

40-184

80-18499

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GOLDEN LAKES VILLAGE SECTION NINE REPLAT

IN SECTION 28 TOWNSHIP 43 SOUTH RANGE 42 EAST
BEING A REPLAT OF GOLDEN LAKES VILLAGE PLAT
PLAT BOOK 39, PAGES 82, THROUGH 85
PALM BEACH COUNTY, FLORIDA
SHEET 1 OF 4 SHEETS

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 11:48 A.M.
on 17th day of September
1980, and duly recorded in Plat Book No.
39 on pages 184, 185, 186, 187
JOHN B. DUNKLE, Clerk Circuit Court
of Palm Beach County, Florida

DESCRIPTION

All of Golden Lakes Village, Section 9, as same is recorded in Plat Book 39, Pages 82, 83, 84, and 85, Public Records, Palm Beach County, Florida.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that FLORIDA PLANNED COMMUNITIES, INC., a Florida Corporation; GLUCKSTERN-TAYLOR ENTERPRISES, a Florida General Partnership; and GOLDEN LAKES TEMPLE, a Florida Corporation, owners of the lands shown hereon as GOLDEN LAKES VILLAGE SECTION NINE and as described hereon have caused the same to be surveyed and platted as shown hereon.

Roads (Parcel 1 and Parcel 2), as shown hereon, are hereby granted to GOLDEN LAKES HOMEOWNERS ASSOCIATION, INC. for its perpetual non-exclusive use, and shall be maintained by said Association as required by documents recorded in the Office of the Clerk of the Circuit Court of Palm Beach County, Florida, Official Record Book 2823, Pages 634 and 663, respectively. The roadway, drainage, utility easements and the areas within which the utilities will be installed under the said roads and Parcels 1 and 2 are hereby dedicated to the perpetual use of the Public for utility and drainage purposes. The private roads and roadway easements shown hereon may be used by the U. S. Postal Authority, Fire and Police Departments and other Governmental or Quasi-Governmental Agencies and their agents and employees while engaged in their respective official functions.

The Water Management Tracts shown hereon as Parcel "W", are hereby dedicated to the GOLDEN LAKES HOMEOWNERS ASSOCIATION, INC. for proper purposes and are the perpetual maintenance obligation of said Association.

IN WITNESS WHEREOF, the above named corporations and partnership have caused these presents to be signed by its VICE PRESIDENT, its PARTNER and its PRESIDENT, and attested to by its ASSISTANT SECRETARY, its SECRETARY and its _____, and their corporate seals to be affixed hereto, this 16th day of September, A. D. 1980.

FLORIDA PLANNED COMMUNITIES, INC.,
a Corporation of the
State of Florida

ATTEST: Beatrice Grossing By: Murray Fields
Beatrice Grossing Assistant Secretary Murray Fields Vice President

GLUCKSTERN-TAYLOR ENT.,
a Florida General Partnership

Witness: Beatrice Grossing By: Jack Taylor
Beatrice Grossing Jack Taylor Partner

GOLDEN LAKES TEMPLE, INC.,
a Florida Corporation

ATTEST: Jack Zuffi By: William Moch
Jack Zuffi Secretary William Moch President

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME personally appeared MURRAY FIELDS AND BEATRICE GRASSING to me well known and known to me to be the individuals described in and who executed the foregoing instrument as VICE-PRESIDENT and ASST-SECRETARY of FLA. PLANNED COMMUNITIES, INC. 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 16th day of September, A.D. 1980

By: Frank W. Brown
Notary Public

My Commission Expires: Feb 25, 1984

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME personally appeared JACK TAYLOR, to me well known, and known to me to be the individual described in and who executed the foregoing instrument as GENERAL PARTNER OF GLUCKSTERN-TAYLOR ENT., a Florida General Partnership, and he acknowledged to and before me that he executed such instrument as such officer of said partnership and that the seal affixed to the foregoing instrument is the partnership seal of said partnership and that it was affixed to said instrument by due and regular partnership authority and that said instrument is the free act and deed of said Partnership.

WITNESS my hand and official seal, this 16th day of September, A.D. 1980.

By: Frank W. Brown
Notary Public

My Commission Expires: Feb 25, 1984

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME personally appeared WILLIAM MACH AND JACK ZURIFF to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as PRESIDENT and SECRETARY of GOLDEN LAKES TEMPLE, INC. 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 16th day of September, A.D. 1980

By: Frank W. Brown
Notary Public

My Commission Expires: Feb 25, 1984

P. U. D. DATA

TOTAL AREA - 53.218 Ac.
WATER AREA - 19.1 Ac.
TOTAL UNITS - 304 Units
DENSITY - 5.71 D.U./Ac.

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, HAROLD ZINN a duly licensed attorney in the State of Florida, do hereby certify that I have examined the title to the hereon described property; that I find the title to the property is vested in FLORIDA PLANNED COMMUNITIES, INC.; that the current taxes have been paid; and that I find that the property is encumbered by the mortgages shown hereon; and that I find all mortgages are shown and are true and correct.

Date: Sept. 22, 1980 By: Harold Zinn
Attorney at Law

COUNTY APPROVALS

COUNTY ENGINEER

This plat is hereby approved for record this _____ day of _____, A.D. 19____.

By: _____
Palm Beach County, Florida Engineer

BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this _____ day of _____, A.D. 19____.

By: _____
Chairman
Board of County Commissioners

ATTEST: _____
BOARD OF COUNTY COMMISSIONERS
Deputy Clerk

NOTES

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

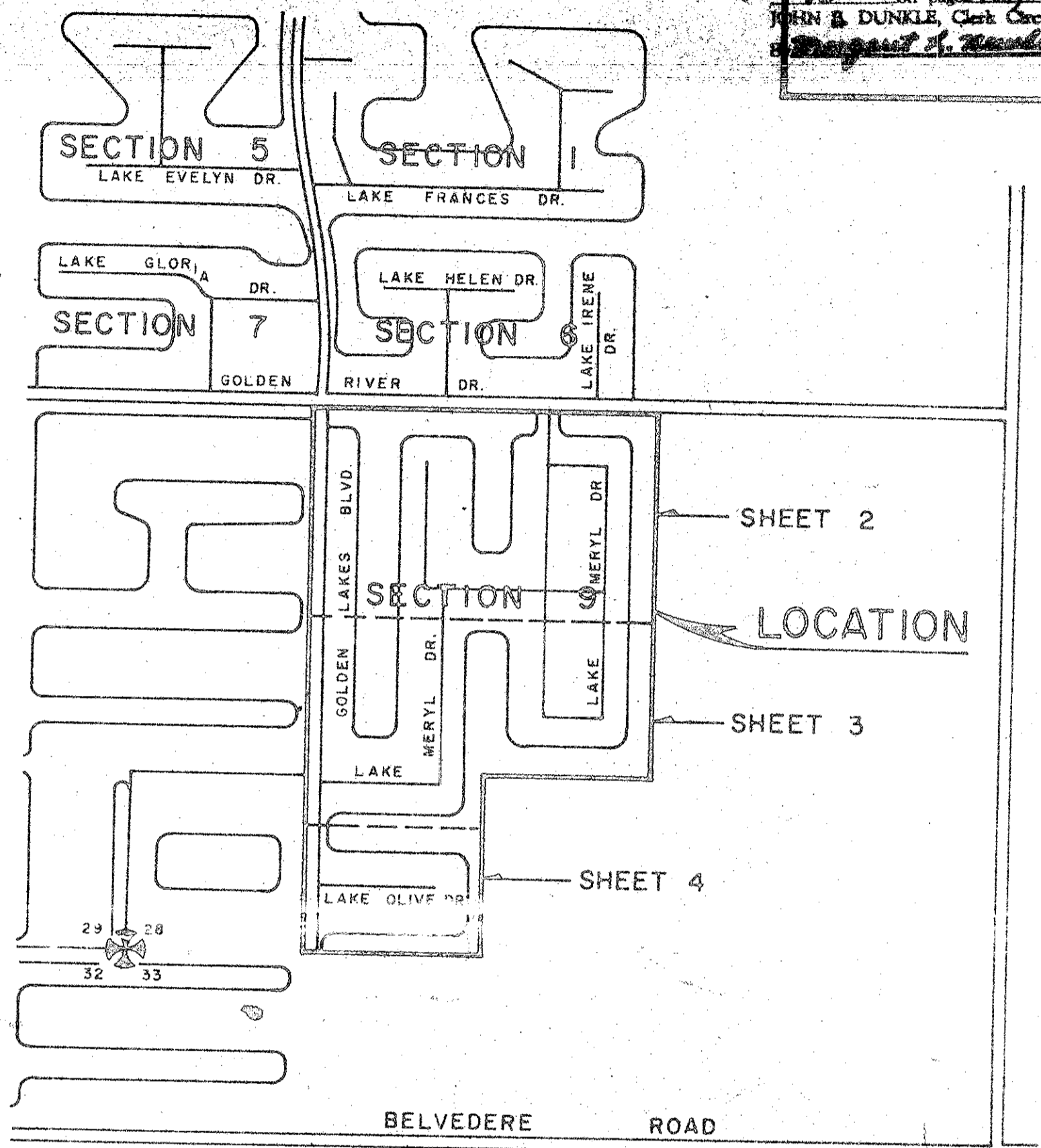
Permanent Control Points (P.C.P.) are designated thus:

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

There shall be no buildings or any kind of construction or ties to land placed on them.

Bearings and coordinates cited hereon are in the meridian and coordinate system of GOLDEN LAKES VILLAGE SECTION SIX, (Plat Book 34, Pages 71 and 72).

Section Lines passing through the plat are, by survey, not readily determinable and are not shown. Ties to original tract line of PALM BEACH FARMS COMPANY PLAT NO. 3 (Plat Book 2, Page 45) are shown in their stead.



KEY MAP

SURVEYOR'S CERTIFICATION

I hereby 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 that (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with PALM BEACH COUNTY, FLORIDA 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 the PALM BEACH COUNTY, FLORIDA.

Date: SEPTEMBER 23rd, 1980 By: Peter T. Krick
Florida Cert. No. 3748 P.L.S.

This instrument was prepared by PETER T. KRICK
Robert E. Owen & Associates, Inc., Engineers and Planners, 1675 Palm Beach Lakes Boulevard, West Palm Beach, Florida.

Field Book No. Pg.	ROBERT E. OWEN & ASSOCIATES, INC. ENGINEERS · PLANNERS · SURVEYORS WEST PALM BEACH FLORIDA	GOLDEN LAKES VILLAGE SECTION NINE REPLAT	Job No.	80-160
Design			Scale	
Drawn			Date	AUG., 1980
Checked P.T. KRICK			Sheet of 4	1
Approved		SHEET 1 OF 4 SHEETS	File No.	BF-2319