

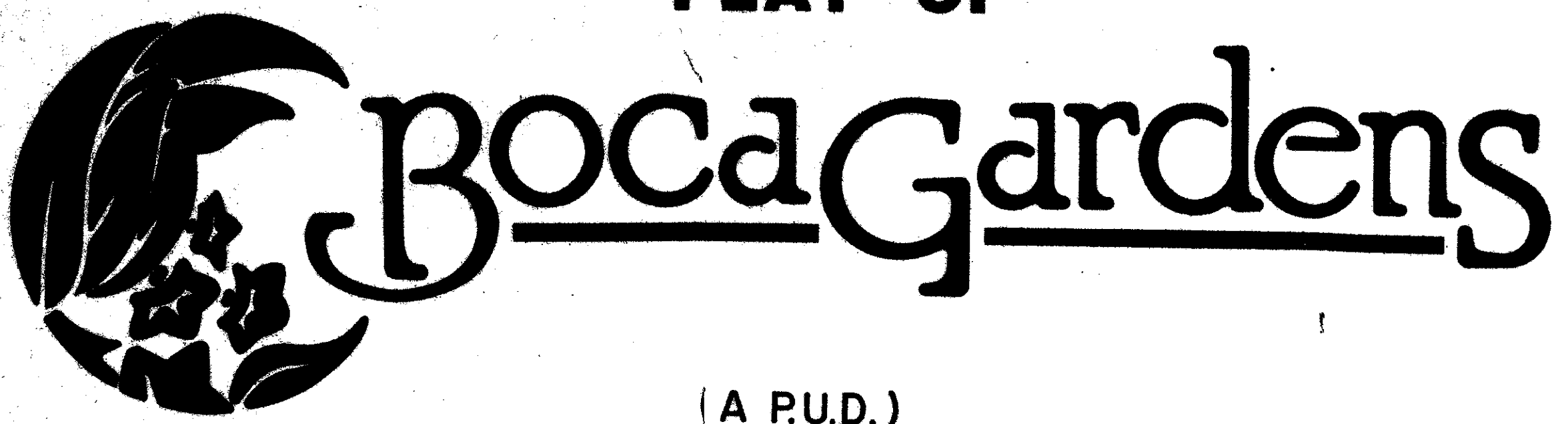
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PLAT OF



26

(A P.U.D.)

BEING A REPLAT OF PORTIONS OF BLOCK 73 OF PALM BEACH FARMS COMPANY PLAT NO. 3 RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
SHEET 2 OF 11
SEPTEMBER 1984

MORTGAGEE'S CONSENT
STATE OF New York
COUNTY OF Nassau

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE OR OTHER ENCUMBRANCE 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 OR OTHER ENCUMBRANCE, WHICH IS RECORDED IN OFFICIAL RECORD BOOK 4228 AT PAGE 1463-1474 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, WE MILLER REALTY ASSOCIATES, A NEW YORK GENERAL PARTNERSHIP, DO HEREBY SET OUT HANDS AND SEALS THIS 4th DAY OF October, 1984.

Sally Friedman
WITNESSES
Leon Miller
LEON MILLER
Sally Friedman
WITNESSES
Leon Miller
LEON MILLER
Sally Friedman
WITNESSES
Diana Sherman
DIANA SHERMAN

ACKNOWLEDGEMENT
STATE OF New York
COUNTY OF Nassau

BEFORE ME PERSONALLY APPEARED IRA I. MILLER, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 4th DAY OF October, 1984.

MY COMMISSION EXPIRES: 3/30/86
Janet Wasker
NOTARY PUBLIC

ACKNOWLEDGEMENT
STATE OF New York
COUNTY OF Nassau

BEFORE ME PERSONALLY APPEARED LEON MILLER TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 4th DAY OF October, 1984.

MY COMMISSION EXPIRES: 3/30/86
Janet Wasker
NOTARY PUBLIC

ACKNOWLEDGEMENT
STATE OF New York
COUNTY OF Nassau

BEFORE ME PERSONALLY APPEARED DIANA SHERMAN, TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 4th DAY OF October, 1984.

MY COMMISSION EXPIRES: 3/30/86
Janet Wasker
NOTARY PUBLIC

SEAL: NOTARY PUBLIC

SEAL: NOTARY PUBLIC

SEAL: NOTARY PUBLIC

SEAL: NOTARY PUBLIC

SEAL: CARTERET SAVINGS AND LOAN ASSOCIATION, F.A.

MORTGAGEE'S CONSENT
STATE OF FLORIDA
COUNTY OF PALM BEACH

THE UNDERSIGNED HEREBY CERTIFIES IT IS THE HOLDER OF A MORTGAGE, OR OTHER ENCUMBRANCE 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 OR OTHER ENCUMBRANCE, WHICH IS RECORDED IN OFFICIAL RECORD BOOK 4228 AT PAGE 1475 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID ASSOCIATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT AND ATTESTED TO BY ITS ASSISTANT SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 10th DAY OF October, 1984.

CARTERET SAVINGS & LOAN ASSOCIATION, F.A.
Paul W. Leathe
BY: Paul W. Leathe
VICE PRESIDENT

ATTEST:
Robert A. Tedcastle II
ROBERT A. TEDCASTLE II
ASSISTANT SECRETARY

ACKNOWLEDGEMENT
STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED PAUL W. LEATHE AND ROBERT A. TEDCASTLE II, TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND ASSISTANT SECRETARY OF CARTERET SAVINGS & LOAN ASSOCIATION, F.A., AND THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID ASSOCIATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID ASSOCIATION 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 10th DAY OF October, 1984.

MY COMMISSION EXPIRES: 2/9/85
James B. Gillis
NOTARY PUBLIC

TITLE CERTIFICATION
STATE OF FLORIDA
COUNTY OF PALM BEACH }SS

I VANCE PERCY, SENIOR TITLE EXAMINER, LAWYERS TITLE INSURANCE CORPORATION, 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 BOCA GARDENS, INC., A FLORIDA CORPORATION, THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT I FIND THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON; AND THAT I FIND ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT.

BY: Dance Day DATE Oct 11, 1984
VANCE PERCY
SENIOR TITLE EXAMINER
LAWYERS TITLE INSURANCE CORPORATION

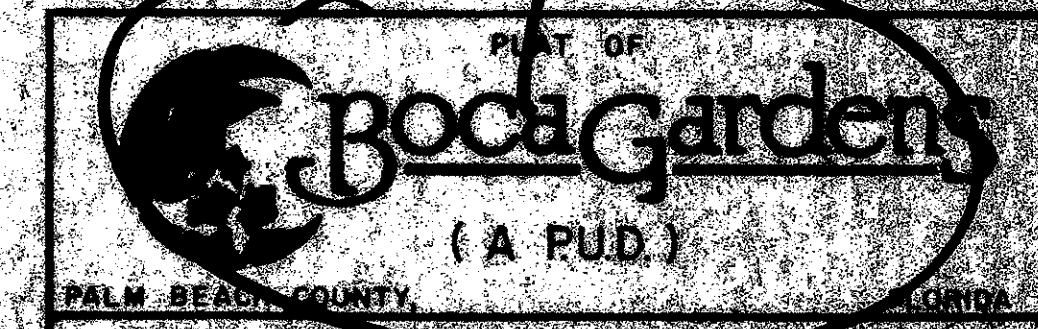
NOTES:

- 1. NO BUILDINGS OR ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
- 2. BEARINGS ARE BASED ON AN ASSUMED BEARING OF 300°10'24" EAST ALONG THE WEST LINE OF TRACTS 17 AND 48, BLOCK 73, PALM BEACH FARMS CO. PLAT NO. 3.
- 3. ⊙ = DENOTES PERMANENT CONTROL POINT (P.C.P.)
- 4. □ = DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.)
- 5. (R.) = DENOTES RADIAL LINE
- 6. (N.R.) = DENOTES NON-RADIAL LINE
- 7. U.E. = DENOTES UTILITY EASEMENT
- 8. L.A.E. = DENOTES LIMITED ACCESS EASEMENT
- 9. D.E. = DENOTES DRAINAGE EASEMENT
- 10. WHERE UTILITY AND DRAINAGE EASEMENTS INTERSECT, THE DRAINAGE EASEMENT SHALL TAKE PRECEDENCE.
- 11. NO STRUCTURES, TREES OR SHRUBS SHALL BE PLACED ON DRAINAGE EASEMENTS.
- 12. APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH THE APPROVAL OF ALL UTILITIES OCCUPYING SAME.

THIS INSTRUMENT WAS PREPARED BY DENNIS J. WEIERER AT THE OFFICE OF WILLIAM G. WALLACE, INC., 9176 ALTERNATE AIA, LAKE PARK, FL 33410

DENSITY TABULATION
TOTAL AREA 158.578 AC
TOTAL DWELLING UNITS 712 DU
GROSS DENSITY 4.49 DU/AC

0407-000 50/26



FIELD	W. BONIN	DOB	85-1314-C	FR	74
OFFICE	ROMANO	DATE	AUGUST 1984	OWN	85-1314-C
PREP.	G. J. WEIERER	REP.		DATE	2/9/85