

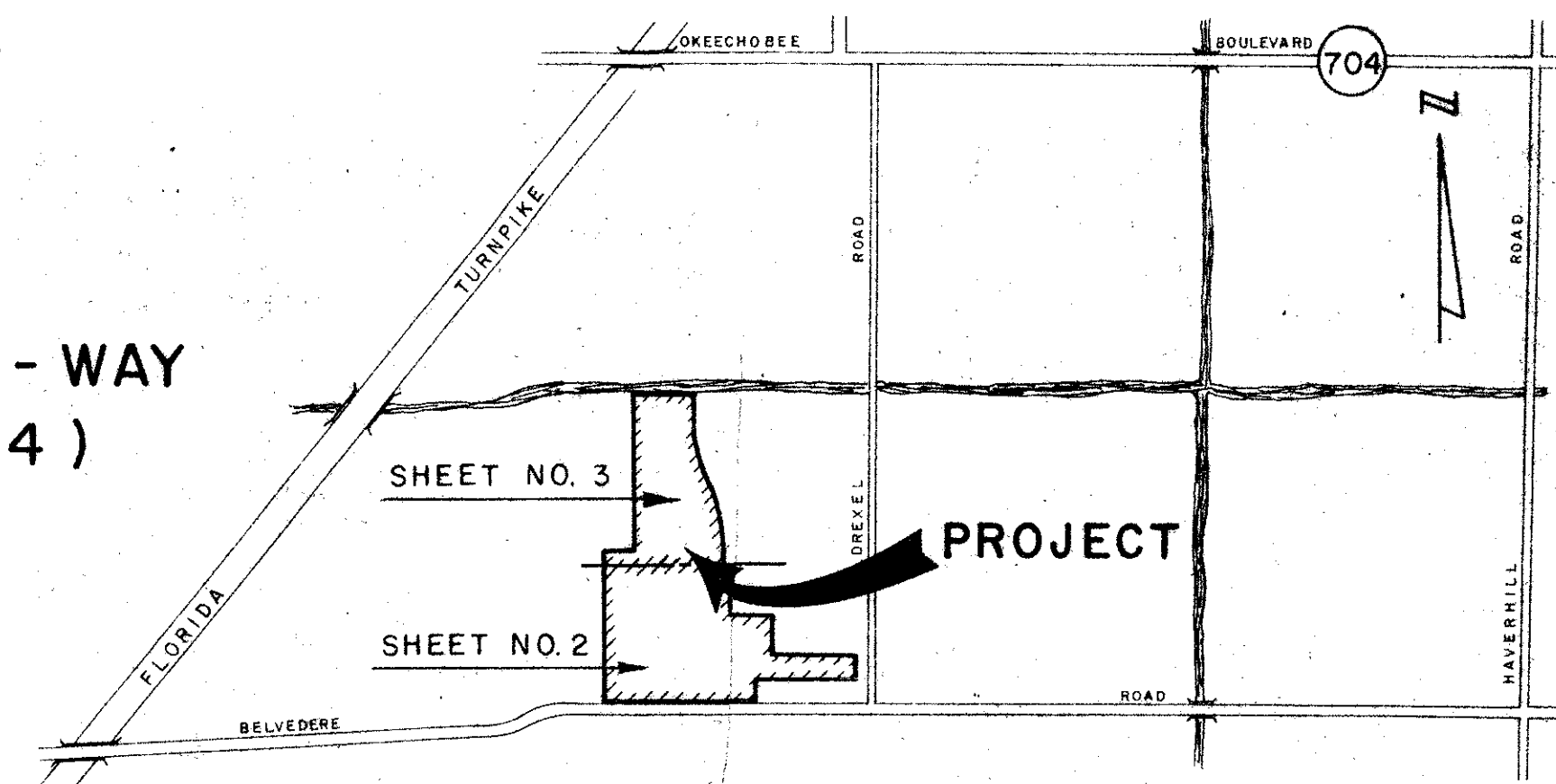
COUNTY OF PALM BEACH  
STATE OF FLORIDA  
This Plat was filed for record at 1:42 P.M.  
No. 340 City of FORUM  
No. 77 and duly recorded in Plat Book  
32 on page 128/129/130  
JOHN B. DUNKLE, Clerk, Circuit Court  
Rita Canupp

# PLAT OF CAM ESTATES

IN THE S.E. 1/4 OF SECTION 27, T.43 S., R.42 E.  
PALM BEACH COUNTY, FLORIDA  
BEING, IN PART, A REPLAT OF A PART OF THE RIGHT-OF-WAY  
MAP SAXON BOULEVARD & BRIAN WAY (P.B. 28, P.184)

JUNE 15, 1976

IN THREE SHEETS - SHEET NO. 1



LOCATION SKETCH & KEY MAP

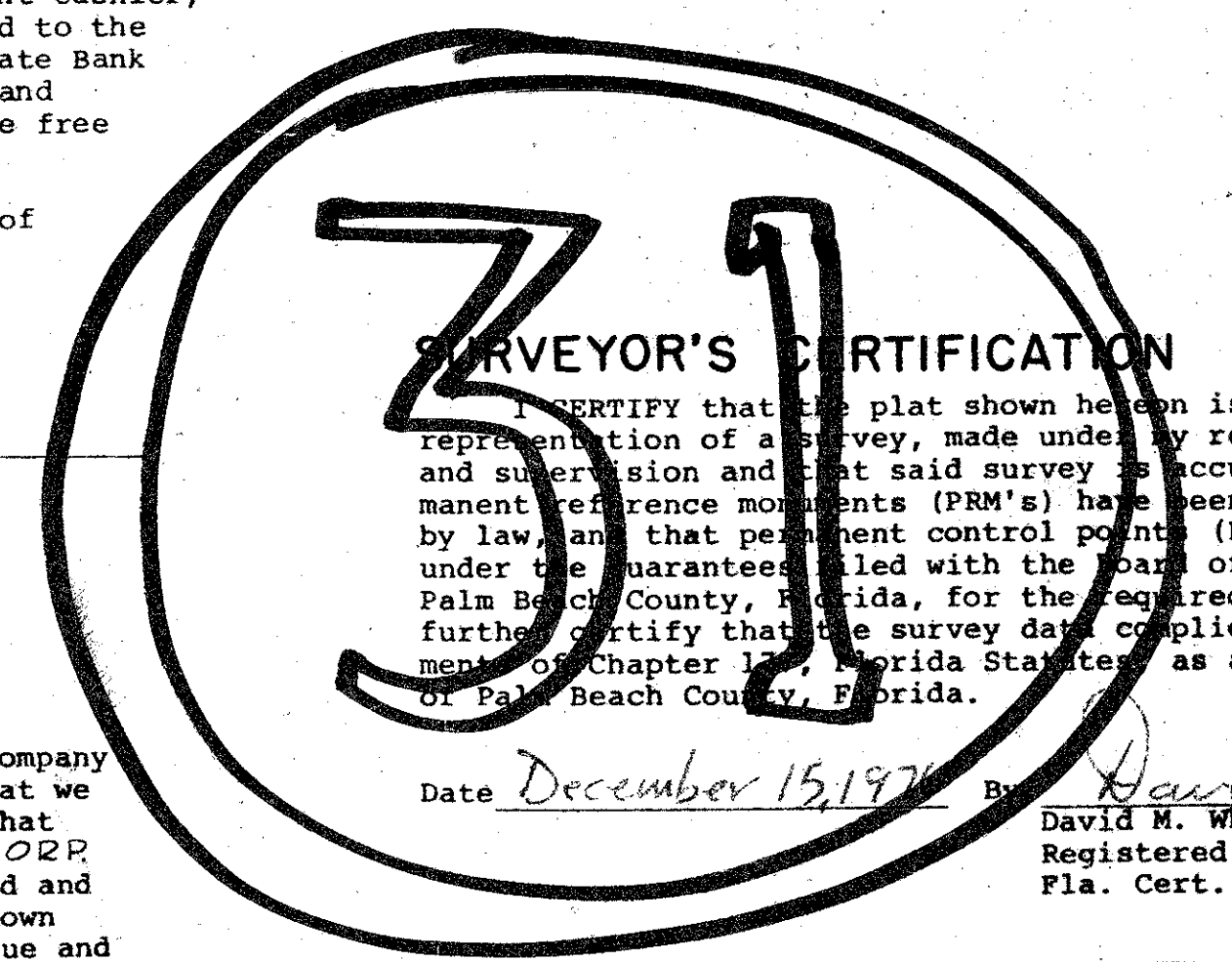
SCALE: 1" = 1400'

### COUNTY APPROVALS

COUNTY ENGINEER  
This plat is hereby found to meet all requisite State and County laws and ordinances.  
Date February 2, 1977 By: H. F. Kahlert  
Herbert F. Kahlert  
County Engineer

BOARD OF COUNTY COMMISSIONERS  
This plat is hereby approved for record this 15 day of February, A.D. 1977.  
By: L. L. Lyle  
Chairman, Board of County Commissioners

ATTEST:  
JOHN B. DUNKLE, Clerk  
BOARD OF COUNTY COMMISSIONERS  
Date February 3, 1977 By: M. B. Jennings  
Deputy Clerk



SURVEYOR'S CERTIFICATION  
I HEREBY CERTIFY that the plat shown hereon is a true and correct representation of a survey, made under my responsible direction and supervision and that said survey is accurate and that permanent reference monuments (PRM's) have been placed as required by law, and that permanent control points (PCP's) will be set under the guarantees filed with the Board of County Commissioners, Palm Beach County, Florida, for the required improvements; and I further certify that the survey data complies with all the requirements of Chapter 127, Florida Statutes, as amended, and ordinances of Palm Beach County, Florida.  
Date December 15, 1976 By: David M. White  
David M. White  
Registered Professional Land Surveyor  
Fla. Cert. No. 2201

This instrument was prepared by DAVID M. WHITE in the office of ROBERT E. OWEN & ASSOCIATES, INC., 1675 Palm Beach Lakes Blvd., West Palm Beach, Florida.  
27, 0383-001 32/128

### NOTES

- Permanent Reference Monuments (PRM's) are 4" x 4" concrete monuments with brass disc imbedded therein and stamped with "PRM Florida Surveyor No. 2201" thereon and are designated hereon thus: [Symbol]
- Permanent Control Points (PCP's) to be set are designated thus: [Symbol]
- Bearings cited hereon are in a meridian assuming EAST-WEST along the South Line of the Southeast Quarter SE1/4 of Section 27, Township 43 South, Range 42 East.
- 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 any trees or shrubs placed on drainage easements.
- Where utility and drainage easements intersect, the areas within the intersections are utility and drainage easements. Construction and maintenance of utilities shall not interfere with the drainage facilities or their operations within these areas of intersection.
- Block numbers are designated thus: 2
- D.E. denotes Drainage Easement  
U.E. denotes Utility Easement

### DESCRIPTION

A parcel of land in the Southeast Quarter of Section 27, Township 43 South, Range 42 East, Palm Beach County, Florida, being more particularly described as follows:

BEGINNING at the Northwest Corner of Lot 1, Block 10, Plat No. 1, Meadowbrook, as same is recorded in Plat Book 26, Page 159, Public Records of Palm Beach County, Florida, run thence WEST (the South Line of Section 27 is assumed to bear EAST-WEST and all other bearings mentioned herein are relative thereto) 804.85 feet; thence NORTH 530.00 feet to the Southwest Corner of Lot 18, Block 7, Plat No. 3 Meadowbrook, as same is recorded in Plat Book 26, Page 224, Public Records of Palm Beach County, Florida; thence North 74°10'50" West, 62.36 feet; thence WEST 100.00 feet; thence SOUTH 3.00 feet; thence WEST 80.00 feet thence NORTH 100.00 feet; thence North 18°26'00" West 63.24 feet; thence NORTH 100.00 feet to the beginning of a curve concave to the Northwest having a radius of 870.00 feet and a central angle of 29°30'17"; thence Northerly along arc of said curve 448.01 feet to the end of said curve and beginning of a curve concave to the East having a radius of 1001.52 feet and a central angle of 27°3'30"; thence Northerly along the arc of said curve a distance of 42.88 feet to the end of said curve; thence North 13°07'30" East 61.1 feet; thence NORTH 119.45 feet to the Northwest Corner of Lot 1, Block 12, Meadowbrook, Plat No. 3, said corner being also a point in the South right-of-way line of Lake Worth Drainage District Canal L-2; thence South 89°49'10" West along said right-of-way line a distance of 790.31 feet; thence South 00°04'50" West 116.83 feet; thence WEST 320.00 feet to a point in the West Line of aforesaid Southeast Quarter of Section 27, thence South 00°04'50" West along said West Line of the Southeast Quarter a distance of 349.28 feet to a point in the North right-of-way line of Belvedere Road, said point being also a point in a curve concave to the South having a radius of 2924.79 feet and a central angle of 04°48'22" and whose tangent at this point bears North 85°11'38" East; thence Easterly along the arc of said curve 245.34 feet to the end of said curve; thence EAST along the North right-of-way line of Belvedere Road as same is recorded in Road Plat Book 4, Page 100, 101, 94 feet; thence SOUTH 26.00 feet; thence EAST 250.00 feet; thence NORTH 350.00 feet; thence WEST 30.79 feet to a point in a curve concave to the West having a radius of 3811.31 feet and a central angle of 00°18'04"; thence Northerly along the arc of said curve a distance of 20.03 feet; thence EAST 1032.88 feet to a point in the West line of Block 10, Plat No. 1, Meadowbrook; thence North 00°12'00" West a distance of 305.01 feet to the Point of Beginning.

LESS the rights-of-way for Brian Way and Saxon Boulevard as same are shown on Plat recorded in Plat Book 28, Page 184, Public Records of Palm Beach County, Florida;

LESS PARCEL "C" as shown on the abandoned PLAT OF BELVEDERE COMMERCIAL AREA as same is recorded in Plat Book 28 at Page 40, Public Records of Palm Beach County, Florida, said abandonment dated November 18, 1969, and recorded in Official Record Book 1766 at Page 16 of said Public Records.

TOGETHER WITH the West 114.00 feet of said SAXON BOULEVARD, CONTAINING, in total, 76.8292 acres.

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS that JAYMOR CORP., a Florida Corporation, owner of the tract of land shown hereon as PLAT OF CAM ESTATES and described hereon, has caused the same to be surveyed and platted as shown hereon and does hereby dedicate, as follows:

- STREETS  
The streets shown hereon and TRACTS R-1, R-2 and R-3 are hereby dedicated to the Board of County Commissioners, Palm Beach County, Florida, for the perpetual use of the public for proper purposes.
- RECREATION AREA  
TRACT "E" as shown hereon is hereby dedicated to the Board of County Commissioners, Palm Beach County, Florida, for the perpetual use of the public for recreation purposes.
- EASEMENTS  
a) The utility easements and drainage easements as shown are hereby dedicated in perpetuity for the construction and maintenance of utilities and drainage facilities.  
b) The access control easements as shown are hereby dedicated to the Board of County Commissioners for the purposes of control and jurisdiction over access rights.

TURNOUT REQUIRED

IN WITNESS WHEREOF, the said JAYMOR CORP. has caused these presents to be signed by its President and attested by its Secretary and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 17th day of December, A.D. 1976.

Attest: Jacqueline D. Moore Secretary  
By: James B. Moore President  
JAYMOR CORP.

### ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF DADE SS  
BEFORE ME personally appeared James B. Moore and Jacqueline D. Moore to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as President and Secretary of the said JAYMOR CORP., a Florida Corporation, and they severally acknowledged to and before me that they executed such instrument as such President and Secretary, respectively, of said corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said JAYMOR CORP., 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 17th day of December, A.D. 1976.

My Commission Expires: June 26, 1978  
Notary Public: Mary P. Hatcher

### MORTGAGEE'S CONSENT

STATE OF FLORIDA COUNTY OF DADE  
The undersigned hereby certifies that it is the holder of two mortgages upon the property described hereon and does hereby join in and consent to the dedication of the lands described hereon by the owner thereof and agrees that its mortgages, which are recorded in Official Record Book 2537 at pages 277 through 280 and in Official Record Book 2619 at pages 756 through 758, all in the Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF the said corporation has caused these presents to be signed by its President and attested to by its Assistant Cashier and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 24th day of January, A.D. 1977.

The First State Bank of Miami  
By: John M. Garner President

ATTEST: June Brown Assistant Cashier

### ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF DADE SS

BEFORE ME personally appeared John M. Garner and Mrs. June Brown, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as President and Assistant Cashier of the said First State Bank of Miami, a Florida Corporation, and they severally acknowledged to and before me that they executed such instrument as such President and Assistant Cashier, respectively, of said corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said First State Bank of Miami 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 24th day of January, A.D. 1977.

My Commission Expires: July 18, 1978  
Notary Public: Howard W. Barr

### TITLE CERTIFICATION

We, Lawyers Title Insurance Corp., a title insurance company duly licensed in the State of Florida, do hereby certify that we have examined the title to the hereon described property; that we find the title to the property is vested in JAYMOR CORP., a Florida Corporation; that the current taxes have been paid and that we find the property is encumbered by the mortgages shown hereon; and that we find all mortgages are shown and are true and correct.

DATE Jan 23, 1977 BY: Leonard Spangler  
LAWYERS TITLE INSURANCE CORP.

Field Book	27, 0383-001
Drawn	C. GOSS
Checked	D.M. WHITE
Field	R. ZALICK

ROBERT E. OWEN & ASSOCIATES, INC.  
ENGINEERS - PLANNERS - SURVEYORS  
WEST PALM BEACH  
FLORIDA

PLAT OF CAM ESTATES  
IN THE S.E. 1/4 OF SEC. 27, T.43S., R.42 E.  
PALM BEACH COUNTY, FLORIDA  
IN THREE SHEETS, SHEET NO. 1

Date: JUNE 15, 1976  
Scale: AS SHOWN  
Sheet: 1 of 3

# CAM ESTATES