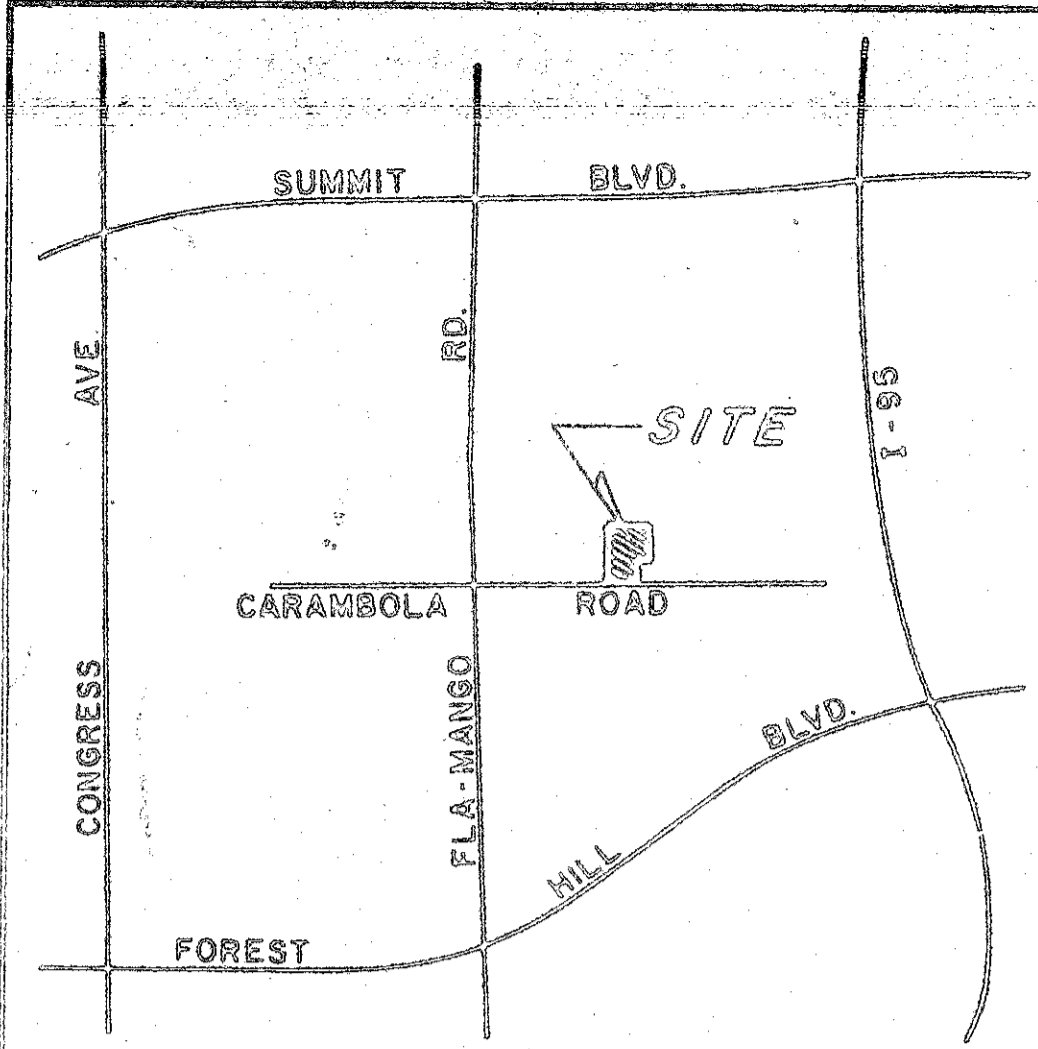


45/16

175-15A



VICINITY SKETCH
NOT TO SCALE

PLAT OF CHERLYNN ESTATES

BEING A REPLAT OF A PORTION OF LOT 16 AND ALL OF LOT 17, BLOCK 3,
AMENDED PLAT OF FLA-MANGO GROVELETS, AS RECORDED IN PLAT BOOK 21,
PAGE 88, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; LYING IN SECTION
8, TOWNSHIP 44 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA.
MARCH, 1982 SHEET 1 of 2

16

COUNTY OF PALM BEACH
STATE OF FLORIDA
This plat was filed for record on 10-22-82
at 5 o'clock of November
1982 and date recorded in this book
is 45 on page 10017
W. L. E. Notary Public
W. L. E.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT CHERLYNN CORPORATION A FLORIDA CORPORATION, OWNER OF LAND SHOWN HEREON, BEING IN SECTION 8, TOWNSHIP 44 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS CHERLYNN ESTATES BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 16 AND 17, BLOCK 3, ACCORDING TO THE AMENDED PLAT OF FLA-MANGO GROVELETS AS RECORDED IN PLAT BOOK 21, PAGE 88, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

LESS AND EXCEPT THE SOUTH 150.0 FEET OF THE EAST 150.0 FEET OF SAID LOT 16. DISTANCES BEING MEASURED ALONG LINES PARALLEL TO THE SOUTH AND EAST LINES OF SAID LOT 16.

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

1. 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 PROPER PURPOSES.

2. THE UTILITY EASEMENTS AND DRAINAGE EASEMENTS AS SHOWN ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND DRAINAGE.

3. 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.

4. THE WATER MANAGEMENT TRACT AS SHOWN IS DEDICATED AS A DRAINAGE EASEMENT TO THE CHERLYNN PROPERTY OWNERS ASSOCIATION, ITS HEIRS, SUCCESSORS AND ASSIGNS FOR PROPER PURPOSES 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 BY ITS SECRETARY/TREASURER AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 15TH DAY OF OCT, 1982.

CHERLYNN CORPORATION A CORPORATION OF THE STATE OF FLORIDA
By: Levis Boone
LEVIS BOONE, PRESIDENT

ATTEST: Nancy J. Boone
NANCY J. BOONE, SECRETARY/TREASURER

ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH; SS

BEFORE ME PERSONALLY APPEARED LEVIS BOONE AND NANCY J. BOONE, TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND SECRETARY/TREASURER OF THE CHERLYNN 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 ONE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 15TH DAY OF OCTOBER, 1982.

MY COMMISSION EXPIRES: JUNE 5, 1984
Sandra H. Dougherty
NOTARY PUBLIC

TITLE CERTIFICATION

STATE OF FLORIDA)
COUNTY OF PALM BEACH; SS

I, WILLIAM R. H. BROOME, 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 TO CHERLYNN CORPORATION, THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT I FIND THAT THE PROPERTY IS FREE OF ENCUMBRANCES.

DATE: October 22, 1982
WILLIAM R. H. BROOME, ATTORNEY-AT-LAW LICENSED IN 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 THAT (P.C.P.'S) PERMANENT CONTROL POINTS WILL BE SET UNDER THE GUARANTEES POSTED WITH THE BOARD OF COUNTY COMMISSIONERS OF 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 PALM BEACH COUNTY, FLORIDA.

DATE: OCTOBER 22, 1982
Wayne Larry Fish
WAYNE LARRY FISH
REGISTERED SURVEYOR NO. 3230
STATE OF FLORIDA

APPROVALS

BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 26 DAY OF November, 1982.

By: Norman Gregory
NORMAN GREGORY, CHAIRMAN

COUNTY ENGINEER
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 26 DAY OF November, 1982.

By: Herbert F. Kahlert
HERBERT F. KAHLERT

ATTEST: JOHN B. DUNKLE, CLERK
BOARD OF COUNTY COMMISSIONERS
By: Elizabeth H. Hinkle

THIS INSTRUMENT WAS PREPARED BY WAYNE LARRY FISH, AT THE OFFICE OF WILLIAM G. WALLACE, INC., 321 NORTHLAKE BOULEVARD, SUITE 109, NORTH PALM BEACH, FLORIDA 33408.

1000-032

SEAL CHERLYNN CORP. SEAL NOTARY PUBLIC SEAL REGISTERED LAND SURVEYOR SEAL COUNTY ENGINEER



PLAT OF
CHERLYNN ESTATES

WILLIAM G. WALLACE, INC.
CONSULTING ENGINEERS, LAND PLANNERS & SURVEYORS
321 NORTHLAKE BLVD. SUITE 109 PALM BEACH, FL 33408-4230
3241 SW 43RD RD. PALM CITY, FL 32909-3552 283-0296

FIELD	F.H.	JOB NO.	1-1825C	PLAT NO.	21-27
OFFICE	W.D.J.	DATE	MARCH, 1982	ENG. NO.	81-1525
CKD	W.L.E.	REF.	81-1279	SHEET	1 OF 2