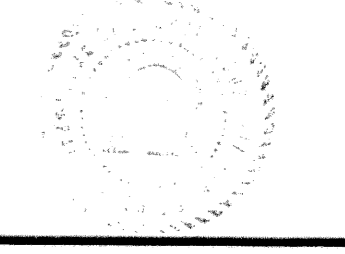


# PALMS EDGE

A SUBDIVISION LYING IN SECTION 25, T42S, R42E, RIVIERA BEACH., PALM BEACH CO., FL.  
FEBRUARY 2001

109

PLAT BOOK NO. 11-10A  
FILED FOR RECORD ON  
14th day of November 2001  
109-110  
Steve Gordon



12/21/00

### LEGAL DESCRIPTION

BEING A PARCEL OF LAND IN THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 25, T42S, R42E, PALM BEACH COUNTY, FL, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SAID SECTION 25, RUN THENCE SOUTHERLY (S01°09'52"W) ALONG THE EAST LINE OF SAID SECTION 25 A DISTANCE OF 40 FEET; THENCE RUN WESTERLY (N88°48'18"W) PARALLEL WITH THE NORTH LINE OF SAID SECTION 25, A DISTANCE OF 1077.84' TO THE POINT OF BEGINNING; THENCE CONTINUE WESTERLY ON THE SAME COURSE A DISTANCE OF 146.18 FEET; THENCE RUN SOUTHERLY (S01°45'20"W) ANGLING 90°33'38" FROM EAST TO SOUTH A DISTANCE OF 330.02 FEET TO A POINT; THENCE WESTERLY (N88°48'18"W) ALONG THE SOUTH LINE OF THE NORTH 370 FEET AND BEING PARALLEL WITH THE NORTH LINE OF SECTION 25 A DISTANCE OF 175.01 FEET TO A POINT; THENCE SOUTHERLY (S01°45'20"W) ALONG THE WEST LINE OF THE EAST 175 FEET OF THE WEST 1390 FEET OF THE NORTHEAST QUARTER OF SECTION 25 A DISTANCE OF 266.01 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF LEO LANE (50' WIDE); THENCE EASTERLY (S88°48'18"E) ALONG SAID NORTHERLY RIGHT OF WAY LINE 321.19 FEET TO A POINT; THENCE NORTHERLY (N01°45'20"E) ALONG A LINE BEING PARALLEL WITH THE AFORESAID WEST LINE OF THE EAST 175 FEET OF THE WEST 1390 FEET OF THE NORTHEAST QUARTER OF SECTION 25 A DISTANCE OF 596.03 FEET TO THE POINT OF BEGINNING.

### General Plat Notes:

1. Basis of bearings used hereon is the north line of section 25, having a bearing of N88°48'18"W.
2. Plat contains 3.06 acres.
3. Plat contains one lot.
4. NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.
5. On behalf of the City of Riviera Beach, the undersigned, a licensed professional surveyor and mapper, has reviewed this plat for conformity to chapter 177, part 1, Florida statutes.

Date: \_\_\_\_\_  
Steve Gordon  
Professional Surveyor & Mapper  
State of Florida  
Certificate no. 5974

Clerk of the Circuit Court

State of Florida  
County of Palm Beach

I \_\_\_\_\_, Clerk of the Circuit Court of Palm Beach County, Florida, do hereby certify that this plat has been examined and that it complies in form with all of the requirements of the laws of Florida pertaining to maps and plats, and that this plat has been filed for public record in Plat Book \_\_\_\_\_

Pages \_\_\_\_\_ of the Public Records of Palm Beach County, Florida, this \_\_\_\_\_ day of \_\_\_\_\_, 2001.

By: \_\_\_\_\_  
Clerk of the Circuit Court  
Palm Beach County, Florida

### Surveyors Certificate

I hereby certify that the plat shown hereon is a true and correct representation of a survey made under my responsible direction and supervision; that said survey is accurate to the best of my knowledge and belief; that Permanent Reference Monuments (PRM,s) have been placed as required by law; and further that this plat complies with all the requirements of Chapter 177 Florida Statutes.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2001.

By: \_\_\_\_\_  
Edwin R. Matthews, PSM No. 3954

### Title Certificate

State of Florida  
County of Palm Beach

I Joseph K. Still Jr., an attorney duly licensed in the State of Florida, do hereby certify that I have examined the title of the hereon described property and that I find the title to the property is vested in Karen Stedman and Marshall Fleury individually,  
Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2001.  
By: \_\_\_\_\_

### Approval of City Council

State of Florida  
County of Palm Beach

It is hereby certified that this plat of PALMS EDGE has been officially approved for recording by the City Council of the City of Riviera Beach, Florida, this \_\_\_\_\_ day of \_\_\_\_\_, 2001.

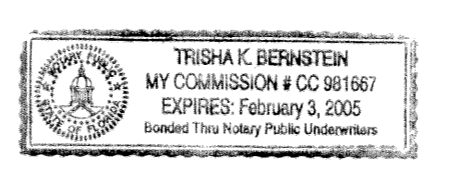
City Council  
City of RIVIERA BEACH  
Attest:

By: \_\_\_\_\_  
Michael G. Brown, Mayor  
\_\_\_\_\_  
Carrie E. Ward, City Clerk  
\_\_\_\_\_  
Lal Jehn SAMADI, City Engineer

### KNOWLEDGMENT

The foregoing instrument was acknowledged before me this day of \_\_\_\_\_ 2001 by Karen Stedman and Marshall Fleury. They are personally known to me or they have produced \_\_\_\_\_ as identification.

Signed, Sealed and Delivered in the presence of:  
By: \_\_\_\_\_  
Witness Signature \_\_\_\_\_  
By: \_\_\_\_\_  
Printed Name \_\_\_\_\_  
Witness Signature \_\_\_\_\_  
Printed Name \_\_\_\_\_



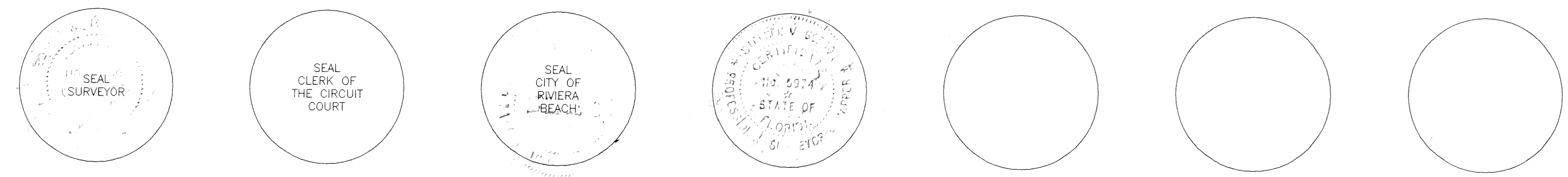
### CERTIFICATE OF OWNERSHIP

Know all men by these presents that Karen Stedman and Marshall Fleury are the owners of the lands described and shown on this plat of Palms Edge and have caused the same to be surveyed and platted as shown hereon.

### ACKNOWLEDGMENT

The foregoing instrument was acknowledged before me this day of \_\_\_\_\_ 2001 by Karen Stedman and Marshall Fleury. They are personally known to me or they have produced \_\_\_\_\_ as identification.

Signed, Sealed and Delivered in the presence of:  
Witness Signature \_\_\_\_\_  
Printed Name \_\_\_\_\_  
Witness Signature \_\_\_\_\_  
Printed Name \_\_\_\_\_



NOTE:  
It is the purpose of this plat to join to lots for unity of title to facilitate the construction of a Convalescence Center.

SHEET 1 OF 2

PREPARED BY:  
VELCON GROUP, INC.  
702 S.W. PORT ST. LUCIE BLVD.  
PORT ST. LUCIE, FL. 34953  
LICENSED BUSINESS NO. 4942