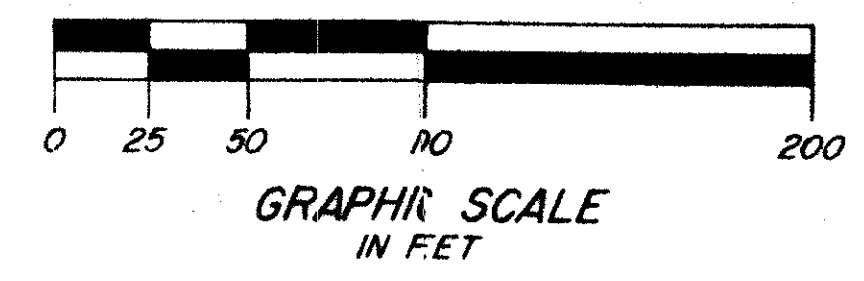
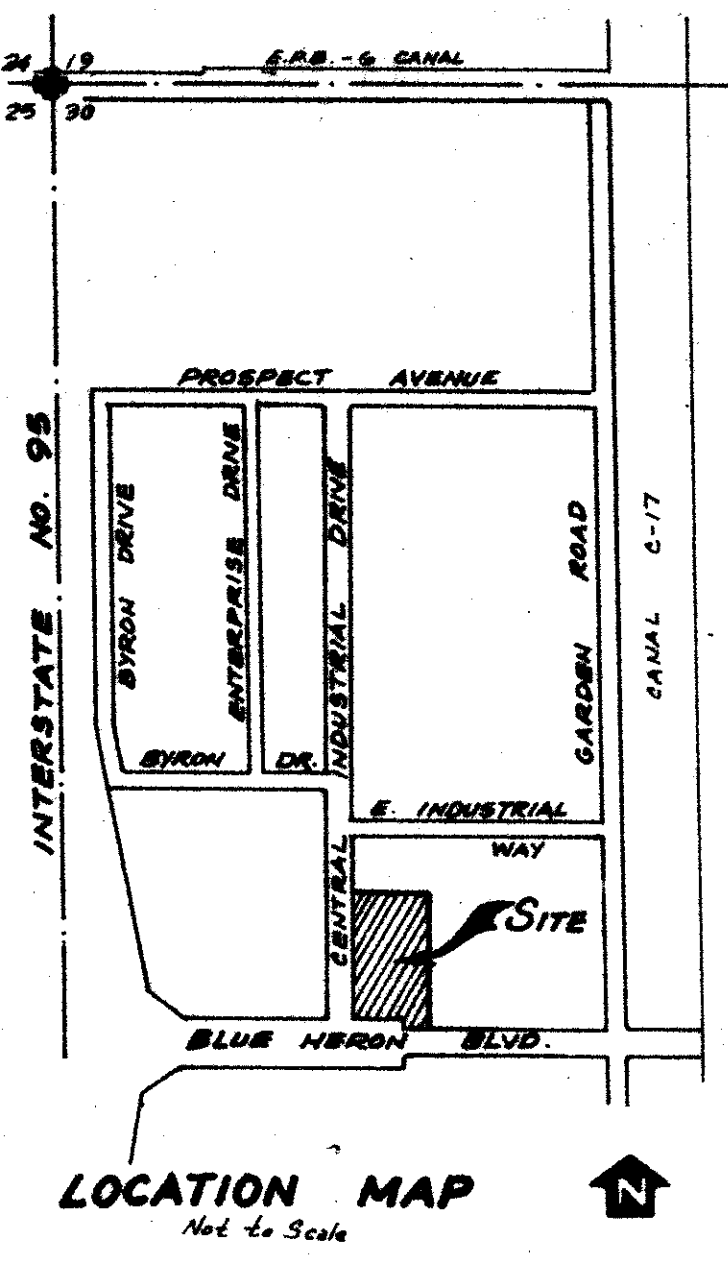


47/104

104

**HUNT CLEMENT REPLAT**  
 OF A PORTION OF PARCEL "A"  
**CENTRAL INDUSTRIAL PARK PLAT NO. 1**  
 IN THE WEST HALF (W 1/2) OF  
**SECTION 30, TOWNSHIP 42 SOUTH, RANGE 43 EAST**  
 AS RECORDED IN PLAT BOOK 30, PAGE 37, PUBLIC RECORDS OF  
**PALM BEACH COUNTY, FLORIDA**  
 Sheet 1 of 1  
 January, 1984



TABULAR DATA

Total Area	4.10 acres
Total Number of Lots	4
Road Right of Way Area	0.02 acres

STATE OF FLORIDA : SS  
 COUNTY OF PALM BEACH : SS

This Plat was filed for record at 10:28 AM, this 23rd day of February, 1984, A.D., and duly recorded in Plat Book No. 47 on Page 104.

JOHN E. DUNKLE, Clerk  
 By: *Emily W. ...*, D.C.

APPROVALS

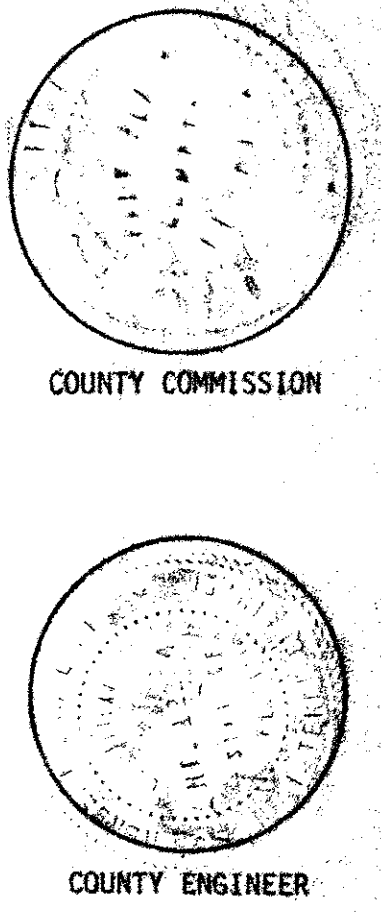
BOARD OF COUNTY COMMISSIONERS  
 PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this 20 day of February, 1984, A.D.  
 BY: *Ken Spillias*  
 Ken Spillias, Chairman

COUNTY ENGINEER

This plat is hereby approved for record this 20 day of February, 1984, A.D.  
 BY: *Herbert Kahlert*  
 Herbert Kahlert, County Engineer

ATTEST: JOHN E. DUNKLE, CLERK  
 BOARD OF COUNTY COMMISSIONERS  
 BY: *Emily W. ...*  
 Deputy Clerk



TITLE CERTIFICATION

STATE OF FLORIDA : SS  
 COUNTY OF PALM BEACH: SS

I, John C. Gosch, a duly licensed attorney in the State of Florida do hereby certify that I have examined the title to the hereto described property; that I find the title to the property is vested in Hunt Clement Land Trust, First Bank and Trust of Palm Beach County, n/a Florida Coast Bank of Palm Beach County, as Trustees; that the current taxes have been paid; and that I find the property is encumbered only by the mortgage shown hereon, and that said mortgage is true and correct, and that there are no other encumbrances of record.

Date 1-23-84

*John C. Gosch*  
 John C. Gosch, Esquire  
 2365 South Congress Avenue  
 West Palm Beach, Florida 33406

LAND 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 Permanent Reference Monuments (P.R.M.'s) have been placed as required by law and further that the survey data complies with all the requirements of Chapter 177 Florida Statutes, as amended, and ordinances of Palm Beach County, Florida.

Date 01/30/84

*Dennis Painter*  
 Dennis Painter  
 Registered Land Surveyor  
 Florida Certificate No. 3542

Land Surveyor

NOTES

□ - Denotes a permanent Reference Monument ( P. R. M. )  
 ● - Denotes a set No. 5 Iron Rod with cap.

Bearing datum according to CENTRAL INDUSTRIAL PARK PLAT No. 1.

No structures, trees or shrubs shall be placed on drainage easements.

Except for the construction and maintenance of access driveways, there shall be no buildings or any kind of construction placed on utility easements or drainage easements.

Approval of landscaping on utility easements other than water and sewer shall be only with the approval of all utilities occupying same.

LEGAL DESCRIPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS that Hunt Clement Land Trust, First Bank and Trust of Palm Beach County, now known as Florida Coast Bank of Palm Beach County, as Trustees, owners of the land shown hereon as HUNT CLEMENT REPLAT OF A PORTION OF PARCEL A, CENTRAL INDUSTRIAL PARK PLAT NO. 1 in the west half of Section 30, Township 42 South, Range 43 East, as recorded in Plat Book 30, Page 37, Public Records of Palm Beach County, Florida, being more particularly described in Official Record Book 3254, Page 1499 of said Public Records, being as follows:

Parcel A, less the east 735 feet thereof as measured along the north line of said Parcel A, CENTRAL INDUSTRIAL PARK PLAT NO. 1 in the west half (W 1/2) of Section 30, Township 42 South, Range 43 East, as recorded in Plat Book 30, Page 37, Public Records of Palm Beach County, Florida.

HAVE CAUSED the same to be surveyed and platted and do hereby dedicate as follows:

- STREETS:**  
 The tract shown hereon as ROAD R/W is hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida, for the right-of-way for the perpetual use of the Public for proper purposes.
- EASEMENTS:**
  - The limited access easements as shown are hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida, for purposes of control and jurisdiction over access rights.
  - The utility easements as shown hereon are hereby dedicated in perpetuity for the construction and maintenance of utilities.
  - The access easement as shown hereon is hereby dedicated for the construction and maintenance of access driveways, and shall be the perpetual maintenance obligation of the owners of Lots 3 and 4, without recourse to Palm Beach County.

IN WITNESS WHEREOF, the above named Land Trust has caused these presents to be signed by its Trustee this 30th day of January, 1984, A.D..

HUNT CLEMENT LAND TRUST,  
 FIRST BANK AND TRUST OF PALM BEACH COUNTY,  
 n/a FLORIDA COAST BANK OF  
 PALM BEACH COUNTY, AS TRUSTEES

BY: *Robert J. Simon*  
 Robert J. Simon, Vice President  
 and Trust Officer, its Trustee

Witness  
*Rebecca J. ...*  
 Witness  
*Dennis Painter*

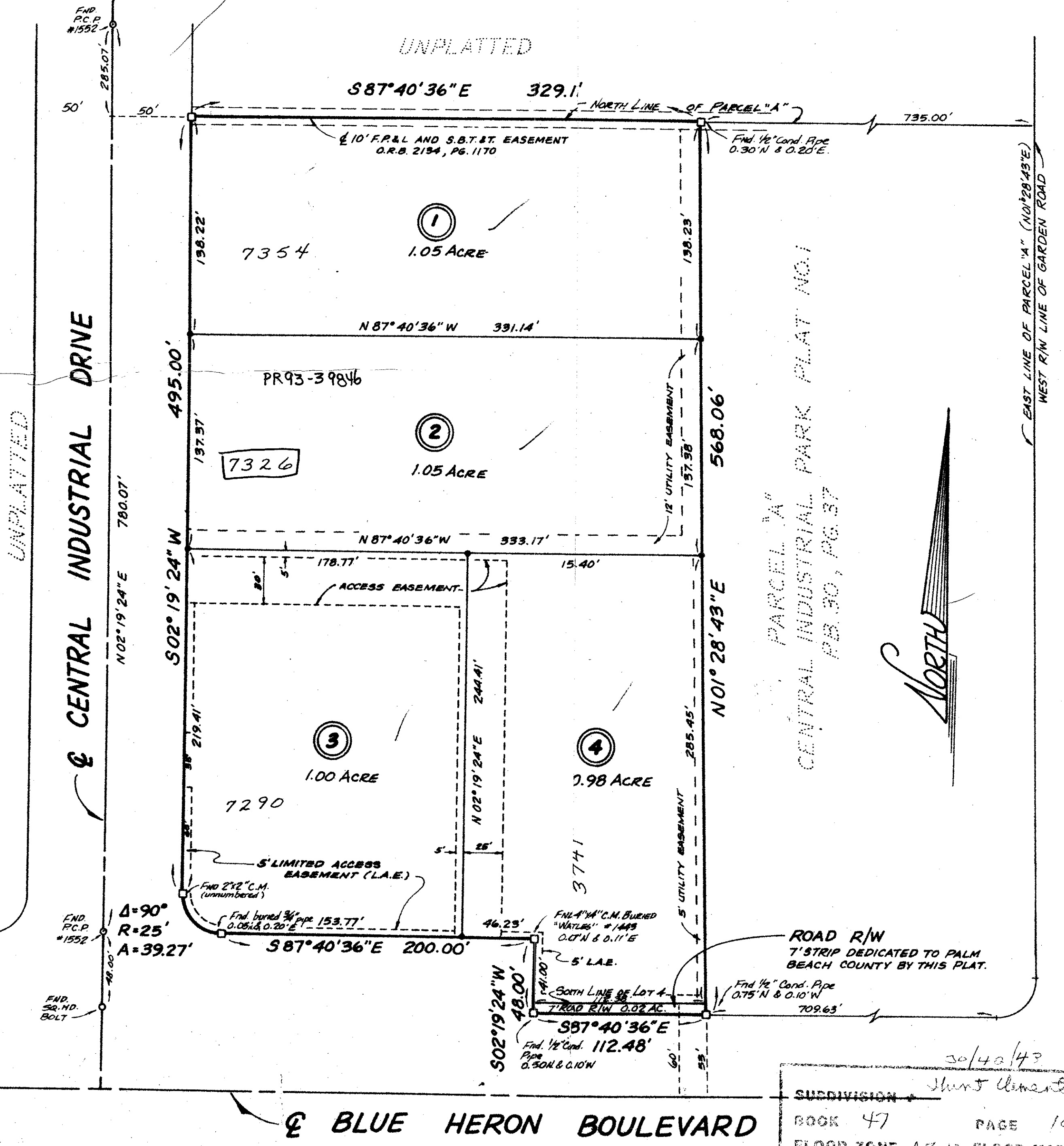
ACKNOWLEDGMENT

STATE OF FLORIDA : SS  
 COUNTY OF PALM BEACH:

BEFORE ME personally appeared Robert J. Simon to me well known, and known to me to be the individual described in and who executed the foregoing instrument as Vice President and Trust Officer of Florida Coast Bank of Palm Beach County, as Trustees of the above named Hunt Clement Land Trust, and that he acknowledged before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 31st day of January, 1984, A.D..

*Rebecca J. ...*  
 Notary Public, State of Florida at Large  
 My commission expires:



SUBDIVISION *Hunt Clement*

BOOK	47	PAGE	104
FLOOD ZONE	AP-13	FLOOD MAP	1458
QUAD	14	ZONING	CG
CD		ZIP CODE	33404
PUD NAME			

This instrument was prepared by:  
 Dennis Painter, ELS  
 ADRIE & BRADY, INC.  
 1958 South Congress Avenue  
 West Palm Beach, Florida

ADRIE & BRADY, INC. CONSULTING ENGINEERS & LAND SURVEYORS		HUNT CLEMENT REPLAT RECORD PLAT	
DATE	1-23-84	SCALE	1"=50'
BY	D.P.	DATE	JAN. 1984
FILE NO.	2145	PLAT NO.	FP-13/3A
ONE SHEET ONLY			

0460-300  
 47/104