

P.U.D.

THORNHILL ESTATES

A PLAT OF A PORTION OF SECT. 28, TWP. 47S, RGE. 42 E.
AND ALSO BEING A REPLAT OF A PORTION OF TRACT 18, BOCA DEL MAR PLAT, NO. 6, AS RECORDED IN
PLAT BOOK 30, PAGES 142 & 143 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
PALM BEACH COUNTY, FLORIDA

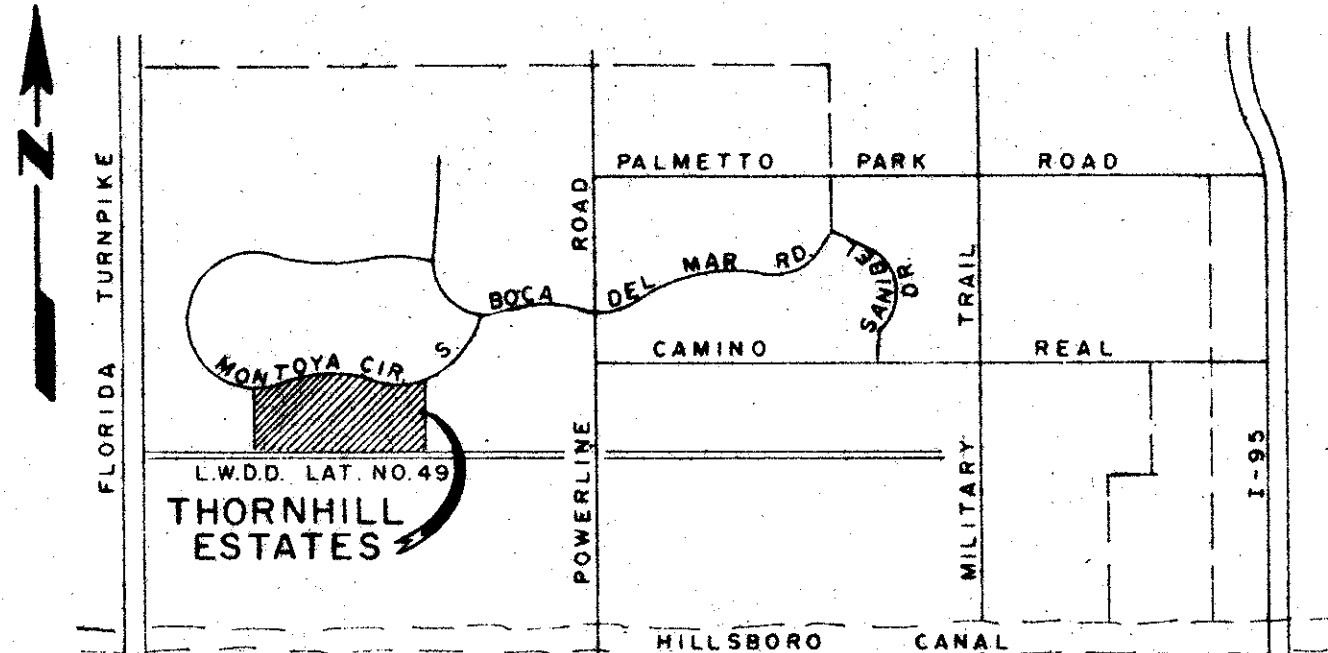
JOHN A. GRANT, JR., INC.

CONSULTING ENGINEERS & LAND SURVEYORS

BOCA RATON, FLORIDA

October 1978
SHEET 1 OF 2

171



LOCATION SKETCH

MORTGAGE CERTIFICATE

STATE OF FLORIDA } The undersigned hereby certifies that it is the holder of a mortgage upon the
COUNTY OF PALM BEACH } described property and does join in and consent to the dedication of the lands
described in the dedication hereto, by the owner thereof and agrees that its mortgage which is recorded in Official
Record Book 2781, Page 820 of the Public Records of Palm Beach County, Florida, shall be subordinated to the
dedication shown hereon.

In witness whereof, BOCA DEL MAR ASSOCIATES, A Florida General Partnership has caused these presents to be signed
by its General Partner, TEXACO BOCA DEL MAR INC., A DELAWARE CORPORATION, by its Vice President R.J. HADEN, and its seal
to be affixed hereon by and with the authority of its Board of Directors, this 4th day of FEB, A.D. 1979.

BOCA DEL MAR ASSOCIATES, A Florida General Partnership
By TEXACO BOCA DEL MAR, INC., General Partner

Michael A. Paradise
Witness

R.J. Haden
R. J. HADEN, Vice President

Sherian D. Harris
Witness

ACKNOWLEDGMENT

STATE OF FLORIDA } Before me personally appeared R. J. HADEN, to me well known, and known to me
COUNTY OF PALM BEACH } to be the individual described in and who executed the foregoing instrument as R. J.
HADEN, Vice President of the above named TEXACO BOCA DEL MAR, INC., A Delaware Corporation; General Partner of the
above named BOCA DEL MAR ASSOCIATES, A Florida General Partnership, and he acknowledged to and before me that he executed
such instrument as such Vice President of said corporation, as General Partner of said Partnership 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 4th day of February, A.D. 1979.

November 16, 1981
My Commission Expires

Sherian D. Harris
Notary Public, State of Florida

SURVEYOR'S CERTIFICATE

This is to certify that the plat shown hereon is a true and correct representation of a survey made under my responsible
direction and supervision and that said survey is accurate to the best of my knowledge and belief and that (P.R.
M's) Permanent Reference Monuments have been placed as required by law and (P.C.P.'s) Permanent Control
Points will be set under the guarantees posted with Palm Beach County for the required improvements and further
that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended, and ordinances
of Palm Beach County, Florida.

Subscribed and sworn to before me this
8th day of February, A.D. 1979.

John Howard
Registered Land Surveyor No. 1141
State of Florida

June 2, 1982
My Commission Expires

Lelan B. Deltun
Notary Public, State of Florida

BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record this 27 day of February, A.D. 1979.

Bill Bailey
BILL BAILEY, Chairman

COUNTY ENGINEER

This plat is hereby approved for record this 27 day of Feb. A.D. 1979.

ATTEST: JOHN B. DUNKLE, CLERK
BOARD OF COUNTY COMMISSIONERS

H.F. Kahlent
H. F. KAHLENT, County Engineer

By *Manne*
DEPUTY CLERK

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that COSTAIN FLORIDA INC., a Florida Corporation, owner of the land
shown hereon, being in Section 28, Township 47 South, Range 42 East, Palm Beach County, Florida, shown hereon
as THORNHILL ESTATES and being a portion of Tract 18, of BOCA DEL MAR NO. 6, as recorded in Plat Book 30,
Pages 142-143 of the Public Records of Palm Beach County, Florida, said land being more particularly described
as follows:

Commencing at the Northeast corner of Tract 18, as recorded in Plat Book 30, Pages 142 and 143 of the Public
Records of Palm Beach County, Florida; thence with a bearing of S. 7° 41' 05" E., a distance of 760.69 feet to a
point, thence with a bearing of S. 0° 57' 37" E., a distance of 651.57 feet to a point on the North line of Lakeworth
Drainage Canal L.W.D.D. No. 49; thence with a bearing of S. 89° 20' 42" W., a distance of 835.00 feet along a line
lying 15.00 feet North of and parallel to the East-West 1/4 line of Section 28, said point being the Point of Beginning;
thence continue along the aforementioned course a distance of 2130.99 feet to a point; thence with a bearing of N. 0°
39' 18" W., a distance of 450.00 feet to a point; thence with a bearing of N. 89° 20' 42" E., a distance of 201.59 feet
to a point; thence with a curve to the left, having a radius of 1185.92 feet, an arc length of 359.01 feet to a point;
thence with a bearing of N. 72° 00' 00" E., a distance of 41.39 feet to a point; thence with a curve to the right having
a radius of 914.53 feet, an arc length of 550.91 feet to a point; thence with a bearing of S. 73° 30' 00" E., a distance
of 33.87 feet to a point; thence with a curve to the left having a radius of 994.93 feet, an arc length of 231.53 feet to
a point; thence with a bearing of S. 86° 50' 00" E., a distance of 496.12 feet to a point; thence with a curve to the left
having a radius of 643.11 feet, an arc length of 239.82 feet to a point; thence with a bearing of S. 0° 57' 37" E. a
distance of 460.55 feet more or less to the Point of Beginning,

has caused the same to be surveyed and plotted as shown hereon and does hereby dedicate as follows:
The utility easements and drainage easements as shown are hereby dedicated in perpetuity for the construction and maintenance
of utilities and drainage. The areas indicated as Limited Access Easements as shown are dedicated to the Board of County Commissioners
for the purposes of control and jurisdiction over access rights. The streets shown as Tract 'A' are hereby dedicated for private road
purposes, subject to use by governmental or quasi-governmental agencies, to the Thornhill Estates Homeowners Association, Inc., a Florida
Corporation not for profit, and are the perpetual maintenance obligation of said association. The areas shown as Landscape Easements are
hereby dedicated to said Thornhill Estates Homeowners Association, Inc. and are perpetual maintenance obligation of said association.

IN WITNESS WHEREOF, the said Corporation, COSTAIN FLORIDA INC., has caused these presents to be signed by
its Senior Vice President, BART M. WASSMANSDORF, and attested by its Asst. Secretary PETER VAN ANDEL and its
corporate seal to be affixed hereto by and with the authority of its Board of Directors this 6th day of FEB, A.D. 1979.
COSTAIN FLORIDA INC.

Quitter H. Hanley
Witness
Louis J. Crispen
Witness

Bart M. Wassmansdorf
BART M. WASSMANSDORF, Senior Vice Pres.
Peter Van AnDEL
PETER VAN ANDEL, Asst. Secretary

ACKNOWLEDGMENT

STATE OF FLORIDA } Before me personally appeared BART M. WASSMANSDORF, and
COUNTY OF PALM BEACH } PETER VAN ANDEL to me well known and known to me to be the individuals
described in and who executed the foregoing instrument as BART M. WASSMANSDORF, Senior Vice President
and PETER VAN ANDEL, Asst. Secretary of the above named COSTAIN FLORIDA INC., a Florida corporation, and they
acknowledged to and before me that they executed such instrument as such Senior Vice President and Asst. Secretary
respectively, 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 6th day of February, A.D. 1979.

February 1, 1980
My Commission Expires

Quitter A. Tracy
Notary Public, STATE OF FLORIDA

TITLE CERTIFICATE

STATE OF FLORIDA } I, PETER VAN ANDEL, a duly licensed attorney in the State of Florida, do hereby
COUNTY OF PALM BEACH } certify that I have examined the title to the hereon described property; that as of
January 30, 1979 I find apparent record title to the property is vested in COSTAIN FLORIDA INC., a Florida
Corporation; that the current Real Estate Taxes have been paid; that the property is encumbered by the mortgage
shown hereon; and that all mortgages of record are shown and are true and correct.

FEBRUARY 6, 1979
Date

Peter Van AnDEL
PETER VAN ANDEL, Attorney
Gunster, Yoakle, Crisner, Stewart & Hershey
Professional Association, Attorneys-at-Law

28/47/42
This instrument Prepared by:
John A. Grant, Jr., John A. Grant, Jr., Inc.
3333 North Federal Highway, Boca Raton, Fla. 33431

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Thornhill Est. PUD