

38-19

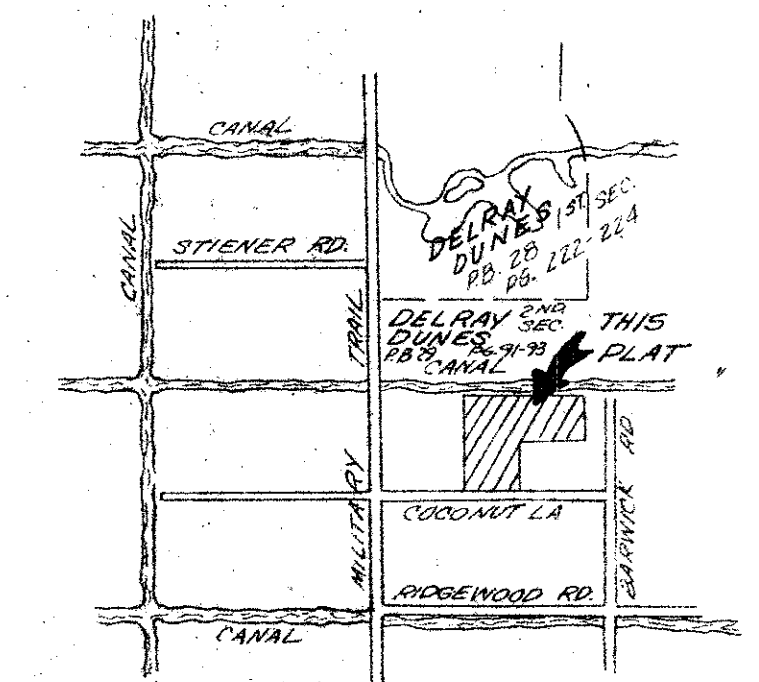
149907

19

PLAT STATISTICS
 ACREAGE: 25.75
 UNITS: 21
 LAKE: 0.80 AC.
 DENSITY: 0.82 UNITS/AC

PRESTWICK PLAT

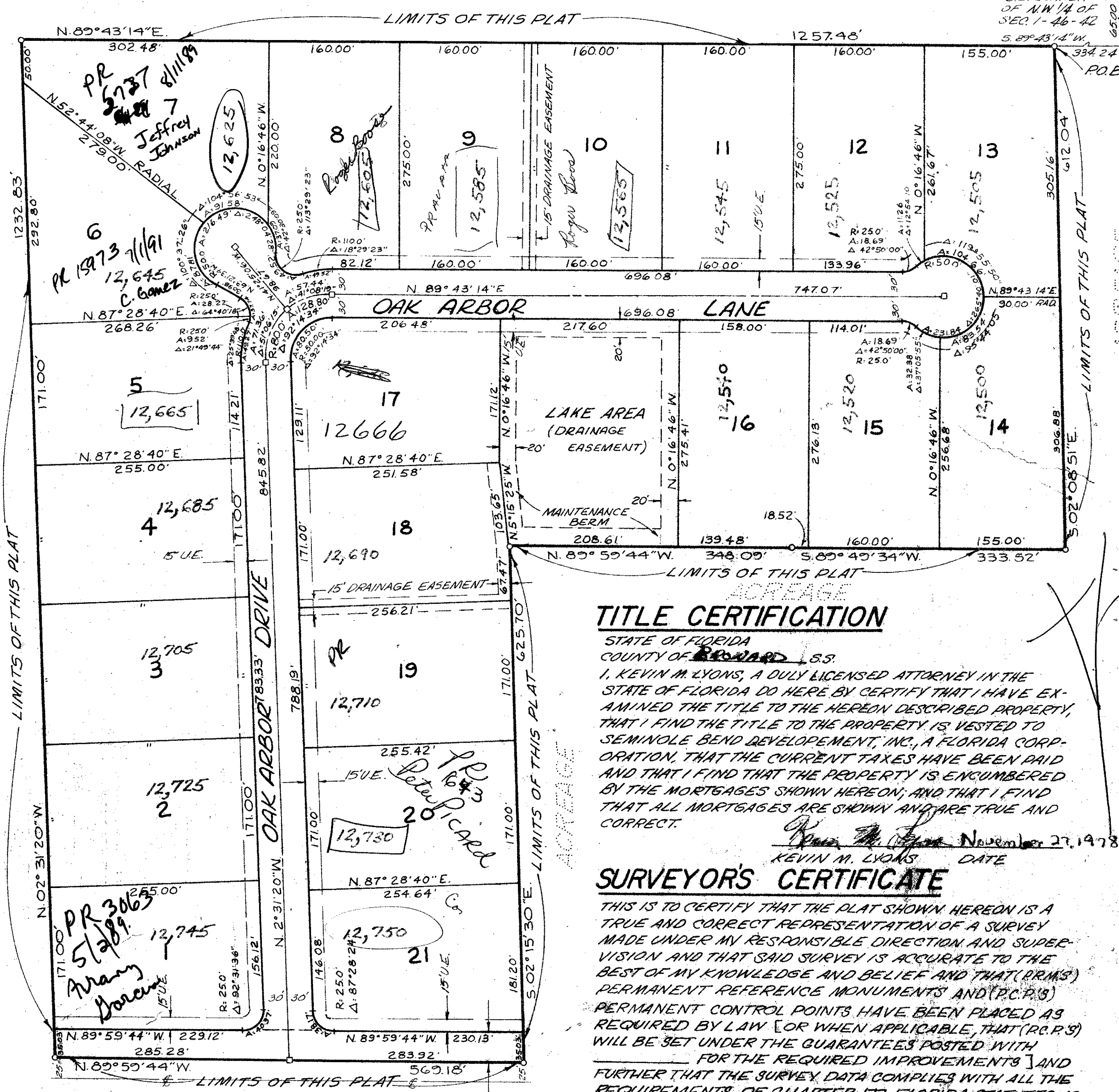
A PORTION OF THE S.W. 1/4 OF SECTION 1, TOWNSHIP 46 SOUTH, RANGE 42 EAST BEING IN PALM BEACH COUNTY, FLORIDA.
 PREPARED BY:
 GEORGE J. LACERRA
CRAVEN THOMPSON & ASSOC., INC.
 LAND SURVEYORS CIVIL ENGINEERS
 5901 N.W. 31ST AVE., FORT LAUDERDALE, FLA.
 SEPTEMBER, 1978
 DE 50480



LOCATION SKETCH
 SECTION 1-46-42
 GRAPHIC SCALE 1 INCH = 100 FEET

COUNTY OF PALM BEACH
 STATE OF FLORIDA
 This Plat was filed for record at 9:45 A.M. on the 21ST day of AUGUST 1978, and duly recorded in Plat Book 38 on page 19.
 ARNOLD B. DYCKLE, Clerk Circuit Court
[Signature]

L.W.D.D. LATERAL #29



DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT SEMINOLE BEND DEVELOPMENT, INC., A FLORIDA CORPORATION, OWNERS OF THE LAND SHOWN HEREON, BEING IN SECTION 1, TOWNSHIP 46 SOUTH, RANGE 42 EAST PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS PRESTWICK PLAT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: THE EAST 248 FEET OF THE EAST 1/2 OF THE N.W. 1/4 OF THE S.W. 1/4, THE WEST 1/2 OF THE N.E. 1/4 OF THE S.W. 1/4, THE WEST 1/2 OF THE N.E. 1/4 OF THE S.W. 1/4 OF SECTION 1, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT S.E. CORNER OF THE N.W. 1/4 OF SAID SECTION 1; THENCE S 02° 05' 36" E, A DISTANCE OF 65.00 FEET TO A POINT ON THE SOUTH LINE OF LAKE WORTH DRAINAGE DISTRICT LATERAL #29; THENCE S 89° 43' 14" W, ALONG THE SOUTH LINE OF SAID LATERAL #29, A DISTANCE OF 334.24 FEET TO THE POINT OF BEGINNING; THENCE S 02° 05' 36" E, A DISTANCE OF 612.04 FEET; THENCE S 89° 49' 34" W, A DISTANCE OF 333.52 FEET; THENCE N 89° 59' 44" W, A DISTANCE OF 348.09 FEET; THENCE S 02° 15' 30" E, A DISTANCE OF 625.70 FEET TO A POINT ON THE NORTH BOUNDARY OF COCONUT LANE; THENCE N 89° 59' 44" W, ALONG THE NORTH BOUNDARY OF SAID COCONUT LANE, A DISTANCE OF 569.18 FEET; THENCE N 02° 31' 20" W, A DISTANCE OF 1232.83 FEET TO A POINT ON THE SOUTH LINE OF SAID LATERAL #29; THENCE N 89° 43' 14" E, ALONG THE SOUTH LINE OF SAID LATERAL #29, A DISTANCE OF 1257.48 FEET TO THE POINT OF BEGINNING. SAID LANDS SITUATE, LYING AND BEING IN PALM BEACH COUNTY, FLORIDA, CONTAINING 25.75 ACRES MORE OR LESS.

MORTGAGEE'S CONSENT

STATE OF FLORIDA
 COUNTY OF BROWARD S.S.
 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 IN THE DEDICATION HERETO, BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 2922, PAGE(S) 1931-1940 OF PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.
 WITNESS: *[Signature]* BY: *[Signature]*
 WITNESS: *[Signature]*

ACKNOWLEDGMENT

STATE OF FLORIDA
 COUNTY OF BROWARD S.S.
 BEFORE ME PERSONALLY APPEARED *[Signature]* 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 13TH DAY OF December A.D. 1978.
[Signature]
 NOTARY PUBLIC
 MY COMMISSION EXPIRES Oct 22, 1982

MORTGAGEE'S CONSENT

STATE OF CALIFORNIA
 COUNTY OF SAN DIEGO S.S.
 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 IN THE DEDICATION HERETO, BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 1932, PAGE(S) 1931-1940 OF PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.
 WITNESS: *[Signature]* BY: *[Signature]*
 WITNESS: *[Signature]*

ACKNOWLEDGMENT 0371-000

STATE OF CALIFORNIA
 COUNTY OF SAN DIEGO S.S.
 BEFORE ME PERSONALLY APPEARED *[Signature]* 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 23RD DAY OF November A.D. 1978.
[Signature]
 NOTARY PUBLIC
 MY COMMISSION EXPIRES Oct 22, 1982

APPROVAL PALM BEACH COUNTY, FLORIDA
 BOARD OF COUNTY COMMISSIONERS
 THIS PLAT IS HEREBY APPROVED AND RECORDED IN OFFICIAL RECORD BOOK 3122, PAGE(S) 1926-1928 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.
 WITNESS: *[Signature]* BY: *[Signature]*
 WITNESS: *[Signature]*

TITLE CERTIFICATION

STATE OF FLORIDA
 COUNTY OF BROWARD S.S.
 I, KEVIN M. LYONS, 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 SEMINOLE BEND DEVELOPMENT, INC., A FLORIDA CORPORATION, THAT THE CURRENT TAXES HAVE BEEN PAID AND THAT I FIND THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON; AND THAT I FIND THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT.
 WITNESS MY HAND AND OFFICIAL SEAL, THIS 27TH DAY OF November A.D. 1978.
 KEVIN M. LYONS

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, AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT (PRIMS) PERMANENT REFERENCE MONUMENTS AND (P.C.P.'S) PERMANENT CONTROL POINTS HAVE BEEN PLACED AS REQUIRED BY LAW [OR WHEN APPLICABLE, THAT (P.C.P.'S) WILL BE SET UNDER THE GUARANTEES POSTED WITH] FOR THE REQUIRED IMPROVEMENTS [AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 171 FLORIDA STATUTES, AS AMENDED, AND ORDINANCE OF PALM BEACH CO. FLORIDA. CRAVEN THOMPSON & ASSOC., INC.
 BY: *[Signature]*
 GEORGE J. LACERRA
 REGISTERED SURVEYOR NO. 1903
 STATE OF FLORIDA

ACKNOWLEDGMENT

STATE OF FLORIDA
 COUNTY OF BROWARD S.S.
 BEFORE ME PERSONALLY APPEARED *[Signature]* 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 27TH DAY OF November A.D. 1978.
[Signature]
 NOTARY PUBLIC
 MY COMMISSION EXPIRES Oct 22, 1982

ACKNOWLEDGMENT

STATE OF FLORIDA
 COUNTY OF BROWARD S.S.
 BEFORE ME PERSONALLY APPEARED *[Signature]* AND *[Signature]* TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS *[Signature]* AND *[Signature]* OF SEMINOLE BEND DEVELOPMENT, INC., A FLORIDA CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS 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 23RD DAY OF November A.D. 1978.
[Signature]
 NOTARY PUBLIC
 MY COMMISSION EXPIRES March 5, 1981

MORTGAGEE'S CONSENT

STATE OF FLORIDA
 COUNTY OF BROWARD S.S.
 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 IN THE DEDICATION HERETO, BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 3122, PAGE(S) 1926-1928 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.
 WITNESS: *[Signature]* BY: *[Signature]*
 WITNESS: *[Signature]*

- NOTES:**
- 1) DENOTES (P.R.M.) PERMANENT REFERENCE MONUMENT.
 - 2) DENOTES (P.C.P.) PERMANENT CONTROL POINT.
 - 3) D.E. INDICATES DRAINAGE EASEMENT.
 - 4) THERE SHALL BE NO BUILDINGS, TREES OR SHRUBS PLACED IN EASEMENTS.
 - 5) ALL BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF N 89° 59' 44" W. ON THE NORTH BOUNDARY OF COCONUT LANE.
 - 6) U.E. DENOTES UTILITY EASEMENT.

NOTARY PUBLIC *[Signature]*
 MY COMMISSION EXPIRES Oct 22, 1982

NOTARY PUBLIC *[Signature]*
 MY COMMISSION EXPIRES March 5, 1981

COUNTY ENGINEER
 THIS PLAT IS HEREBY APPROVED AND RECORDED IN OFFICIAL RECORD BOOK 3122, PAGE(S) 1926-1928 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.
 BY: *[Signature]*
 COUNTY ENGINEER

DRAWING NUMBER
 PLAT HOLDING CORPORATION - PALM BEACH COUNTY, FLORIDA
 REGISTERED PROFESSIONAL SURVEYOR

DRAWING NUMBER
 PLAT HOLDING CORPORATION - PALM BEACH COUNTY, FLORIDA
 REGISTERED PROFESSIONAL SURVEYOR

38/19