

# "KRAFT FOODSERVICE, INC. DISTRIBUTION FACILITY"

SHEET 2 OF 2

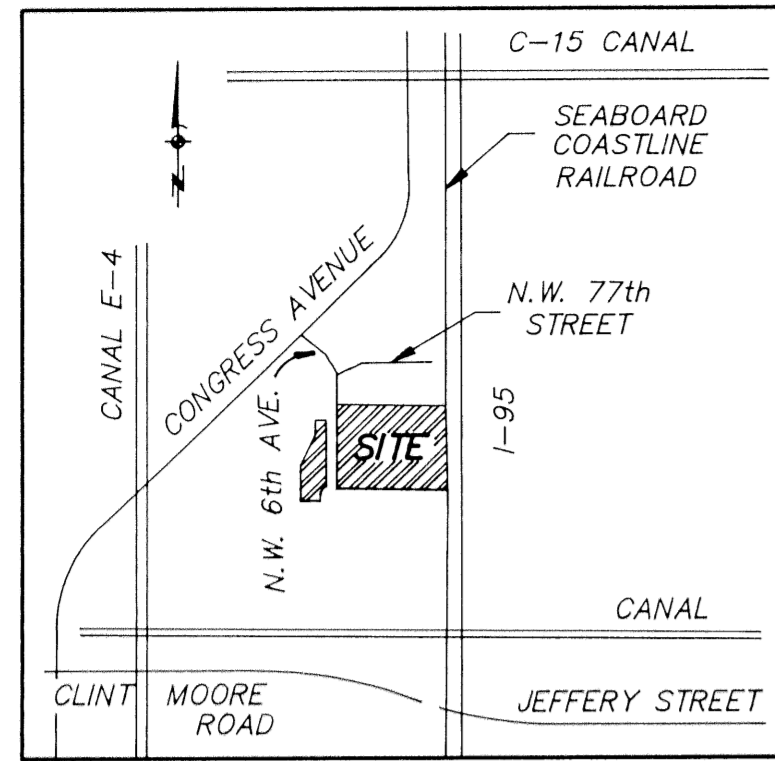
183

A REPLAT OF TRACT "C", BOCA COMMERCE CENTER PHASE 2, ( PLAT BOOK 60, PAGE 27 & 28, P.B.C.R.), AND A PORTION OF SECTION 31, TOWNSHIP 46 SOUTH, RANGE 43 EAST CITY OF BOCA RATON, PALM BEACH COUNTY, FLORIDA

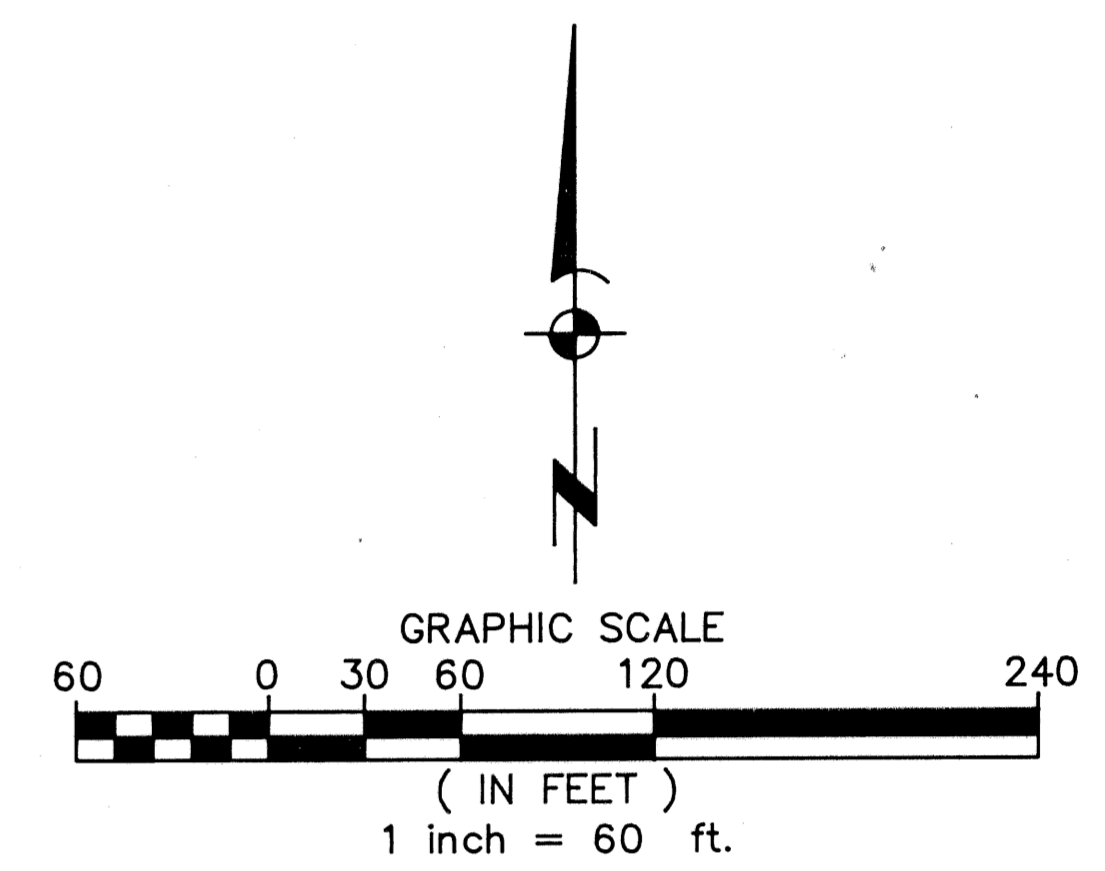
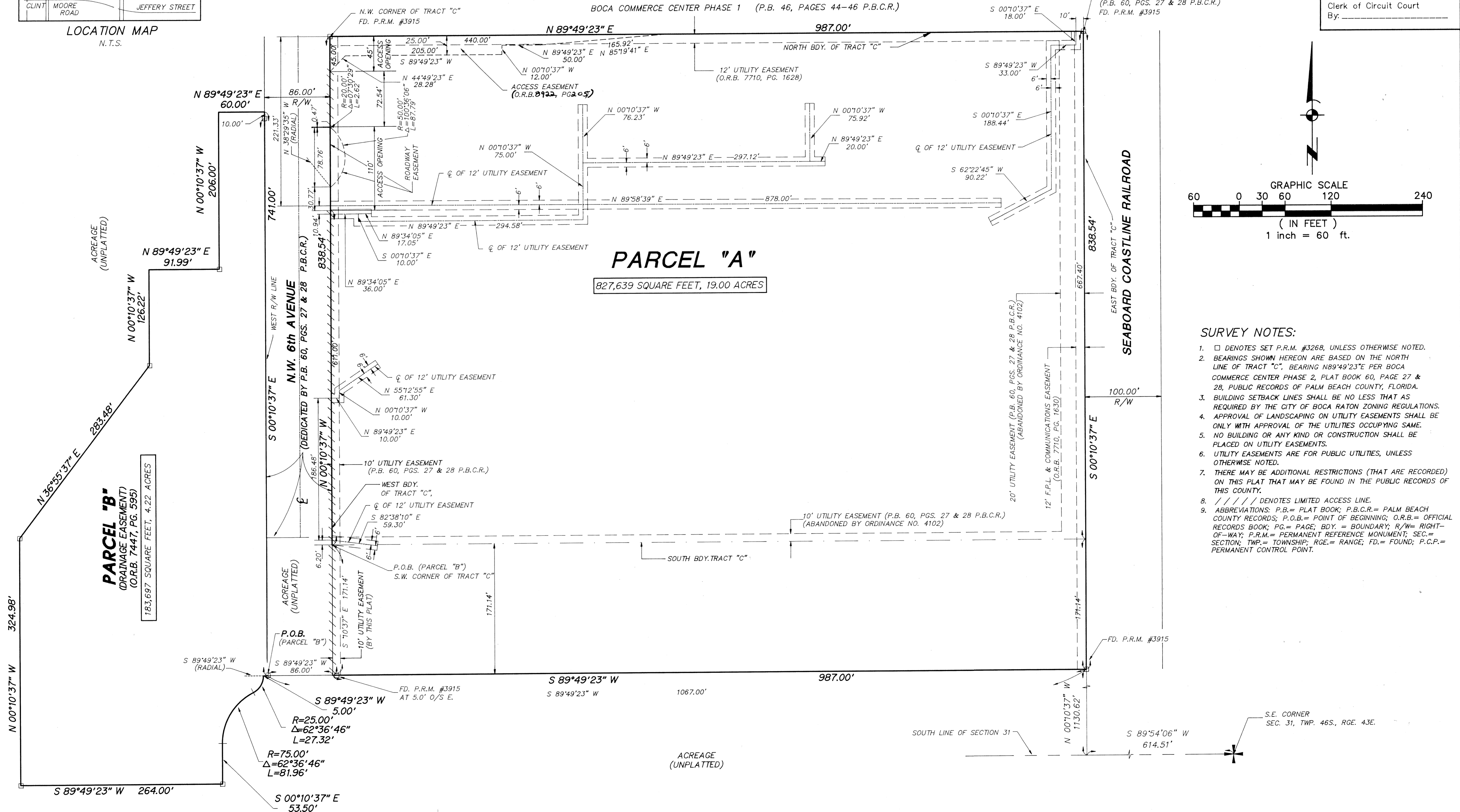
PREPARED BY:  
**MICHAEL D. AVIROM, P.L.S.**  
**AVIROM-HALL & ASSOCIATES, INC.**  
 LAND SURVEYING/LAND DEVELOPMENT CONSULTANTS  
 50 S.W. 2ND AVENUE, SUITE 102  
 BOCA RATON, FLORIDA 33432  
 (407) 392-2594

STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 This plat was filed for record at \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 1994, and duly recorded in Plat Book \_\_\_\_\_, Pages \_\_\_\_\_, through \_\_\_\_\_.

DOROTHY H. WILKEN  
 Clerk of Circuit Court  
 By: \_\_\_\_\_



LOCATION MAP  
 N.T.S.



- SURVEY NOTES:**
- DENOTES SET P.R.M. #3268, UNLESS OTHERWISE NOTED.
  - BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF TRACT "C", BEARING N89°49'23"E PER BOCA COMMERCE CENTER PHASE 2, PLAT BOOK 60, PAGE 27 & 28, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
  - BUILDING SETBACK LINES SHALL BE NO LESS THAT AS REQUIRED BY THE CITY OF BOCA RATON ZONING REGULATIONS.
  - APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS SHALL BE ONLY WITH APPROVAL OF THE UTILITIES OCCUPYING SAME.
  - NO BUILDING OR ANY KIND OR CONSTRUCTION SHALL BE PLACED ON UTILITY EASEMENTS.
  - UTILITY EASEMENTS ARE FOR PUBLIC UTILITIES, UNLESS OTHERWISE NOTED.
  - THERE MAY BE ADDITIONAL RESTRICTIONS (THAT ARE RECORDED) ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
  - ////// DENOTES LIMITED ACCESS LINE.
  - ABBREVIATIONS: P.B.= PLAT BOOK; P.B.C.R.= PALM BEACH COUNTY RECORDS; P.O.B.= POINT OF BEGINNING; O.R.B.= OFFICIAL RECORDS BOOK; PG.= PAGE; BDY.= BOUNDARY; R/W= RIGHT-OF-WAY; P.R.M.= PERMANENT REFERENCE MONUMENT; SEC.= SECTION; TWP.= TOWNSHIP; RGE.= RANGE; FD.= FOUND; P.C.P.= PERMANENT CONTROL POINT.

SUBDIVISION: Kraft Foodservice, Inc.  
 BOOK: 75  
 FLOOD ZONE: 183  
 QUAD: #  
 SE: #  
 PUD NAME: C/Boca Raton 31146/243  
 ZIP CODE: #

**PARCEL "B"**  
 (DRAINAGE EASEMENT)  
 (O.R.B. 7447, PG. 595)  
 183,697 SQUARE FEET, 4.22 ACRES

**PARCEL "A"**  
 827,639 SQUARE FEET, 19.00 ACRES