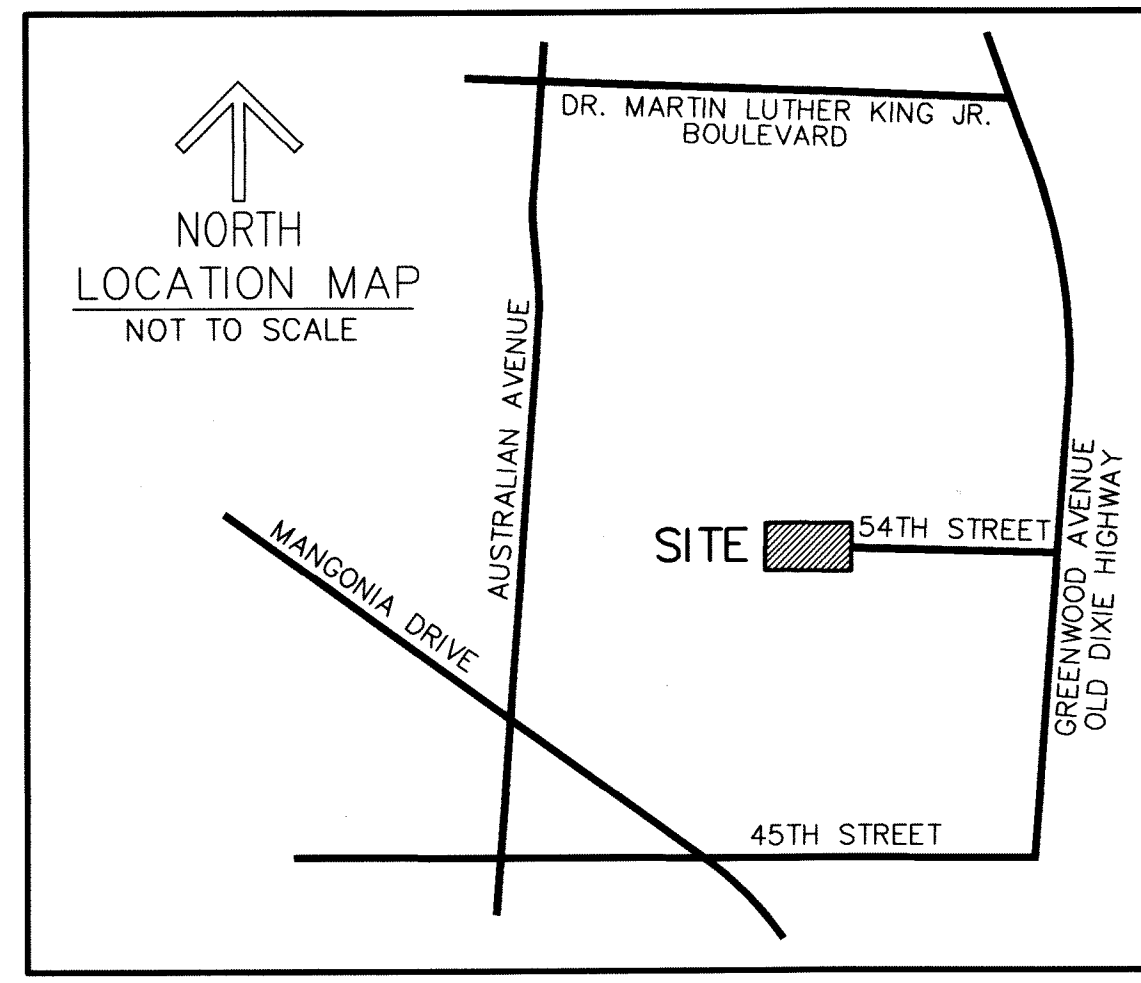
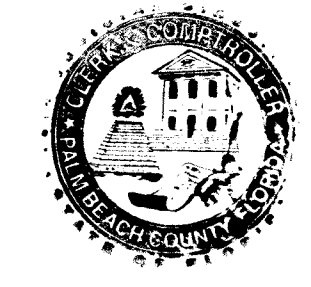


# NOVUS MEDICAL

BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 43 SOUTH, RANGE 43 EAST, CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA



THIS INSTRUMENT PREPARED BY  
 DAVID P. LINDLEY  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591



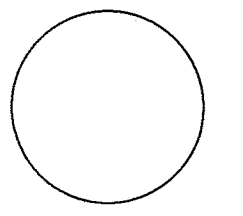
STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 THIS PLAT WAS FILED FOR  
 RECORD AT 11:03 A.M.  
 THIS 6 DAY OF April  
 A.D. 2018 AND DULY RECORDED  
 IN PLAT BOOK 125 ON  
 PAGES 164 AND 165

SHARON R. BOCK  
 CLERK AND COMPTROLLER  
 BY: *[Signature]*  
 DEPUTY CLERK

TABULAR DATA	
TOTAL AREA THIS PLAT	4.890 ACRES
PARCEL A	4.890 ACRES

SHEET 1 OF 2

CLERK



### DEDICATION AND RESERVATIONS:

STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 KNOW ALL MEN BY THESE PRESENTS THAT NOVUS PROPERTIES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN ON THIS PLAT, BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 43 SOUTH, RANGE 43 EAST, CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

### LEGAL DESCRIPTION:

THE NORTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 43 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA,  
 CONTAINING 213,009 SQUARE FEET / 4.890 ACRES MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DO HEREBY DEDICATE AS FOLLOWS:  
 PARCEL A, IS PLATTED FOR PRIVATE PURPOSES AS ALLOWED PURSUANT TO ZONING AS DESIGNATED BY THE CITY OF WEST PALM BEACH OFFICIAL ZONING MAP.

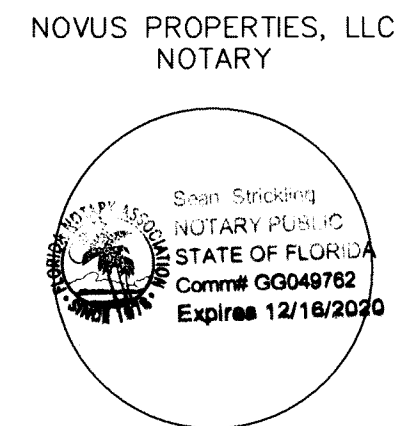
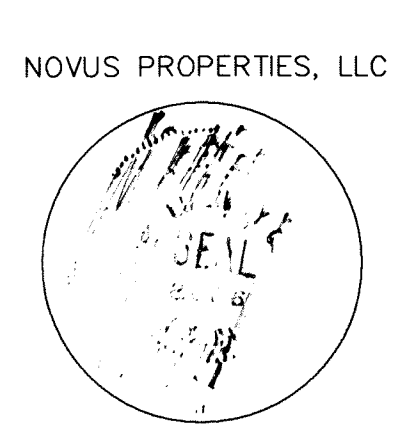
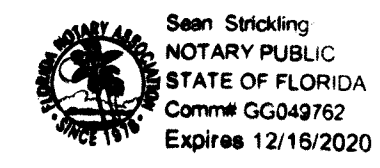
IN WITNESS WHEREOF, THE ABOVE NAMED NOVUS PROPERTIES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, AND ITS COMPANY SEAL TO BE AFFIXED BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 5th DAY OF January, 2018

WITNESS: *[Signature]*  
 PRINT NAME: *[Name]*  
 WITNESS: *[Signature]*  
 PRINT NAME: *[Name]*  
 NOVUS PROPERTIES, LLC  
 A FLORIDA LIMITED LIABILITY COMPANY  
 BY: *[Signature]*  
 KURT FESHBACH  
 MANAGER

### ACKNOWLEDGMENT:

STATE OF FLORIDA  
 COUNTY OF *[Name]*  
 BEFORE ME PERSONALLY APPEARED KURT FESHBACH, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF NOVUS PROPERTIES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE COMPANY SEAL OF SAID COMPANY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR COMPANY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 5th DAY OF JANUARY, 2018  
 MY COMMISSION EXPIRES: *[Signature]*  
 NOTARY PUBLIC  
 COMMISSION NUMBER: SEAN STRICKLING  
 PRINT NAME



### MORTGAGEE'S JOINDER AND CONSENT:

STATE OF FLORIDA  
 COUNTY OF HILLSBOROUGH  
 THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF THE MORTGAGES, 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 MORTGAGES WHICH ARE RECORDED IN OFFICIAL RECORDS BOOK 28508, AT PAGE 1203 AND OFFICIAL RECORD BOOK 28508, AT PAGE 1232 BOTH OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON. NOTHING CONTAINED HEREIN SHALL AFFECT, AMEND, LIMIT OR IMPAIR ANY OF THE TERMS OF THE MORTGAGE OR ANY OF THE UNDERSIGNED'S RIGHTS UNDER THE MORTGAGE.

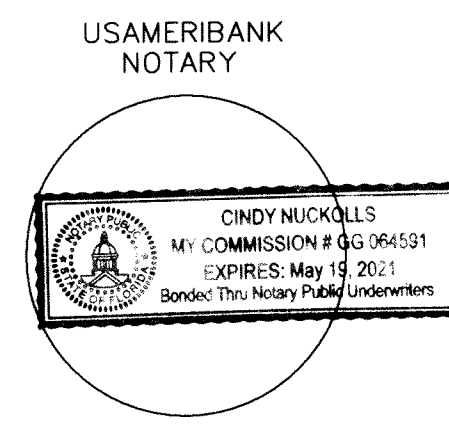
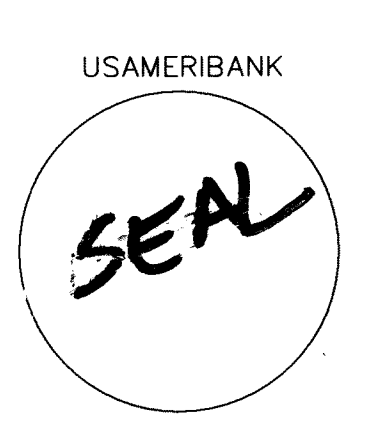
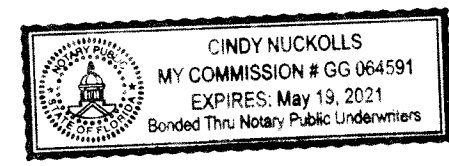
IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS SENIOR VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 5th DAY OF January, 2018

WITNESS: *[Signature]*  
 WITNESS: *[Signature]*  
 USAMERIBANK  
 A FLORIDA BANKING CORPORATION  
 BY: *[Signature]*  
 J. MATHEW WASH  
 VICE PRESIDENT

### ACKNOWLEDGEMENT:

STATE OF FLORIDA  
 COUNTY OF HILLSBOROUGH  
 BEFORE ME PERSONALLY APPEARED J. MATHEW WASH, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF USAMERIBANK, A FLORIDA BANKING CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS VICE PRESIDENT 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 DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 5th DAY OF JANUARY, 2018  
 MY COMMISSION EXPIRES: *[Signature]*  
 NOTARY PUBLIC  
 COMMISSION NUMBER: *[Signature]*  
 PRINT NAME



### SURVEY NOTES:

1. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
2. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT CITY OF WEST PALM BEACH ZONING REGULATIONS.
3. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
4. BEARINGS SHOWN HEREON ARE RELATIVE TO AN ASSUMED BEARING OF S88°50'28"E ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 43 SOUTH, RANGE 43 EAST.
5. "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.

### CITY OF WEST PALM BEACH APPROVAL:

THIS PLAT AS SHOWN HEREON HAS BEEN APPROVED FOR RECORD BY THE CITY COMMISSION OF THE CITY OF WEST PALM BEACH, FLORIDA, AND DOES HEREBY ACCEPT THE DEDICATIONS TO THE CITY OF WEST PALM BEACH CONTAINED ON THIS PLAT.  
 THIS 29th DAY OF January, 2018  
 BY: *[Signature]*  
 GERALDINE MUOIO, MAYOR  
 APPROVED: February 9th, 2018  
 CITY PLANNING BOARD  
 BY: *[Signature]*  
 STEVEN MAYANS, CHAIRMAN

### REVIEWING SURVEYOR:

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.081 OF THE FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF WEST PALM BEACH. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF GEOMETRIC DATA OR THE FIELD VERIFICATION OF MONUMENTS AT LOT CORNERS.  
 DATED: 1-9-18  
*[Signature]*  
 ROBERT J. NOEL, P.S.M.  
 FLORIDA CERTIFICATE NO. 4169

### SURVEYOR'S CERTIFICATE:

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; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; 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 THE ORDINANCES OF THE CITY OF WEST PALM BEACH, FLORIDA.  
 DATED: 1/8/18  
 DAVID P. LINDLEY  
 PROFESSIONAL LAND SURVEYOR  
 FLORIDA REGISTRATION NO. 5005

