

EVERTON PUD

A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF
SECTION 1, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF

CAULFIELD & WHEELER, INC.

SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991

185

SHEET 2 OF 6

ACCEPTANCE OF RESERVATIONS:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE EVERTON HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT HEREBY
ACCEPTS THE DEDICATIONS AND/OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON,
AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS
26th DAY OF JUNE, 2025.

EVERTON HOMEOWNERS ASSOCIATION, INC.
A FLORIDA CORPORATION NOT FOR PROFIT

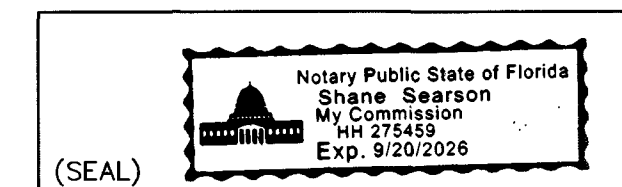
WITNESS: [Signature]
PRINT NAME: GARRETT Dismore
WITNESS: [Signature]
PRINT NAME: Bloroph Stredl

BY: [Signature]
PRINTNAME: Chris Moody
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 26th DAY OF June, 2025, BY Chris Moody
AS PRESIDENT OF THE EVERTON HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR
PROFIT, ON BEHALF OF THE CORPORATION, WHO IS ☒ PERSONALLY KNOWN TO ME OR HAS PRODUCED
_____ AS IDENTIFICATION.



[Signature]
NOTARY PUBLIC
Shane Seanson
PRINT NAME
MY COMMISSION EXPIRES: 9/20/2026
COMMISSION NUMBER: HH 275459

TITLE CERTIFICATION:

STATE OF FLORIDA)
COUNTY OF Orange

I, KRISTILEE CHIHOS, 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 IN PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY, AUTHORIZED TO DO
BUSINESS IN FLORIDA; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL PALM BEACH COUNTY
SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED;
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.

DATED: 6/30/2025

[Signature]
KRISTILEE CHIHOS
ATTORNEY AT LAW
LICENSED IN FLORIDA
FLORIDA BAR NO. 1002713

SURVEYOR & MAPPER'S NOTES:

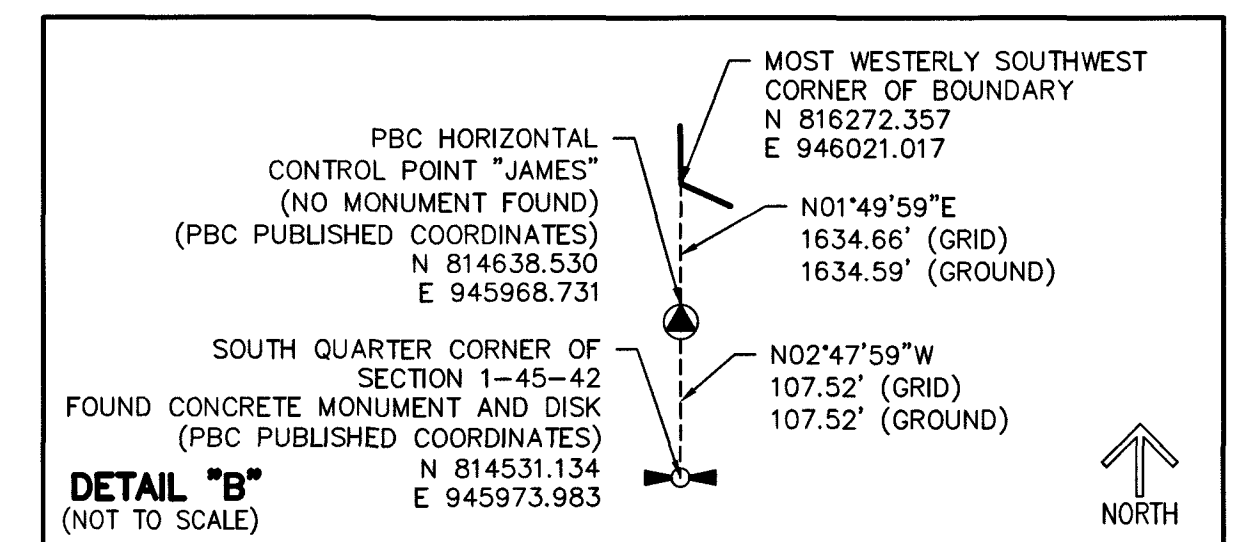
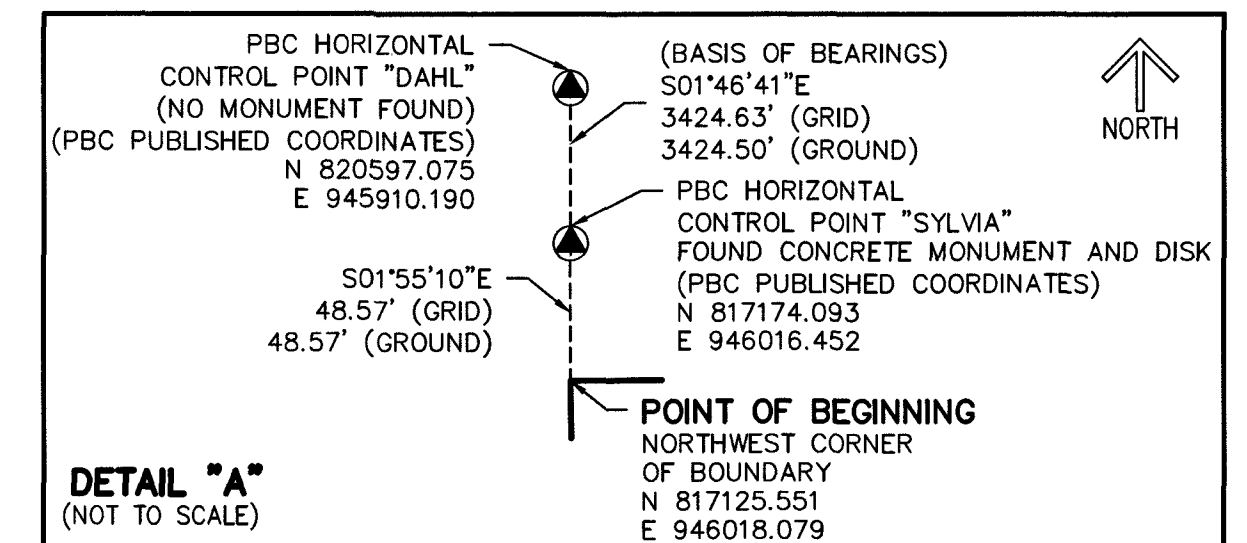
- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE
EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS
EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL SUBORDINATE TO THESE
WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING
REGULATIONS.
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY
EASEMENT WITHOUT WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY
APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF S01°46'41"E, BETWEEN PALM BEACH
COUNTY HORIZONTAL CONTROL POINTS "DAHL" AND "SYLVIA"; RELATIVE TO THE FLORIDA STATE PLANE
COORDINATE SYSTEM, EAST ZONE, TRANSVERSE MERCATOR PROJECTION, NORTH AMERICAN DATUM OF
1983 (1990 ADJUSTMENT).
- RECORDING INFORMATION SHOWN HEREON IS IN THE PUBLIC RECORDS OF PALM BEACH COUNTY,
FLORIDA.
- 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.
- ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL, UNLESS OTHERWISE NOTED.
- COORDINATES SHOWN HEREON ARE RELATIVE TO THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST
ZONE, TRANSVERSE MERCATOR PROJECTION, NORTH AMERICAN DATUM OF 1983 (1990 ADJUSTMENT).

SURVEYOR & MAPPER'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 THAT PERMANENT CONTROL POINTS (P.C.P.'S) AND MONUMENTS
ACCORDING TO SEC. 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE PALM
BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE REQUIRED IMPROVEMENTS; 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.

DATED: 7-1-2025

[Signature]
DAVID P. LINDLEY
PROFESSIONAL LAND SURVEYOR #5005
STATE OF FLORIDA
LB #3591



EVERTON HOMEOWNERS ASSOCIATION, INC.

