

LOCATION MAP
NOT TO SCALE

DEDICATION AND RESERVATION

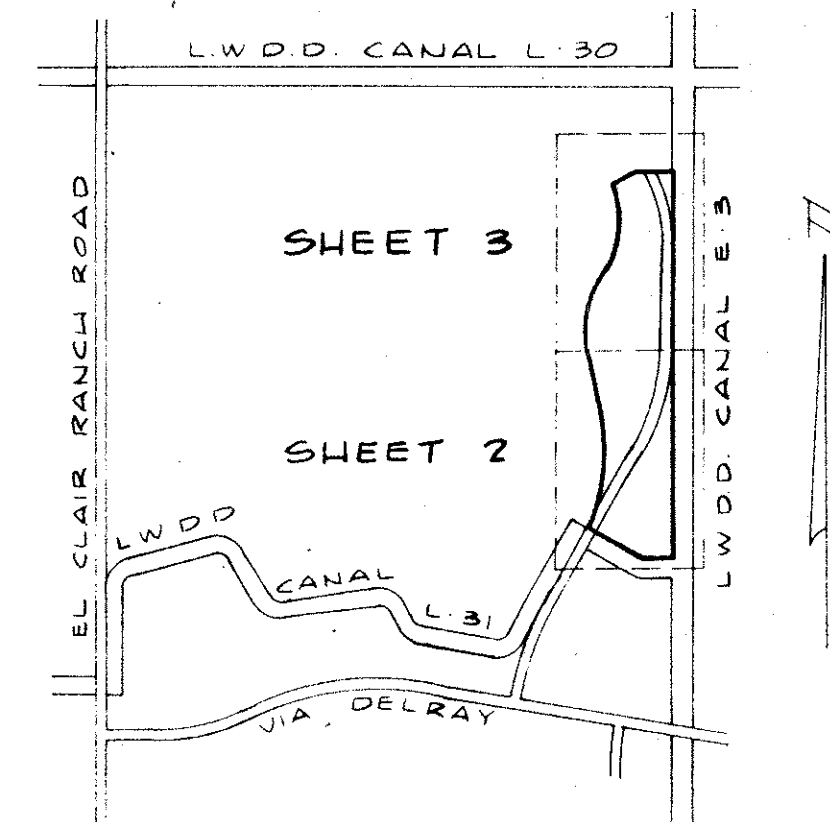
KNOW ALL MEN BY THESE PRESENTS that YUSEM PROPERTIES OF DELRAY LIMITED, a Florida limited partnership, owners of the land shown hereon, being in Section 11, Township 46 South, Range 42 East, Palm Beach County, Florida, shown hereon as VILLADELRAY SECTION 7, 8, and 9, and more particularly described as follows:

A parcel of land lying in the northwest quarter (NW 1/4) of Section 11, Township 46 South, Range 42 East, Palm Beach County, Florida, being more particularly described as follows:

Commencing at the Northeast corner of Villadelray Section 6 as same is recorded in Plat Book 33 at Pages 194 and 195, Public Records of Palm Beach County, Florida, run (bearings cited herein are in the meridian of said Villadelray Section 6) North 0°25'07" East, along the Westerly Right-of-Way Line of Lake Worth Drainage District Canal E-3, as same is recorded in Deed Book 118, Page 518 and Official Record Book 2218, at Page 1159, Public Records of Palm Beach County, Florida, a distance of 85.00 feet, more or less, to its intersection, with the Northerly Right-of-Way Line of Lake Worth Drainage District Canal L-31, as same is recorded in Official Record Book 2218, at Page 1145, Public Records of Palm Beach County, Florida; said intersection being also the POINT OF BEGINNING of the herein described parcel; and from said POINT OF BEGINNING run, by the following numbered courses:

1. South 89°36'33" West, along the just mentioned North Right-of-Way of Canal L-31, a distance of 146.65 feet to the beginning of a 100 foot radius curve, concave Northeasterly, having a central angle of 45°00'00"; thence...
2. Northwesterly, along the arc of the just described curve and continuing along the said Northerly Right-of-Way line of Canal L-31, a distance of 78.54 feet to the end of said curve; thence...
3. North 45°23'28" West, continuing along said Northerly Right-of-Way of Canal L-31, a distance of 35.00 feet to the beginning of a 230 feet radius curve, concave Southwesterly, having a central angle of 11°57'13"; thence...
4. Northwesterly, along the arc of the just described curve and continuing along the above mentioned Northerly Right-of-Way line of Canal L-31, a distance of 47.99 feet to the end of said curve; thence...
5. North 57°20'40" West, continuing along said Northerly Right-of-Way line of Canal L-31, a distance of 127.81 feet to the intersection with the Northerly extension of the Westerly Right-of-Way line of Palm Green Way, as same is shown and recorded in the aforementioned Villadelray Section 6; thence...
6. North 32°39'21" East continuing along the above referred to Northerly extension of the Westerly Right-of-Way line of Palm Green Way, a distance of 19.22 feet to the beginning of a 510 foot radius curve, concave Westerly, having a central angle of 56°45'00"; thence...
7. Northwesterly, along the arc of the just described curve, a distance of 505.14 feet to the end of said curve; thence...
8. North 24°05'40" West, a distance of 235.99 feet to the beginning of a 405 foot radius curve concave Easterly, having a central angle of 55°20'03"; thence...
9. Northerly and Northeasterly, along the arc of the just described curve, a distance of 391.14 feet to the end of said curve; thence...
10. North 31°14'23" East, a distance of 40.32 feet to the beginning of a 509.73 foot radius curve, having a central angle of 39°35'03"; thence...

A PLANNED UNIT DEVELOPMENT
VILLADELRAY - SECTION 7, 8 AND 9
 A PARCEL OF LAND LYING IN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 11, TOWNSHIP 46 SOUTH, RANGE 42 EAST
 PALM BEACH COUNTY, FLORIDA
 IN 3 SHEETS - SHEET NO. 1



KEY MAP
NOT TO SCALE

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ACKNOWLEDGEMENT

STATE OF FLORIDA
 COUNTY OF PALM BEACH

BEFORE ME personally appeared Henry H. Yusem to me well known and known to me to be the person described in and who executed the foregoing instrument, and he acknowledged to and before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 28th day of April A.D. 1978

Joseph J. Howard
 Notary Public

My Commission Expires: _____

TITLE CERTIFICATION

STATE OF FLORIDA
 COUNTY OF PALM BEACH

We, County Title and Abstract Company, a title insurance company, duly licensed in the State of Florida, do hereby certify that we have examined the title to the herein described property; that we find the title to the property is vested in Yusem Properties of Delray Limited; that the current taxes have been paid; and that we find that the property is encumbered by the mortgages shown hereon; and that we find all the mortgages are shown and are true and correct.

Date: 5/4/78 By: *Phillip L. Spalding*
 Phillip L. Spalding, President

MORTGAGEE'S CONSENT

STATE OF FLORIDA
 COUNTY OF DADE

The undersigned hereby certifies that it is the holder of a mortgage upon the property described hereon and does hereby join in and consent to the dedication of the land described in the dedication hereon by the owner thereof and agrees that its mortgage, which is recorded in Official Record Book 2543, at Pages 1523 through 1550, Public Records of Palm Beach County, Florida, shall be subordinated to the said dedication shown hereon.

IN WITNESS WHEREOF, The Said Corporation

has caused these presents to be signed by its Vice President and attested to by its Assistant Secretary and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 28th day of MAY A.D. 1978

American Savings & Loan Association of Florida
 a corporation of The State of Florida

Attest: *Mercedes Someillon* By: *Leonard Steinbaum*
 Mercedes Someillon, Assistant Secretary Leonard Steinbaum, Vice President

ACKNOWLEDGMENT

STATE OF FLORIDA
 COUNTY OF DADE

BEFORE ME personally appeared Leonard Steinbaum AND Mercedes Someillon to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as Vice President and Assistant Secretary of American Savings & Loan Association of Florida a corporation, and they severally acknowledged to and before me that they executed such instrument as such officers of said corporation and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that it was affixed to said instrument by due and regular corporate authority and that said instrument is the free act and deed of said Corporation.

WITNESS my hand and official seal, this 28th day of MAY A.D. 1978

Jennifer Beinhart
 Notary Public

My Commission Expires: August 4, 1981

STREETS

The tract for private road purposes, shown hereon as PALM GREENS WAY is hereby dedicated to the Palm Greens Condominium Association No. 2 and are the perpetual maintenance obligation of said Association.

EASEMENTS

The utility easements as shown hereon are hereby dedicated in perpetuity for the construction, operation and maintenance of utilities.

The drainage easements as shown hereon are hereby dedicated in perpetuity for the construction, operation and maintenance of drainage facilities.

IN WITNESS WHEREOF, I, Henry H. Yusem, Gen. Partner do hereunto set my hand and seal this 28th day of APRIL A.D. 1978

Witness: *Henry H. Yusem* By: *Henry H. Yusem*

P. U. D. DATA

AREA = 14.74 Acres
 DWELLING UNITS = 144
 DENSITY = 9.77 D.U. / Ac.

VILLADELRAY #7, 8 + 9

This instrument was prepared by Julio C. Yeste Registered Professional Engineer, No. 1675 Palm Beach Lakes Boulevard, Palm Beach, Florida.

Field Book No.	Pg.
Design	J.C. YESTE
Checked	E. SIKORA

ROBERT L. OWEN & ASSOCIATES, INC.
 ENGINEERS - PLANNERS - SURVEYORS
 WEST PALM BEACH, FLORIDA

A PLANNED UNIT DEVELOPMENT
VILLADELRAY
 SECTION 7, 8 AND 9
 PALM BEACH COUNTY, FLORIDA
 IN 3 SHEETS - SHEET NO. 1

Pub. No.	77-1161
Scale	NO SCALE
Date	MARCH 1978
Sheet	3
File No.	BF 2268

NOTES **0324-004**

Permanent Reference Monuments (P.R.M.'s) are designated thus: P.R.M.

Permanent Control Points (P.C.P.'s) are designated thus:

Bearings cited herein are in the meridian of VILLADELRAY PLAT II Plot Book 30, Pages 77, 78 & 79

Building setback lines shall be as required by Palm Beach County Zoning Regulations.

There shall be no buildings or other structures placed on utility easements.

In instances where drainage and utility easements intersect, the intersection is drainage and utility easements. Construction and maintenance of utility facilities shall not interfere with the drainage facilities within these areas of intersection.

11/46/42
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