

# PATIO'S DEL MAR CONTEMPO

BEING A REPLAT OF TRACT "A" OF PATIOS DEL MAR II, AS RECORDED IN PLAT BOOK 32 PAGE 63 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 27, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

WALTER A. CORNNELL, INC.

CONSULTING ENGINEERS AND LAND SURVEYORS  
SEPTEMBER 1977. SHEET 1 OF 2.

BOCA RATON, FLORIDA.

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT B.D.M. DEVELOPMENT, LIMITED, A LIMITED PARTNERSHIP, OWNERS OF THE LAND SHOWN HEREON, BEING A REPLAT OF TRACT "A" OF PATIOS DEL MAR II AS RECORDED IN PLAT BOOK 32 PAGE 63 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 27, TOWNSHIP 47 SOUTH, RANGE 42 EAST, SHOWN HEREON AS "PATIOS DEL MAR CONTEMPO", HAVE CAUSED THE SAME TO BE PLATTED AND SURVEYED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

1. THE TRACTS MARKED PRIVATE PARKING TRACTS FOR INGRESS AND EGRESS FOR PRIVATE PARKING PURPOSES ARE FOR THE INSTALLATION OF DRAINAGE FACILITIES TO PATIOS DEL MAR CONTEMPO PROPERTY OWNERS ASSOCIATION, INC. IN PERPETUITY AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION.
2. THE DRAINAGE EASEMENT AND UTILITY EASEMENTS IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND UTILITIES AND THE DRAINAGE FACILITIES ARE THE PERPETUAL MAINTENANCE OBLIGATION OF PATIOS DEL MAR CONTEMPO PROPERTY OWNERS ASSOCIATION, INC.
3. THE AREAS INDICATED AS LIMITED ACCESS EASEMENTS TO THE BOARD OF COUNTY COMMISSIONERS FOR THE PURPOSES OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

IN WITNESS WHEREOF, I, WILLIAM L. KNIGHT, GENERAL PARTNER, DO HEREUNTO SET MY HAND THIS DAY OF 1977.

*Walter A. Cornnell*  
WITNESS

*William L. Knight*  
WITNESS

*William L. Knight*  
WILLIAM L. KNIGHT

## ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED WILLIAM L. KNIGHT, GENERAL PARTNER, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL, THIS 20th DAY OF 1977.

*Walter A. Cornnell*  
NOTARY PUBLIC  
MY COMMISSION EXPIRES:

## MORTGAGEE'S CONSENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE HEREON DESCRIBED PROPERTY AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LANDS DESCRIBED HERETO BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 2683 PAGE 952 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

FIRST FEDERAL OF MIAMI

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT AND ATTESTED BY ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 24 DAY OF OCTOBER, 1977.

ATTEST: *Ben Cunningham*  
ASST. SECRETARY

BY: *George E. Tefft*  
VICE PRESIDENT

## ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

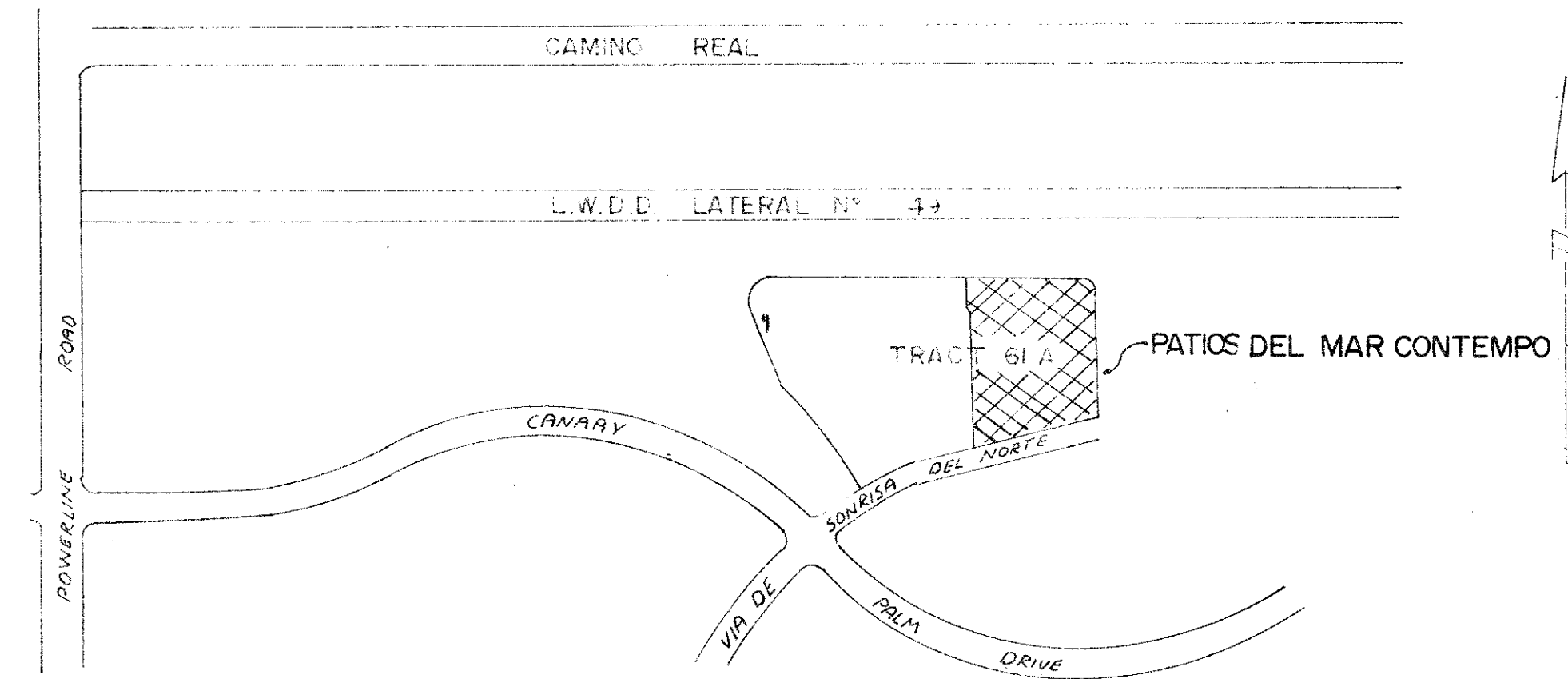
BEFORE ME PERSONALLY APPEARED George E. Tefft and Ben Cunningham to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as vice president and assistant secretary of the above named First Federal of Miami, a corporation, and severally acknowledged to and before me that they executed such instrument as such vice president and assistant secretary, respectively, of said corporation, and that the 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 OFFICIAL SEAL, THIS 24 DAY OF OCTOBER 1977.

*Walter A. Cornnell*  
NOTARY PUBLIC  
MY COMMISSION EXPIRES:

## VICINITY SKETCH

(NOT TO SCALE)



## 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 (P.C.P.'s) PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT (P.C.P.'s) PERMANENT CONTROL POINTS WILL BE SET UNDER THE GUARANTEES POSTED WITH THE COUNTY OF PALM BEACH FOR THE REQUIRED IMPROVEMENTS AND FURTHER THAT THIS SURVEY DATA COMPLIES WITH THE REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

*Walter A. Cornnell*  
WALTER A. CORNNELL, P.E.  
REGISTERED SURVEYOR No. 1757  
STATE OF FLORIDA

## TITLE CERTIFICATE

STATE OF FLORIDA  
COUNTY OF PALM BEACH

WE, *First Federal of Miami Co.*, A TITLE INSURANCE COMPANY, DULY LICENSED IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE THE TITLE TO THE PROPERTY IS VESTED TO B.M. DEVELOPMENT, LIMITED; THAT THE CURRENT TAXES HAVE BEEN PAID AND THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON; AND THAT WE FIND THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT.

*Walter A. Cornnell*  
WALTER A. CORNNELL, P.E.  
REGISTERED SURVEYOR No. 1757  
STATE OF FLORIDA

## APPROVAL - PALM BEACH COUNTY, FLORIDA

BOARD OF COUNTY COMMISSIONERS

THIS PLAT IS HEREBY APPROVED FOR RECORD, THIS

DAY OF 1977.

BY: *Walter A. Cornnell*  
CHAIRMAN

COUNTY ENGINEER

THIS PLAT IS HEREBY APPROVED FOR RECORD, THIS

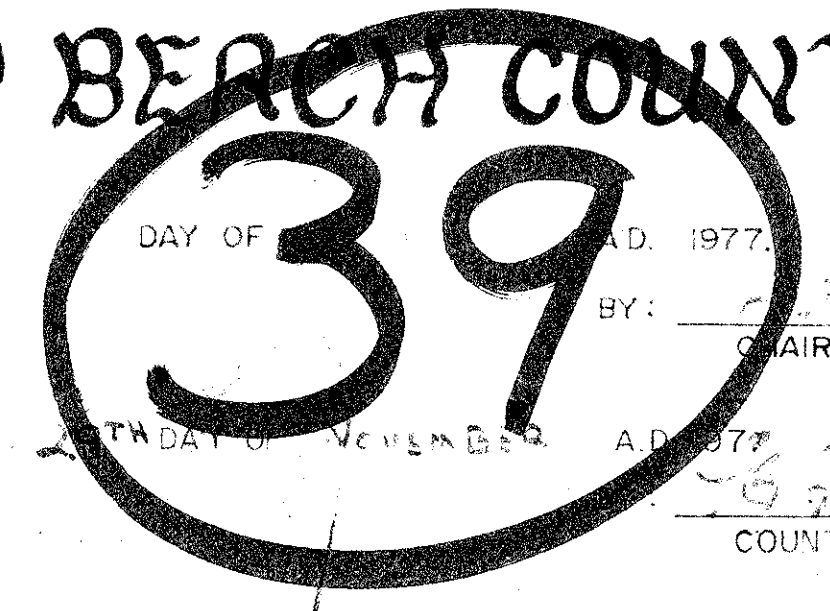
27/47/42

BY: *Walter A. Cornnell*  
COUNTY ENGINEER

ATTEST

JOHN B. DUNKLE, CLERK, BOARD OF COUNTY COMMISSIONERS

BY: *Walter A. Cornnell*  
DEPUTY CLERK



33  
178

# PATIO'S DEL MAR CONTEMPO

THIS INSTRUMENT WAS PREPARED BY WALTER A. CORNNELL, JR., UNDER THE SUPERVISION OF WALTER A. CORNNELL, P.E., WALTER A. CORNNELL, INC., 10 SEASIDE STREET, BOCA RATON, FLORIDA 33432