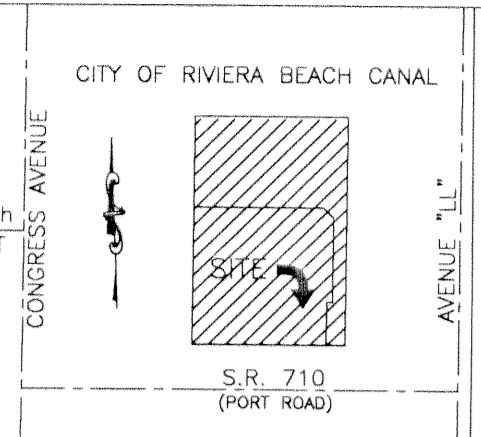
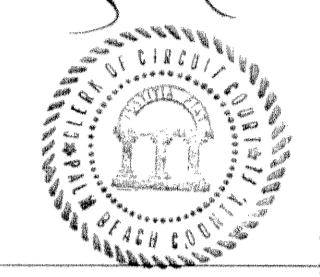


# GAETA REPLAT OF LOT 2 OF PORT COMMERCE CENTER III

BEING A REPLAT OF LOT 2, "REPLAT OF A PORTION OF THE PLAT OF PORT COMMERCE CENTER III" AS RECORDED IN PLAT BOOK 60, PAGE 8 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SITUATE IN SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST  
CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA  
SEPTEMBER, 2001

COUNTY OF PALM BEACH ) ss  
STATE OF FLORIDA )  
This Plat was filed for record at 10:55 A.M.  
this 20 day of November 20 01.  
and duly recorded in Plat Book No. 92  
on pages 126 & 127  
ROTHY H. WILKEN, Clerk of Circuit Court  
*[Signature]*



### REVIEWING SURVEYOR AND MAPPER

STATE OF FLORIDA  
CITY OF RIVIERA BEACH

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.

BY: *[Signature]* DATE: 10/25/2001  
STEVE GORDON P.S.M.  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA CERTIFICATE NO. 5974

### APPROVALS

STATE OF FLORIDA  
CITY OF RIVIERA BEACH

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 19 DAY OF November 2001.

BY: *[Signature]*  
MICHAEL D. BROWN, MAYOR  
ATTESTED: *[Signature]*  
CARRIE WARD, CITY CLERK

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 19 DAY OF November 2001.

BY: *[Signature]*  
LAL JOHN AWADI P.E., CITY ENGINEER

### NOTES

- 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, FLORIDA
- BEARINGS SHOWN HEREON ARE BASED ON THE PLAT OF PORT COMMERCE III, WITH THE CENTERLINE OF CONGRESS AVENUE BEARING SOUTH 02°42'20" WEST.
- NO BUILDINGS, IMPROVEMENTS OF ANY KIND, TREES, OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR COUNTY APPROVALS OR PERMITS ARE REQUIRED FOR SUCH ENCROACHMENTS.
- DENOTES SET PERMANENT REFERENCE MONUMENT (PRM) LB 6770
- LINE WHICH INTERSECT CURVES ARE RADIAL UNLESS OTHERWISE NOTED.
- THIS INSTRUMENT PREPARED BY: THOMAS J. BARRY  
IN AND FOR THE OFFICE OF  
CARNEY-NEUHAUS INC.  
11911 US HIGHWAY ONE, SUITE 120  
PALM BEACH GARDENS, FL. 33408

### DEDICATION:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS THAT ASA C. KENNA, AS TRUSTEE, UNDER A TRUST AGREEMENT FOR PORT COMMERCE CENTER III, LOT 2, OWNER OF THE LAND SHOWN HEREON, BEING IN SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST, CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, SHOWN HEREIN AS "GAETA REPLAT OF LOT 2 OF PORT COMMERCE CENTER III", BEING DESCRIBED AS FOLLOWS:

LOT 2 OF "REPLAT OF A PORTION OF THE PLAT OF PORT COMMERCE CENTER III", AS RECORDED IN PLAT BOOK 60, PAGES 8 AND 9, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING 152,456 SQUARE FEET OR 3.500 ACRES, MORE OR LESS.

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

THE SEWER LINE EASEMENT, SHOWN HEREON AS S.W.E. IS HEREBY DEDICATED IN FAVOR OF THE OWNER OF LOT 2A, AS SHOWN HEREON FOR THE INSTALLATION, OPERATION AND MAINTENANCE OF SEWER FACILITIES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE OWNER OF SAID LOT 2A, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF RIVIERA BEACH, FLORIDA.

IN WITNESS WHEREOF, I DO HERETO SET MY HAND AND SEAL THIS 25 DAY OF October 2001.

WITNESS: *[Signature]* BY: *[Signature]*  
ASA C. KENNA  
TRUSTEE  
WITNESS: *[Signature]*

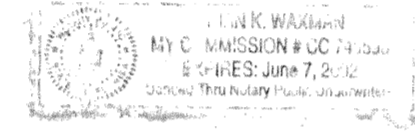
### ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED Asa C. Kenna, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED A FLORIDA DRIVERS LICENSE AS IDENTIFICATION, 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 25 DAY OF October 2001

MY COMMISSION EXPIRES: *[Signature]*  
NOTARY PUBLIC



### TITLE CERTIFICATION

STATE OF FLORIDA  
COUNTY OF PALM BEACH

WE, GARDENS TITLE, INC., A TITLE INSURANCE COMPANY, AS DULY LICENSED IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HERON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED TO ASA C. KENNA, AS TRUSTEE UNDER TRUST AGREEMENT FOR PORT COMMERCE CENTER III, LOT 2; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: 10/22/01  
*[Signature]*  
JANE WHITE, PRESIDENT  
GARDENS TITLE, INC.

### MORTGAGEE'S CONSENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

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 WHICH IS RECORDED IN OFFICIAL RECORD BOOK 12514 AT PAGE 1106 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS (PRESIDENT) (VICE PRESIDENT) AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 23<sup>RD</sup> DAY OF OCTOBER 2001.

PALM BEACH COUNTY BANK  
A FLORIDA CORPORATION

WITNESS: *[Signature]* BY: *[Signature]*  
PRINT NAME: Brian K. Waxman TITLE: SENIOR VICE PRESIDENT  
PRINT NAME: JAMES C. TITZEL

### SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED UNDER MY SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL THE SURVEY REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES AND ORDINANCES OF THE CITY OF RIVIERA BEACH, FLORIDA

*[Signature]* 10/22/01  
THOMAS J. BARRY  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA CERTIFICATE NO. 4695

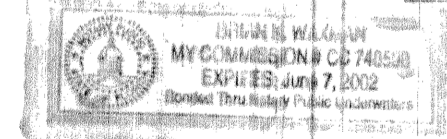
### ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED ASA C. KENNA WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED A FLORIDA DRIVERS LICENSE AS IDENTIFICATION, 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 25 DAY OF October 2001

MY COMMISSION EXPIRES: *[Signature]*  
NOTARY PUBLIC

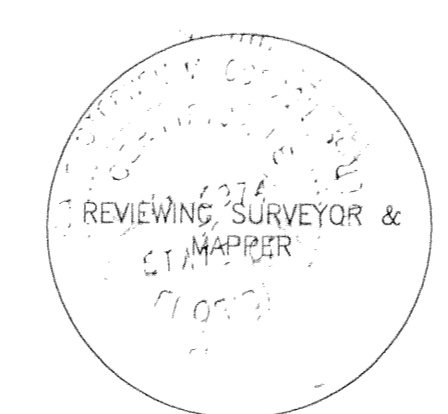
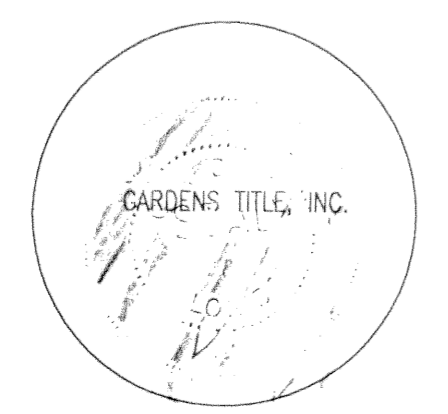
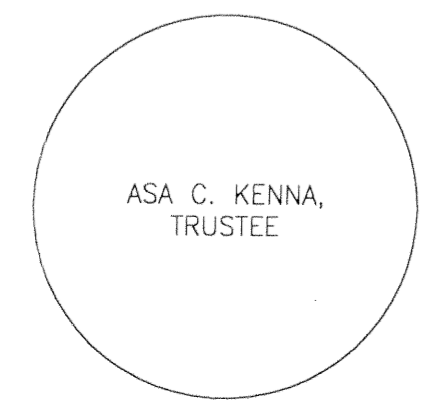


### ACCEPTANCE OF RESERVATIONS

STATE OF FLORIDA  
COUNTY OF PALM BEACH

Asa C. Kenna, Trustee THE OWNER(S) OF LOT 2A AS SHOWN HEREON, HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATION FOR THE SAME AS STATED HEREON, DATED THIS 25 DAY OF October 2001.

BY: *[Signature]* ASA C. KENNA  
OWNER OF LOT 2A  
WITNESS: *[Signature]*  
WITNESS: *[Signature]*



**GAETA REPLAT OF LOT 2  
OF PORT COMMERCE CENTER III**

**CARNEY-NEUHAUS, INC.**  
LB6770

11911 US HIGHWAY 1, SUITE 120  
PALM BEACH GARDENS, FL 33408  
TEL: (561) 922-1400  
FAX: (561) 922-1428  
EMAIL: CNP@CARNEY-NEUHAUS.COM

3600 BISCAYNE BOULEVARD, SUITE 200  
FORT LAUDERDALE, FL 33309  
TEL: (954) 585-5900  
FAX: (954) 585-5924

FIELD: PROJ. # 00-037 F.B. PG.  
OFFICE: M.P. DATE: 08-24-01 DWG. 00-037P.DWG  
C'KD: T.B. REF: SHEET: 1 of 2