

LOCATION MAP
NOT TO SCALE

DESCRIPTION:

A PORTION OF LOT 20 IN BLOCK 1 OF DELRAY SHORES SUBDIVISION AS RECORDED IN PLAT BOOK 24, PAGES 232 AND 233, PALM BEACH COUNTY PUBLIC RECORDS, BEING IN THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 46 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 10, BLOCK 1, OF SAID PLAT OF DELRAY SHORES, RUN N. 38°17'12"E., ALONG THE WESTERLY LINE OF SAID LOT 10, 110.00 FEET TO A POINT; THENCE RUN N. 8°28'10"E., 142.80 FEET TO A POINT BEING THE SOUTHWEST CORNER OF LOT 9, BLOCK 1, DELRAY SHORES, THENCE RUN DUE NORTH ALONG THE WESTERLY LINE OF SAID LOT 9, 110.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF LAKE IDA ROAD; THENCE RUN DUE WEST ALONG SAID RIGHT-OF-WAY 311.61 FEET TO A POINT OF CURVATURE OF CURVE TO THE LEFT, HAVING A RADIUS OF 55.67 FEET; THENCE RUN SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°, AN ARC DISTANCE OF 87.45 FEET TO THE POINT OF COMPOUND CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 109.35 FEET; THENCE RUN SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 44°15' AN ARC DISTANCE OF 84.45 FEET TO THE POINT OF COMPOUND CURVATURE OF A CURVE TO THE LEFT HAVING A RADIUS OF 1300 FEET; THENCE RUN SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 9°30', AN ARC DISTANCE OF 215.55 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 2990 FEET; THENCE RUN SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 2°02'12", AN ARC DISTANCE OF 106.28 FEET TO THE POINT OF BEGINNING.

LESS AND NOT INCLUDING THAT PARCEL DEEDED TO PALM BEACH COUNTY FLORIDA FOR ROAD RIGHT OF WAY IN OFFICIAL RECORD BOOK 6882 PAGE 1999 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ARE DELRAY LIMITED PARTNERSHIP, A PENNSYLVANIA LIMITED PARTNERSHIP, OWNER OF THE LANDS DESCRIBED ABOVE AND SHOWN HEREON AS "ARE PLAZA", HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

TRACT A IS HEREBY PLATTED AS A SEPARATE PARCEL TO BE USED AS PROVIDED BY LAW.

THE UTILITY EASEMENT FOR WATER MAIN AND FIRE HYDRANT AS SHOWN HEREON IS HEREBY DEDICATED TO THE CITY OF DELRAY BEACH IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF WATER MAINS, FIRE HYDRANTS AND APPURTENANCES.

IN WITNESS WHEREOF THE ABOVE NAMED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER THIS 10th DAY OF July, 1992.

AMERICAN REAL ESTATE INVESTMENT AND DEVELOPMENT CO., A PENNSYLVANIA CORPORATION, IN ITS CAPACITY AS GENERAL PARTNER OF ARE DELRAY LIMITED PARTNERSHIP, A PENNSYLVANIA LIMITED PARTNERSHIP

Dale D. Kuhlman
DALE D. KUHLMAN, VICE PRESIDENT

ACKNOWLEDGEMENT

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF BERKS

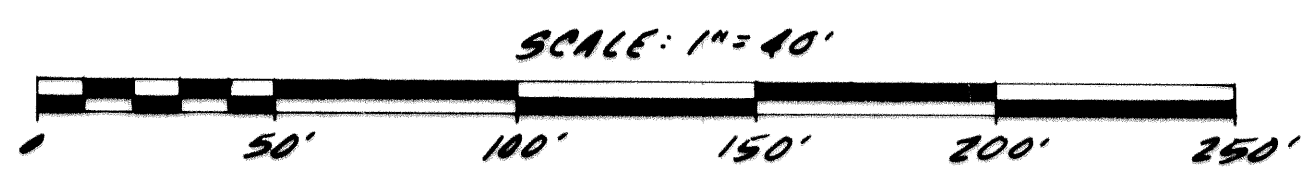
BEFORE ME PERSONALLY APPEARED DALE D. KUHLMAN, VICE PRESIDENT OF AMERICAN REAL ESTATE INVESTMENT AND DEVELOPMENT CO., A PENNSYLVANIA CORPORATION, IN ITS CAPACITY AS GENERAL PARTNER OF ARE DELRAY LIMITED PARTNERSHIP, A PENNSYLVANIA LIMITED PARTNERSHIP, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 10th DAY OF July, 1992.

MY COMMISSION EXPIRES: 11-19-94

BY: *M. B. ...*
NOTARY PUBLIC

PLAT OF
ARE PLAZA
A REPLAT OF PART OF LOT 20, BLOCK 1, DELRAY SHORES
PLAT BOOK 24, PAGES 232 & 233
SECTION 7, TOWNSHIP 46 SOUTH, RANGE 43 EAST
DELRAY BEACH, PALM BEACH COUNTY, FLORIDA



CITY APPROVALS:
THIS PLAT OF ARE PLAZA WAS APPROVED ON THE 22th DAY OF May, A.D. 1991 BY THE CITY COMMISSION OF THE CITY OF DELRAY BEACH, FLORIDA.
MAYOR: *[Signature]* ATTEST: *[Signature]* CITY CLERK
AND REVIEWED, ACCEPTED, AND CERTIFIED BY:
DIRECTOR OF PLANNING AND ZONING: *[Signature]*
CITY ENGINEER: *[Signature]*
DIRECTOR OF ENVIRONMENTAL SERVICES: *[Signature]*
PLANNING & ZONING BOARD CHAIRMAN: *[Signature]*
FIRE MARSHAL: *[Signature]*

186

COUNTY OF PALM BEACH } ss
STATE OF FLORIDA }
This Plat was filed for record at 10:44 A.M. this 22nd day of November, 1991, and duly recorded in Plat Book No. 24 on page 186
DOROTHY H. WILKEN, Clerk of Circuit Court by *[Signature]* D.C.

SURVEYORS 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 PERMANENT REFERENCE MONUMENTS (P.R.M.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 ORDINANCES OF THE CITY OF DELRAY BEACH.

June 17, 1992

[Signature]
JOHN N. SUITER
LAND SURVEYOR NO. 1314
STATE OF FLORIDA

TITLE CERTIFICATION

WE, KOHL, METZGER, SPOTTS, P.A., AS DULY LICENSED ATTORNEYS IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY AND THAT WE FIND THE TITLE TO THE PROPERTY VESTED IN ARE DELRAY LIMITED PARTNERSHIP, A PENNSYLVANIA LIMITED PARTNERSHIP, AND THAT THE PROPERTY IS FREE AND CLEAR OF ENCUMBRANCES EXCEPT FOR TAXES AND ASSESSMENTS FOR THE YEAR 1992 AND SUBSEQUENT YEARS AND EXCEPT FOR OTHER ENCUMBRANCES OF RECORD BUT SUCH ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

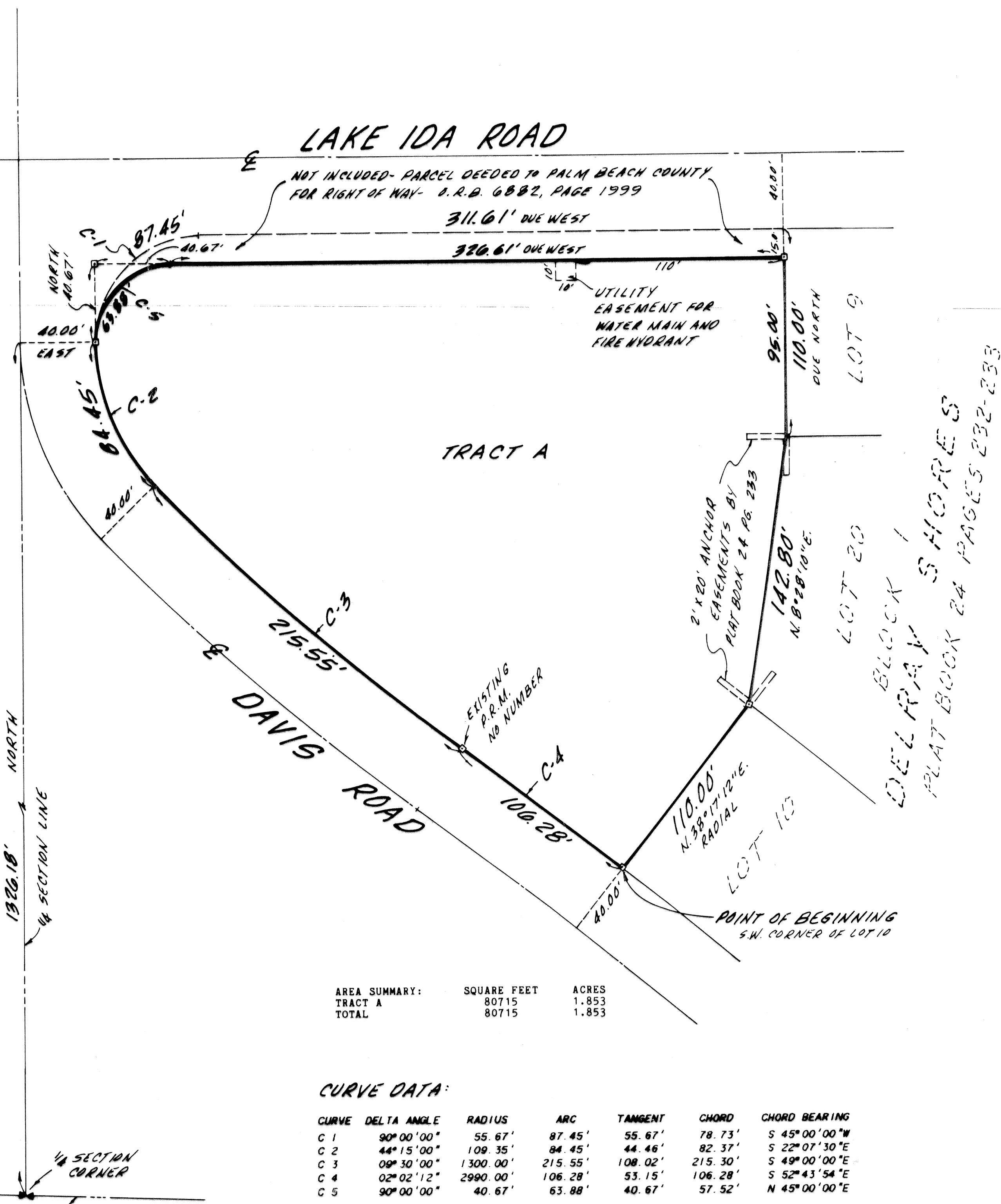
KOHL, METZGER, SPOTTS, P.A.

DATE: September 20, 1994 BY: *[Signature]*

[Signature]
N. DEAN KOHL, JR., ESQUIRE

NOTES:

- " @ " DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.) #1314.
- THIS INSTRUMENT WAS PREPARED BY JOHN N. SUITER IN THE OFFICE OF O'BRIEN, SUITER & O'BRIEN, INC., 2601 NORTH FEDERAL HIGHWAY, DELRAY BEACH, FLORIDA 33483.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- THE NORTH-SOUTH QUARTER SECTION LINE OF SECTION 7 IS ASSUMED TO BEAR NORTH AND ALL BEARINGS ARE RELATIVE THERETO.
- NO BUILDINGS, TREES, SHRUBS OR OTHER PERMANENT STRUCTURES SHALL BE PLACED ON EASEMENTS SHOWN HEREON.



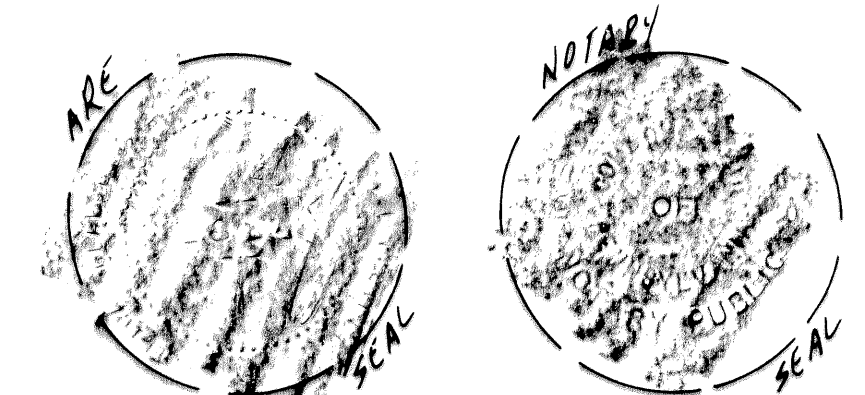
AREA SUMMARY:

| | | |
|---------|-------------|-------|
| TRACT A | SQUARE FEET | ACRES |
| TOTAL | 80715 | 1.853 |

CURVE DATA:

| CURVE | DELTA ANGLE | RADIUS | ARC | TANGENT | CHORD | CHORD BEARING |
|-------|-------------|----------|---------|---------|---------|---------------|
| C 1 | 90°00'00" | 55.67' | 87.45' | 55.67' | 78.73' | S 45°00'00"W |
| C 2 | 44°15'00" | 109.35' | 84.45' | 44.46' | 82.37' | S 22°07'30"E |
| C 3 | 09°30'00" | 1300.00' | 215.55' | 108.02' | 215.30' | S 49°00'00"E |
| C 4 | 02°02'12" | 2990.00' | 106.28' | 53.15' | 106.28' | S 52°43'54"E |
| C 5 | 90°00'00" | 40.67' | 63.88' | 40.67' | 57.52' | N 45°00'00"E |

SUBDIVISION # ARE PLAZA
BOOK 73 PAGE 186
FLOOD ZONE -
QUAD # -
SE -
ZIP CODE -
PLAT NAME C/Delray Beach
1/10/92



O'BRIEN, SUITER & O'BRIEN, INC.
ENGINEERS, SURVEYORS, LAND PLANNERS
2601 NORTH FEDERAL HIGHWAY, DELRAY BEACH, FLORIDA

DATE: Apr. 10, 1991
FIELD BOOK: 225
PAGE: 28
SCALE: 1" = 40'
ORDER NO: 91-16