

PERIMETER
SURVEYING & MAPPING
 Certificate of Authorization No. LB7264
 Prepared by: Jeff S. Hodapp, P.S.M.
 947 Clint Moore Road
 Boca Raton, Florida 33487
 Tel: (561) 241-9988
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REYES PLAT

A REPLAT OF LOTS 11, 12, 17 AND 18, "BLOCK 32 DELRAY", (P.B. 6, PG. 97, P.B.C.R.)
 IN SECTION 17, TOWNSHIP 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH,
 PALM BEACH COUNTY, FLORIDA.

160

STATE OF FLORIDA
 COUNTY OF PALM BEACH
 THIS PLAT WAS FILED FOR RECORD AT _____ THIS
 DAY OF November 2022 AND DULY RECORDED IN
 PLAT BOOK 134 ON PAGES
160 THROUGH 161
 JOSEPH ABRUZZO, CLERK OF THE
 CIRCUIT COURT AND COMPTROLLER
 BY: Jeff S. Hodapp DC

DESCRIPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT DEVELOPERS CONTRACTORS GROUP INC, A FLORIDA CORPORATION, AS OWNER OF THE LAND AS SHOWN ON THIS PLAT, BEING A REPLAT OF LOTS 11, 12, 17 AND 18, "BLOCK 32 DELRAY", (PLAT BOOK 6, PAGE 97, PALM BEACH COUNTY RECORDS), IN SECTION 17, TOWNSHIP 46 SOUTH, RANGE 43 EAST, DELRAY BEACH, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 11, 12, 17 AND 18, OF "BLOCK 32, DELRAY", ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 97, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

LESS AND EXCEPT THE WEST 2.00 FEET OF SAID LOTS 17 AND 18.

SAID LANDS CONTAIN 9,398.5 SQUARE FEET, MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS "REYES PLAT", AND FURTHER DEDICATE AS FOLLOWS:

- LOTS 1 AND 2, AS SHOWN HEREON, ARE HEREBY RESERVED FOR DEVELOPERS CONTRACTORS GROUP INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND/OR ASSIGNS, FOR PRIVATE PURPOSES, AS ALLOWED PURSUANT TO LAND DEVELOPMENT REGULATIONS OF THE CITY OF DELRAY BEACH.

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MEMBER THIS 19 DAY OF September, 2022.

DEVELOPERS CONTRACTORS GROUP INC., A FLORIDA CORPORATION

WITNESS: Ray Edwards BY: [Signature]
 PRINT NAME Ray Edwards

WITNESS: Jacqueline Rosenblatt
 PRINT NAME Jacqueline Rosenblatt

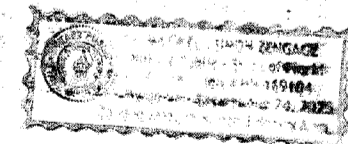
ACKNOWLEDGEMENT

STATE OF FLORIDA) SS
 COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 19 DAY OF September, 2022, BY David Israel Reyes AS MANAGER FOR DEVELOPERS CONTRACTORS GROUP INC., ON BEHALF OF THE CORPORATION, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

MY COMMISSION EXPIRES: 8/24/25

Maxwell Zengay NOTARY PUBLIC



AREA TABLE

LOT 1	=	<u>4,399.3</u>	SQUARE FEET
LOT 2	=	<u>4,999.2</u>	SQUARE FEET

CITY OF DELRAY BEACH APPROVAL OF PLAT

STATE OF FLORIDA) SS
 COUNTY OF PALM BEACH)

THIS PLAT OF "REYES PLAT", AS APPROVED ON THE _____ DAY OF _____, 2022, BY THE CITY COMMISSION OF THIS CITY OF DELRAY BEACH, FLORIDA.

MAYOR: [Signature]

ATTEST: [Signature]
 CITY CLERK

AND REVIEWED, ACCEPTED AND CERTIFIED BY:

[Signature]
 DEVELOPMENT SERVICES DIRECTOR

[Signature]
 CHAIRPERSON, PLANNING AND ZONING

[Signature]
 CITY ENGINEER

[Signature]
 FIRE MARSHAL

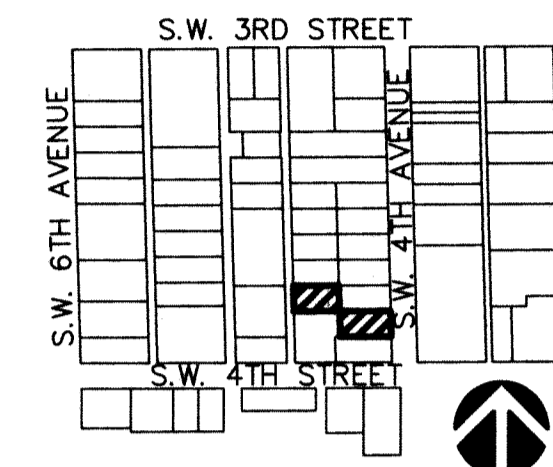
REVIEWING SURVEYOR'S STATEMENT

STATE OF FLORIDA) SS
 COUNTY OF PALM BEACH)

THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH CHAPTER 177.081, FLORIDA STATUTES.

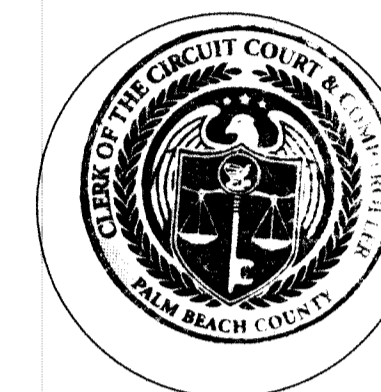
DATE: 9-21-2022

[Signature]
 DAVID P. LINDLEY
 PROFESSIONAL SURVEYOR AND MAPPER
 LICENSE NO. LS 5005
 STATE OF FLORIDA
 CAULFIELD & WHEELER, INC. LB #3591



LOCATION MAP
 NOT TO SCALE

SHEET 1 OF 2



CLERK OF THE
 CIRCUIT COURT AND
 COMPTROLLER

TITLE CERTIFICATION

STATE OF FLORIDA) SS
 COUNTY OF PALM BEACH)

I, CAROLE ARONSON, ESQ., A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED TO DEVELOPERS CONTRACTORS GROUP INC, A FLORIDA CORPORATION, THAT THE CURRENT TAXES HAVE BEEN PAID THROUGH THE YEAR 2021; THAT THERE ARE NO MORTGAGES OF RECORD; AND THAT THERE ARE ENCUMBRANCES OF RECORD, BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATE: 9/19/22

BY: [Signature]
 CAROLE ARONSON, ESQ., ATTORNEY AT LAW
 MEMBER OF THE FLORIDA BAR NUMBER

NOTES:

- THE BASIS OF BEARING SHOWN HEREON ARE BASED ON A LINE BETWEEN FOUND NAIL AND DISKS ON THE CENTERLINE OF S.W. 4TH AVE. HAVING AN ASSUMED BEARING OF S 01°38'26" E.
- 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.
- THE CITY OF DELRAY BEACH IS HEREBY GRANTED THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES.
- THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON WATER, SEWER OR DRAINAGE EASEMENTS. NO STRUCTURES SHALL BE PLACED WITHIN A HORIZONTAL DISTANCE OF 10 FEET FROM ANY EXISTING OR PROPOSED CITY OF DELRAY BEACH MAINTAINED WATER, SEWER OR DRAINAGE FACILITIES. CONSTRUCTION OR LANDSCAPING UPON MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS MUST BE IN CONFORMANCE WITH ALL BUILDING AND ZONING CODES AND/OR ORDINANCES OF THE CITY OF DELRAY BEACH.
- THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE EASEMENTS. LANDSCAPING OR OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL THE UTILITY COMPANIES OCCUPYING SAME.
- 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.
- PURSUANT TO CHAPTER 177.101(2), FLORIDA STATUTES, THE RECORDATION OF THIS PLAT SHALL AUTOMATICALLY AND SIMULTANEOUSLY VACATE AND ANNUL ALL OF SAID PRIOR PLATS ENCOMPASSED BY THIS REPLAT.

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) AND MONUMENTS ACCORDING TO SEC. 177.091(9) 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 DELRAY BEACH.

DATE: 9-14-2022

[Signature]
 JEFF S. HODAPP
 SURVEYOR AND MAPPER
 FLORIDA LICENSE NO. LS5111
 PERIMETER SURVEYING AND MAPPING, INC
 947 CLINT MOORE RD, BOCA RATON, FL.
 33487

