

DRAWING NUMBER
26-192

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UNIT NO ONE ~ SUNSET RANCH ~

MOBILE HOME SITES
BEING A PART OF
THE NORTH 1/2 OF LOT 2, BLOCK 3, SEC. 12
PALM BEACH PLANTATIONS
(Recorded in Plat Book 10, on Page 20)
SECTION 12, TWP 44 SO., RGE. 42 EA.
PALM BEACH COUNTY, FLORIDA.

12-44/42

DATE: SEPT., 1960

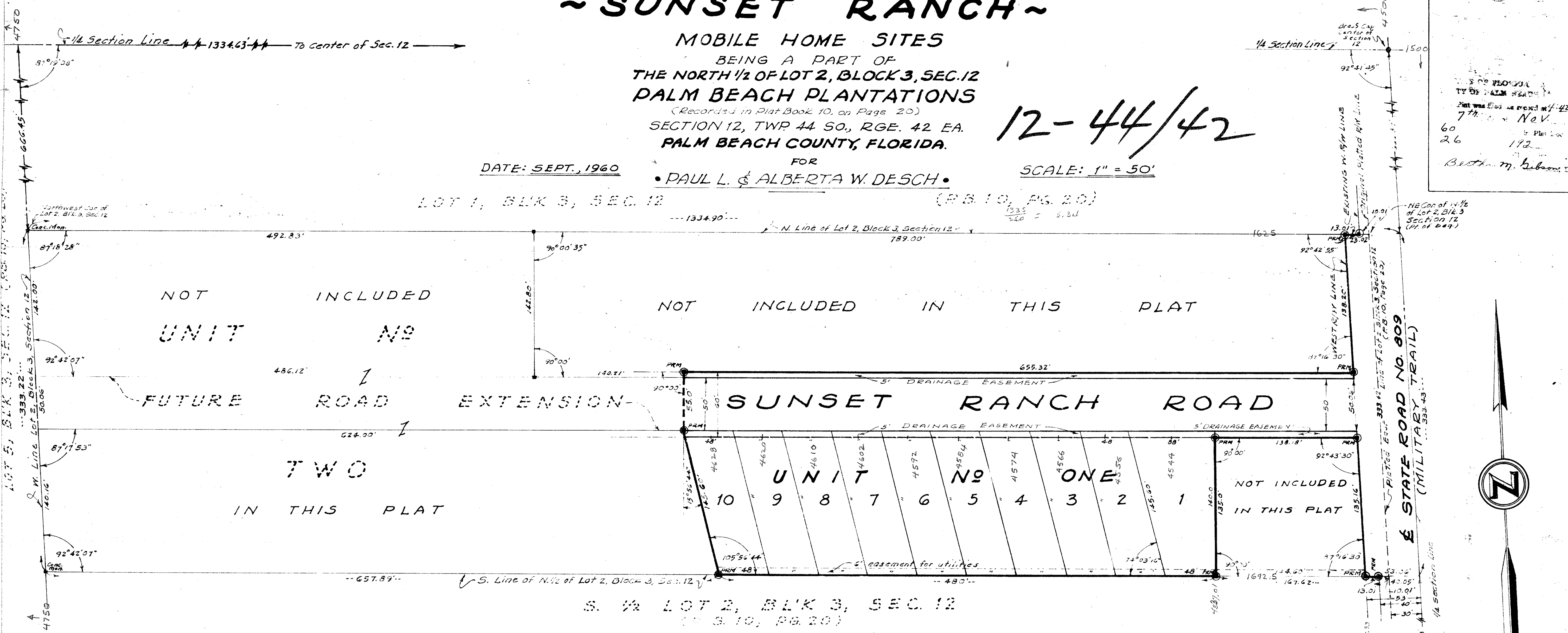
FOR
• PAUL L. & ALBERTA W. DESCH •

SCALE: 1" = 50'

LOT 1, BLK 3, SEC. 12

(P.B. 10, PG. 20)

FOR RECORD
TY OF PALM BEACH
PLAT NO. 12-44/42
7th Nov.
60
26
192
B. M. Gibson, D.



NOT INCLUDED
UNIT NO. TWO
IN THIS PLAT

NOT INCLUDED IN THIS PLAT

NOT INCLUDED
IN THIS PLAT

~ DEDICATION ~

STATE OF FLORIDA ss
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS that PAUL L. DESCH and his wife, ALBERTA W. DESCH, the owners of that tract of land situate, lying and being in Section 12, Township 44 South, Range 42 East, Palm Beach County, Florida, shown hereon as "UNIT NO. ONE, SUNSET RANCH," and being more particularly described as follows, to wit:

Beginning at the Northeast corner of the North 1/2 of Lot 2, Block 3, Section 12, as described and shown on the Plat of PALM BEACH PLANTATIONS, as recorded in Plat Book 10, Page 20, Palm Beach County Public Records; run thence westerly along the North line of said Lot 2 a distance of 23.02 feet to a point on the Westerly right of way line of State Road No. 809 (Military Trail); thence run Southerly along said R/W line a distance of 138.20 feet; thence run westerly, angling 87°16'30" from North to West, a distance of 655.32 feet; thence run Southerly, at right angles to the preceding course, a distance of 50 feet; thence run Southerly, deflecting 18°56'44" from South to Southeast, a distance of 145.10 feet to a point in the South line of said North 1/2 of Lot 2; thence run Easterly along said South line, angling 105°56'44" from North to East, a distance of 48.0 feet; thence run Easterly, at right angles to the preceding course, a distance of 135 feet; thence run Easterly, at right angles to the preceding course, a distance of 138.18 feet to a point on said West-erly right of way line of S.E. No. 809; thence run Southerly on said R/W line, angling 92°43'30" from West to South, a distance of 135.16 feet; thence run East-erly, angling 92°43'30" from North to East, a distance of 23.02 feet to the East line of said Lot 2; thence run Northerly along said East line a distance of 333.42 feet to the point of beginning.

IN WITNESS WHEREOF they have hereunto set their hands and seals this 15th day of SEPT., A.D. 1960.

(Witness): Nicholas W. Shain Paul L. Desch
(Witness): Raymond Sylvester Alberta W. Desch

~ ACKNOWLEDGMENT ~

STATE OF FLORIDA ss
COUNTY OF PALM BEACH

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, PAUL L. DESCH and his wife ALBERTA W. DESCH, to me well known and known to me to be the individuals described in, and who executed, the foregoing dedication, and they acknowledged before me that they executed the same freely and voluntarily for the purposes therein expressed.

AND I FURTHER CERTIFY that the said ALBERTA W. DESCH, known to me to be the wife of the said PAUL L. DESCH, on a separate and private examination, to and made by and before me, separate and apart from her said husband, did acknowledge that she made herself a party to said dedication for the purpose of renouncing, relinquishing and conveying all her right, title and interest, whether of dower, homestead or separate property, statutory or equitable, in and to the roads de-scribed therein, and that she executed the same freely and voluntarily, and without any compulsion, restraint, apprehension or fear of or from her said husband.

WITNESS MY HAND and official seal at West Palm Beach
County of Palm Beach, and State of Florida this 15th day of SEPT., A.D. 1960.

Barbara M. Davis
NOTARY PUBLIC
My Commission expires December 12, 1960.

~ AFFIDAVIT ~

STATE OF FLORIDA ss
COUNTY OF PALM BEACH

I HEREBY CERTIFY that the plat shown hereon is a true and correct representation of a survey of the property described, herein, made under my direction, that said survey is accurate to the best of my knowledge and belief, and Permanent Reference Monuments (PRM) have been placed as required by law. There are no encroachments either on or from this property.

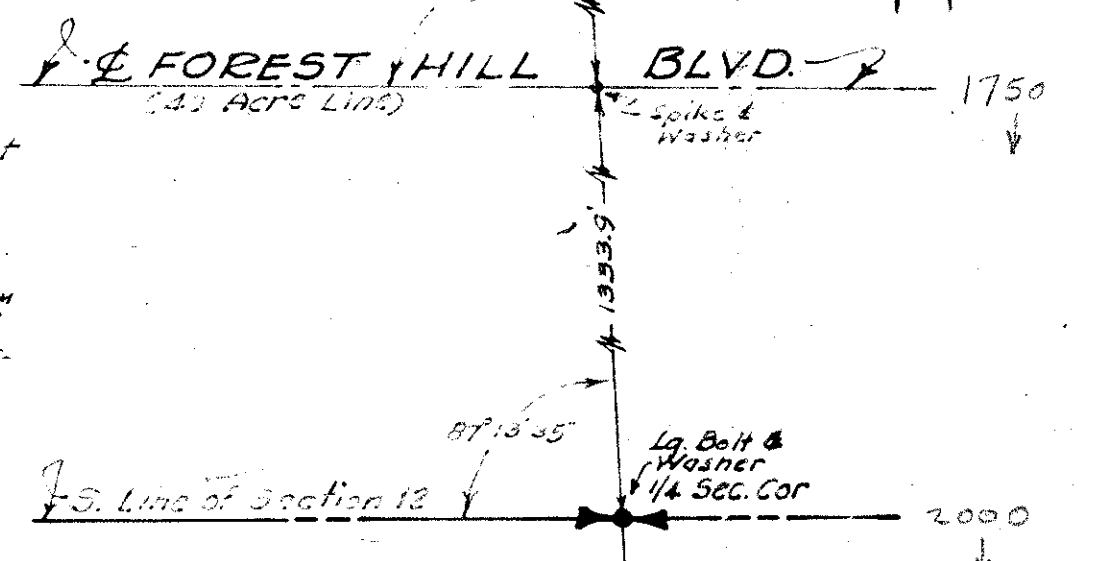
John P. Davis
Registered Land Surveyor
Florida Cert. # 2475 No. 1275

Subscribed and sworn to before me this 15th day of SEPTEMBER, A.D. 1960.

Barbara M. Davis
NOTARY PUBLIC
My Commission expires DECEMBER 12, 1960.

~ SURVEYOR'S NOTE ~

1. Minimum setback lines are: 30 feet from front property line, and 10 feet from side lines, and 10 feet from rear line, measured at right angles, to be set forth in deed restrictions.
2. No septic tanks to be located in accordance with 3rd Florida County Health Dept. regulations.
3. Permanent Reference Monuments (PRM) shown thus: are to be pyramid type concrete monuments, except as other-wise indicated.
4. Easements are for public utilities unless otherwise noted.
5. There shall be no buildings or other construction in any easement.
6. Lots are to be occupied by one mobile home only, together with such auxiliary buildings and structures and uses incidental thereto, as allowed by Palm Beach County zoning regulations.



APPROVED: SEPT. 19 A.D. 1960
Board of County Commissioners

BY: Paul Rardin
Chairman

BY: Herbert Meade
County Engineer

4000-086

PREPARED BY
JOHN P. DAVIS & ASSOCIATES, INC.
ENGINEERS - SURVEYORS
WEST PALM BEACH, FLORIDA

JOHN P. DAVIS - Registered Land Surveyor
Resident WEST PALM BEACH, FLA. No. 1275
EARL H. MARTIN - Registered Civil Engineer
Vice Resident LAKE WORTH, FLORIDA. No. 6143

DATE	SEPT 15, 1960
SCALE	1 inch = 50 feet