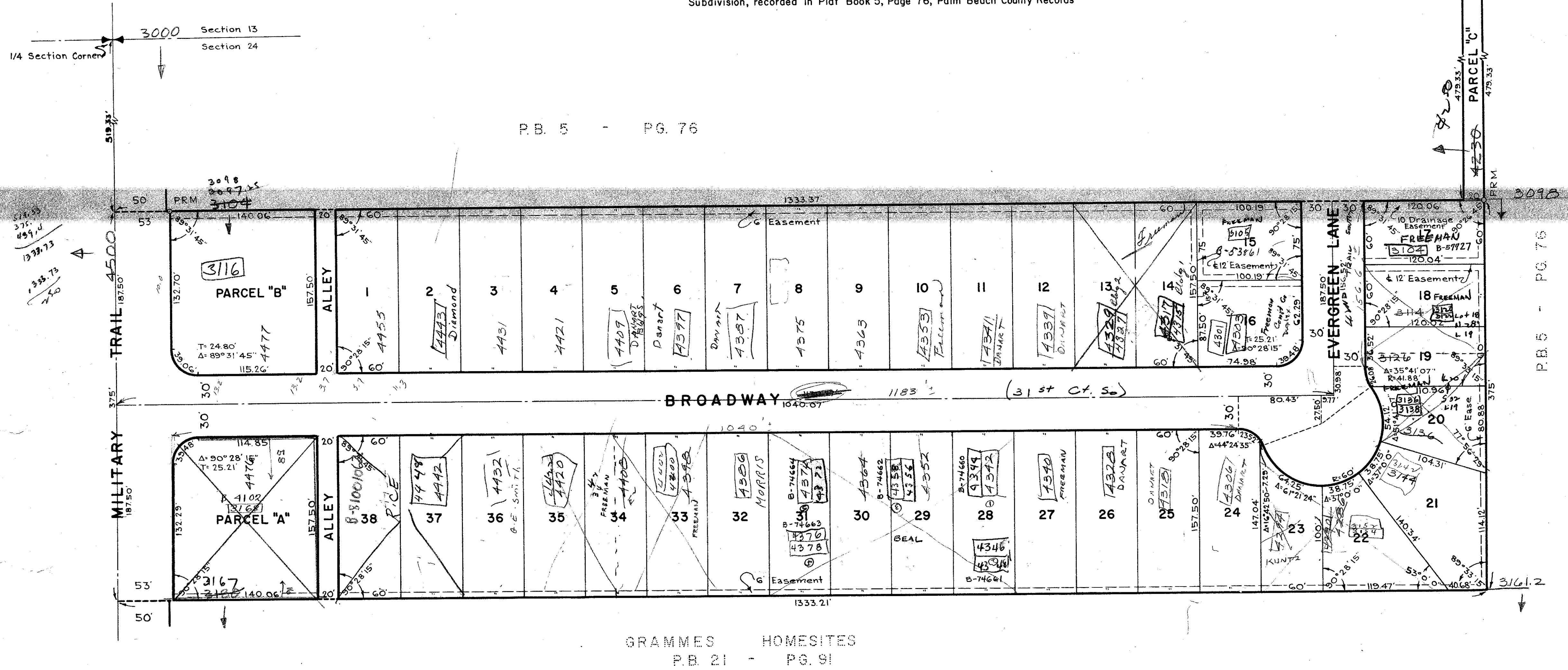
3:5
30th March
59
26 43
J. M. Blackburn

DRAWING NUMBER
26-43

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NOTE

All street intersections are rounded with a 25 ft. radius unless otherwise shown.

P.R.M. indicates permanent reference monuments.

All curve distances shown are arc lengths.

Easements are for Public Utilities, unless otherwise noted.

Building Setback Lines shall be in accordance with Palm Beach County Zoning Regulations except that the front setback lines for Lots 19, 20 and 25 shall be 30 feet; Lots 21 and 22 - 33ft., and Lot 24 shall be 40 feet.

There shall be no buildings or other structures placed on Utility Easements.

There shall be no buildings or any kind of construction or trees or shrubs placed on Drainage Easements.

Parcel "C" is a Drainage Right of Way.

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, **ELWYN L. MIDDLETON** and **BERTIE M. HERRING**, President and Secretary, respectively, of **W.R.S. ASSOCIATES, INC.**, a Florida Corporation, to me well known and known to me to be the individuals described in and who executed the foregoing dedication, and they acknowledged before me that they executed the same as such officers of said Corporation by and with the authority of the Board of Directors of said Corporation for the purposes therein expressed and that their act and deed was the act and deed of said Corporation.

WITNESS my hand and official seal at Lake Worth, County of Palm Beach and State of Florida, this 17th day of February, A.D. 1959.

Patricia Lender
Notary Public

My Commission expires: Oct. 29, 1962

STATE OF FLORIDA
COUNTY OF PALM BEACH^{SS}

KNOW ALL MEN BY THESE PRESENTS, that **W.R.S. ASSOCIATES, INC.**, a Florida Corporation, the owner of a tract of land lying and being in Section 24, Township 44 South, Range 42 East, Palm Beach County, Florida, shown hereon as **EVERGREEN ACRES**, and more particularly described as follows, to wit:

The South 375 feet of the North 854.33 feet of Lots 1, 2, 3 and 4 and the East 20 feet of the North 479.33 feet of Lot 1 of Model Land Company Subdivision of the North One Half (N 1/2) of Section 24, Township 44 South, Range 42 East, Palm Beach County, Florida, recorded in Plat Book 5, Page 76, Public Records of Palm Beach County, Florida.

LESS existing Rights of Way of Record.

has caused the same to be surveyed and platted as shown hereon, and does hereby dedicate to the perpetual use of the public, as public highways, the Streets and Alleys shown hereon, and the use of the Easements for the construction and maintenance of Public Utilities.

IN WITNESS WHEREOF, it has caused these presents to be signed by its President and attested by its Secretary and its Corporate Seal to be affixed hereto by and with the authority of the Board of Directors of said Corporation, this 17 day of February, A.D. 1959.

W. R. S. ASSOCIATES, INC.

Attest: *Bertie M. Herring* Secretary By: *Elwyn L. Middleton* President

STATE OF FLORIDA
COUNTY OF PALM BEACH^{SS}

WE HEREBY CERTIFY, that we have surveyed and platted the tract of land shown hereon, and that the said plat is a true and correct representation thereof to the best of our knowledge and belief, and that permanent reference monuments have been set as required by law.

JOHN ADAIR, JR. & ASSOCIATES

By: *John Adair, Jr.*
Registered Engineer & Land Surveyor
Florida Certificate No. 1343

Subscribed and sworn to before me this 17th day of FEBRUARY, A.D. 1959.

Ronald Francis York
Notary Public

My Commission expires: Jan. 6, 1962

Approved: FEBRUARY 24, A.D. 1959
Board of County Commissioners

By: *Lyle Pital* Chairman
By: *Stephen Madach* County Engineer

1000-288

24-44-42

EVERGREEN ACRES
(26-43)

JOHN ADAIR, JR. & ASSOC.
ENGINEERS AND LAND SURVEYORS
LAKE WORTH, FLORIDA

DR. ADAIR	SCALE: 1" = 60'	DWG. NO. FP 16
CK. YORK		
APP.		