PLATOF

IN THE SOUTH ONE HALF OF SECTION 8, TOWNSHIP 42 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA

MARCH, 1979

SHEET | OF 2

100 ALL IST BY THESE PRESENTS that CUNITE UNLIVITED, INCORPORATED., a Florida corporation.

owner of land shown hereon, being a portion of the Southeast one-quarter (SE 1/4) and the Southewest one-quarter (ST 1/4) of Section 8, Township 42 South, Range 43 East, Palm Beach County, Florida, shown hereon as SUE COVE, being more particularly described as follows:

(Note: Bearings shown hereon are relative to the East line of the SW1/4 of Section 8 which assumes to bear N. 00°15'30" E.)

Beginning at the Northwest corner of the South one-half (S 1/2) of the Northeast one-quarter (S 1/4) of the Southeast one-quarter (SE 1/4) of the Southwest one-quarter (SW 1/4) of said section 8; thence North 89°59'30" East along the North line of the said South one-half (S 1/2) a distance of 405.94 feet; thence South 00°15'30" West a distance of 152.81 feet to the beginning of a curve concave to the Southwest; having a radius of 60 feet, a central angle of 90° and a tangent bearing of South 89°44'30" East; thence Southeasterly along the arc of said curve a distance of 94.25 feet to the end of said curve; thence South 00°15'30" West along a line tangent of said curve, a distance of 60.50 feet; thence South 89°58'15" East a distance of 225.38 feet to the west right-Of-way line of Prosperity Parms Road, as now laid out and in use; thence South 00°15'30" West along the Vest right-of-way line a distance of 60.00 feet to a point in the Easterly extention of the South line of the Tortheast one-quarter (NE 1/4) of the Southeast one-quarter (SE 1/4) of the Southwest one-quarter (SE 1/4) of said Section 3; thence Northeast one-quarter (NE 1/4) of the Southwest one-quarter (NE 1/4) of the Southwest one-quarter (SE 1/4) of said Section 8; of the Southeast one-quarter (SE 1/4) of the Southwest one-quarter (Si 1/4) of said Section 8; thence orth 00003.30" West a distance of 333.28 feet to the Point Of Beginning.

Containing in all 3.64 acres, more or less.

has caused the same to be surveyed and platted as shown hereon and does hereby dedicate as follows:

The street as shown is hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida, for perpetual use of the public for proper purposes.

2. Easements:

"tility Easements-The utility easements as shown are hereby dedicated in perpetuity for the construction and maintenance of utilities.

3. Additional Right-Of-Way for Prosperity Forms Road

The 28.00 foot additional right-of-way as shown on this plat is hereby dedicated to the Board of County Commissioners of Palm Beach County for the perpetual use of the public for proper purposes.

Walkway Easement - The walkway easement as shown are hereby dedicated for the use and benefit of the lot owners of the plat of SUN COVE, for pedestrian access purposes.

IN MITTERS MERECE, the above-named corporation has caused these presents to be signed by its President and attested by its Secretary-Treasurer and its corporate seal to be affixed hereto, by, and with the authority of its Board of Directors, this 17 th day of

NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE MY COMMISSION EXPIRES: AUG. 29, 1980 BONDED THRU GENERAL INS. UNDERWRITERS

JUNITE UNLINITED, INC., a corporation of the State of Florida.

CPURTY OF PALM BEACH

BEFORE ME personally appeared Stephen M. Pfieffer and Nita Hart to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as President and Secretary-Treasurer of GUNITE UNLIMITED, INC. a corporation, and severally acknowledged to and before me that they executed such instrument as such officers 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 due regular corporate authority, and that said instrument is the free act and deed of said corporation.

WITHESS my hand and official seal this 9th day of Oct

Ty commission expires: Aug. 29,1980 BONDED THRU GENERAL INS. UNDERWRITERS

mort ages are shown and are true and correct.

Mariew M Cramwell

STATE CF FLORIDA:

COUNTY OF PALM BEACH:

MORTGAGEE'S CONSENT

The undersioned hereby certifies that it is the holder of a mortgage, lien, or other encumberance 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 a rees that its mort ame, lien, or other encumbrance which is recorded in Official Record Book 2725 at pare 1276 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

WITNESS:

Helen M Remsen

elen M. Remsen

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PAIN BEACH

BEFORE ME personally appeared Glen A. Zook and Lucile . Zook to me well known and known to me to be the persons described in and who executed , the foregoing instrument, and acknowledged before me that they executed said instrument for

the purposes expressed therein. WITHESS my hand and official seal this _____ day of

ty commission expires: an 1,198

SURVEYOR'S CERTIFICATE

STATE OF FIGRIDAS

COUFTY OF PALM TEACH

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 surve (is accerate to the best of my knowledge and belief and that (P.R. . 's) Permanent Reference con userts have been placed as required by law and that (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with Palm Beach County for the required improvements and that the survey data complies with all the requirements of Chapter 177 Florida Statutes, PART I, as Amended and Ordinance 73-4 of Palm Beach County, Florida.

I. Marion M. Cronwell, a dul licensed attorney in the state of Plorida de Lerensed attorney

that I have examined the title to the hereon described property; that I find the title to

the property is vested to GUNITE UNLIMITED. INC.; that the current taxes have been paid; and that I find that the property is encumbered by the nort ales show hereon; and that find all

Re istered burve or c. 260F

State of Florida

APPROVALS

BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record th

DENMIS P. Koobles

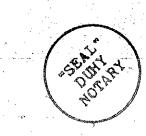
COUNTY ENGINEER

This plat is hereby approved for record this day of

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

Tripod Enterprises Inc. 1547 N. FLA-MANGO ROAD WEST PALM BEACH, FLA

TEL (305) 689-5308











THIS INSTRUMENT WAS PREPARED BY DONALD D. DANIELS IN THE OFFICES OF TRIFOD ENTERPRISES, INC., 1547 NORTH FLORIDA HANGO ROAD, BUTIDING 14, SUITE 4, WEST PALK BEACH, FLORIDA.