

101

A PLAT OF GATOR BASIN

BEING A PORTION OF THE EAST 300 FEET OF GOVERNMENT LOT 5
LYING IN SECTION 36, TOWNSHIP 40 SOUTH, RANGE 42 EAST
TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA
FEBRUARY, 1994
SHEET 1 of 1

LEGAL DESCRIPTION:

A PARCEL OF LAND LYING IN GOVERNMENT LOT 5, SECTION 36, TOWNSHIP 40 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 250 FEET OF THE SOUTH 283 FEET OF THE EAST 300 FEET OF GOVERNMENT LOT 5, SECTION 36, TOWNSHIP 40 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, LESS, HOWEVER, THE WEST 60 FEET, AND THE EAST 130 FEET THEREOF.

AND LESS AND EXCEPT ADDITIONAL RIGHT-OF-WAY FOR CENTER STREET AS RECORDED IN OFFICIAL RECORD BOOK 6898, PAGE 1089, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINS 0.615 ACRES, MORE OR LESS.

DEDICATION:

COUNTY OF PALM BEACH
STATE OF FLORIDA

RAYMOND JAMES COMPANIES, INC., A FLORIDA CORPORATION, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED HEREON, AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON AS A PLAT OF GATOR BASIN, AND HEREBY DEDICATES AS FOLLOWS:

1. THE CROSS-ACCESS EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE OWNERS OF LOTS 1 AND 2, THEIR SUCCESSORS, AND/OR ASSIGNS, FOR CROSS-ACCESS NAVIGATIONAL PURPOSES AND DOCKAGE AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID OWNERS, SUBJECT TO THE TERMS AND CONDITIONS AS RECORDED IN OFFICIAL RECORD BOOK 8175, PAGE 1152, PUBLIC RECORDS OF PALM BEACH COUNTY. THERE SHALL BE NO LAUNCHING OF VESSELS WITHIN SAID CROSS-ACCESS EASEMENT.
2. THE 10 FOOT UTILITY EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES INCLUDING CABLE TELEVISION.
3. THE LIMITED ACCESS EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE TOWN OF JUPITER FOR THE PURPOSES OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

SIGNED AND SEALED THIS 16 DAY OF MARCH, 1994, ON BEHALF OF SAID CORPORATION, BY ITS PRESIDENT AND ATTESTED TO BY ITS SECRETARY.

RAYMOND JAMES COMPANIES, INC.

ATTEST: *James A. Burg*
BY: *James A. Burg*
ITS: PRESIDENT

WITNESS:
By: *Lisa Zigliani-Burg*

ACKNOWLEDGMENT

COUNTY OF PALM BEACH
STATE OF FLORIDA

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 16 DAY OF March, 1994, BY JAMES A. BURG AS PRESIDENT, AND *James A. Burg* AS SECRETARY OF RAYMOND JAMES COMPANIES, INC., A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION AND DID NOT TAKE AN OATH.

OFFICIAL SEAL
CORLISS JACKSON
NOTARY PUBLIC
My Commission Expires
Oct. 29, 1995
Comm. No. CC 201188

Corliss Jackson
NOTARY PUBLIC
PRINT NAME: *Corliss Jackson*
MY COMMISSION EXPIRES:

MORTGAGEE'S CONSENT:

COUNTY OF PALM BEACH
STATE OF FLORIDA

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 THEREOF AND AGREES THAT ITS MORTGAGE DEDICATION WHICH IS RECORDED IN OFFICIAL RECORD BOOK 7954, PAGE 700, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, STATE OF FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, I, *Mildred L. Goodwin* DO HEREBY SET MY HAND THIS 18 DAY OF March, 1994.

WITNESS:

Mary L. O'Connell
Christine

BY: *James A. Burg*

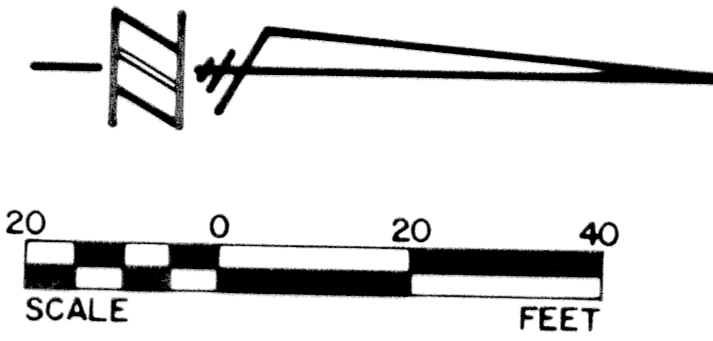
ACKNOWLEDGMENT:

COUNTY OF PALM BEACH
STATE OF FLORIDA

THE FOREGOING MORTGAGEE'S CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 18 DAY OF March, 1994, BY *Mildred L. Goodwin* WHO IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION AND DID NOT TAKE AN OATH.

OFFICIAL SEAL
CORLISS JACKSON
NOTARY PUBLIC
My Commission Expires
Oct. 29, 1995
Comm. No. CC 201188

Corliss Jackson
NOTARY PUBLIC
PRINT NAME: *Corliss Jackson*
MY COMMISSION EXPIRES:

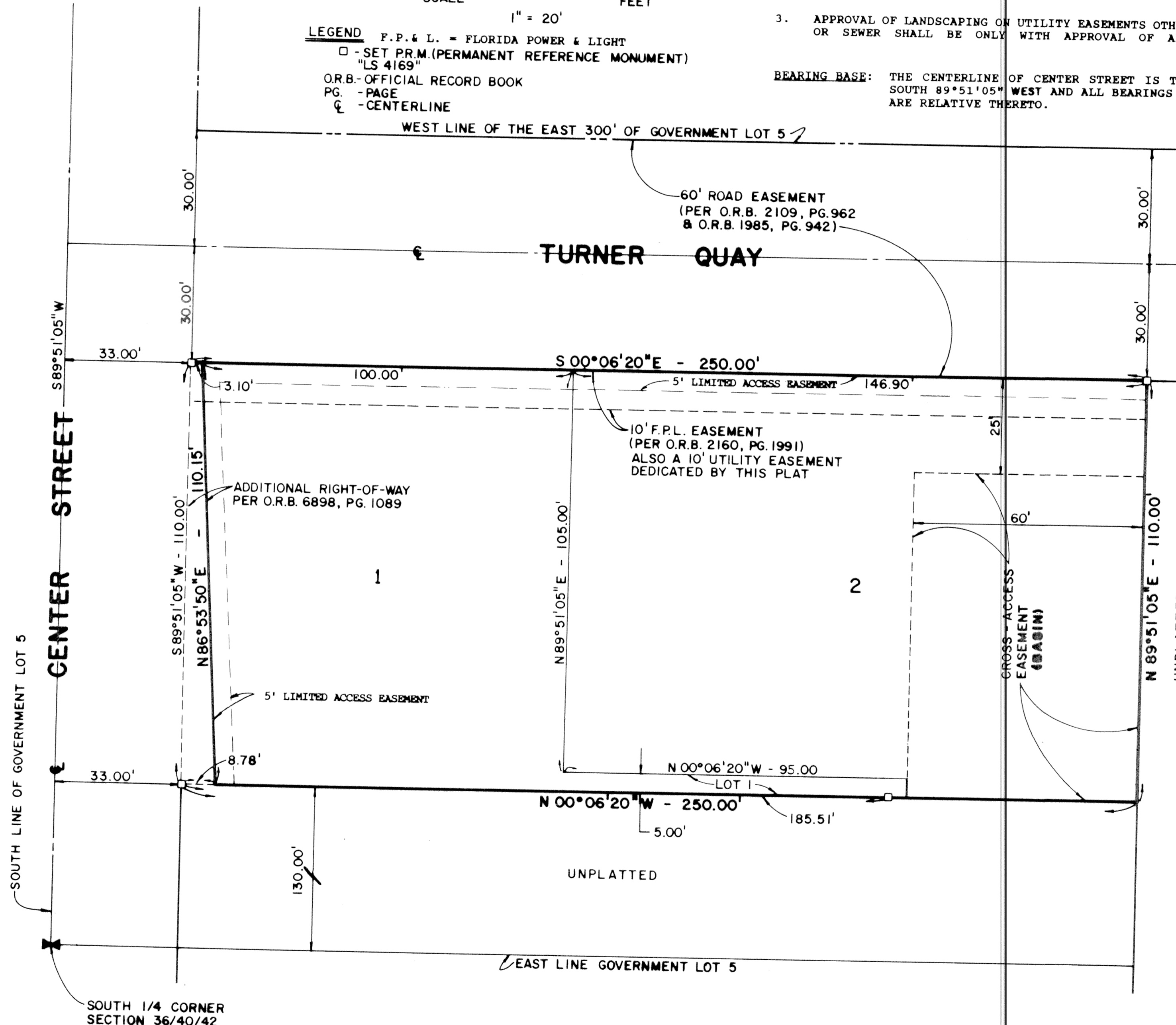


LEGEND F.P. & L. = FLORIDA POWER & LIGHT
□ - SET P.R.M. (PERMANENT REFERENCE MONUMENT)
"LS 4169"
O.R.B. - OFFICIAL RECORD BOOK
PG. - PAGE
C - CENTERLINE

NOTES:

1. NOTICE: THERE MAY ALSO BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
2. THE BUILDING SETBACKS SHALL CONFORM TO THE TOWN OF JUPITER ZONING CODE.
3. APPROVAL OF LANDSCAPING OR UTILITY EASEMENTS OTHER THAN WATER OR SEWER SHALL BE ONLY WITH APPROVAL OF ALL UTILITIES.

BEARING BASE: THE CENTERLINE OF CENTER STREET IS TAKEN TO BEAR SOUTH 89°51'05" WEST AND ALL BEARINGS SHOWN HEREON ARE RELATIVE THERETO.



TITLE CERTIFICATION:

COUNTY OF PALM BEACH
STATE OF FLORIDA

I, ROBERT A. BURSON, ATTORNEY, DULY LICENSED IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HERON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED TO RAYMOND JAMES COMPANIES, INC., A FLORIDA CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT I FIND THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT.

DATE: *March 21, 1994*

BY: *Robert A. Burson*
ROBERT A. BURSON
310 WEST FIRST STREET
STUART, FLORIDA 34994

SURVEYOR'S CERTIFICATE:

COUNTY OF PALM BEACH
STATE OF FLORIDA

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 PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW, AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF THE TOWN OF JUPITER, FLORIDA.

Vincent J. Noel
VINCENT J. NOEL
PROFESSIONAL LAND SURVEYOR
STATE OF FLORIDA NO. 4169

TOWN APPROVAL:

COUNTY OF PALM BEACH
TOWN OF JUPITER
STATE OF FLORIDA

THIS PLAT IS HEREBY ACCEPTED FOR RECORD, THIS 19th DAY OF APRIL, A.D., 1994.

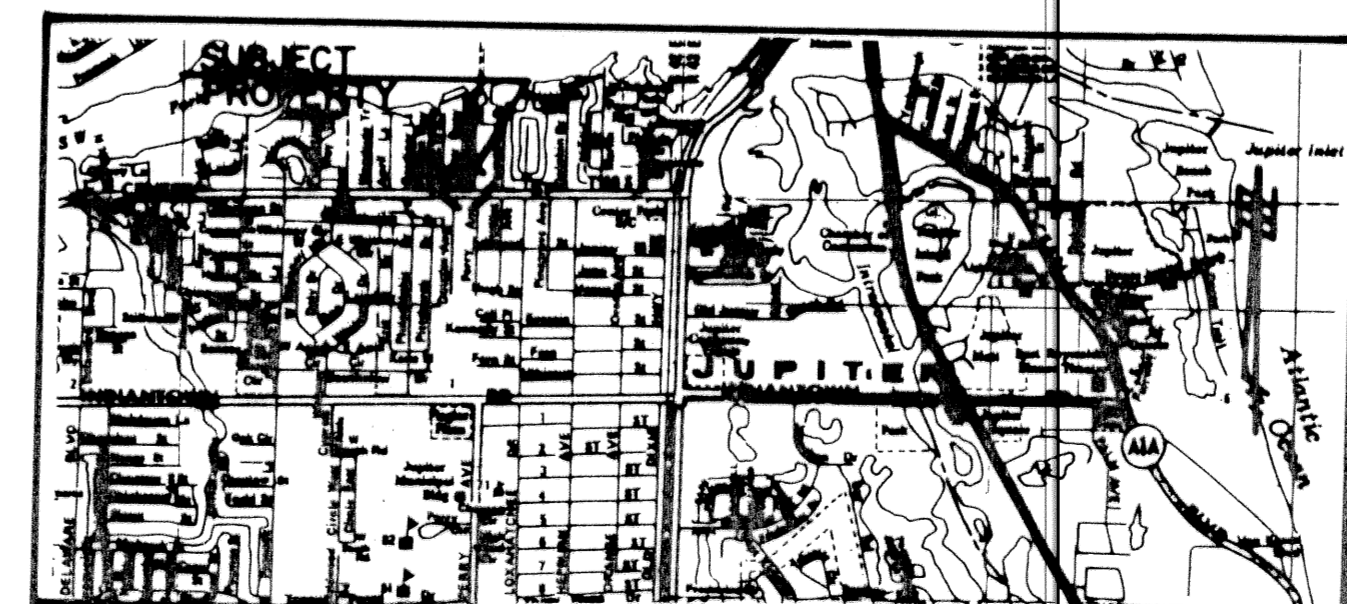
BY: *Karen Golonka*
KAREN GOLONKA, MAYOR

THIS PLAT IS HEREBY ACCEPTED FOR RECORD, THIS 12 DAY OF APRIL, A.D., 1994.

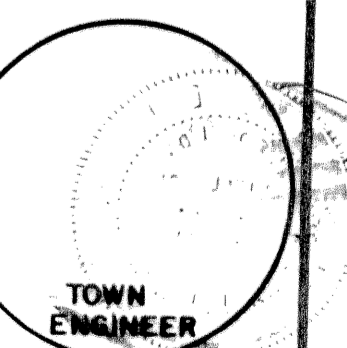
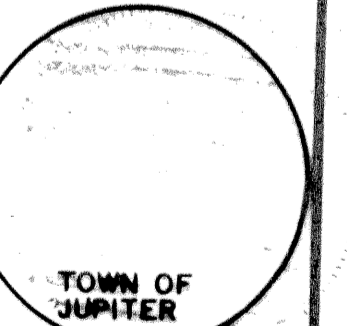
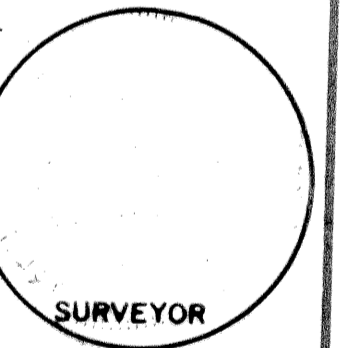
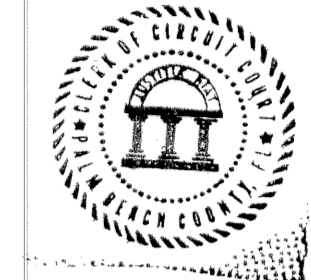
BY: *Clark Jackson*
CLARK JACKSON, TOWN ENGINEER

ATTEST: *Sally Boylan*
BY: SALLY BOYLAN, TOWN CLERK

THIS PLAT PREPARED BY:
VINCENT J. NOEL
OF AND FOR
LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.
LOCATED AT
210 JUPITER LAKES BOULEVARD
BUILDING 5000, SUITE 104
JUPITER, FLORIDA 33468



LOCATION MAP
(NOT TO SCALE)



LINDAHL, BROWNING, FERRARI & HELLSTROM, INC. CONSULTING ENGINEERS, PLANNERS & SURVEYORS	
P.O. BOX 727 JUPITER, FLORIDA 33468	2000 PALM BEACH LAKES BLVD. SUITE 701 WEST PALM BEACH, FLORIDA
2222 COLONIAL ROAD SUITE 801 FORT PIERCE, FLORIDA 34950	2400 S.E. MONTEREY ROAD, 33408 SUITE 300 STUART, FLORIDA 34986