

LOCATION SKETCH SECTION 8. TOWNSHIP 41 SOUTH, RANGE 43 EAST, TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA.

## JUPITER OCEAN GRANDE

REPLAT OF LOT 8, LOT 9 AND LOT 10, BLOCK 6, PLAT OF OLYMPUS, PLAT BOOK 36, PAGES 73, 74 AND 75. SECTION 8, TOWNSHIP 41 SOUTH, RANGE 43 EAST TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA. SHEET | OF 2 FEBRUARY, 2000



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PREPARED BY: BURLISON A. GENTRY GENTRY ENGINEERING AND LAND SURVEYING, INC. P.O. BOX 243 DELRAY BEACH, FLORIDA

DEDICATION: STATE OF FLORIDA COUNTY OF PALM BEACH ) KNOW ALL MEN BY THESE PRESENTS THAT JUPITER OCEAN GRANDE, L.L.C., LICENSED TO DO BUSINESS IN FLORIDA, OWNER OF THE LAND SHOWN HEREON AS JUPITER OCEAN GRANDE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

LOT 8, LOT 9 AND LOT 10, BLOCK 6, PLAT OF OLYMPUS, A SUBDIVISION AS RECORDED IN PLAT BOOK 36, PAGES 73, 74 AND 75, IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- 1. A FIVE FOOT (5') LIMITED ACCESS EASEMENT ALONG HELIOS DRIVE, OCEAN WAY AND STATE ROAD ALA EXCEPT THRU APPROVED DRIVES AND ACCESS WAYS, ARE DEDICATED TO THE TOWN OF JUPITER FOR ACCESS CONTROL PURPOSES. 2. A FIFTEEN FOOT (15') LANDSCAPE BUFFER EASEMENT ALONG HELIOS DRIVE, EXCEPT THRU APPROVED DRIVES AND ACCESS WAYS, IS DEDICATED TO THE JUPITER OCEAN GRANDE COMMUNITY ASSOCIATION, INC., WITHOUT RECOURSE TO THE TOWN OF JUPITER FOR MAINTENANCE PURPOSES.
- 3. THE RESTRICTIONS CONTAINED IN NOTES 1 AND 2 OF THE PLAT OF OLYMPUS ARE MODIFIED AS THE SAME RELATE TO THE PROPERTY SUBJECT TO THIS PLAT AS FOLLOWS; THE PROPERTY OWNER SHALL BE ENTITLED TO CONSTRUCT NOT MORE THAN 138 DWELLING UNITS ON LOTS 8, 9 AND 10 AND ONE UNIT SPECIFICALLY FOR USE AS A MANAGERS
- 4. THE 10' UTILITY EASEMENT AS SHOWN HEREON ALONG HELIOS DRIVE AND OCEAN WAY IS HEREBY REDEDICATED FOR PROPER PURPOSES FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND CABLE TV.

IN WITNESS WHEREOF, JUPITER OCEAN GRANDE.L.L.C., HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGING DIRECTOR AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 27 DAY OF MAKEN, 2000, A.D.

JUPITER OCEAN GRANDE, L.L.C.

STATE OF FLORIDA COUNTY OF PALM BEACH ) BEFORE ME PERSONALLY APPEARED WILLIAM DOUGHERTY, WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGING DIRECTOR OF JUPITER OCEAN GRANDE, L.L.C., AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT 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 OFFICAL SEAL THIS 2300 DAY OF 11000, 2000, A.D. JE HO Carrie

MY COMMISSION EXPIRES:

NOTARY PUBLIC

TOWN OF JUPITER ACCEPTANCE:

THE PLAT OF JUPITER OCEAN GRANDE IS HEREBY APPROVED FOR RECORD PURSUANT TO THE ORDINANCES OF THE TOWN OF JUPITER AND IN ACCORDANCE WITH SECTION 177.071(2), FLORIDA STATUTES, THIS 315 DAY OF MARCH , 2000, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER UNDER CONTRACT WITH THE TOWN OF JUPITER, IN ACCORDANCE WITH SECTION 177.081(1), FLORIDA STATUTES.

BY: Done Koemick, P.E.

DOUG KOENNICKE, P.E. - TOWN ENGINEER

NOTICE: THIS PLAT AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND IN NO CIRCUMSTANCES MAY BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT, THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY

TITLE CERTIFICATION:

STATE OF FLORIDA I ERIC SIMON, A DULY LICENSED ATTORNEY COUNTY OF PALM BEACH ) IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT ! HAVE EXAMINED THE TITLE OF THE HEREON DESCRIBED PROPERTY, THAT I FIND TITLE TO THE PROPERTY IS VESTED IN JUPITER OCEAN GRANDE, L.L.C. AND THE CURRENT TAXES HAVE BEEN PAID. THE PROPERTY IS NOT ENCUMBERED BY A MORTGAGE AND THERE ARE NO OTHER ENCUMBERANCES OF RECORD FOUND IN MY SEARCH.

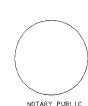
> ATTORNEY-AT-LAW. STATE OF FLORIDA LICENSE NO. 0257321

SURVEYOR'S CERTIFICATION:

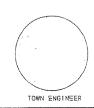
THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT PERMANENT REFERENCE MONUMENTS (P.R.M.), PERMANENT CONTROL POINTS (P.C.P.) AND MONUMENTS ACCORDING TO CHAPTER 177.091(9), FLORIDA STATUTES, HAVE BEEN PLACED AS REQUIRED BY LAW, AND FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED AND THE ORDINANCES OF THE TOWN OF JUPITER, DATED AT DELRAY BEACH, FLORIDA, THIS ZET DAY OF MARCH , 2000, A.D.

PROFESSIONAL FLORIDA SURVEYOR AND MAPPER

LICENSE NO. 2580



JUPITER OCEAN GRANDE, L.L.C.







TOWN OF JUPITER

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