

41-206

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DELRAY LAKES ESTATES PUD

BEING A REPLAT OF A PORTION OF PALM BEACH FARMS CO. PLAT 1
IN SECTION 20, TOWNSHIP 46 SOUTH, RANGE 42 EAST.
PALM BEACH COUNTY, FLORIDA

ACKNOWLEDGEMENT

STATE OF FLORIDA) SS BEFORE ME PERSONALLY APPEARED MYRON SPONDER,
COUNTY OF BROWARD) HARVEY TOLLIN, NORMAN PURCELL, AND NORMAN PURCELL
TRUSTEE FOR IDA BELL PURCELL, TO ME WELL KNOWN AND TO ME KNOWN TO BE
THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT
AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH
INSTRUMENT AS THE FREE ACT AND DEED OF SAID PERSONS.
WITNESS MY HAND AND SEAL THIS 28th DAY OF AUGUST A.D. 1980
MY COMMISSION EXPIRES: MARCH 16 1981

200

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 10:25 AM
on the 5th day of March
1981 and duly recorded in Plat Book
41 on page 200-201
JOHN B. DUNKLE, Clerk Circuit Court
By: *[Signature]*

WINNINGHAM & LIVELY, INC. SURVEYORS - ENGINEERS FORT LAUDERDALE, FLORIDA
SCALE: 1"=100

SHEET 1 OF 2 SHEETS

MORTGAGEE'S CONSENT

STATE OF FLORIDA) SS THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE
COUNTY OF BROWARD) UPON THE HEREON DESCRIBED PROPERTY AND DOES JOIN IN AND CONSENT TO
THE DEDICATION OF THE LANDS DESCRIBED IN THE DEDICATIONS HERETO BY THE OWNER THEREOF AND
AGREES THAT ITS MORTGAGE, WHICH IS RECORDED IN OFFICIAL RECORD BOOK 3355 PAGES 1973 - 1980
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE
DEDICATIONS SHOWN HEREON.

WITNESS *[Signature]* MYRON SPONDER
WITNESS *[Signature]* HARVEY TOLLIN
WITNESS *[Signature]* NORMAN PURCELL
WITNESS *[Signature]* NORMAN PURCELL TRUSTEE FOR IDA BELL PURCELL

THIS INSTRUMENT PREPARED BY
WINNINGHAM & LIVELY, INC.
1040 N.E. 45TH ST.
FORT LAUDERDALE, FLORIDA
By: *[Signature]*
R.L.S. #500

ACKNOWLEDGEMENT

STATE OF FLORIDA) SS BEFORE ME PERSONALLY APPEARED MYRON SPONDER
COUNTY OF BROWARD) AND RAYMOND SPONDER TO ME WELL KNOWN AND KNOWN
TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING
INSTRUMENT AS RAYMOND SPONDER, PRESIDENT AND MYRON SPONDER SECRETARY
OF THE ABOVE NAMED DELRAY LAKES ESTATES INCORPORATED, AND THEY
SEVERALLY ACKNOWLEDGE TO ME AND BEFORE ME THAT THEY EXECUTED SUCH
INSTRUMENT AS PRESIDENT AND 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
REGULAR CORPORATE AUTHORITIES, AND THAT SAID INSTRUMENT IS THE FREE ACT
AND DEED OF SAID CORPORATION. WITNESS MY HAND AND SEAL THIS 23rd DAY
OF JUNE 1980.
MY COMMISSION EXPIRES: 3/14/81

[Signature]
NOTARY PUBLIC

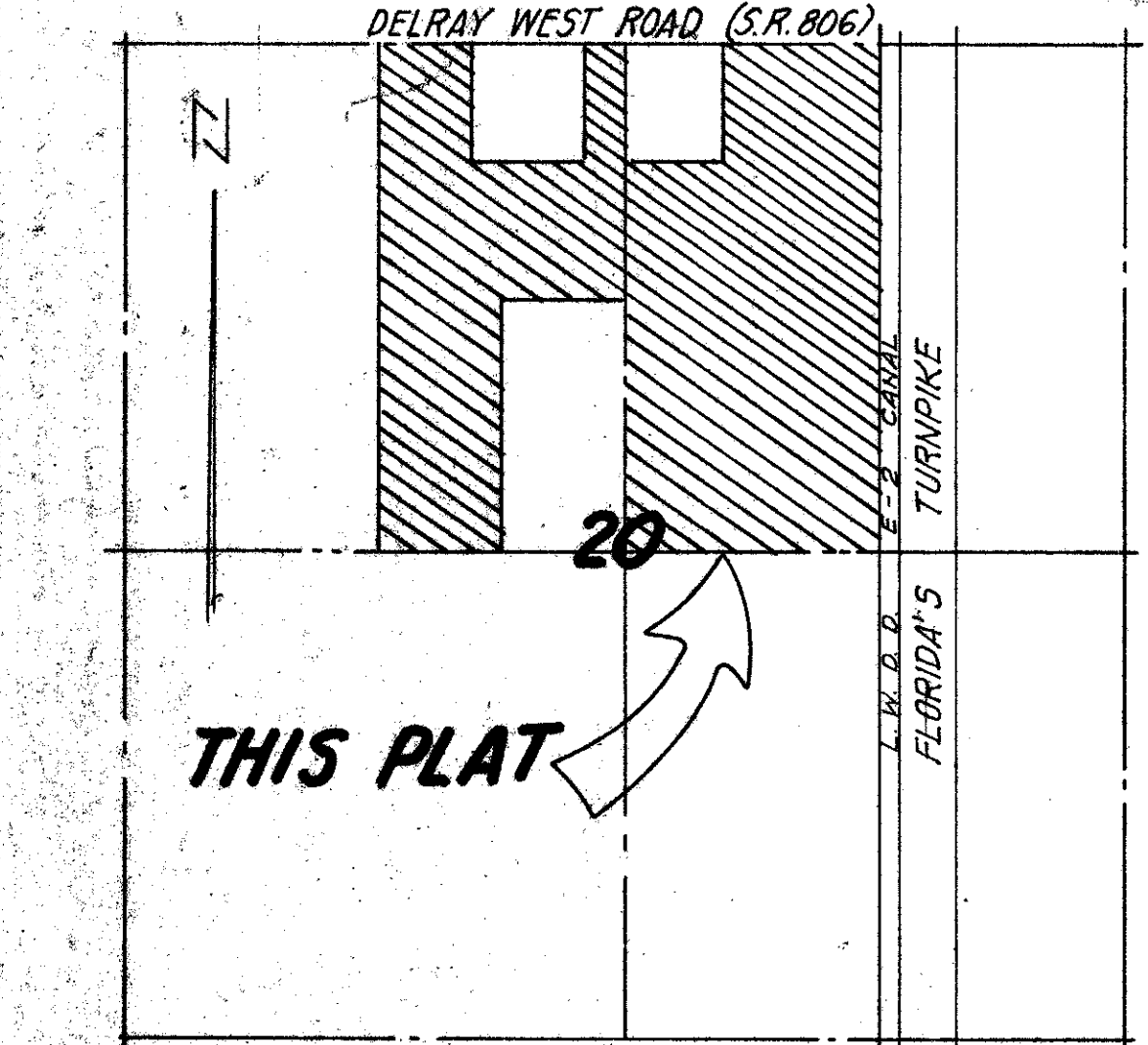
DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT DELRAY LAKES ESTATES INC., A FLORIDA
CORP. OWNER OF THE LANDS DESCRIBED AS: A PARCEL OF LAND IN THE NORTH 1/2 OF SEC.
20, TOWNSHIP 46 SOUTH, RANGE 42 EAST, SAID PARCEL INCLUDING A PORTION OF TRACT 4, ALL
OF TRACTS 5 AND 6, A PORTION OF TRACTS 9 AND 11, ALL OF TRACT 12, ALL OF TRACTS 21
THRU 28 INCLUSIVE, PORTIONS OF TRACTS 29 AND 36, ALL OF TRACTS 37 TO 40 INCLUSIVE, ALL
OF TRACTS 43, 44, 53, 54 AND ALL OF TRACTS 57 THRU 60 INCLUSIVE, AND A PORTION OF
TRACT 61, ACCORDING TO THE PALM BEACH FARMS COMPANY PLAT NO. 1 OF SAID SECTION 20,
AS RECORDED IN PLAT BOOK 2, PAGES 26 THRU 28 INCLUSIVE, OF THE PUBLIC RECORDS
OF PALM BEACH COUNTY, FLORIDA, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS
FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 20; THENCE RUN
SOUTH 89°42' WEST (ON AN ASSUMED BEARING) 1161.39 FEET ALONG THE NORTH LINE OF SAID
SECTION 20, TO AN INTERSECTION WITH WESTERLY RIGHT OF WAY LINE OF LAKE WORTH DRAINAGE
DISTRICT CANAL E-2; THENCE RUN SOUTH 0°58'57" EAST 30 FEET ALONG SAID WESTERLY
RIGHT OF WAY LINE, TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 0°58'57" EAST
2631.04 FEET ALONG SAID WESTERLY RIGHT OF WAY LINE, TO AN INTERSECTION WITH THE
SOUTH BOUNDARY OF SAID TRACTS 57 THRU 61; THENCE RUN SOUTH 89°47'46" WEST 1465.09
FEET; TO THE SOUTHWEST CORNER OF TRACT 57; THENCE RUN NORTH 1°28'36" WEST 1336.01
FEET; TO THE SOUTHWEST CORNER OF SAID TRACT 23; THENCE RUN SOUTH 89°47'48" WEST
639.43 FEET; TO THE SOUTHWEST CORNER OF SAID TRACT 22; THENCE RUN SOUTH 72°50'
EAST 1336.01 FEET; TO THE SOUTHEAST CORNER OF SAID TRACT 54; THENCE RUN SOUTH
89°47'46" WEST 664.84 FEET; TO THE SOUTHWEST CORNER OF SAID TRACT 53; THENCE RUN
NORTH 1°27'04" WEST 2642.67 FEET ALONG THE WEST BOUNDARY OF TRACTS 12, 21, 44
AND 53, IN SAID SECTION 20, TO AN INTERSECTION WITH A LINE 30 FEET SOUTH OF, AS
MEASURED AT RIGHT ANGLES AND PARALLEL TO, SAID NORTH LINE OF SECTION 20; THENCE
RUN SOUTH 89°35' EAST 498 FEET ALONG SAID PARALLEL LINE; THENCE RUN SOUTH
1°27'27" EAST 649.20 FEET ALONG THE EAST BOUNDARY OF THE WEST 1/2 OF SAID
TRACT 11, TO AN INTERSECTION WITH THE SOUTH BOUNDARY OF SAID TRACT 11;
THENCE RUN NORTH 89°47'03" EAST 663.98 FEET; TO THE SOUTHWEST CORNER
OF THE EAST 1/2 OF SAID TRACT 9; THENCE RUN NORTH 1°28'24" WEST 642.03 FT.
ALONG THE EAST BOUNDARY OF SAID WEST 1/2 OF TRACT 9, TO AN INTERSECTION
WITH SAID LINE 30 FEET SOUTH OF, AS MEASURED AT RIGHT ANGLES AND
PARALLEL TO THE NORTH LINE OF SAID SECTION 20; THENCE RUN SOUTH
89°35' EAST 119.43 FEET ALONG SAID PARALLEL LINE, TO A POINT OF INTER-
SECTION; THENCE RUN NORTH 89°42' EAST 47.33 FEET ALONG SAID PARALLEL
LINE; THENCE RUN SOUTH 1°28'36" EAST 639.94 FEET; TO THE SOUTHEAST
CORNER OF TRACT 9 IN SAID SECTION 20; THENCE RUN NORTH 89°47'53" EAST
633.71 FEET; TO THE SOUTHWEST CORNER OF SAID TRACT 6; THENCE RUN
NORTH 1°28'37" WEST 641.09 FEET ALONG THE EAST BOUNDARY OF SAID
TRACT 7, TO AN INTERSECTION WITH SAID LINE 30 FEET SOUTH OF, AS
MEASURED AT RIGHT ANGLES AND PARALLEL TO THE NORTH LINE OF
SECTION 20; THENCE RUN NORTH 89°42' EAST 824.23 FEET ALONG SAID
PARALLEL LINE, TO THE POINT OF BEGINNING. SAID LANDS SITUATE IN PALM BEACH
COUNTY, FLORIDA, HAVE CAUSED THE SAME TO BE SURVEYED AND REPLATED AS SHOWN
HEREON AND DO HEREBY DEDICATE AS FOLLOWS: THE STREETS AND TRACT R-1 PARK AND
R-2 PARK AS SHOWN ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF
PALM BEACH COUNTY, FLORIDA, FOR PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES. THE
MANAGEMENT TRACTS AND DRAINAGE RIGHTS OF WAY AS SHOWN ARE DEDICATED TO THE HOMEOWNERS
ASSOCIATION FOR THE PROPER PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID
ASSOCIATION. THE USE OF EASEMENTS FOR ACCESS & UTILITIES AS SHOWN, IS HEREBY GRANTED IN PER-
PETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF SAID ACCESS UTILITIES. IN WITNESS WHEREOF
SAID DELRAY LAKES ESTATES, INC. HAS CAUSED THESE PRESENTS TO BE SIGNED BY RAYMOND SPONDER,
ITS PRESIDENT, AND MYRON SPONDER, ITS SECRETARY, AND ITS CORPORATE SEAL TO BE AFFIXED HERE-
TO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 23rd DAY OF JUNE, 1980.
DELRAY LAKES ESTATES, INC.

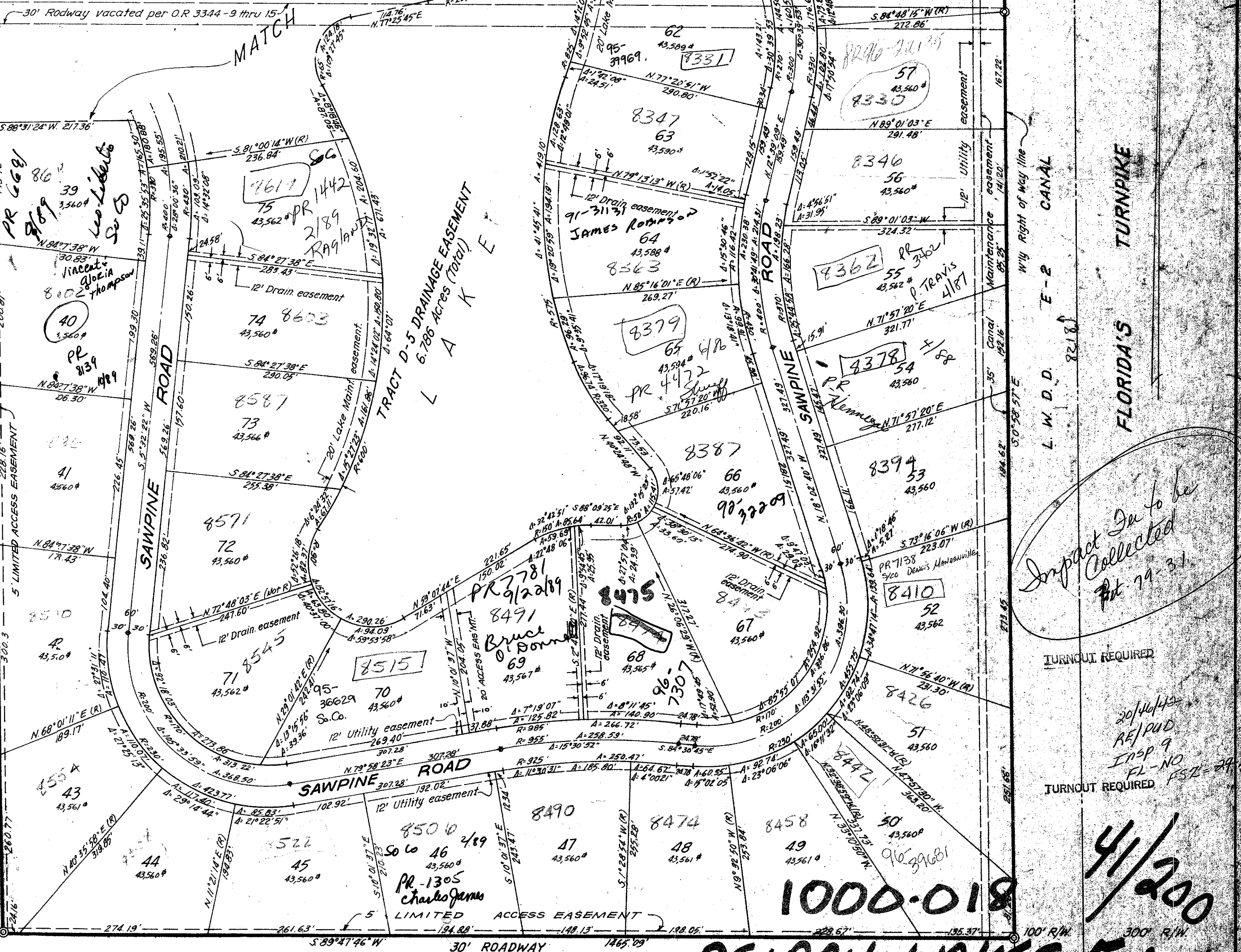
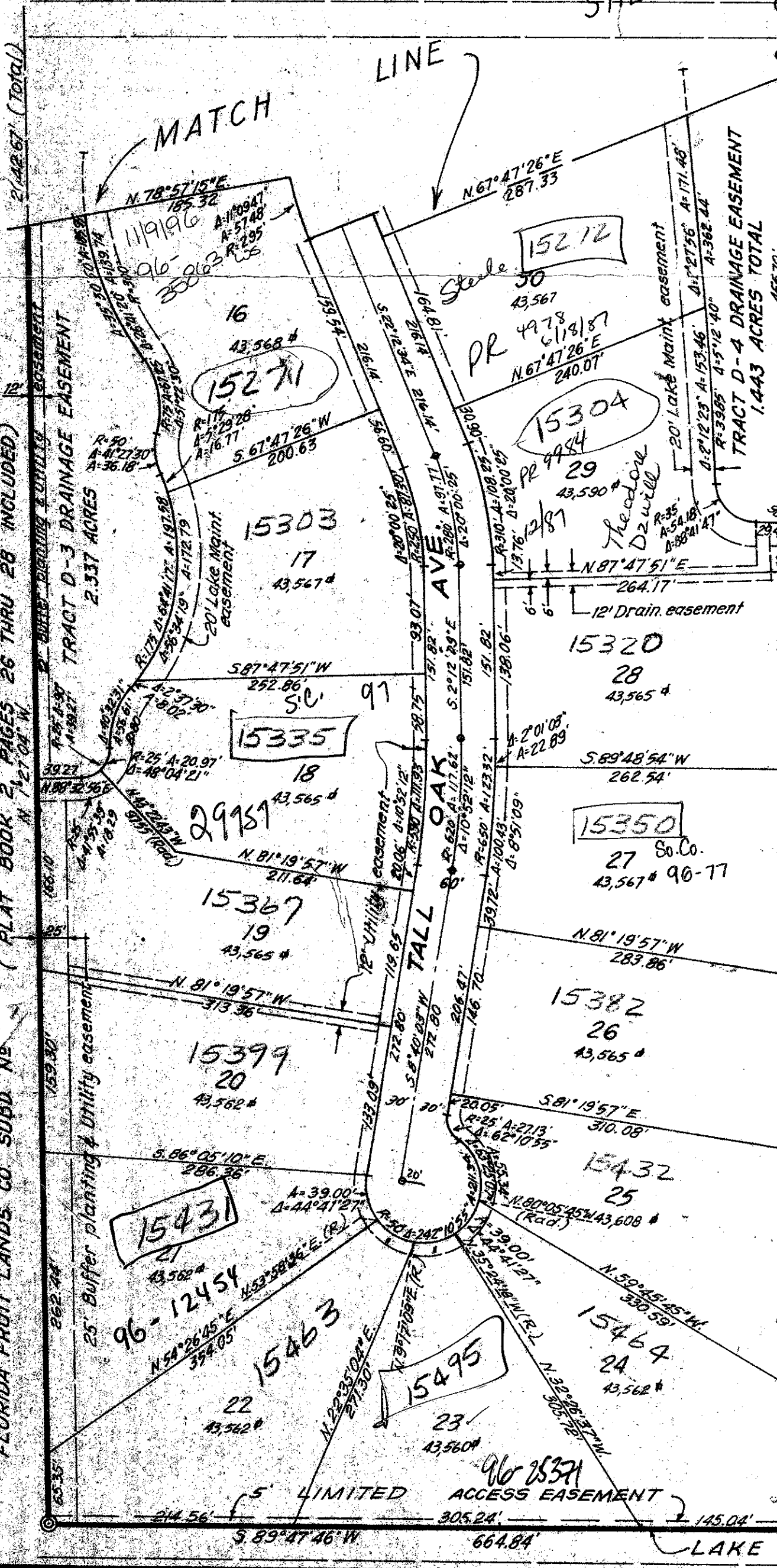
WITNESS: *[Signature]* AS TO BOTH RAYMOND SPONDER, PRESIDENT
WITNESS: *[Signature]* AS TO BOTH MYRON SPONDER, SECRETARY

COUNTY ENGINEER

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 23rd DAY OF JUNE 1980
BY: *[Signature]* COUNTY ENGINEER (SEAL)
NOT INCLUDED
FLORIDA FRUIT LANDS CO. SUBD. NO. 1
(PLAT BOOK 2 PAGES 26 THRU 28 INC.)
DELRAY LAKES ESTATES INCORPORATED



LOCATION MAP
SEC. 20, TWP. 46S, R. 42E
SCALE: 1"=1000



Impact Due to be
Collected
Pkt 79-31

TURNOUT REQUIRED
20/4/80
RE/PUD
INSP 9
FL NO
TURNOUT REQUIRED 152-297

1000-018

DELRAY LAKES Est.

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER