

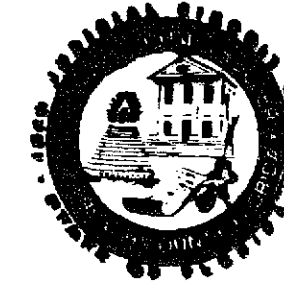
ALLAMANDA ELEMENTARY

PORTION OF SOUTHWEST ONE-QUARTER (S.W.1/4), SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST
CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA

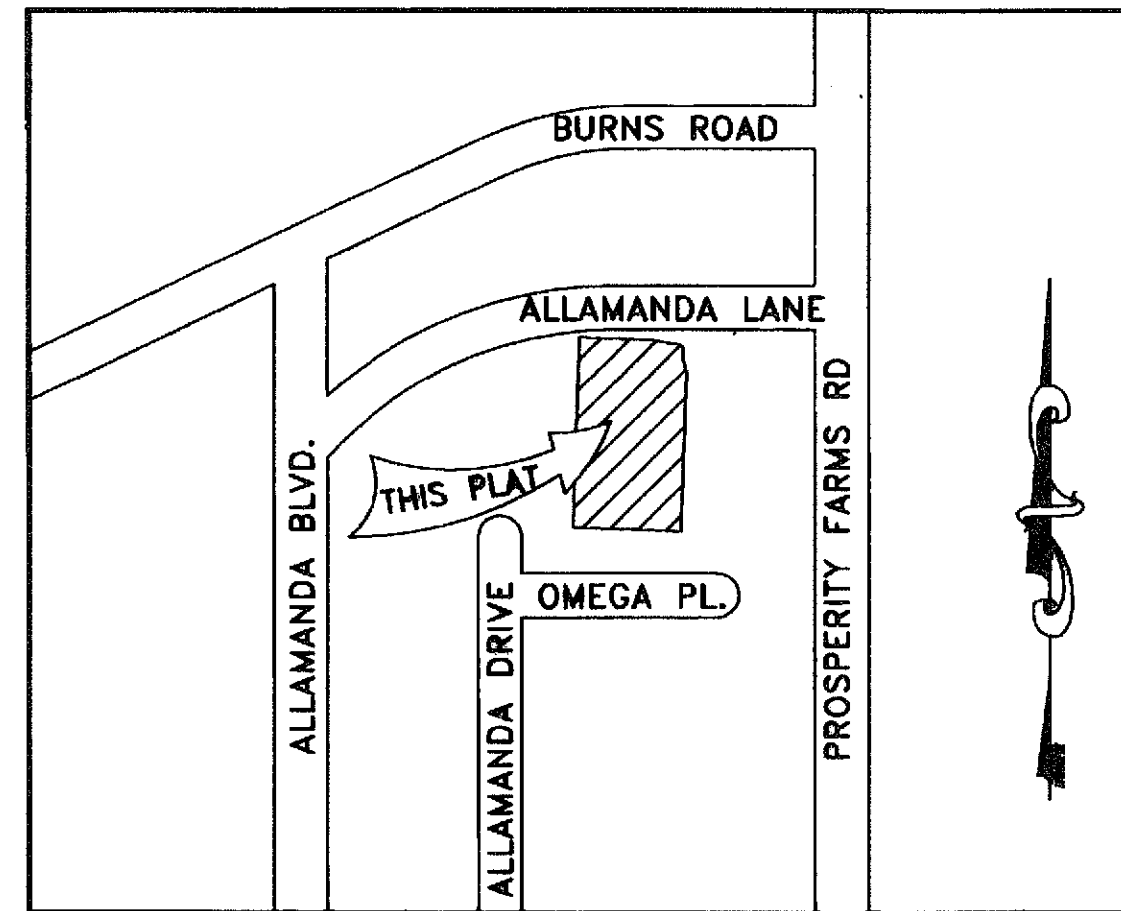
00052-183

COUNTY OF PALM BEACH, SS
STATE OF FLORIDA

THIS PLAT WAS FILED FOR
RECORD AT 5:00pm
THIS 28 DAY OF
JUNE 2010
AND DULY RECORDED
IN PLAT BOOK NO. 113
AT PAGE(S) 102-03



SHARON R. BOCK, CLERK
OF THE CIRCUIT COURTS
BY: [Signature]
DEPUTY CLERK



LOCATION SKETCH
NOT TO SCALE

DESCRIPTION: (PARCEL "A" AND PARCEL "B")

THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER AND THE SOUTH 52.3 FEET, MEASURED AT RIGHT ANGLES, OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, LESS THE WEST 60 FEET THEREOF FOR ROAD PURPOSES.

AND

THE NORTH 360 FEET OF THE SOUTH 412.3 FEET OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, LESS AND EXCEPTING THEREFROM THE WEST 60 FEET OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 8 FOR AN EASEMENT FOR INGRESS AND EGRESS.

SAID LANDS SITUATE AND LYING WITHIN THE CITY OF PALM BEACH GARDENS, FLORIDA, CONTAINING 15.03 ACRES, MORE OR LESS.

PARCEL "B" ROAD EASEMENT (OFFICIAL RECORDS BOOK 6541, PAGES 7-9) IS DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LYING IN SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST, COUNTY OF PALM BEACH, STATE OF FLORIDA. SAID PARCEL BEING A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORD BOOK 2403, PAGE 1591 OF THE PUBLIC RECORD OF PALM BEACH COUNTY AND SAID PORTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR THE PORTION OF THIS DESCRIPTION THE EAST-WEST ONE-QUARTER (E-W 1/4) SECTION LINE OF SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST IS ASSUMED TO BEAR NORTH 88°16'14" WEST AND SAID BEARINGS DEPICTED HEREIN ARE RELATED THERETO.

COMMENCING AT THE CENTER OF SAID SECTION 8; THENCE NORTH 88°16'14" WEST ALONG THE EAST-WEST ONE-QUARTER (E-W 1/4) SECTION LINE OF SAID SECTION 8 A DISTANCE OF 668.47 FEET; THENCE SOUTH 01°43'46" WEST A DISTANCE 254.13 FEET TO A POINT BEING THE NORTHEAST CORNER OF SAID CERTAIN PARCEL OF LAND AND THE POINT OF BEGINNING; THENCE NORTH 88°09'42" WEST ALONG THE NORTH LINE OF SAID PARCEL OF LAND A DISTANCE OF 221.87 FEET TO THE POINT OF BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 250.00 FEET AND A CENTRAL ANGLE OF 10°00'00" A RADIAL LINE PASSING THROUGH SAID POINT OF CURVATURE BEARS NORTH 01°50'18" EAST; THENCE DEPARTING FROM THE NORTH LINE OF SAID PARCEL EASTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 43.63 FEET TO A TANGENT LINE; THENCE SOUTH 78°09'42" EAST ALONG SAID TANGENT LINE A DISTANCE OF 51.88 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 300.00 FEET AND A CENTRAL ANGLE OF 13°03'10"; THENCE EASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 68.34 FEET TO A REVERSE CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 32.00 FEET AND A CENTRAL ANGLE OF 92°08'12"; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 51.46 FEET TO A REVERSE CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 422.97 FEET; THENCE SOUTHEASTERLY THROUGH A CENTRAL ANGLE OF 18°52'28" AND ALONG THE ARC OF SAID CURVE A DISTANCE OF 139.34 FEET TO THE INTERSECTION WITH THE EAST LINE OF SAID CERTAIN PARCEL OF LAND; THENCE NORTH 02°02'40" EAST ALONG SAID EAST LINE A DISTANCE OF 184.83 FEET TO POINT OF THE BEGINNING.

SAID LANDS SITUATE AND LYING WITHIN THE CITY OF PALM BEACH GARDENS, FLORIDA, CONTAINING 0.14 ACRES, MORE OR LESS.

DEDICATION:

STATE OF FLORIDA } SS KNOW ALL MEN BY THESE PRESENTS THAT
COUNTY OF PALM BEACH } THE SCHOOL BOARD OF PALM BEACH COUNTY,
FLORIDA, A CORPORATE BODY POLITIC PURSUANT
TO THE CONSTITUTION OF THE STATE OF FLORIDA, AS OWNER OF THE LAND
SHOWN HEREON, BEING IN SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST,
PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS ALLAMANDA ELEMENTARY.

IN WITNESS WHEREOF, WE HERETO SET OUR HANDS AND AFFIX OUR SEAL
THIS 3rd DAY OF November, 2009.

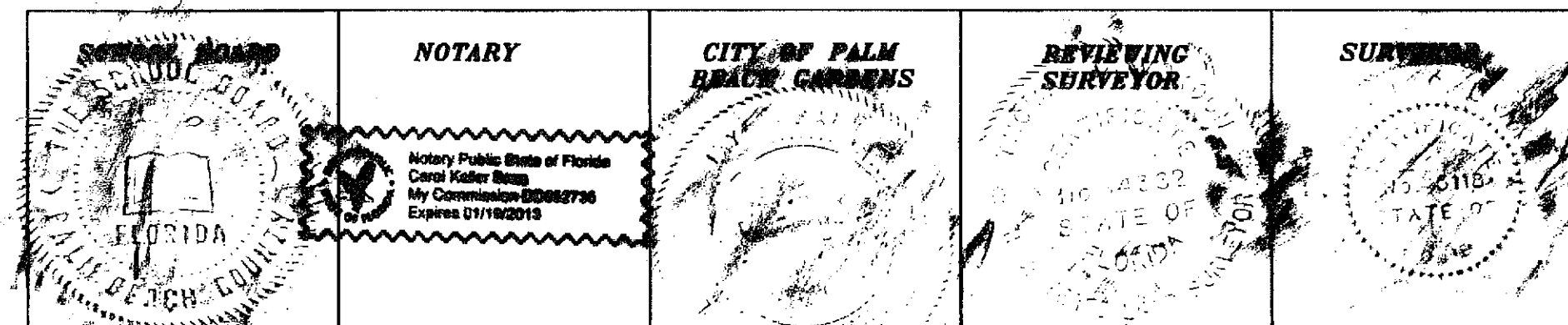
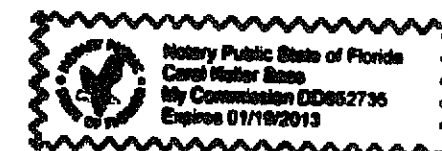
THE SCHOOL BOARD OF PALM BEACH COUNTY,
A CORPORATE POLITIC PURSUANT TO THE
CONSTITUTION OF THE STATE OF FLORIDA

ATTESTED: [Signature] ARTHUR C. JOHNSON, SUPERINTENDENT
BY: [Signature] WILLIAM G. GRAHAM, CHAIRMAN

ACKNOWLEDGMENT:

STATE OF FLORIDA } SS BEFORE ME PERSONALLY APPEARED WILLIAM
COUNTY OF PALM BEACH } G. GRAHAM AND ARTHUR C. JOHNSON, WHO
ARE PERSONALLY KNOWN TO ME, AND WHO
EXECUTED THE FOREGOING INSTRUMENT AS CHAIRMAN AND SUPERINTENDENT,
RESPECTIVELY, OF THE SCHOOL BOARD OF PALM BEACH COUNTY, FLORIDA, A
CORPORATE BODY PURSUANT TO THE CONSTITUTION OF THE STATE OF FLORIDA AND
SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH
INSTRUMENT AS SUCH CHAIRMAN AND SUPERINTENDENT OF SAID CORPORATION, AND
THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL
OF SAID CORPORATION AND THAT IT IS AFFIXED TO SAID INSTRUMENT BY DUE AND
REGULAR AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF
SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 3rd DAY
OF November 2009.
MY COMMISSION EXPIRES: 01/19/2013
[Signature] CAROL KELLER BASS
NOTARY PUBLIC
TYPED, PRINTED OR STAMPED
NAME OF NOTARY PUBLIC



TITLE CERTIFICATION:

STATE OF FLORIDA } SS I, BLAIR LITTLEJOHN, AS DULY LICENSED
COUNTY OF PALM BEACH } ATTORNEY IN THE STATE OF FLORIDA, DO
HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE
HEREON DESCRIBED PROPERTY THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED TO THE
SCHOOL BOARD OF PALM BEACH COUNTY; THAT ALL CURRENT TAXES HAVE BEEN PAID; ALL
MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE
SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THESE ENCUMBRANCES
DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: 9/16/09 [Signature]
PRINT NAME: BLAIR LITTLEJOHN

CITY OF PALM BEACH GARDENS APPROVAL:

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 3rd DAY OF December, 2009.

BY: [Signature] JOSEPH R. RUSCO - ERIC JABLON, MAYOR

BY: [Signature] PATRICIA SNIDER, CMC, CITY CLERK

APPROVED BY CITY ENGINEER: [Signature] MASSIMO "MAX" BOSSO, P.E., CITY ENGINEER

CERTIFICATE OF REVIEW BY CITY'S SURVEYOR:

ON BEHALF OF THE CITY OF PALM BEACH GARDENS, THE UNDERSIGNED, A PROFESSIONAL SURVEYOR AND MAPPER, HAS REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 177, PART 1, FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA. THIS REVIEW DOES NOT INCLUDE VERIFICATION OF THE GEODETIC DATA.

DATE: 11-12-2009 BY: [Signature] THOMAS C. VOKOUN, PROFESSIONAL SURVEYOR AND MAPPER
REGISTRATION NO. 4382, STATE OF FLORIDA

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE ATTACHED PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS RECENTLY SURVEYED, SUBDIVIDED AND PLATTED UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA SHOWN CONFORMS TO THE APPLICABLE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES, AND WITH THE APPLICABLE SECTIONS OF CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA. THE PERMANENT REFERENCE MONUMENTS (P.R.M.'S) WERE SET.

HELLER-WEAVER AND SHEREMETA, INC. FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION CERTIFICATE OF AUTHORIZATION NUMBER LB 3449.

DATE: 7-15-2009 FOR THE FIRM BY: [Signature]
DANIEL C. LAAK
PROFESSIONAL SURVEYOR AND MAPPER
REGISTRATION NO. 5118
STATE OF FLORIDA

PREPARED BY:

Heller - Weaver and Sheremeta, inc.
Engineers ... Surveyors and Mappers
LB. NO. 0003449 310 S.E. 1ST STREET, SUITE 4 DELRAY BEACH, FLORIDA 33483
(561) 243-8700 - FAX (561) 243-8777