

891-118

DEL MAR PLAZA SUB DIVISION NO. 1

A REPLAT OF A PORTION OF TRACT II, BOCA DEL MAR NO. 5 RECORDED IN
PLAT BOOK 30, PAGES 127 & 128, PUBLIC RECORDS OF PALM BEACH COUNTY,
FLORIDA AND LYING IN SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA

DATE: NOVEMBER 1980

SHEET 1 OF 3 SHEETS

9:37a
31 December
1980
108,109-110
Dale J. Farnham

DEDICATION AND RESERVATION

STATE OF FLORIDA)
COUNTY OF DADE) S.S.

KNOW ALL MEN BY THESE PRESENTS THAT THE FIRST VENEZUELAN CO., LTD., A CAYMAN ISLANDS CORPORATION, OWNER OF LAND SHOWN HEREON, BEING SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS DEL MAR PLAZA SUB-DIVISION NO. 1, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PORTION OF TRACT II OF BOCA DEL MAR NO. 5, ACCORDING TO THE PLAN THEREOF, AS RECORDED IN PLAT BOOK 30, PAGES 127-128, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT II; THENCE N. 89° 29' 32" W., ALONG THE EAST LINE OF SAID TRACT II AND THE WEST RIGHT OF WAY LINE OF POWERLINE ROAD, A DISTANCE OF 843.67 FEET; THENCE S. 89° 30' 27" W., A DISTANCE OF 209.02 FEET; THENCE N. 00° 29' 33" E., A DISTANCE OF 209.03 FEET TO A POINT ON THE NORTH LINE OF SAID TRACT II; THENCE S. 89° 30' 27" W., ALONG SAID NORTH LINE, A DISTANCE OF 791.24 FEET; THENCE S. 00° 29' 33" E., A DISTANCE OF 1095.25 FEET TO A POINT ON THE SOUTH LINE OF SAID TRACT II; THENCE N. 89° 50' 07" E., ALONG SAID SOUTH LINE, A DISTANCE OF 614.34 FEET; THENCE N. 02° 42' 19" E., A DISTANCE OF 386.73 FEET TO THE POINT OF BEGINNING. SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, CONTAINING 24.00 ACRES, MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

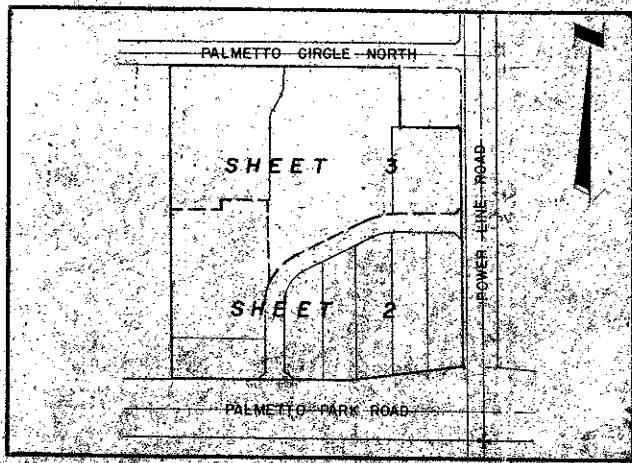
- STREETS
THE STREETS AS SHOWN ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR PERPETUAL USE OF THE PUBLIC FOR PAPER PURPOSES.
- EASEMENTS
A. UTILITY AND DRAINAGE EASEMENTS - THE UTILITY EASEMENTS AND DRAINAGE EASEMENTS AS SHOWN ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND DRAINAGE.
B. DRAINAGE EASEMENT - THE DRAINAGE EASEMENT LYING IN PARCELS 111 THROUGH 114 AND SHOWN HEREON IS HEREBY DEDICATED TO THE DEL MAR PLAZA SUB-DIVISION NO. 1 PROPERTY OWNERS ASSOCIATION FOR THE PROPER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION.
C. LIMITED ACCESS EASEMENTS - THE LIMITED ACCESS EASEMENTS AS SHOWN ARE DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSES OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS AUTHORIZED SIGNATORIES AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 19th DAY OF November, 1980.

THE FIRST VENEZUELAN CO., LTD., A CAYMAN ISLANDS CORPORATION

BY: *Richard L. Layfield, Jr.*
RICHARD L. LAYFIELD, JR., AUTHORIZED SIGNATORY

ATTEST: *South D. Rodman*
SOUTH D. RODMAN
AUTHORIZED SIGNATORY



PLAT SHEET INDEX MAP

ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF DADE) S.S.

BEFORE ME PERSONALLY APPEARED RICHARD L. LAYFIELD, JR. AND SOUTH D. RODMAN, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS AUTHORIZED SIGNATORIES OF THE FIRST VENEZUELAN CO., LTD., A CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH AUTHORIZED SIGNATORIES, 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 THE SAID AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE TRUE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 19th DAY OF November, 1980.

MY COMMISSION EXPIRES: 1/29/84

Euphemia Parker
NOTARY PUBLIC, STATE OF FLORIDA

MORTGAGEE'S CONSENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON THE PROPERTY DESCRIBED HEREON AND DO HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 3143 AT PAGES 1216 - 1222 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY R. J. HADEN, VICE PRESIDENT OF TEXACO BOCA DEL MAR, INC., A GENERAL PARTNER OF BOCA DEL MAR ASSOCIATES, THIS 20th DAY OF November, 1980.

BY: *R. J. Haden*
R. J. HADEN, VICE PRESIDENT OF TEXACO BOCA DEL MAR, INC., A GENERAL PARTNER OF BOCA DEL MAR ASSOCIATES, A FLORIDA GENERAL PARTNERSHIP

BOCA DEL MAR ASSOCIATES, A FLORIDA GENERAL PARTNERSHIP
BY: *R. J. Haden*
R. J. HADEN, VICE PRESIDENT OF TEXACO BOCA DEL MAR, INC., A GENERAL PARTNER OF BOCA DEL MAR ASSOCIATES, A FLORIDA GENERAL PARTNERSHIP

ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH) S.S.

BEFORE ME PERSONALLY APPEARED R. J. HADEN, TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS R. J. HADEN, VICE PRESIDENT OF TEXACO BOCA DEL MAR, INC., A 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 VICE PRESIDENT OF TEXACO BOCA DEL MAR, INC., A GENERAL PARTNER OF BOCA DEL MAR ASSOCIATES, A FLORIDA GENERAL PARTNERSHIP, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS ALL BY AND WITH THE AUTHORITY OF THE CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL, THIS 20th DAY OF November, 1980.

MY COMMISSION EXPIRES: May 18, 1984

Peggy A. Rainey
NOTARY PUBLIC, STATE OF FLORIDA

MORTGAGEE'S CONSENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH) S.S.

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 SAID DEDICATION BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 3143 AT PAGES 1233 - 1239 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED TO BY ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 20th DAY OF November, 1980.

ATTEST: *Henrietta Frankel*
HENRIETTA FRANKEL, SECRETARY

DEL MAR PLAZA, INC., A CORPORATION
THE STATE OF FLORIDA
BY: *Frankel*
FRANKEL, PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH) S.S.

BEFORE ME PERSONALLY APPEARED FRANKEL AND HENRIETTA FRANKEL, 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 DEL MAR PLAZA, INC., A CORPORATION, AND 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 THE SAID AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE TRUE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20th DAY OF November, 1980.

MY COMMISSION EXPIRES: 4-16-83

Frederick J. McLeary
NOTARY PUBLIC, STATE OF FLORIDA

TITLE CERTIFICATION

STATE OF FLORIDA)
COUNTY OF DADE)

I, MARTIN F. SEAL, A FULLY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE AFORESAID DESCRIBED PROPERTY, THAT I FOUND THE TITLE TO THE PROPERTY TO BE THE FIRST VENEZUELAN CO., LTD.; THAT THE 1979 REAL PROPERTY TAXES HAVE BEEN PAID; AND THAT THE PROPERTY IS ENCLERED BY THE MORTGAGE SHOWN HEREON.

DATE: 11/19/80

Martin F. Seal
MARTIN F. SEAL, ATTORNEY AT LAW
LICENSED IN FLORIDA

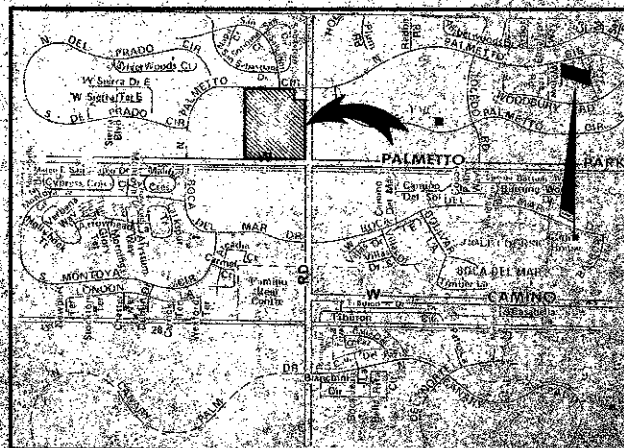
SURVEYOR'S CERTIFICATION

STATE OF FLORIDA)
COUNTY OF PALM BEACH) S.S.

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.L.R. 45) PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT (P.L.C. 15) PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS PROVIDED WITH PALM BEACH COUNTY FOR THE REQUIRED IMPROVEMENTS AND FURTHER THAT THIS SURVEY COMPLETES WITH ALL THE REQUIREMENTS OF CHAPTER 117, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

DATE: NOVEMBER 20, 1980

Dale J. Farnham
DALE J. FARNHAM, INC.
REGISTERED SURVEYOR NO. 3058
STATE OF FLORIDA



LOCATION MAP

APPROVAL

PALM BEACH COUNTY

BOARD OF COUNTY COMMISSIONERS
OF PALM BEACH COUNTY, FLORIDA

THIS PLAT IS HEREBY APPROVED AND THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, DO HEREBY CERTIFY THAT THE PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 117, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

BY: *Richard L. Layfield, Jr.*
RICHARD L. LAYFIELD, JR., COUNTY ENGINEER

ATTEST: *Kathryn S. Miller*
KATHRYN S. MILLER, COUNTY ENGINEER

COUNTY ENGINEER:

THIS PLAT IS HEREBY APPROVED AND THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, DO HEREBY CERTIFY THAT THE PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 117, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

BY: *Dale J. Farnham*
DALE J. FARNHAM, COUNTY ENGINEER

SURVEYOR'S NOTES

- 1. READER'S EXAMINATION OF THESE PRESENTS WILL REVEAL THAT THE PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 117, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.
- 2. READER'S EXAMINATION OF THESE PRESENTS WILL REVEAL THAT THE PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 117, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.
- 3. READER'S EXAMINATION OF THESE PRESENTS WILL REVEAL THAT THE PLAT IS IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 117, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.
- 4. THE 96' FOOT WIDE DRAINAGE EASEMENT AS SHOWN HEREON SHALL NOT AFFECT THE DEVELOPMENT AND SHALL NOT BE ABANDONED OR FENCED IN.

THIS INSTRUMENT WAS PREPARED BY ATLEIGH S. SPENCER, SURVEYOR, INC. 1008 SOUTH MILITARY AVENUE, WEST PALM BEACH, FLORIDA

DEL MAR PLAZA
A/I/108
0205-312

Dale J. Farnham, Inc.
land surveyors, planners, engineers