

Prepared by:

Robert Banks
Assistant County Attorney
301 North Olive Avenue
West Palm Beach, FL 33401

Return to:

R2002-0014

DEED CONVEYING DEVELOPMENT RIGHTS

JUN 13 2002

THIS QUIT-CLAIM DEED, executed this _____ day of _____, 2002, by **PALM BEACH COUNTY**, a political subdivision of the State of Florida, Grantor to _____, Grantee.

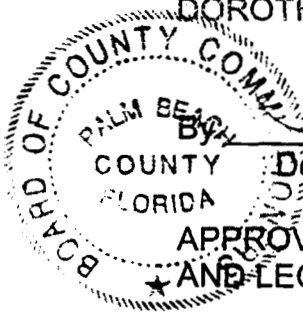
WITNESSETH: That Grantor, for and in consideration of the sum of ten (\$10.00) dollars in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto Grantee, its successors and assigns forever, all right, title, interest, claim and demand which the grantor has in and to 25 Development Rights units acquired through Environmentally Sensitive Lands purchase and held in the County Transfer of Development Rights bank in the County of **PALM BEACH**, State of **FLORIDA**.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, unto and on behalf of the said **second** party forever, subject to the following restrictions:

1. These 25 development rights shall be used only on property legally described as in Exhibit A attached hereto and made a part hereof.
2. Each development right unit shall constitute one residential dwelling unit,

IN WITNESS WHEREOF the Grantor has caused these presents to be executed in its name, the day and year first above written.

ATTEST:
DOROTHY H. WILKEN, Clerk



By: [Signature]
Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY
BOARD OF COUNTY
COMMISSIONERS:

[Signature]
Warren H. Newell, Chairman

By: [Signature]
County Attorney

EXHIBIT A
LEGAL DESCRIPTION

LEGAL DESCRIPTION (as Surveyed)

Parcel 1

A parcel of land lying in Section 16, Township 46 South, Range 42 East, Palm Beach County, Florida, being more particularly described as follows:

Commence at the Northeast corner of said Section 16;
Thence South 89°-59'-03" West, along the North line of said Section 16, a distance of 992.01 feet to the Point of Beginning;
Thence continue South 89°-59'-03" West, along the North line of said Section 16, a distance of 533.71 feet to a point on a line 1119.33 feet East of and parallel to the North South Quarter Section line of said Section 16;
Thence South 1°-17'-53" West, along said parallel line, a distance of 691.18 feet to a point on the South line of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of said Section 16;
Thence North 90°-00'-00" East, along the South line of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of said Section 16, a distance of 536.61 feet;
Thence North 1°-03'-26" East, a distance of 691.26 feet to the Point of Beginning.

LESS HOWEVER, the North 25 feet thereof for right of way to Palm Beach County, Florida as recorded in Official Record Book 1948, page 195 of the public records of Palm Beach County, Florida.

AND ALSO LESS HOWEVER, that portion of the property as described in Chancery Case 407 as recorded by Lake Worth Drainage District in Official Record Book 6495, page 761 of the public records of Palm Beach County, Florida.

AND

Parcel 2

The West 719.33 feet of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of Section 16, Township 46 South, Range 42 East, Palm Beach County, Florida, LESS the East 344.67 feet and LESS the South 315.89 feet thereof.

LESS HOWEVER, the North 25 feet thereof for right of way to Palm Beach County, Florida as recorded in Official Record Book 1948, page 195 of the public records of Palm Beach County, Florida.

EXHIBIT A

LEGAL DESCRIPTION

LESS HOWEVER, the West 30 feet thereof for right of way to Palm Beach County, Florida as recorded in Deed Book 729, page 553 of the public records of Palm Beach County, Florida.

ALSO LESS HOWEVER, that portion of the property as described in Chancery Case 407 as recorded by Lake Worth Drainage District in Official Record Book **6495**, page 761 of the public records of Palm Beach County, Florida.

AND ALSO LESS HOWEVER, Parcel 106 and Parcel 107 as described in that certain Order of Taking **by** Palm Beach County, Florida, as recorded in Official Record Book 12313, pages 1550 through 1580, inclusive, of the public records of Palm Beach County, Florida.

AND

Parcel 3

A parcel of land lying in Section 16, Township 46 South, Range 42 East, Palm Beach County, Florida, said parcel being more particularly described as **follows**:

The South 315.89 feet of the West 719.33 feet of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of said Section 16.

LESS HOWEVER, the West 30 feet thereof for right of way to Palm Beach County, Florida as recorded in Deed Book 729, page 553 of the public records of Palm Beach County, Florida.

AND

Parcel 4

A parcel of land lying in Section 16, Township 46 South, Range 42 East, Palm Beach County, Florida, said parcel being more particularly described as follows:

The East 344.67 feet of the West 719.33 feet, **LESS** the South 315.89 feet of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of said Section 16.

LESS HOWEVER, the North 25 feet thereof for right of way to Palm Beach County, Florida as recorded in Official Record Book 1948, page 195 of the public records of Palm Beach County, Florida.

AND ALSO LESS HOWEVER, that portion of the property as described in Chancery Case 407 as recorded by Lake Worth Drainage District in Official Record Book 6495, page 761 of the public records of Palm Beach County, Florida.

EXHIBIT A
LEGAL DESCRIPTION

AND

Parcel 5

A parcel of land lying in Section 16, Township 46 South, Range 42 East, Palm Beach County, Florida, said parcel being more particularly described as follows:

The East 200 feet of the West 919.33 feet of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of said Section 16.

LESS HOWEVER, the North 25 feet thereof for right of way to Palm Beach County, Florida as recorded in Official Record Book 1948, page 195 of the public records of Palm Beach County, Florida.

AND ALSO LESS HOWEVER, that portion of the property as described in Chancery Case 407 as recorded by Lake Worth Drainage District in Official Record Book 6495, page 761 of the public records of Palm Beach County, Florida,

AND

Parcel 6

A parcel of land lying in Section 16, Township 46 South, Range 42 East, Palm Beach County, Florida, said parcel being more particularly described as follows:

The East 200 feet of the West 1119.33 feet of the North Half (N ½) of the North Half (N ½) of the Northeast Quarter (NE ¼) of said Section 16.

LESS HOWEVER, the North 25 feet thereof for right of way to Palm Beach County, Florida as recorded in Official Record Book 1948, page 195 of the public records of Palm Beach County, Florida.

AND ALSO LESS HOWEVER, that portion of the property as described in Chancery Case 407 as recorded by Lake Worth Drainage District in Official Record Book 6495, page 761 of the public records of Palm Beach County, Florida.