

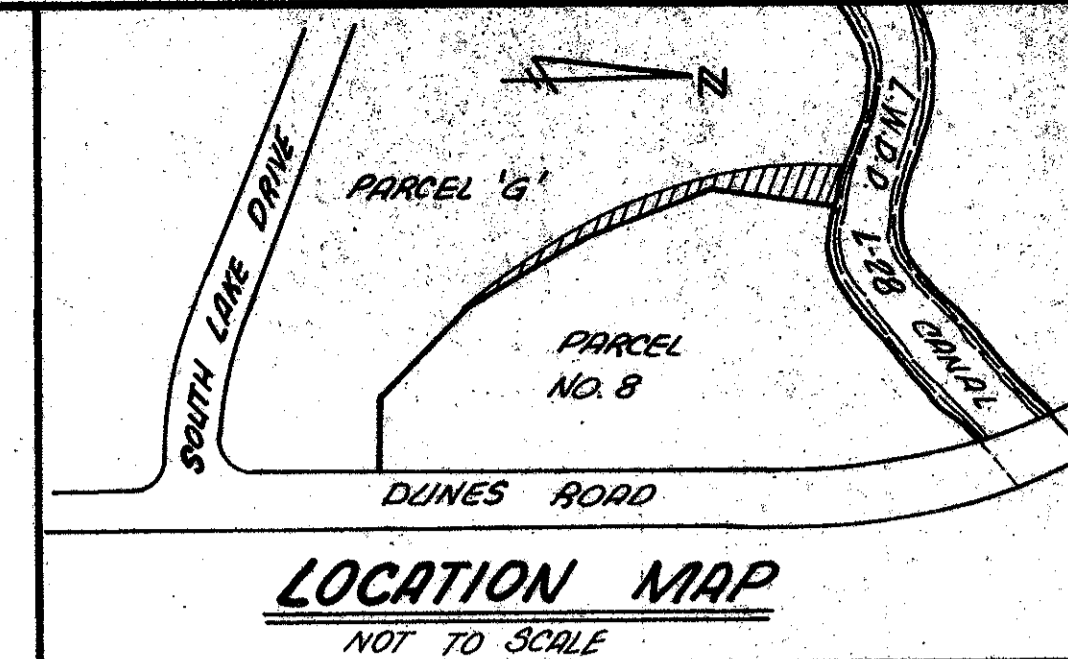
44/125

THIS INSTRUMENT PREPARED UNDER THE DIRECTION OF JOHN H. FITSCHEN CRAVEN THOMPSON & ASSOCIATES, INC. LAND SURVEYORS-CIVIL ENGINEERS 3974 OKEECHOBEE BLVD. WEST PALM BEACH, FLORIDA

DELRAY DUNES PARCEL 8

A SUBDIVISION IN THE N.W. 1/4 OF SECTION 1, TOWNSHIP 46 SOUTH, RANGE 42 EAST, ALSO BEING A REPLAT OF A PORTION OF PARCEL NO. 8 OF DELRAY DUNES SECOND SECTION, AS RECORDED IN PLAT BOOK 29, PAGES 91 THRU 93 INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

AUGUST, 1981



125

COUNTY OF PALM BEACH STATE OF FLORIDA This Plat was filed for record at 9:27A on the 29 day of JULY 1982 and duly recorded in Plat Book 44 of the 125-126 Series of the Public Records of Palm Beach County, Florida. Notary Public Seal

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ODYSSEY DEVELOPMENT CORPORATION, A DELAWARE CORPORATION, D/B/A, ODYSSEY DEVELOPMENT CORPORATION OF FLORIDA, OWNER OF THE LAND SHOWN HEREON, BEING IN THE NORTHWEST ONE-QUARTER (N.W. 1/4) OF SECTION 1, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS DELRAY DUNES PARCEL 8, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A REPLAT OF A PORTION OF PARCEL NO. 8 OF DELRAY DUNES SECOND SECTION AS RECORDED IN PLAT BOOK 29, AT PAGES 91 THRU 93 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST ONE-QUARTER (N.W. 1/4) OF SAID SECTION 1; THENCE SOUTH 00°57'34" EAST, ALONG A PORTION OF THE EAST LINE OF THE NORTHWEST ONE-QUARTER (N.W. 1/4) OF SAID SECTION 1, A DISTANCE OF 998.93 FEET; THENCE SOUTH 89°02'26" WEST, AS MEASURED AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 60.00 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE SOUTH 89°02'26" WEST, A DISTANCE OF 80.94 FEET; THENCE NORTH 47°39'11" WEST, A DISTANCE OF 118.65 FEET (THE LAST TWO DESCRIBED COURSES BEING COINCIDENT WITH THE SOUTHERLY AND A PORTION OF THE SOUTHWESTERLY BOUNDARIES OF SAID PARCEL NO. 8); THENCE NORTH 31°38'28" WEST, A DISTANCE OF 120.10 FEET; THENCE NORTH 84°38'33" WEST, A DISTANCE OF 179.00 FEET; THENCE NORTH 07°20'15" EAST, A DISTANCE OF 173.51 FEET TO A POINT ON THE ARC OF A CIRCULAR CURVE CONCAVE NORTHWESTERLY, WHOSE RADIUS POINT BEARS NORTH 02°08'12" WEST FROM THE LAST DESCRIBED POINT; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 180.00 FEET, A CENTRAL ANGLE OF 41°16'24" AND AN ARC LENGTH OF 129.66 FEET TO THE POINT OF TANGENCY; THENCE NORTH 46°35'24" EAST, A DISTANCE OF 179.39 FEET TO A POINT ON THE ARC OF A CIRCULAR CURVE CONCAVE WESTERLY, WHOSE RADIUS POINT BEARS SOUTH 70°58'50" WEST, FROM THE LAST DESCRIBED POINT, AND TO THE MOST NORTHEASTERLY CORNER OF SAID PARCEL NO. 8; THE LAST TWO DESCRIBED COURSES BEING COINCIDENT WITH A PORTION OF THE SOUTH-EASTERLY AND SOUTHERLY RIGHT-OF-WAY LINE OF THE L.W.O.D. CANAL L-28 AS RECORDED IN O.R. BOOK 1702, PAGES 1541 AND 1542; THENCE ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 612.05 FEET, A CENTRAL ANGLE OF 18°03'36" AND AN ARC LENGTH OF 192.92 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 00°57'34" EAST, A DISTANCE OF 489.88 FEET (THE LAST TWO DESCRIBED COURSES BEING COINCIDENT WITH THE EASTERLY BOUNDARY OF SAID PARCEL NO. 8) TO THE POINT OF BEGINNING.

SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY RECORD

SAID LANDS BEING IN PALM BEACH COUNTY, FLORIDA AND CONTAINING 3.22 ACRES, MORE OR LESS.

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

1. ODYSSEY ROAD AS SHOWN HEREON IS HEREBY DEDICATED TO THE DELRAY DUNES PARCEL 8 HOMEOWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, FOR INGRESS AND EGRESS AND FOR A UTILITY EASEMENT AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION.
 2. THE UTILITY EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES.
 3. THE LIMITED ACCESS EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSE AND JURISDICTION OVER ACCESS RIGHTS.
 4. THE DRAINAGE EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE DELRAY DUNES PARCEL 8 HOMEOWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION.
- IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED TO BY ITS ASSISTANT SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 24th DAY OF December 1981

ODYSSEY DEVELOPMENT CORPORATION, A CORPORATION OF THE STATE OF DELAWARE

ATTEST: Michael Listick, ASSISTANT SECRETARY

BY: M.A. Gagne, PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA S.S. BEFORE ME PERSONALLY APPEARED M.A. GAGNE AND MICHAEL LISTICK, TO ME COUNTY OF PALM BEACH WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND ASSISTANT SECRETARY OF THE ODYSSEY DEVELOPMENT CORPORATION, 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 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 24th DAY OF December 1981

July 20, 1984 My Commission Expires

Andrea C. Casarely, NOTARY PUBLIC, STATE OF FLORIDA

TITLE CERTIFICATION

STATE OF FLORIDA I, MICHAEL LISTICK, 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 I FIND THE TITLE TO THE PROPERTY IS VESTED TO ODYSSEY DEVELOPMENT CORPORATION, A DELAWARE CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT I FIND THAT THE PROPERTY IS FREE OF ENCUMBRANCES.

June 4, 1982 DATED

Michael Listick, MICHAEL LISTICK, ATTORNEY AT LAW, LICENSED IN FLORIDA

SURVEYORS 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.A.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 QUARANTEES POSTED WITH PALM BEACH COUNTY, FLORIDA FOR THE REQUIRED IMPROVEMENTS AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 171 FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

JANUARY 15th, 1982 DATED

John H. Fitchsen, JOHN H. FITSCHEN, REGISTERED LAND SURVEYOR NO. 3608 STATE OF FLORIDA

COUNTY APPROVAL

BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA

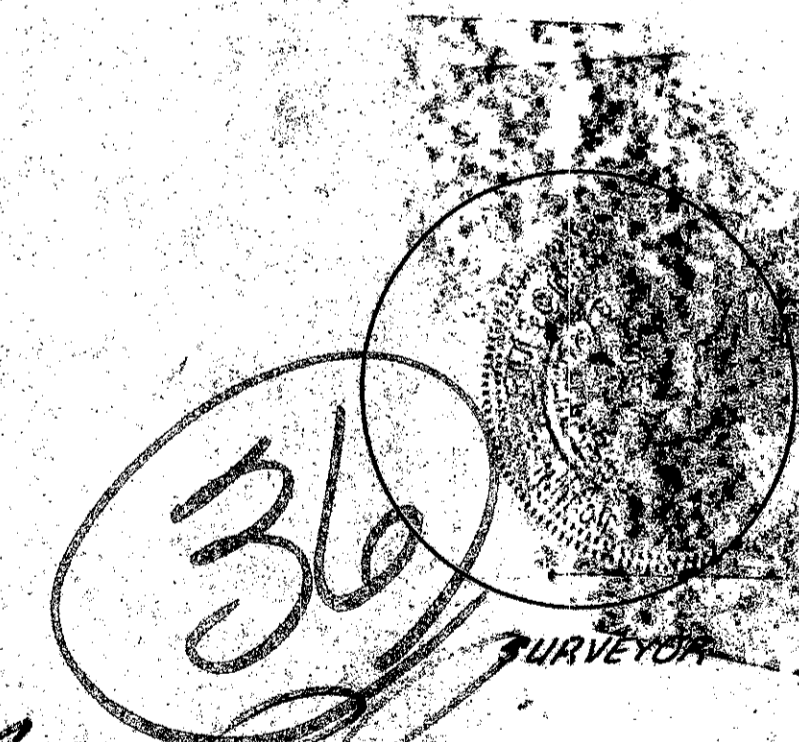
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 27 DAY OF July 1982

COUNTY ENGINEER

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 27 DAY OF July 1982

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

Elizabeth Richards, DEPUTY CLERK



1-46-42

0424-300

DELRAY DUNES PARCEL 8

44/125

SHEET 1 OF 2 SHEETS F.S.28