

85

TABULAR DATA		
PARCEL #	SQUARE FEET	ACRES
PARCEL A1	479535	11.0086
PARCEL A2	71447	1.6402
PARCEL B1	199201	4.5730
PARCEL B2	67780	1.5560
PARCEL B3	165714	3.8043
PARCEL B4	32148	0.7380
PARCEL C1	225206	5.1700
PARCEL C2	203132	4.6633
PARCEL C3	223487	5.1306
TRACT E1	37596	0.8631
TRACT E2	10902	0.2503
TRACT E3	37130	0.9241
TRACT E4	18086	0.4152
TRACT E5	53984	1.2393
TRACT E6	28014	0.6431
TRACT E7	49670	1.1403
TRACT R	118744	2.7260
TRACT R-1	34045	0.7098
TRACT R-2	66235	1.5205
TRACT RW	1440	0.0331
TRACT RW1	1854	0.0426
TOTAL	2125350	48.7913

PARKS AT DELRAY

BEING A REPLAT OF A PORTION OF THE ARBORS AT CENTRE DELRAY, RECORDED IN PLAT BOOK 43, PAGE 166, AND A REPLAT OF ALL OF REPLAT OF LAKESIDE AT CENTRE' DELRAY, RECORDED IN PLAT BOOK 77, PAGE 49, AND A REPLAT OF ALL OF CATALFUMO P.O.C. PLAT, RECORDED IN PLAT BOOK 77, PAGE 53, AND A REPLAT OF ALL OF TERRACES AT CENTRE' DELRAY, RECORDED IN PLAT BOOK 77 PAGE 51, ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 30, TOWNSHIP 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT WAS PREPARED BY
 DAVID P. LINDLEY, PLS
 OF
CAULFIELD & WHEELER, INC.
 ENGINEERS - PLANNERS - SURVEYORS
 7900 GLADES ROAD, SUITE 100
 BOCA RATON, FLORIDA 33434 - (561)392-1991

"NOTICE" THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES 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 PALM BEACH COUNTY.

SHEET 2 OF 5

MORTGAGEE'S CONSENT:

STATE OF Florida
 COUNTY OF Palm Beach

THE UNDERSIGNED, BANK OF AMERICA, N.A., A NATIONAL BANKING ASSOCIATION, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNERS THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 31329, AT PAGE 1406 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

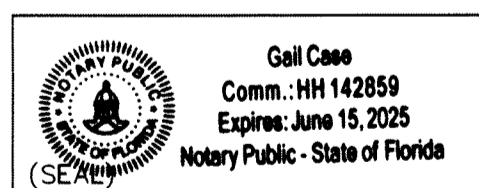
IN WITNESS WHEREOF, THE SAID NATIONAL BANKING ASSOCIATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS Senior Vice President AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 14 DAY OF June 2022.

WITNESS: [Signature]
 PRINT NAME: Till G. Geary
 TITLE: Senior Vice President
 WITNESS: [Signature]
 PRINT NAME: Michelle DeRosa
 TITLE: Senior Vice President

ACKNOWLEDGEMENT:

STATE OF Florida
 COUNTY OF Palm Beach

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 14 DAY OF June 2022 BY Joseph Silk AS Senior Vice President FOR BANK OF AMERICA, N.A., A NATIONAL BANKING ASSOCIATION, ON BEHALF OF THE BANK, WHO IS EL DRIVERS license PERSONALLY KNOWN TO ME OR HAS PRODUCED EL DRIVERS license AS IDENTIFICATION.



[Signature]
 NOTARY PUBLIC
GAIL CASE
 PRINT NAME
 MY COMMISSION EXPIRES: _____
 COMMISSION NUMBER: _____

ACCEPTANCE OF RESERVATIONS:

STATE OF FLORIDA)
 COUNTY OF MIAMI-DADE)
 THE CENTERPOINTE DELRAY OWNERS' ASSOCIATION, INC. HEREBY ACCEPTS THE DEDICATIONS AND RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 10th DAY OF JUNE 2022.

CENTERPOINTE DELRAY OWNER'S ASSOCIATION, INC.
 A FLORIDA CORPORATION NOT-FOR-PROFIT

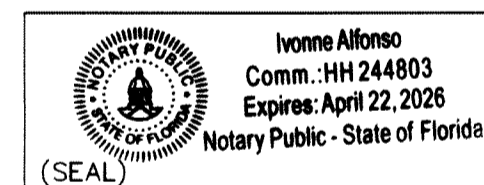
WITNESS: [Signature]
 PRINT NAME: Martin Aranzabe
 WITNESS: [Signature]
 PRINT NAME: Elianne Klein

BY [Signature]
 INIGO ARDID
 PRESIDENT

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
 COUNTY OF MIAMI-DADE)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 10th DAY OF June 2022 BY INIGO ARDID AS THE PRESIDENT OF THE CENTERPOINTE DELRAY OWNERS' ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ON BEHALF OF THE NOT-FOR-PROFIT CORPORATION, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.



[Signature]
 NOTARY PUBLIC
Ivonne Alfonso
 PRINT NAME
 MY COMMISSION EXPIRES: _____
 COMMISSION NUMBER: _____

TITLE CERTIFICATION:

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

I, MICHELLE DEROSA, ESQ. 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 CENTERPOINTE DELRAY HOLDINGS, LLLP, A DELAWARE LIMITED LIABILITY LIMITED PARTNERSHIP, PARCEL B CONGRESS DELRAY, LLLP, A FLORIDA LIMITED LIABILITY LIMITED PARTNERSHIP, 107 S. CONGRESS, LLC, A FLORIDA LIMITED LIABILITY COMPANY, 107C2, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND 1690 SOUTH CONGRESS BUILDING, LLC, A DELAWARE LIMITED LIABILITY COMPANY; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: June 14, 2022
[Signature]
 MICHELLE DEROSA
 ATTORNEY AT LAW
 LICENSED IN FLORIDA

REVIEWING SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, UNDER CONTRACT WITH THE CITY OF DELRAY BEACH, FLORIDA, HAS REVIEWED THIS PLAT OF PARKS AT DELRAY, AS REQUIRED BY CHAPTER 177.081(1) FLORIDA STATUTES, AND FINDS THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177.091, FLORIDA STATUTES.

DATE: 6/14/2022
[Signature]
 JOHN T. DOOGAN, P.L.S.
 PROFESSIONAL LAND SURVEYOR, REG. #4409
 STATE OF FLORIDA
 AVIROM & ASSOCIATES, INC., LB #3300
 50 SW 2ND AVE., BOCA RATON, FL 33432

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; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND MONUMENTS ACCORDING TO SEC. 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF DELRAY BEACH, FLORIDA FOR THE REQUIRED IMPROVEMENTS, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF DELRAY BEACH, FLORIDA.

DATE: 6-14-2022
[Signature]
 DAVID P. LINDLEY, P.L.S.
 PROFESSIONAL LAND SURVEYOR #5005
 STATE OF FLORIDA
 LB #3591
 CAULFIELD AND WHEELER, INC.
 7900 GLADES ROAD, SUITE 100
 BOCA RATON, FLORIDA 33434
 CERTIFICATE OF AUTHORIZATION NUMBER LB3591
 561-392-1991

