

0618-001

120

COUNTY OF PALM BEACH)
STATE OF FLORIDA)
This Plat was filed for record at 9:15 A.M.
this 4 day of MAY 19 94
and duly recorded in Plat Book No. 72
on page 120-121
DOROTHY H. WILKEN, Clerk of Circuit Court
by *[Signature]* D.C.

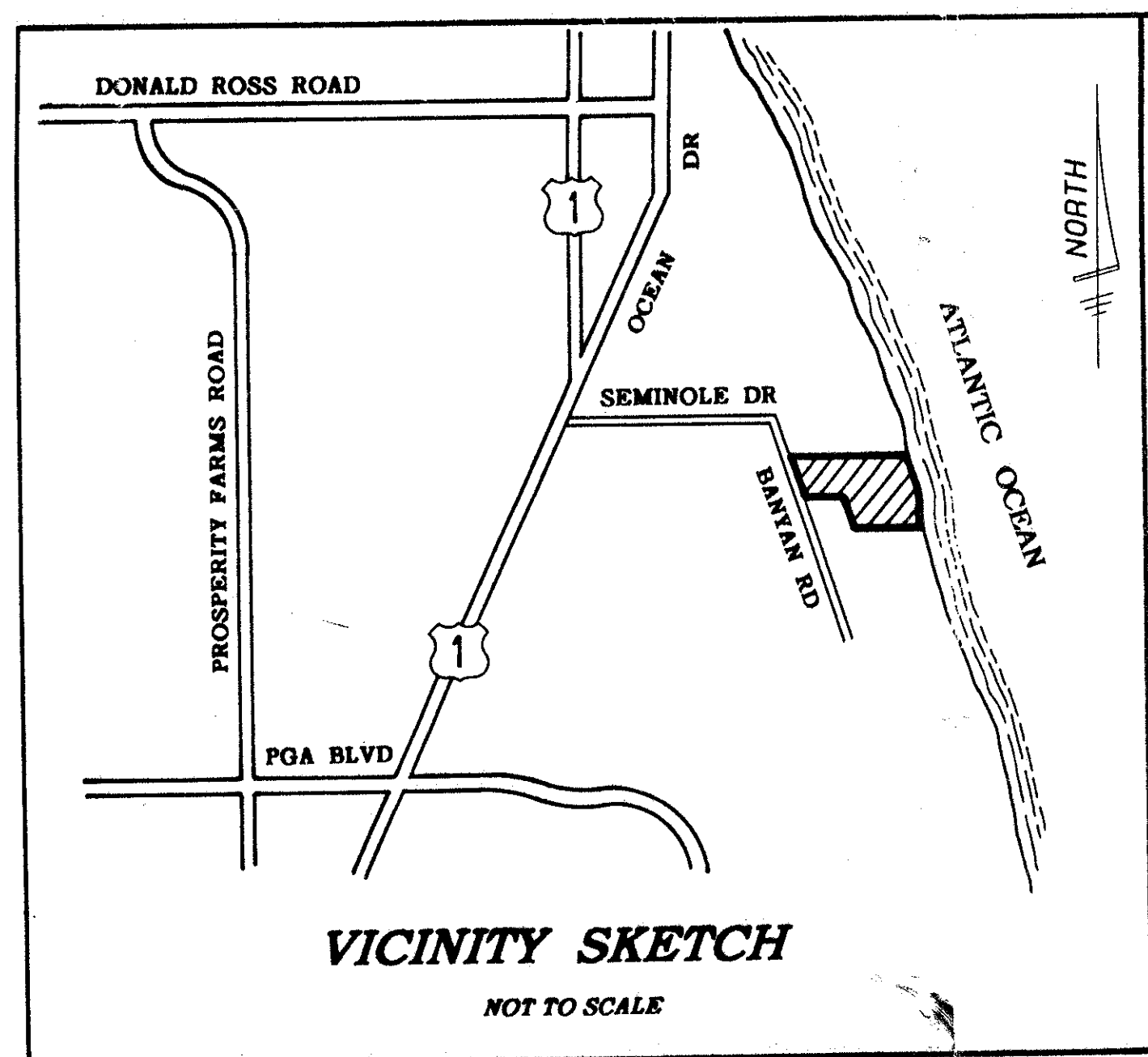
SHEET 1 OF 2



PLAT OF SEA ACRES

BEING A PORTION OF
SECTION 34, TOWNSHIP 41 SOUTH,
RANGE 43 EAST, PALM BEACH
COUNTY, FLORIDA.

MARCH 1993



VICINITY SKETCH
NOT TO SCALE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that Malcolm G. Chace, Jr., owner of the land shown hereon, being in Section 34, Township 41 South, Range 43 East, Palm Beach County, Florida, shown hereon as Sea Acres, being more particularly described as follows:

LEGAL DESCRIPTION: (Deed Book 776, Page 269)

Those two lots or parcels of land in Section 34, Township 41 South, Range 43 East, described and bounded as follows:

Lot 1

The tract or lot bounded as follows:

On the West by the West line of said Section 34; on the East by the Atlantic Ocean; on the South by a line beginning at a point in the West line of said Section 34, 991.46 feet Northerly from the Southwest corner of said Section, measured along the West section line, and extending Easterly from said section line to the Atlantic Ocean at an angle of 91° 54' 45" (measured from South to East); and on the North by a line beginning at a point in the West line of Section 34, aforesaid 1191.46 feet Northerly from (measured along the West section line) the Southwest corner of said Section, and extending Easterly from said Section line to the Atlantic Ocean at an angle of 91° 42' 30" (measured from South to East).

Lot 2

The tract or lot bounded as follows:

On the East by the Atlantic Ocean; on the North by the South boundary of Lot 1 above described; on the South by a line formed by beginning at a point in the West line of said Section 34, 791.46 feet North of (measured along said section line) the Southwest corner of said section and running thence Easterly at angle of 92° 07' (measured from South to East from said section line) to the Atlantic Ocean and passing through the Southwest corner of the tract hereby described at the point in said line 306.11 feet Easterly from the said section line (measured along said course); on the West by a line extending from said Southwest corner to the point in the South boundary of Lot 1 above described 273.10 feet Easterly from the West line of the aforesaid Section 34 (measured along said boundary line).

Containing in all 5.36 acres, more or less.

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

Utility Easement

The utility easement as shown hereon is hereby dedicated in perpetuity for the construction and maintenance of utility facilities, including cable television systems. The installation of cable television systems shall not interfere with the construction and maintenance of other utilities.

In Witness Whereof, I, Malcolm G. Chace, Jr. do hereunto set my hand this 1st day of Sept, 1993.

Witness: *[Signature]*
Malcolm G. Chace, Jr.

Witness: *[Signature]*

ACKNOWLEDGEMENT

Comm. State of ~~Massachusetts~~ MASSACHUSETTS

County of Palm Beach

Before Me personally appeared Malcolm G. Chace, Jr. who is personally known to me or has produced _____ as identification and did not take an oath, 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 1st day of SEPTEMBER, 1993.

My Commission Expires: May 8, 1998
[Signature]
Notary Public

TITLE CERTIFICATION

State of Florida

County of Palm Beach

I, Louis L. Hamby, III, a duly licensed attorney in the State of Florida, do hereby certify that I have examined the title to the hereon described property; that I find the title to the property is vested to Malcolm G. Chace, Jr.; that the current taxes have been paid; and that there are no mortgages of record; and that there are encumbrances of record but those encumbrances do not prohibit the creation of the subdivision depicted by this plat.

[Signature]
Louis L. Hamby, III
Attorney At Law
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; that said survey is accurate to the best of my knowledge and belief; the Permanent Reference Monuments (P.R.M.'S) and Permanent Control Points (P.C.P.'S) have been placed as required by law; and, further, that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended, and the ordinances of Palm Beach County, Florida.

[Signature]
Craig L. Wallace
Professional Land Surveyor
Florida Certificate No. 3357

NOTES, SYMBOLS & ABBREVIATIONS

- The West line of Section 34, Township 41 South, Range 43 East is assumed to bear North 00° 00' 00" East and all other bearings are relative thereto.
- There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of the County.
- = Denotes Permanent Reference Monument (P.R.M.).
Stamped P.R.M. P.L.S. # 3357.
- = Denotes Permanent Control Point (P.C.P.).
Stamped P.C.P. P.L.S. # 3357.
In the advent of the inaccessibility of one or more locations the affected P.C.P.(s) shall be referenced by two (2) P.C.P. disks and nails at 5' offsets on opposite sides and on the road centerline.
- A. = Denotes Arc.
- CO. = Denotes County.
- O.R.B. = Denotes Official Record Book.
- P.B. = Denotes Plat Book.
- PG. = Denotes Page.
- R. = Denotes Radius/Radial Line.
- CL. = Denotes Centerline.
- Δ. = Denotes Central Angle.
- TWN. = Denotes Township.
- RGE. = Denotes Range.
- D.B. = Denotes Deed Book.
- Property was granted a Waiver of Required Improvements under ARTICLE 6: Subdivision and Platting Section of Ordinance # 92-20. Waiver of Required Improvements which was issued February 16, 1993 by the Land Development Division of Palm Beach County.

COUNTY APPROVALS

BOARD OF COUNTY COMMISSIONERS
OF PALM BEACH COUNTY, FLORIDA:

This plat is hereby approved for record this 3 day of May, 1994.
[Signature]
Mary McCarty, Chair
[Signature]
Karen Marcus
Acting Chair

ATTEST:

DOROTHY H. WILKEN, Clerk

By: *[Signature]*
Deputy Clerk

COUNTY ENGINEER:

This plat is hereby approved for record this 3 day of May, 1994.
[Signature]
George Webb, P.E.

THIS INSTRUMENT WAS PREPARED BY:

CRAIG L. WALLACE, P.L.S.
WALLACE SURVEYING CORPORATION
901 NORTHPOINT PARKWAY, SUITE 117
WEST PALM BEACH, FLORIDA 33407

72/120

0618-001

PLAT OF
SEA ACRES

WALLACE SURVEYING CORPORATION

101 NORTHPOINT PARKWAY SUITE 117 WEST PALM BEACH FLORIDA 33407 (407) 840-4551

DEED F.G.	JOB NO. 92-1122-B	F.B. SJ60 PG 1
OFFICE R.C.	DATE MARCH, 1993	DWG NO. 92-1122-4
CR'D	REF	SHEET 1 OF 2

RESUBDIVISION OF SEA ACRES
BOOK 72 PAGE 120
BLOCK 20-108-1016
PLAT NO. 12
DATE 05-19-94
BY 33408
189 69