

# PLAT OF KIRKWOOD ESTATES ADDITION NO. 1

IN THE SE 1/4 OF THE SE 1/4 OF SECTION 25, TWP 44 S, RGE 42 E  
PALM BEACH COUNTY, FLORIDA

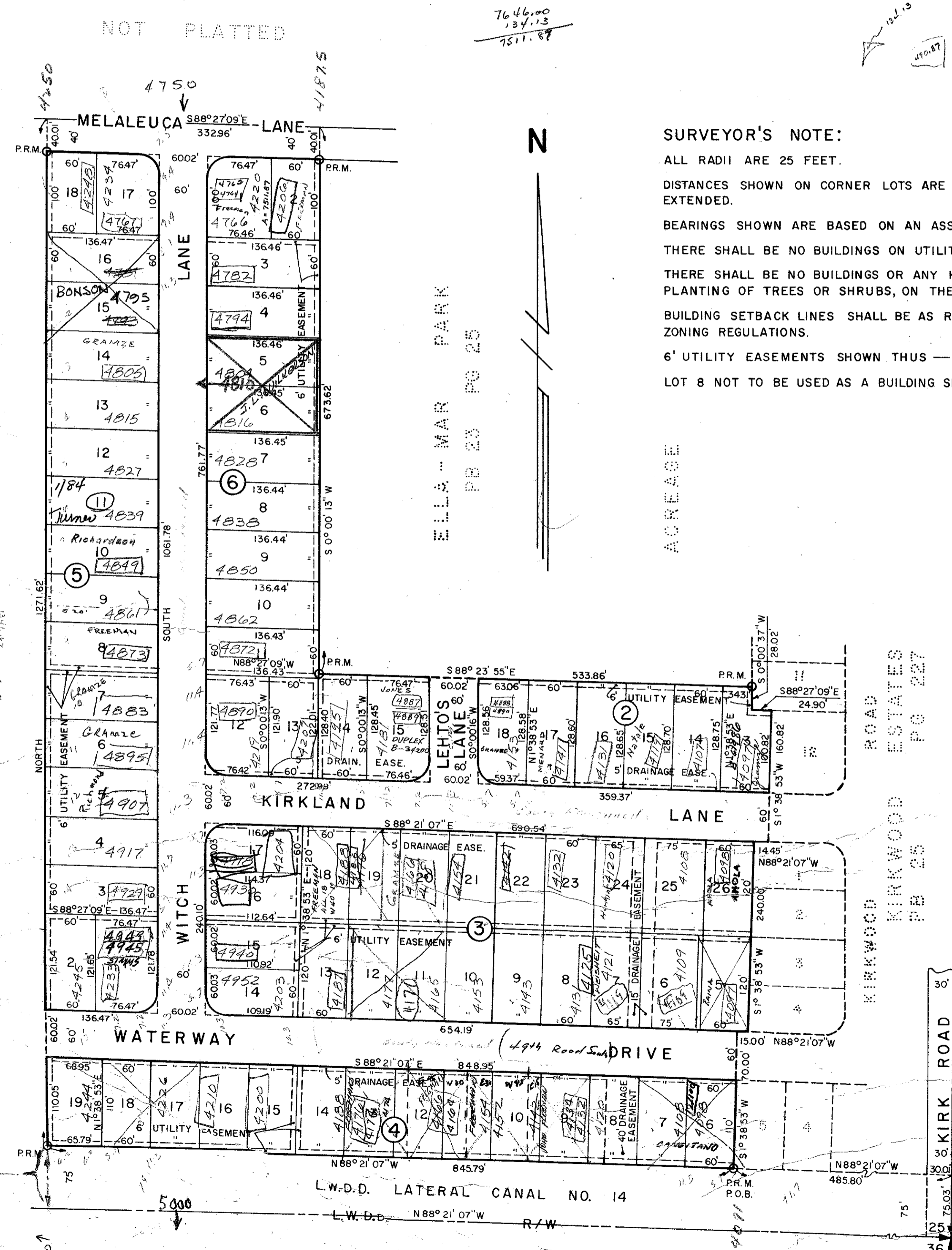
SCALE: 1" = 100'

SEPTEMBER, 1959

K. C. MOCK & ASSOCIATES  
ENGINEERS SURVEYORS  
LAKE WORTH, FLORIDA

147

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
This Plat was filed for record at 10:06 AM  
this 16th day of March  
1960 and duly recorded in Plat Book No.  
26 on page 147  
J. ALEX ARNETTE, Clerk Circuit Court  
By Beth M. Kibin, D. C.



**SURVEYOR'S NOTE:**  
ALL RADII ARE 25 FEET.  
DISTANCES SHOWN ON CORNER LOTS ARE TO THE INTERSECTION OF LOT LINES EXTENDED.  
BEARINGS SHOWN ARE BASED ON AN ASSUMED MERIDIAN.  
THERE SHALL BE NO BUILDINGS ON UTILITY EASEMENTS.  
THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR THE PLANTING OF TREES OR SHRUBS, ON THE DRAINAGE EASEMENTS.  
BUILDING SETBACK LINES SHALL BE AS REQUIRED BY PALM BEACH COUNTY ZONING REGULATIONS.  
6' UTILITY EASEMENTS SHOWN THUS —   
LOT 8 NOT TO BE USED AS A BUILDING SITE OR FOR CONSTRUCTION OF ANY KIND.

STATE OF FLORIDA ss  
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS, THAT RICHARD A. CARPENTER AND HIS WIFE, MARGARET E. CARPENTER AND FREDERICK WEISHEIT AND HIS WIFE, DAISY F. WEISHEIT, OWNERS OF THE TRACT OF LAND LYING AND BEING IN THE SE 1/4 OF THE SE 1/4 OF SECTION 25, TWP 44 S, RGE 42 E, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS KIRKWOOD ESTATES ADDITION NO. 1 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 25, TWP 44 S, RGE 42 E, PALM BEACH COUNTY, FLORIDA; THENCE N0°00'50"E ALONG THE EAST LINE OF SAID SECTION 25, A DISTANCE OF 7503 FEET TO A POINT; THENCE N88°21'07"W ALONG A LINE 7500 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID SECTION 25, A DISTANCE OF 48580 FEET TO THE POINT OF BEGINNING (POB); THENCE CONTINUE N88°21'07"W ALONG SAID PARALLEL LINE A DISTANCE OF 84579 FEET TO A POINT IN THE WEST LINE OF THE SOUTH-EAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 25; THENCE DUE NORTH ALONG SAID WEST LINE, A DISTANCE OF 127162 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SE 1/4) OF SAID SECTION 25; THENCE S88°27'09"E ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SE 1/4) OF SAID SECTION 25, A DISTANCE OF 33296 FEET TO THE NORTHWEST CORNER OF ELLA-MAR PARK AS RECORDED IN PLAT BOOK 23, PAGE 25, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE S0°00'13"W ALONG THE WEST LINE OF SAID ELLA-MAR PARK A DISTANCE OF 673.62 FEET TO THE SOUTHWEST CORNER OF SAID ELLA-MAR PARK; THENCE S88°23'55"E ALONG THE SOUTH LINE OF SAID ELLA-MAR PARK AND THE EASTERLY EXTENSION OF SAID SOUTH LINE, A DISTANCE OF 53386 FEET TO A POINT IN THE WEST LINE OF KIRKWOOD ESTATES AS RECORDED IN PLAT BOOK 25, PAGE 227, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE S0°00'37"W ALONG THE WEST LINE OF SAID KIRKWOOD ESTATES, A DISTANCE OF 2802 FEET TO A POINT; THENCE S88°27'09"E A DISTANCE OF 2490 FEET TO A POINT; THENCE S1°38'53"W ALONG THE WEST LINE OF SAID KIRKWOOD ESTATES, A DISTANCE OF 16082 FEET TO A POINT; THENCE N88°21'07"W A DISTANCE OF 14.45 FEET TO A POINT; THENCE S1°38'53"W ALONG THE WEST LINE OF SAID KIRKWOOD ESTATES, A DISTANCE OF 24000 FEET TO A POINT; THENCE N88°21'07"W A DISTANCE OF 1500 FEET TO A POINT; THENCE S1°38'53"W ALONG THE WEST LINE OF SAID KIRKWOOD ESTATES, A DISTANCE OF 17000 FEET TO THE POINT OF BEGINNING. LESS ALL RIGHTS-OF-WAY OF RECORD.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC, AS PUBLIC HIGHWAYS, THE LANES AND DRIVES SHOWN HEREON, AND THE USE OF THE EASEMENTS FOR PUBLIC UTILITIES, RESERVING, HOWEVER, UNTO THEMSELVES, THEIR HEIRS, SUCCESSORS, ASSIGNS OR LEGAL REPRESENTATIVES, THE REVERSION OR REVERSIONS OF THE SAME WHENEVER ABANDONED BY THE PUBLIC OR DISCONTINUED BY LAW.

IN WITNESS WHEREOF: THEY HAVE SET THEIR HANDS AND SEALS THIS 18 DAY OF SEPT. A.D. 1959.

WITNESS: James B. Case  
WITNESS: E. J. Ross  
WITNESS: \_\_\_\_\_  
WITNESS: \_\_\_\_\_

Richard A. Carpenter (SEAL)  
Margaret E. Carpenter (SEAL)  
Frederick Weisheit (SEAL)  
Daisy F. Weisheit (SEAL)

STATE OF FLORIDA ss  
COUNTY OF PALM BEACH

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS, RICHARD A. CARPENTER AND HIS WIFE, MARGARET E. CARPENTER, AND FREDERICK WEISHEIT AND HIS WIFE, DAISY F. WEISHEIT, TO ME WELL KNOWN AND KNOWN BY ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION, AND THEY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY FOR THE PURPOSES THEREIN EXPRESSED.

AND I FURTHER CERTIFY THAT THE SAID MARGARET E. CARPENTER, KNOWN TO ME TO BE THE WIFE OF THE SAID RICHARD A. CARPENTER AND THE SAID DAISY F. WEISHEIT, KNOWN TO ME TO BE THE WIFE OF THE SAID FREDERICK WEISHEIT, ON A SEPARATE AND PRIVATE EXAMINATION, MADE BY AND BEFORE ME, SEPARATELY AND APART FROM THEIR HUSBANDS, DID ACKNOWLEDGE THAT THEY MADE THEMSELVES PARTIES TO SAID DEDICATION FOR THE PURPOSE OF RENOUNCING, RELINQUISHING AND CONVEYING ALL RIGHTS, TITLE AND INTEREST, WHETHER OF DOWER, HOMESTEAD, OR OF SEPARATE PROPERTY, STATUTORY OR EQUITABLE, IN AND TO THE LANES, ROAD AND DRIVE DESCRIBED THEREIN, AND THAT THEY EXECUTED THE SAID DEDICATION FREELY AND VOLUNTARILY.

WITNESS MY HAND AND OFFICIAL SEAL AT Lake Worth, COUNTY OF PALM BEACH AND STATE OF FLORIDA THIS 18th DAY OF Sept. A.D. 1959.

MY COMMISSION EXPIRES: Nov. 5, 1961

Jaggy Steidley NOTARY PUBLIC

STATE OF FLORIDA ss  
COUNTY OF PALM BEACH

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY DIRECTION OF THE FOREGOING DESCRIBED PROPERTY, AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT PERMANENT REFERENCE MONUMENTS (PRM) HAVE BEEN SET AS REQUIRED BY LAW.

APPROVED MARCH 14, 1960  
BOARD OF COUNTY COMMISSIONERS  
PALM BEACH COUNTY, FLORIDA

BY Paul Rardin CHAIRMAN  
BY Stephen M. Wash COUNTY ENGINEER

REGISTERED LAND SURVEYOR  
FLORIDA CERTIFICATE NO. 1147

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18th DAY OF Sept. A.D. 1959.

MY COMMISSION EXPIRES: Nov. 5, 1961

Jaggy Steidley NOTARY PUBLIC

1000-324

(26-147)  
25/44

DRAWING NUMBER  
**26-147**

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

KEENE ESTATES  
PB 25 PG 83

ACREAGE

PLAT OF SEC. 38 TWP 44 S RGE 42 E  
Sec. 38 TWP 44 S RGE 42 E  
PB 3 PG 10