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COUNTRY LANE ESTATES

A SUBDIVISION OF A PORTION OF

SECTION 15, TOWNSHIP 46 SOUTH, RANGE 42 EAST
Palm Beach County, Florida

This Instrument prepared by:
KEITH and SCHNARS,
Land Surveying Sciences, P.A.
1118 NorthEast 6th Avenue,
Fort Lauderdale, Florida.

SURVEY NOTES:

1. PRM - Indicates Permanent Reference Monument.
2. PCP - Indicates Permanent Control Point.
3. Bearings shown hereon are relative to the East boundary of PLAT No. 1, VILLAGES OF ORIOLE according to Plat Book 30, page 38, Palm Beach County records.
4. Building Setback Lines shall be as required by Palm Beach County Zoning regulations.
5. There shall be no buildings, Trees or shrubs placed on drainage easements.
6. There shall be no buildings or other structures placed on utility easements.
7. Corner lot dimensions are to Pt. of lot lines extended.
8. R/W intersections are the long chord of a 25 foot Radius.

DESCRIPTION:

A parcel of land in the East One-Half (E½) of Section 15, Township 46 South, Range 42 East, described as follows:
COMMENCE at the center of said Section 15; thence North 00°53'00" East, along the West boundary of the East One-Half (E½) of said Section 15, a distance of 17.00 feet, thence South 88°27'25" East, 60.00 feet to the POINT OF BEGINNING. thence continue South 88°27'25" East, 710.05 feet; thence South 00°53'00" West, 1143.78 feet; thence North 89°07'00" West, 665.00 feet; thence South 45°53'00" West, 39.36 feet; thence North 00°53'00" East, 1196.95 feet to the Point of Beginning.
Said lands lying in Palm Beach County, Florida and containing 19.043 Acres.

MORTGAGEE'S CONSENT:

STATE OF FLORIDA
COUNTY OF BROWARD

The undersigned hereby certifies that it is the holder of a mortgage upon the hereon described property and does hereby join in and consent to the dedication of the lands described in the dedication hereto, by the owner thereof and agrees that its mortgage which is recorded in Official Record Book 1911, Pages 1350-1354, of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

Witness: Hellert Zoller
William F. Mitchell, Trustee
Witness: Rene V. Weisbrenner

ACKNOWLEDGEMENT:

STATE OF FLORIDA
COUNTY OF BROWARD

Before me personally appeared WILLIAM F. MITCHELL, as Trustee, to me well known and known to me to be the person described in and who executed the hereon instrument, and acknowledged to and before me that he executed said instrument for the purposes therein expressed.
Witness my hand and Official Seal, this 24th day of NOVEMBER A.D. 1975.

My Commission expires
Rene V. Weisbrenner
Notary Public - State of Florida

MORTGAGEE'S CONSENT:

STATE OF FLORIDA
COUNTY OF BROWARD

The undersigned hereby certifies that it is the holder of a mortgage upon the hereon described property and does hereby join in and consent to the dedication of the lands described in the dedication hereto, by the owner thereof and agrees that its mortgage which is recorded in Official Record Book 1940, Pages 1722-1724 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

Witness: Susan Powell
Wilson L. Adams
Witness: Susan Powell
Margaret E. Adams

ACKNOWLEDGEMENT:

STATE OF FLORIDA
COUNTY OF BROWARD

Before me personally appeared WILSON L. ADAMS and MARGARET E. ADAMS, to me well known and known to me to be the person described in and who executed the hereon instrument, and acknowledged to and before me that they executed said instrument for the purposes therein expressed.
Witness my hand and Official Seal, this 8 day of December A.D. 1975.

My Commission expires
Notary Public - State of Florida

MORTGAGEE'S CONSENT:

STATE OF VIRGINIA
COUNTY OF [illegible]

The undersigned hereby certifies that it is the holder of a mortgage upon the hereon described property and does hereby join in and consent to the dedication of the lands described in the dedication hereto, by the owner thereof and agrees that its mortgage which is recorded in Official Record Book 1940, Pages 1722-1724 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

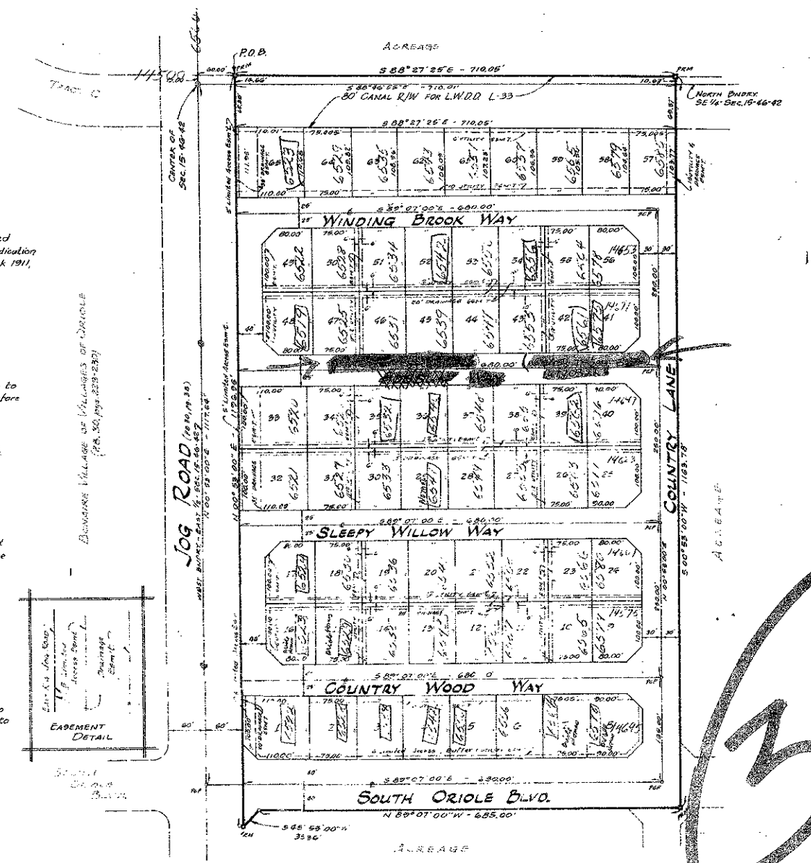
Witness: [illegible]
Marjorie T. Gillespie
Witness: [illegible]

ACKNOWLEDGEMENT:

STATE OF VIRGINIA
COUNTY OF [illegible]

Before me personally appeared MARJORIE T. GILLESPIE, to me well known and known to me to be the person described in and who executed the hereon instrument, and acknowledged to and before me that she executed said instrument for the purposes therein expressed.
Witness my hand and official seal, this 12th day of DECEMBER A.D. 1975.

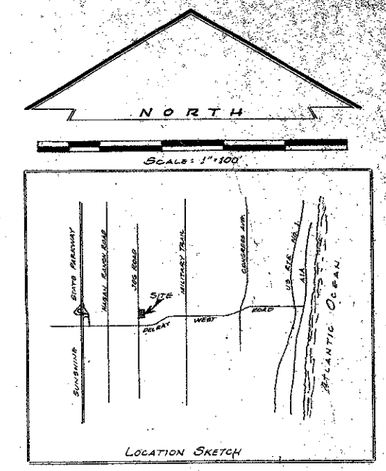
My Commission Expires
Notary Public - State of [illegible]



SURVEYOR'S CERTIFICATE:

This is to Certify the plat shown hereon is a true and correct representation of a survey made under our responsible direction and supervision and that said survey is accurate to the best of our knowledge and belief and that (Permanent Reference Monuments) have been placed as required by law, that (Permanent Control Points) will be set prior to the recording of this plat, and that survey data complies with all the requirements of Chapter 177 Florida Statutes, as amended, and ordinances of Palm Beach County, Florida.

KEITH and SCHNARS
Land Surveying Sciences, P.A.
Dated [illegible]
Registered Land Surveyor
Florida Reg. No. 2625



LOCATION SKETCH

SETBACK REQUIREMENTS:
Front ..... 25'
Side Corner ..... 15'
Side Interior ..... 7.5'
Rear ..... 10'

OWNER'S DEDICATION:

KNOW ALL MAN BY THESE PRESENTS: that ORIOLE HOMES CORP., a Florida Corporation, Owners of the land shown hereon, being in Section 15, Township 46 South, Range 42 East, Palm Beach County, Florida, shown hereon as COUNTRY LANE ESTATES, being also further described as indicated hereon, have caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:
The Streets as shown are hereby dedicated to the Board of County Commissioners for the perpetual use of the public for proper purposes. The Utility and Drainage Easements as shown are hereby dedicated in perpetuity for the construction and maintenance of Utilities and Drainage. The Canal as shown is hereby dedicated to the Lake Worth Drainage District in fee simple for the perpetual use of the District for drainage purposes. The Limited Access and/or Buffer Easement as shown is hereby dedicated to the Board of County Commissioners for the purposes of control and jurisdiction over access rights.
IN WITNESS WHEREOF: The said Corporation has caused these presents to be signed in its President and attested by its Assistant Secretary and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 18th day of November A.D. 1975.

ORIOLE HOMES CORP.
Attest: A. Nunez, Asst. Secy.
R.D. Levy, President

ACKNOWLEDGEMENT:

STATE OF FLORIDA
COUNTY OF BROWARD

Before me personally appeared R.D. Levy and A. Nunez, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as R.D. Levy, President and A. Nunez, Asst. Secretary of the [illegible] Corp., a Corporation, and severally acknowledged to and before [illegible] as such President and Ass't Secretary, respectively, of [illegible] the foregoing instrument is the corporate seal of said Corporation [illegible] it was affixed to said instrument by due and regular corporate authority, and that said instrument was the act and deed of said Corporation.
Witness my hand and seal this [illegible] day of [illegible] A.D. 1975.

TITLE CERTIFICATE:

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, DONALD MANDERSCHEID, [illegible] State of Florida, do hereby certify that I have examined [illegible] I find the title to the property dedicated hereon is [illegible] paid; and that I find that all taxes have been paid; that the property is [illegible] and that I find that all mortgages are shown [illegible]

Dated: [illegible]
[illegible] State of Florida

APPROVAL - PALM BEACH COUNTY, FLORIDA.

BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved [illegible] A.D. 1976.

Chairman

COUNTY ENGINEER:

This plat is hereby found to meet all requirements of Florida Statutes, laws and ordinances.

1000-143

By [illegible]

ATTEST: JOHN B. DUNKLE, Clerk
Clerk of the Circuit Court
By [illegible] D.C.

COUNTY OF PALM BEACH, STATE OF FLORIDA
This Plat was filed for record at 10:45 A.M. this 13 day of [illegible] 19 77 and duly recorded in Plat Book No. 32 on page 104
JOHN B. DUNKLE, Clerk Circuit Court
By [illegible] D.C.

COUNTRY LANE ESTATES

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