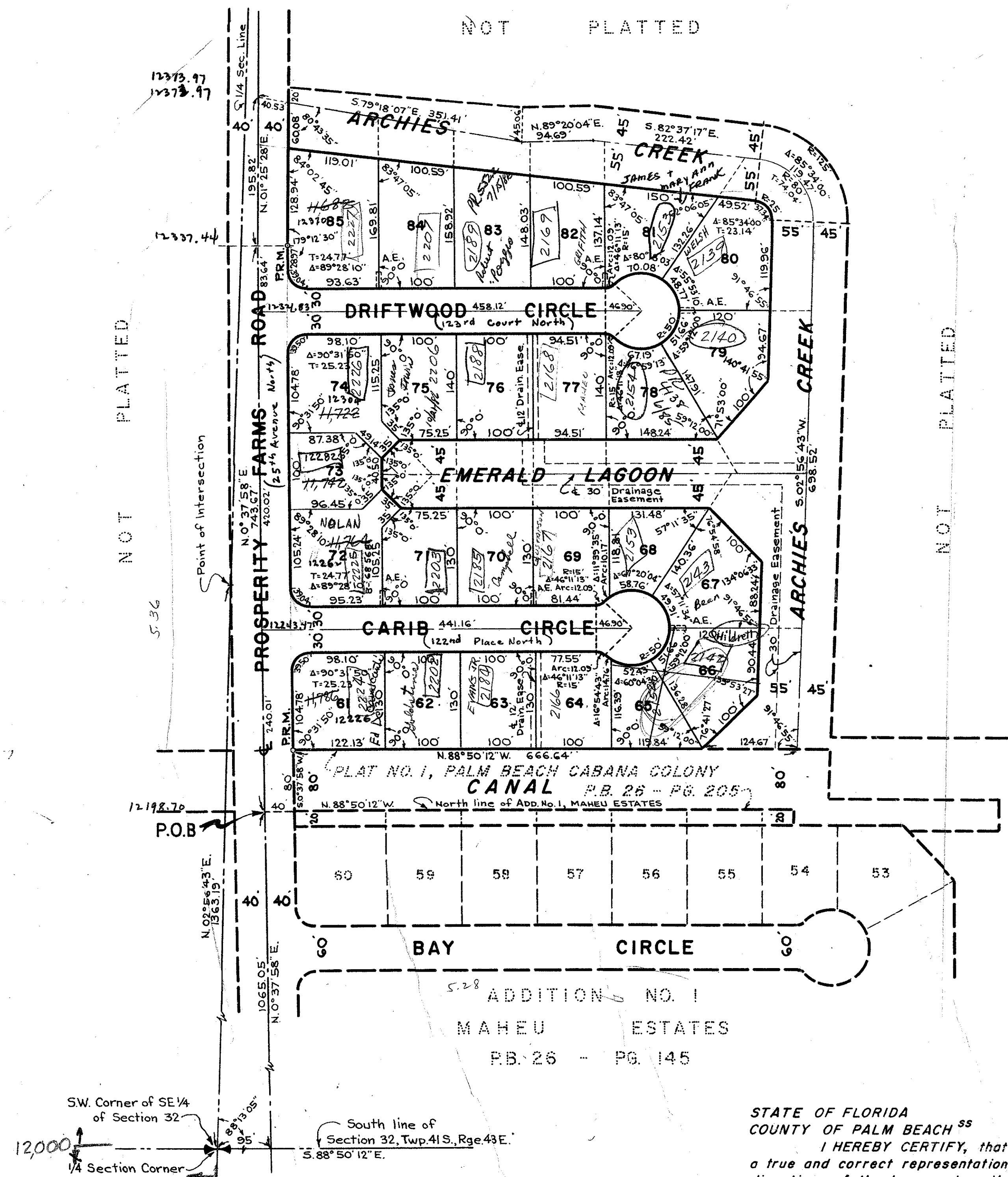


ADDITION NO. 2 MAHEU ESTATES

IN SECTION 32, TWP. 41 S., RGE. 43 E.
PALM BEACH COUNTY, FLORIDA

179

STATE OF FLORIDA
COUNTY OF PALM BEACH
This Plat was filed for record at 3:59 P.M.
this 27 day of April
1963 and duly recorded in Plat Book No.
27 on page 179
J. ALEX ARNETTE, Clerk Circuit Court
By J. M. Blackburn D. C.



STATE OF FLORIDA
COUNTY OF PALM BEACH
KNOW ALL MEN BY THESE PRESENTS, that ROSA MAHEU MENAGE, a free dealer, the owner in fee simple of the tract of land lying and being in Section 32, Township 41 South, Range 43 East, Palm Beach County, Florida, shown hereon as ADDITION NO. 2, MAHEU ESTATES, and more particularly described as follows, to wit:

From the Southwest Corner of the Southeast Quarter (SE 1/4) of Section 32, Twp. 41 S., Rge. 43 E., Palm Beach County, Florida, run S. 88° 50' 12" E. along the South line of said Section 32, a distance of 95 feet to its intersection with the center line of the right-of-way of Prosperity Farms Road; thence N. 0° 37' 58" E. along said center line, a distance of 1065.05 feet to the Point of Beginning of the tract of land hereinafter described, said point being in the northerly line of Addition No. 1, Maheu Estates, according to the plat thereof recorded in Plat Book 26, Page 145, Public Records of Palm Beach County, Florida; thence continue N. 0° 37' 58" E. along the northerly extension of said center line, a distance of 743.67 feet to an angle point; thence N. 01° 25' 28" E. along said center line, a distance of 195.82 feet; thence S. 79° 18' 07" E., a distance of 351.41 feet; thence N. 89° 20' 04" E., a distance of 94.69 feet; thence S. 82° 37' 17" E., a distance of 222.42 feet to the beginning of a curve concave to the southwest having a radius of 80 feet and a central angle of 85° 34' 00" and whose tangent is the last described course; thence easterly, south-easterly and southerly along the arc of said curve, a distance of 119.47 feet to the end of said curve; thence S. 02° 56' 43" W. along the tangent to said curve, a distance of 698.52 feet, more or less, to a point in the northerly right-of-way line of the Canal as shown on Plat No. 1, Palm Beach Cabana Colony, recorded in Plat Book 26, Pages 203, 204 and 205; thence N. 88° 50' 12" W. along said northerly right-of-way line, a distance of 666.64 feet, more or less, to a point in a line parallel to and 40 feet easterly from (measured at right angles to) said center line of Prosperity Farms Road; thence S. 0° 37' 58" W. along said parallel line, a distance of 80 feet to a point in said northerly line of Addition No. 1, Maheu Estates; thence N. 88° 50' 12" W. along said northerly line, a distance of 40 feet to the Point of Beginning.

SUBJECT to existing Right of Ways of Record.
All Bearings shown hereon are based upon Intracoastal Waterway Bearings.
has caused the same to be surveyed and platted as shown hereon, and does hereby dedicate to the perpetual use of the public, as public highways, the Streets shown hereon, and the use of the Easements for the construction and maintenance of Public Utilities, and/or Drainage Purposes.
AND FURTHERMORE, the owner does hereby grant an Easement over the Lagoon and Creek shown hereon for the purpose of providing ingress and egress for boats.
IN WITNESS WHEREOF, I have hereunto set my hand and seal this 15th day of April, A.D. 1963.

Witness: Millard S. Palfrey Rosa Maheu Menage (Seal)
Witness: Alanna P. Leavitt

32-41-43

STATE OF FLORIDA
COUNTY OF PALM BEACH
I HEREBY CERTIFY, that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, ROSA MAHEU MENAGE, to me well known and known to me to be the individual described in and who executed the foregoing dedication, and she acknowledged before me that she executed the same freely and voluntarily for the purposes therein expressed.
WITNESS my hand and official seal at West Palm Beach, County of Palm Beach and State of Florida, this 15th day of April, A.D. 1963.

My Commission expires: August 7, 1965

STATE OF FLORIDA
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 heron described property, and that said survey is accurate to the best of my knowledge and belief, and that permanent reference monuments (B.R.M.) have been placed as required by law.

MAHEU ESTATES - #2

Registered Land Surveyor
Florida Certificate No. 355

Subscribed and sworn to before me this 15th day of April, A.D. 1963.

Notary Public

My Commission expires August 7, 1965

NOTE
Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.
There shall be no buildings or other structures placed on Utility Easements.
There shall be no buildings or any kind of construction, or trees or shrubs placed on Drainage Easements.
Lot Lines extend into the Creek and Lagoon

NOTE
All Block Corners are rounded with 25 ft. radius curve, unless otherwise noted.
Easements are for Public Utilities, unless otherwise shown.
6' x 18' Anchor Easements (A.E.)

John J. Flowers
Notary Public

27/179

BROCKWAY, WEBER & BROCKWAY
ENGINEERS, INCORPORATED
WEST PALM BEACH, FLORIDA

ADDITION NO. 2
MAHEU ESTATES

APR 27 1963
M-120 PS 73