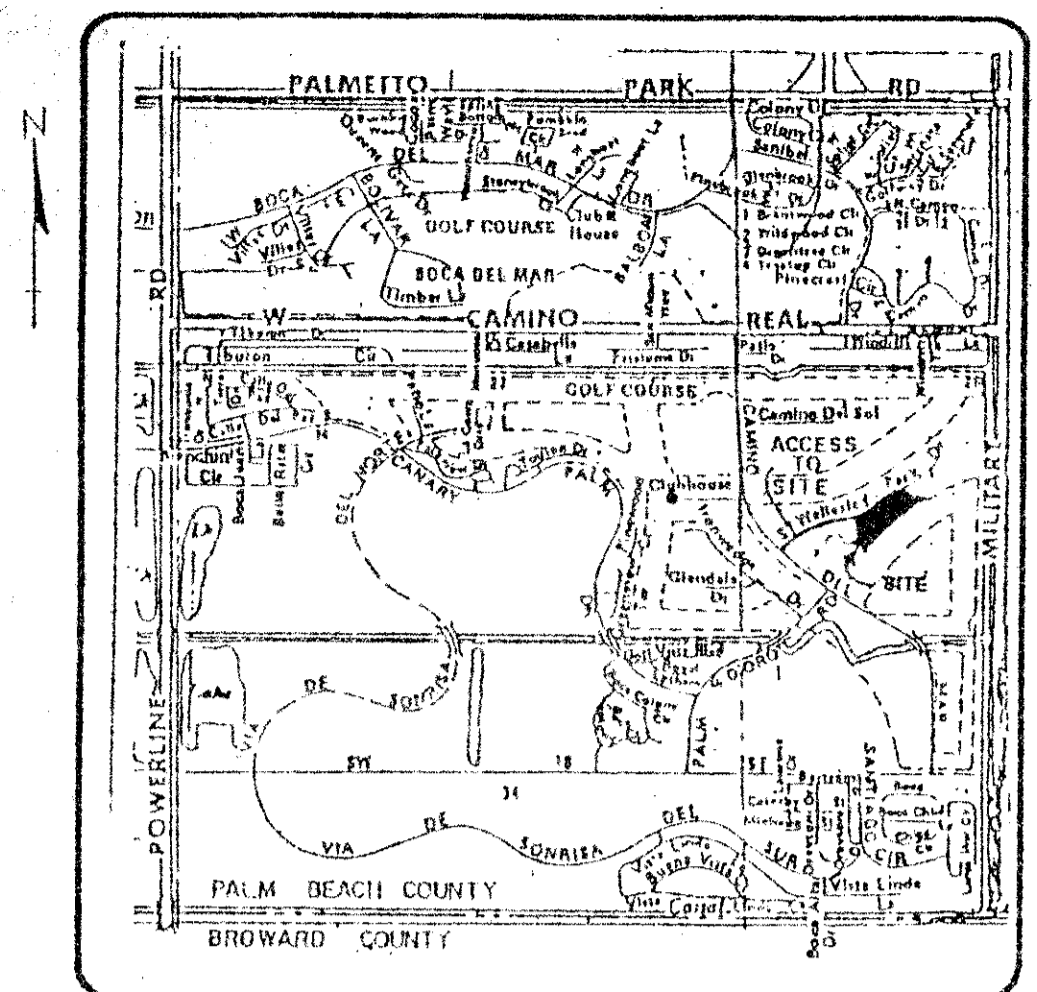


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LOCATION MAP N.T.S.

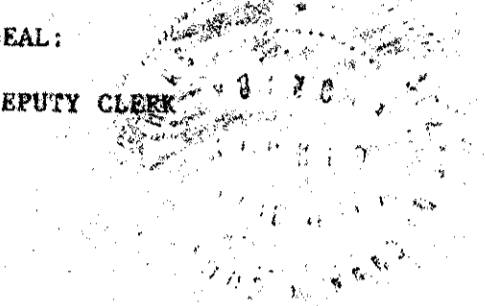
PLAT OF SUMMIT PARK (A PORTION OF BOCA DEL MAR A.P.U.D.)

LYING IN SECTION 26, TOWNSHIP 47 SOUTH, RANGE 42 EAST AND BEING A REPLAT OF A PORTION OF TRACT 65, PLAT OF BOCA DEL MAR No. 7 (A.P.U.D.), AS RECORDED IN PLAT BOOK 30, PAGES 210 THROUGH 217, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

SEPTEMBER, 1985

SHEET 1 OF 2

104
STATE OF FLORIDA
COUNTY OF PALM BEACH
This plat was filed for record at 10:45 AM this 27th day of May, A.D. 1986 and duly recorded in Plat Book No. 53 on Pages 104 thru 105
JOHN B. DUNKLE,
Clerk, Circuit Court
By *Jacqueline P. Miller*
D.C.



APPROVALS
BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 27th DAY OF May, 1986.
BY: *Karen T. Marcus*
KAREN T. MARCUS, CHAIR.

ATTEST: JOHN B. DUNKLE, CLERK
BY: *Kathryn S. Miller*
DEPUTY CLERK
COUNTY ENGINEER
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 27th DAY OF May, 1986.
BY: *Herbert F. Kahler*
HERBERT F. KAHLERT, P.E.
COUNTY ENGINEER

20/47/142
SUBDIVISION Summit Park
BOCA 53 PAGE 104
FLOOD ZONE AD-1 FLOOD MAP #245A
QUAD # 27 ZONING
BE ZIP CODE 33432
PUD NAME Boca Del Mar
NOTES:

- NO BUILDING OR ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
- WHERE UTILITY AND DRAINAGE EASEMENTS INTERSECT, THE DRAINAGE EASEMENT SHALL TAKE PRECEDENCE.
- NO STRUCTURES, TREES OR SHRUBS SHALL BE PLACED ON DRAINAGE EASEMENTS.
- APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE OBTAINED WITH THE APPROVAL OF ALL UTILITIES OCCUPYING SAME.
- ☛ DENOTES PERMANENT CONTROL POINT (P.C.P.) - STAMPED P.L.S. NO. 3238.
- ☒ DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.) - STAMPED P.L.S. NO. 3238.
- ☐ DENOTES EXISTING PERMANENT REFERENCE MONUMENT (P.R.M.) - STAMPED P.L.S. NO. 1141.
- (R.) DENOTES RADIAL LINE.
- BEARINGS SHOWN HEREON ARE BASED ON THE SOUTHEASTERLY BOUNDARY LINE OF TRACT 65, BOCA DEL MAR NO. 7 BEING SOUTH 45°35'00" WEST AND ALL OTHER BEARINGS SHOWN AND DESCRIBED HEREON ARE RELATIVE THERETO.

THIS INSTRUMENT WAS PREPARED BY WAYNE LARRY FISH IN THE OFFICES OF METRIC ENGINEERING, INC., 1800 FOREST HILL BLVD., SUITE A-2, WEST PALM BEACH, FLORIDA 33406, IN ASSOCIATION WITH FRANCIS E. SEXTON OF GEE & JENSON ENGINEERS ARCHITECTS PLANNERS, INC.

0205-028
P.U.D. TABULAR DATA
DWELLING UNITS 106 UNITS
TOTAL AREA 5732 ACRES
DENSITY 18.49 UNITS/ACRES
53
104

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT CALIBRE SUMMIT PARK, Ltd., A GEORGIA LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, OWNER OF THE LAND SHOWN HEREON, LYING IN SECTION 26, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA AND BEING A REPLAT OF A PORTION OF TRACT 65, PLAT OF BOCA DEL MAR No. 7, AS RECORDED IN PLAT BOOK 30, PAGES 210 THROUGH 217, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS THE PLAT OF SUMMIT PARK AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST (MOST SOUTHERLY) CORNER OF THE PLAT OF WELLESLEY PARK AT BOCA DEL MAR-PHASE I, AS SAID PLAT IS RECORDED IN PLAT BOOK 43, PAGES 66 AND 67, OF SAID PUBLIC RECORDS;

THENCE RUN ALONG THE EASTERLY BOUNDARY LINE OF SAID PLAT OF WELLESLEY PARK AT BOCA DEL MAR-PHASE I THROUGH THE FOLLOWING COURSES AND DISTANCES:

THENCE NORTH 46°21'00" EAST, A DISTANCE OF 100.00 FEET; THENCE NORTH 43°39'00" WEST, A DISTANCE OF 154.00 FEET; THENCE NORTH 90°16'30" WEST, A DISTANCE OF 78.43 FEET; THENCE SOUTH 89°41'30" WEST, A DISTANCE OF 59.00 FEET; THENCE NORTH 78°30'26" WEST, A DISTANCE OF 85.26 FEET; THENCE NORTH 00°16'30" WEST, A DISTANCE OF 82.00 FEET, TO THE NORTHEAST CORNER OF SAID PLAT OF WELLESLEY PARK AT BOCA DEL MAR-PHASE I, SAID NORTHEAST CORNER ALSO BEING A POINT ON A CURVE, HORIZONTAL TO THE LAST DESCRIBED LINE, SAID CURVE BEING CONVEX TO THE SOUTH, HAVING A RADIUS OF 446.00 FEET; A RADIAL LINE TO SAID POINT BEARS NORTH 00°32'16" EAST;

THENCE EASTERLY, 78.33 FEET, ALONG THE ARC OF SAID CURVE AND DEPARTING SAID EASTERLY BOUNDARY LINE, THROUGH A CENTRAL ANGLE OF 10°03'45", TO A POINT OF REVERSE CURVATURE OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 559.00 FEET; THENCE SOUTHEASTERLY, EASTERLY, AND NORTHEASTERLY, 216.17 FEET, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 36°30'00", TO A POINT OF TANGENCY; THENCE NORTH 66°06'01" EAST, A DISTANCE OF 205.00 FEET, TO THE BEGINNING OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 459.00 FEET; THENCE NORTHEASTERLY, 108.15 FEET, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 13°30'00", TO A POINT ON A LINE RADIAL TO AFORESAID CURVE; THENCE SOUTH 37°23'59" EAST, ALONG SAID RADIAL LINE, A DISTANCE OF 42.00 FEET; THENCE SOUTH 58°31'15" EAST, A DISTANCE OF 73.20 FEET; THENCE NORTH 45°25'00" EAST, A DISTANCE OF 50.00 FEET; THENCE SOUTH 44°25'00" EAST, A DISTANCE OF 50.00 FEET; THENCE NORTH 45°35'00" EAST, A DISTANCE OF 100.00 FEET; THENCE SOUTH 44°25'00" EAST, A DISTANCE OF 80.00 FEET, TO A POINT ON THE SOUTHEASTERLY BOUNDARY LINE OF THE ABOVE-MENTIONED TRACT 65; THENCE SOUTH 45°35'00" WEST, ALONG SAID SOUTHEASTERLY BOUNDARY LINE OF TRACT 65, A DISTANCE OF 810.40 FEET, TO THE BEGINNING OF A CURVE, CONCAVE TO THE NORTH, HAVING A RADIUS OF 70.00 FEET; THENCE SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY, 110.89 FEET, ALONG THE ARC OF SAID CURVE AND ALONG SAID SOUTHEASTERLY BOUNDARY LINE OF TRACT 65, THROUGH A CENTRAL ANGLE OF 90°46'00", TO A POINT OF TANGENCY; THENCE NORTH 43°39'00" WEST, ALONG SAID SOUTHEASTERLY BOUNDARY LINE OF TRACT 65, A DISTANCE OF 75.00 FEET, TO THE POINT OF BEGINNING.

CONTAINING 5.732 ACRES MORE OR LESS.

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

1. STREETS:

TRACT "A", AS SHOWN, FOR PRIVATE ROAD, UTILITY AND DRAINAGE PURPOSES, IS HEREBY DEDICATED TO CALIBRE SUMMIT PARK, Ltd., A GEORGIA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

2. WATER MANAGEMENT TRACT: (DRAINAGE EASEMENT)

THE WATER MANAGEMENT TRACT, AS SHOWN, FOR WATER MANAGEMENT AND DRAINAGE EASEMENT PURPOSES, IS HEREBY DEDICATED TO CALIBRE SUMMIT PARK, Ltd., A GEORGIA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

3. EASEMENTS:

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.

IN WITNESS WHEREOF, CALIBRE SUMMIT PARK, Ltd., A GEORGIA LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS *Wayne L. Fish* AND DOES HEREBY SET ITS HAND AND SEAL THIS *27th* DAY OF *May*, 1986.

CALIBRE SUMMIT PARK, Ltd., A GEORGIA LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA

WITNESS

[Signature]

WITNESS

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED *[Signature]* 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 *27th* DAY OF *May*, 1986.

MY COMMISSION EXPIRES: *[Date]*
NOTARY PUBLIC

MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF *Fulton*

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 THEREON AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 4814 AT PAGE 1867 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS *Wayne L. Fish* AND ATTESTED TO BY ITS *Wayne L. Fish*, AND ITS CORPORATION SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS *27th* DAY OF *May*, 1986.

ATTEST:

ACKNOWLEDGEMENT

STATE OF GEORGIA
COUNTY OF *Fulton*

BEFORE ME PERSONALLY APPEARED *[Signature]* AND TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS *[Signature]* AND *[Signature]* OF *[Signature]* AND HEREBY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SAID 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 ME AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS *27th* DAY OF *May*, 1986.

MY COMMISSION EXPIRES: *[Date]*
NOTARY PUBLIC

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF BROWARD

WE, CHICAGO TITLE INSURANCE AGENCY, INC. A TITLE INSURANCE AGENCY FULLY LICENSED IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED TO CALIBRE SUMMIT PARK, Ltd.; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT WE FIND THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGE SHOWN HEREON; THAT WE FIND THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT; AND THAT WE FIND THAT THERE ARE NO OTHER ENCUMBRANCES OF RECORD.

CHICAGO TITLE INSURANCE AGENCY, INC.

[Signature]
DENNIS PETERS, PRESIDENT

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA
COUNTY OF PALM BEACH

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE SUPERVISION 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 FURTHERMORE THAT (P.C.P.'S) PERMANENT CONTROL POINTS WILL BE SET UNDER THE GUARANTEES FOSTERED WITH PALM BEACH COUNTY FOR THE REQUIRED IMPROVEMENTS AND FURTHER THAT THE SURVEY AND COMPLETES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

METRIC ENGINEERING, INC.

[Signature]
WAYNE LARRY FISH
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 3115

SEAL:
NOTARY PUBLIC

SEAL:
MORTGAGEE

SEAL:
NOTARY PUBLIC

SEAL:
PROFESSIONAL LAND SURVEYOR

METRIC ENGINEERING, INC.
ENGINEERS - PLANNERS - SURVEYORS
WEST PALM BEACH

REGISTERED
W.L.F.
DRAFTER
N.G.
CHECKED
W.L.F.

GEE & JENSON
ENGINEERS ARCHITECTS PLANNERS, INC.
CORAL SPRINGS FLORIDA

PLAT OF
SUMMIT PARK
SHEET 1 OF 2