

DEDICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

Know all men by these presents, that Meed Development Corporation, A Florida corporation, owners of the land shown hereon, lying and being in Sections 21 and 28, Township 44 South, Range 42 East, Palm Beach County, Florida, shown hereon as Plat No. III, Meed Racquet Club P.U.D. and being a replat of portions of Tracts 106 thru 110, inclusive, Block 23, Palm Beach Farms Co., Plat No. 3, as recorded in Plat Book 2, Page 47, Public Records of Palm Beach County, Florida.

A parcel of land lying in Section 21 and 28, Township 44 South, Range 42 East, County of Palm Beach, State of Florida, and more particularly described as follows:

Beginning at the intersection of the north line of Tract 116 of said Palm Beach Farms Company Plat No. 3 with the east right-of-way line of Hadjes Boulevard, as said east right-of-way line is shown on the Plat of Meed Racquet Club Plat No. 1 recorded in Plat Book 31, Pages 15 - 19, public records of said County; Thence East along the north line of Tract 116, 117, 118 and a portion of the north line of 119 of said Palm Beach Farms Company Plat No. 3, a distance of 1,030.64 feet to the West line of the Plat of Meed Racquet Club (P.U.D.) Plat No. 2, recorded in Plat Book 32, Pages 151 & 152 Thence North along said West line a distance of 399.33 feet to the South right-of-way line of Meed Drive South, thence traveling along said South right-of-way line (as said right-of-way line is shown on said Plat of the Meed Racquet Club Plat No. 1) through the following courses and distances:

- 1. Westerly along the arc of a curve concave to the north having a radius of 150.00 feet and a central angle of 139°-53'-12", a distance of 36.36 feet to a tangent line which bears west,
- 2. West a distance of 995.09 feet.
- 3. S 45°-00'-00" W, a distance of 35.36 feet to the east right-of-way line of said Hadjes Boulevard.

Thence departing from said south right-of-way line and traversing along the east right-of-way line of said Hadjes Boulevard through the following courses and distances:

- 1. South a distance of 253.46 feet to the beginning of a curve concave to the east having a radius of 100 feet and a central angle of 24°-34'-28",
- 2. Southeasterly along the arc of said curve a distance of 42.80 feet to a point of reverse curve (a radial line of said reverse curve at said point bears S 69°-25'-32" W);
- 3. Southerly along a reverse curve concave to the west, a distance of 77.29 feet to the point of Beginning.

Containing 9.533 acres, more or less.

Have caused the same to be surveyed and plotted as shown hereon, and do hereby dedicate as follows:

- 1. Right-of-Way for the streets, as shown hereon, is hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida, for the perpetual use of the public for proper purposes.
- 2. The buffer area, shown hereon as tract "A", is hereby dedicated to the Meed Racquet Club Property Owners' Association and is the perpetual maintenance obligation of said association.
- 3. The area indicated as limited access easements as shown are dedicated to the Board of County Commissioners of Palm Beach County, Florida, for the purpose of control and jurisdiction over access rights.
- 4. The utility easements and drainage easements as shown are hereby dedicated in perpetuity for the construction and maintenance of utilities and drainage.
- 5. All bearings shown hereon are referenced to the North line of Tract 116 which is assumed to bear due East.

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

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me personally appeared _____ to me well known, and known to me to be the individual(s) described in and who executed the foregoing instrument as _____ and _____ of the above named MEED DEVELOPMENT CORPORATION, a Corporation, and severally acknowledged to and before me that they executed such instrument as such _____ and _____ respectively, of said Corporation and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that it was affixed to said instrument by me and regular corporate authority, and that said instrument is the free act and deed of said corporation.

WITNESS my hand and official seal, this _____ day of _____, A.D. 1977.

Notary Public
My Commission Expires _____

PLAT NO. III MEED RACQUET CLUB P.U.D. IN SECTIONS 21 AND 28, TOWNSHIP 44 SOUTH, RANGE 42 EAST PALM BEACH COUNTY, FLORIDA

BEING A REPLAT OF PORTIONS OF TRACTS 106 THRU 110, INCLUSIVE, BLOCK 23, PALM BEACH FARMS CO. PLAT NO. 3, RECORDED IN PLAT BOOK 2, PAGE 47, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

MORTGAGEE CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

The undersigned hereby certifies that it is the holder of mortgages 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 mortgages which are recorded in Official Record Books 2075 and 2197, Pages 1249 and 1135, respectively of the Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

Witness _____ By _____
Witness _____ By _____
Witness _____ By _____
Witness _____ By _____

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me personally appeared SAM HASNER, LLOYD HASNER to me well known and known to me to be the persons described in and who executed the foregoing instrument, and severally acknowledged to and before me that they executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal, this _____ day of _____, A.D. 1977.

My Commission Expires _____

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me personally appeared ASA B. GROVES, JR. to me well known and known to me to be the person described in and who executed the foregoing instrument, and acknowledged to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal, this _____ day of _____, A.D. 1977.

My Commission Expires _____

MORTGAGEE CONSENT

STATE OF NEW YORK
COUNTY OF NEW YORK

The undersigned hereby certifies that it is the holder of mortgages 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 mortgages which are recorded in Official Record Book 2391, Page 166, Official Record Book 2187, Page 948, Official Record Book 2187, Page 97, Official Record Book 2661, Page 1729 and Official Record Book 276, Page 37 of 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 Second Vice President and attested by its Administrator and its corporate seal to be affixed hereon by and with the authority of its Board of Directors, this _____ day of _____, A.D. 1977.

Attest: _____ By: _____

ACKNOWLEDGEMENT

STATE OF NEW YORK
COUNTY OF NEW YORK

Before me personally appeared _____ to me well known, and known to me to be the individual(s) described in and who executed the foregoing instrument as _____ of the above named CHASE MANHATTAN BANK, a Corporation, and severally acknowledged to and before me that they executed such instrument as corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation 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 _____ day of _____, A.D. 1977.

My Commission Expires _____

CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

Pursuant to agreement dated July 7, 1977, Meed Building and Construction Corp. hereby joins in and consents to the dedication of the lands in the Dedication hereto, by the owner thereof.

IN WITNESS WHEREOF, the said corporation has caused these presents to be signed by its Vice President and attested by its Asst. Secretary and its corporate seal to be affixed hereon by and with the authority of its Board of Directors, this _____ day of _____, A.D. 1977.

Attest: _____ By: _____

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me personally appeared Herbert Rabin, Vice President and Roy Flack, Asst. Secretary, to me well known and known to me to be the persons described in and who executed the foregoing instrument, and acknowledged to and before me that they executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal, this _____ day of _____, A.D. 1977.

My Commission Expires _____

MORTGAGEE CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

The undersigned hereby certifies that it is the holder of a mortgage upon the property described hereon and does hereby join in and consent to the dedication of the land described in said dedication by the owner thereof and agrees that its mortgage, which is recorded in Official Record Book 2187 at page 1131 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF I Nissim Hadjes do hereunto set my hand and seal this _____ day of _____, A.D. 1977.

Witness _____ By: _____

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

Before me personally appeared NISSIM HADJES to me well known and known to me to be the person described in and who executed the foregoing instrument, and acknowledged before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal, this _____ day of _____, A.D. 1977.

My Commission Expires _____

PLAT NO.	ACREAGE	MAILING SHEETS	DENSITY (ITS./ACRE)
II	11.046	57	5.16
III	9.533	45	4.72
II & III	20.579	102	4.96

OPEN SPACE TRACT "A" = 0.34 Ac.

THIS INSTRUMENT WAS PREPARED BY RAFAEL SALADRIGAS IN THE OFFICE OF _____

FLORIDA SURVEYING & MAPPING, INC.
REGISTERED LAND SURVEYORS
WEST PALM BEACH, FLORIDA 33401

COUNTY APPROVALS

BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record, this _____ day of _____, A.D. 1977.

By: _____
LAKE LYTAL, CHAIRMAN

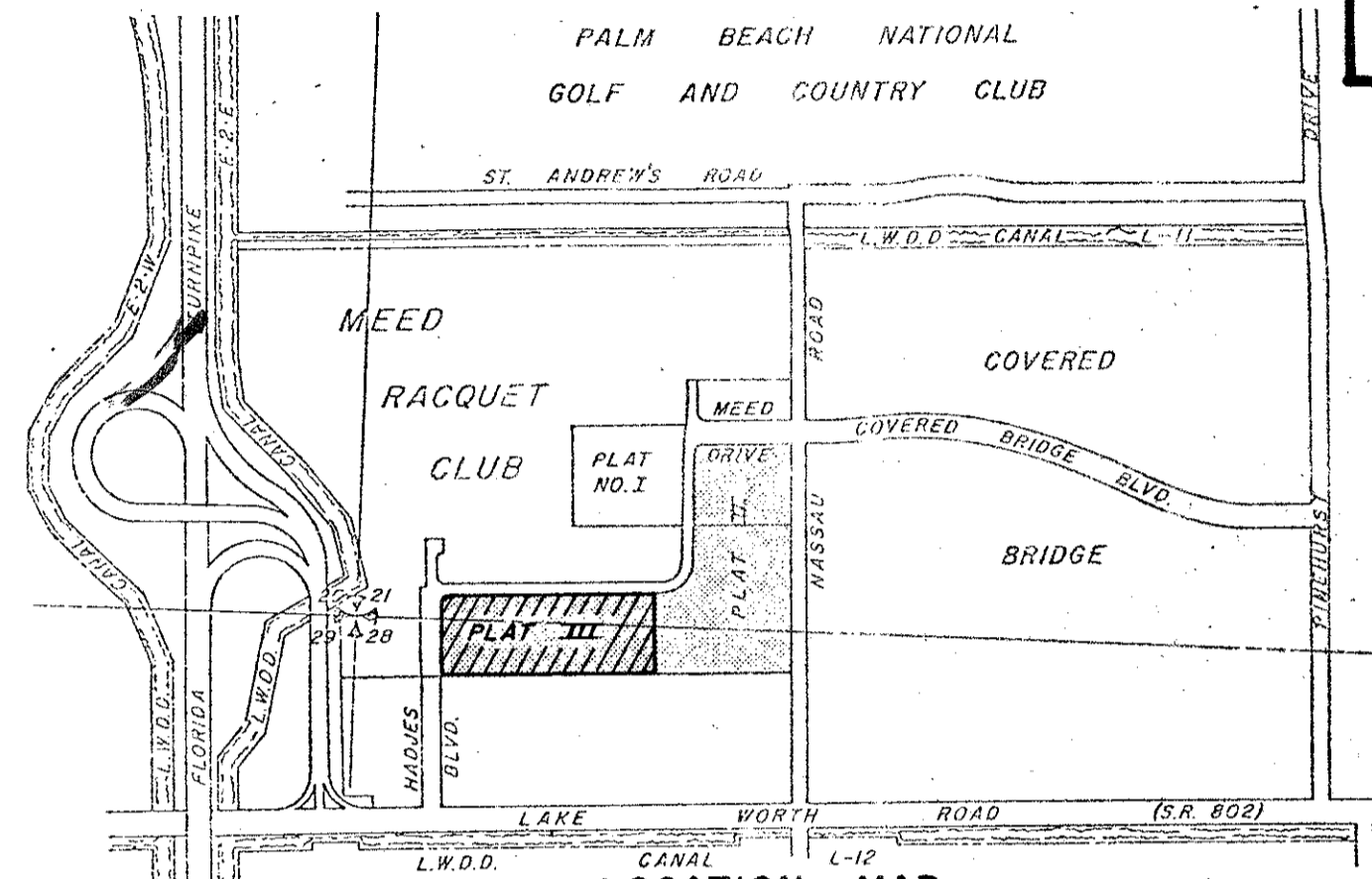
COUNTY ENGINEER

This plat is hereby found to meet all requisite State and County laws and ordinances.

By: _____
H.F. Kahlert, County Engineer

ATTEST: JOHN B. DUNKLE, CLERK
BOARD OF COUNTY COMMISSIONERS

By: _____
Deputy Clerk



TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

We, St. Paul Title Insurance Corporation, a title 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 to the MEED DEVELOPMENT CORPORATION; that the current taxes have been paid; and that we find that the property is free of encumbrances, except as stated hereon.

Subscribed and sworn to before me this _____ day of _____, A.D. 1977, at the City of West Palm Beach, County of Palm Beach, State of Florida.

My Commission Expires _____

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

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 and that said survey is accurate to the best of my knowledge and belief and that (P.R.M.'s) Permanent Reference Monuments have been set and (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with Palm Beach County. Said survey and improvements and further that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended and ordinances of Palm Beach County, Florida.

TURNOUT REQUIRED

Registered Land Surveyor, No. 2345
State of Florida

21328/44/42
Rm/Pub
Jap 3
FH-16
FS-18

0396-309
33

ROSSI AND MALAVASI
ENGINEERS, INC.
WEST PALM BEACH,
FLORIDA

PLAT No. III
MEED RACQUET CLUB
IN 2 SHEETS SHEET NO. 1

Date	Designed	Scale
_____	_____	_____
Approved	Checked	Job No.
_____	_____	_____
_____	_____	Sheet
_____	_____	of

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STATE OF FLORIDA
COUNTY OF PALM BEACH
This Plat was filed for record at 9:47 A.M. this 18th day of July 1977, and duly recorded in Plat Book No. 33 on page 47 and 48
JOHN B. DUNKLE, Clerk Circuit Court
By: _____, D.C.

