



LOCATION SKETCH

P.U.D.
BOCA ALTA
 A PLAT OF A PORTION OF SECTION 35, TWP. 47 S., RGE. 42 E.
 AND ALSO BEING A REPLAT OF A PORTION OF TRACT 75-B, BOCA DEL MAR NO. 8, AS RECORDED
 IN PLAT BOOK 30, PAGES 238-240 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
 PALM BEACH COUNTY, FLORIDA

JOHN A. GRANT, JR., INC.

CONSULTING ENGINEERS & LAND SURVEYORS

BOCA RATON, FLORIDA

JANUARY 1977

SHEET 1 OF 2

120

COUNTY OF PALM BEACH
 STATE OF FLORIDA
 This Plat was filed for record
 20 day of April 1977
 75
 34
 120+121
 Kyle Shirreffs

MORTGAGE CERTIFICATE

STATE OF FLORIDA }
 COUNTY OF DADE } SS The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance 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, lien, or other encumbrance which is recorded in Official Record Book 2616, Page 1325 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 Vice-President and attested by its Senior Vice-President and Cashier and its corporate seal to be affixed hereon by and with the authority of its Board of Directors, this 26th day of May, A.D. 1977.

REPUBLIC NATIONAL BANK OF MIAMI

Witness
[Signature]

[Signature]
 MARCELINO LURIBARRI, Vice-President

Witness
[Signature]

[Signature]
 ROBERTO GONZALEZ BLANCO,
 Senior Vice-President and Cashier

ACKNOWLEDGMENT

STATE OF FLORIDA }
 COUNTY OF DADE } SS Before me personally appeared MARCELINO I. URIBARRI and ROBERTO GONZALEZ BLANCO, to me well known and known to me to be the individuals described in and who executed the foregoing instrument as MARCELINO I. URIBARRI, Vice-President and ROBERTO GONZALEZ BLANCO, Senior Vice-President and Cashier of the above named REPUBLIC NATIONAL BANK OF MIAMI, a corporation, and severally acknowledged to and before me that they executed such instrument as such Vice-President and Senior Vice-President and Cashier respectively, of said corporation, and 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 26th day of May, A.D. 1977.

[Signature]
 My Commission Expires Dec 12, 1980

[Signature]
 Notary Public, State of Florida

MORTGAGE CERTIFICATE

STATE OF FLORIDA }
 COUNTY OF PALM BEACH } SS The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance 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, lien or other encumbrance which is recorded on Official Record Book , Page 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 President and attested by its Secretary and its corporate seal to be affixed hereon by and with the authority of its Board of Directors, this 23 day of March, A.D. 1977.

PAPI, S. A.

Witness
[Signature]

[Signature]
 MARIO LAMAR, President

Witness
[Signature]

[Signature]
 MARIO A. LAMAR, Secretary

ACKNOWLEDGMENT

STATE OF FLORIDA }
 COUNTY OF PALM BEACH } SS Before me personally appeared MARIO LAMAR and MARIO A. LAMAR, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as MARIO LAMAR, President and MARIO A. LAMAR, Secretary of the above named PAPI, S. A., a Corporation, and severally acknowledged to and before me that they executed such instrument as such President and Secretary, respectively, of said corporation and 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 23 day of March, A.D. 1977.

[Signature]
 My Commission Expires JAN 23, 1982

[Signature]
 Notary Public, State of Florida

SURVEYOR'S CERTIFICATE

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 placed as required by law and (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with Palm Beach County for the Required 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.

Subscribed and sworn to before me this

26th day of May, A.D. 1977

[Signature]
 Registered Land Surveyor No. 1141
 State of Florida

Dec. 1, 1978
 My Commission Expires

[Signature]
 Notary Public, State of Florida

BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record this 18 day of April, A.D. 1978.

By: [Signature]
 PEGGY EVATT, Chairman

COUNTY ENGINEER

This plat is hereby approved for record this 18 day of April, A.D. 1978.

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

By: [Signature]
 H.F. KAHLERT, County Engineer

By: [Signature]
 DEPUTY CLERK

This instrument prepared by:
 John A. Grant, Jr., John A. Grant, Jr., Inc.
 3333 North Federal Highway, Boca Raton, Fla.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT BOCA ALTA DEVELOPMENT CORPORATION, a Florida Corporation, owner of the land shown hereon as Tract 1, being in Section 35, Township 47 South, Range 42 East, Palm Beach County, Florida, also shown hereon as BOCA ALTA, and being a portion of Tract 75-B of BOCA DEL MAR NO. 8 as recorded in Plat Book 30, Pages 238-240 of the Public Records of Palm Beach County, Florida, said land being more particularly described as follows:

Commencing at the Southeast corner of the aforesaid Tract 75-B; thence with a bearing of S. 89° 23' 06" W., along the East-West Quarter line of Section 35, a distance of 745.70 feet to the Point of Beginning; thence continuing along the aforesaid course, a distance of 749.21 feet to a point; thence with a bearing of N. 0° 35' 34" W., a distance of 376.34 feet to a point on the South right-of-way line of Via de Sonrisa del Sur; thence with a curve to the left along the South right-of-way line of Via de Sonrisa del Sur, having a tangent bearing of S. 66° 35' 43" E., a radius of 560.87 feet, an arc length of 633.77 feet to a point; thence with a bearing of N. 48° 39' 41" E., a distance of 61.83 feet to a point; thence with a curve to the right, having a radius of 25.00 feet, an arc length of 36.49 feet to a point of reverse curvature; thence with a curve to the left, having a radius of 569.87 feet, an arc length of 211.75 feet to a point; thence with a bearing of S. 0° 05' 56" E., a distance of 197.98 feet to a point; thence with a bearing of S. 89° 54' 04" W., a distance of 100.00 feet to a point; thence with a bearing of S. 0° 05' 56" E., a distance of 194.38 feet more or less to the Point of Beginning, subject to easements and rights-of-way of record.

has caused the same to be surveyed and platted as shown hereon and does 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, and the utility easements and drainage easements as shown are hereby dedicated in perpetuity for the construction and maintenance of utilities and drainage. The areas indicated as Limited Access Easements as shown are dedicated to the Board of County Commissioners for the purposes of control and jurisdiction over access rights.

IN WITNESS WHEREOF, the said Corporation, BOCA ALTA DEVELOPMENT CORPORATION, has caused these presents to be signed by its President, RENE DIAZ de VILLEGAS, and attested by its Secretary, MARIO LAMAR, and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 23 day of March, A.D. 1977.

Witness
[Signature]

[Signature]
 RENE DIAZ de VILLEGAS, President

Witness
[Signature]

[Signature]
 MARIO LAMAR, Secretary

ACKNOWLEDGMENT

STATE OF FLORIDA }
 COUNTY OF PALM BEACH } SS Before me personally appeared RENE DIAZ de VILLEGAS and MARIO LAMAR, to me well known and known to me to be the individuals described in and who executed the foregoing instrument as RENE DIAZ de VILLEGAS, President and MARIO LAMAR, Secretary of the above named BOCA ALTA DEVELOPMENT CORPORATION and they 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 all by and with the authority of their Board of Directors and that said instrument is the free act and deed of said Corporation.

WITNESS my hand and official seal, this 23 day of March, A.D. 1977.

[Signature]
 My Commission Expires JAN 23, 1982

[Signature]
 Notary Public, State of Florida

TITLE CERTIFICATE

STATE OF FLORIDA }
 COUNTY OF PALM BEACH } SS We DESCHLER and REED CHARTERED, duly licensed attorneys of 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 BOCA ALTA DEVELOPMENT CORPORATION, a Florida Corporation, that the current taxes have been paid and that the property is encumbered by the mortgages shown hereon and that we find that all mortgages are shown and are true and correct.

35/47/42

ROBERT B. TANNER
 DESCHLER and REED CHARTERED

Turnout 0205-358

BOCA ALTA

P.U.D.

34

120

39