MIZZEN MAST WAY

BEACH

LOCATION MAP

NOT TO SCALE

LOGGERHEAD

OF LOTS B-1 THROUGH B-8

LYING IN SECTION 21, TOWNSHIP 41 SOUTH, RANGE 43 EAST, TOWN OF JUNO BEACH, AND BEING A RE-PLAT OF LOTS B-1 THROUGH B-8, INCLUSIVE, SEAVIEW AT JUNO BEACH PARTIAL RE-PLAT, AS RECORDED IN PLAT BOOK 75, PAGE 7, TOWN OF JUNO BEACH, PALM BEACH COUNTY, FLORIDA

DEDICATION:

STATE OF FLORIDA

COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS, THAT HARBOURSIDE ASSOCIATES, INC., A FLORIDA CORPORATION, OWNER OF THE LAND SHOWN HEREON AS "SEAVIEW AT JUNO BEACH RE-PLAT OF LOTS B-1 THROUGH B-8"; SAID LAND LYING IN SECTION 21, TOWNSHIP 41 SOUTH, RANGE 43 EAST, TOWN OF JUNO BEACH, PALM BEACH COUNTY, FLORIDA; SAID LAND BEING MORE PARTICULARLY DESCRIBED

ALL OF LOTS B-1 THROUGH B-8, INCLUSIVE, SEAVIEW AT JUNO BEACH PARTIAL RE-PLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 75, PAGE 7, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

CONTAINING: 15,383 SQUARE FEET, MORE OR LESS

HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED, AND DOES HEREBY MAKE THE FOLLOWING DEDICATIONS.

LOTS B-1 THROUGH B-8, INCLUSIVE, ARE HEREBY RESERVED AS RESIDENTIAL LOTS.

IN WITNESS WHEREOF, HARBOURSIDE ASSOCIATES, INC., A FLORIDA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY RICHARD B. RODGERS, ITS PRESIDENT AND ATTESTED BY THOMAS L. DELANEY, ITS VICE PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 25TH DAY OF JUNE, A.D., 1996.

BY: HARBOURSIDE ASSOCIATES, INC.

THOMAS L. DELANEY, VICE PRESIDENT

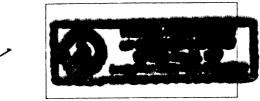
ACKNOWLEDGMENT:

STATE OF FLORIDA COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED RICHARD B. RODGERS AND THOMAS L. DELANEY, WHO ARE PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, OF HARBOURSIDE ASSOCIATES, INC., 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 AS HARBOURSIDE ASSOCIATES, INC.

WITNESS MY HAND AND OFFICIAL SEAL THIS 25th DAY OF ________, 1996.

MY COMMISSION EXPIRES: 5-24-97



MORTGAGEE'S CONSENT:

STATE OF FLORIDA

COUNTY OF PALM BEACH

1ST UNITED BANK, A FLORIDA CORPORATION, HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON THE PROPERTY DESCRIBED HEREON, AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF SAID LANDS BY THE OWNERS, THEREOF, AND AGREES THAT ITS MORTGAGE, WHICH IS RECORDED IN OFFICIAL RECORD BOOK 75 AT PAGE 7, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATIONS SHOWN HEREON.

IN WITNESS WHEREOF, 1ST UNITED BANK, A FLORIDA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY

WARD KELDES

ITS SENIOR VICE PRESIDENT, AND ATTESTED TO BY

TO BE A SENIOR VICE PRESIDENT OF A SENIOR VICE EXEC. VICE PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS ZS DAY OF JUNE, 1996.

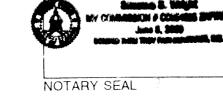
> 1ST UNITED BANK A FLORIDA CORPORATION

EXEC. NICE PRESIDENT



BEFORE ME PERSONALLY APPEARED JOHN MARINO AND WARD KELLOCE WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING AS VICE PRESIDENT AND SENIOR VICE PRESIDENT, RESPECTIVELY OF 1ST UNITED BANK, 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.

MY COMMISSION EXPIRES June 8 000 YU James July 4+



SURVEYOR'S CERTIFICATION:

STATE OF FLORIDA)

COUNTY OF PALM BEACH

I HEREBY CERTIFY, THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT (P.R.M.'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 TOWN OF JUNO BEACH, FLORIDA, FOR THE REQUIRED IMPROVEMENTS, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF THE TOWN OF JUNO BEACH; AND FURTHER THAT THE BOUNDARY SURVEY ENCOMPASSING THE PROPERTY SHOWN HEREON IS IN COMPLIANCE WITH THE MINIMUM TECHNICAL STANDARDS ADOPTED BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER GIGIT-6, FAC.

BENCH MARK LAND SURVEYING & MAPPING, INC.

BEARINGS SHOWN HEREON ARE BASED ON OR ARE RELATIVE TO THE BEARING OF SOUTH 89°49'37" EAST, ALONG THE SOUTH LINE OF THE PLAT OF SEAVIEW AT JUNO BEACH AS RECORDED IN PLAT BOOK 69. PAGE 123.

DENOTES A SET #2424 PERMANENT REFERENCE MONUMENT (P.R.M.).

DENOTES A SET #2424 PERMANENT CONTROL POINT (P.C.P.).

4. O DENOTES A SET #2424 IRON ROD AND CAP (I.R.C.). LINES WHICH INTERSECT CURVES ARE RADIAL UNLESS OTHERWISE NOTED.

6. IN THOSE INSTANCES WHERE UTILITY/DRAINAGE STRUCTURES ARE CONSTRUCTED IN CONFLICT WITH THE PLATTED PERMANENT CONTROL POINTS (P.C.P) POSITION, STRADDLERS MONUMENTED AS PERMANENT CONTROL POINTS WILL BE SET TO REFERENCE THE PLATTED PERMANENT CONTROL POINT POSITIONS.

7. THIS INSTRUMENT WAS PREPARED BY WM. R. VAN CAMPEN, IN AND FOR THE OFF!CES OF BENCH MARK LAND SURVEYING & MAPPING, INC., 4152 WEST BLUE HERON BOULEVARD, SUITE 121, RIVIERA BEACH, FLORIDA 33404. TELEPHONE (561) 848-2102.

GENERAL EASEMENT NOTES & RESTRICTIVE COVENANTS:

1. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT TOWN OF JUNO BEACH ZONING REGULATIONS.

THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY OR DRAINAGE EASEMENTS. THERE SHALL BE NO TREES OR SHRUBS PLACES UPON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER OR SEWER USE 4. LANDSCAPING ON OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER THE WRITTEN CONSENT OF ALL UTILITY COMPANIES

5. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS, NOT SHOWN ON THIS PLAT, THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TOWN OF JUNO BEACH APPROVALS:

STATE OF FLORIDA

COUNTY OF PALM BEACH)

SEAVIEW AT JUNO BEACH RE-PLAT OF LOTS B-1 THROUGH B-8 IS HEREBY APPROVED FOR RECORD THIS MAY OF 7 when 1997, A.D., 1996, 1997

TOWN ENGINEER

THE UNDERSIGNED, MOCK, ROOS & ASSOCIATES, INC., APPOINTED BY THE TOWN COUNCIL OF THE TOWN OF JUNO BEACH, FLORIDA, AS "TOWN ENGINEER", HAVE REVIEWED THIS DOCUMENT FOR DIMENSIONAL AND MONUMENTATION REQUIREMENTS OF THE ORDINANCES OF THE TOWN OF JUNO BEACH, FLORIDA, AND HAVE FOUND THIS DOCUMENT TO BE SUFFICIENT.

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 30 DAY OF JANUARY A.D., 1996.

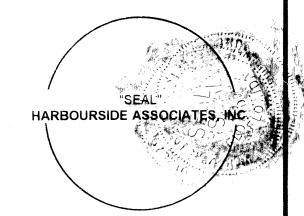
10:39 Am, THIS 7 DAY OF February , 1997, AND DULY RECORDED IN PLAT BOOK 79, ON PAGES 17 THROUGH 18 DOROTHY H. WILKEN CLERK OF THE CIRCUIT COURT BY: Dawna martin

STATE OF FLORIDA

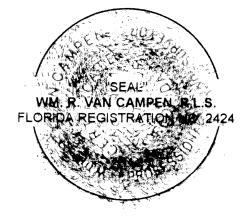
COUNTY OF PALM BEACH)

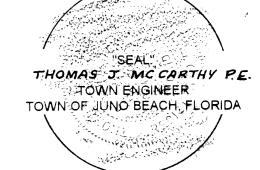
THIS PLAT WAS FILED FOR RECORD AT

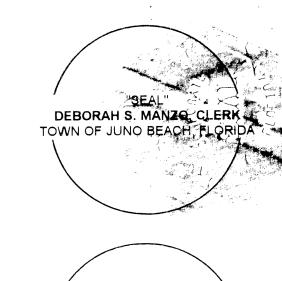
12-17-191- 11.57am 97-04/0110











DOROTHY H. WILKEN OF THE CIRCUIT COURT OF PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT WAS PREPARED BY WM. R. VAN CAMPEN, R.L.S., IN AND FOR THE OFFICES OF BENCH MARK LAND SURVEYING & MAPPING, INC., 4152 WEST BLUE HERON BOULEVARD, SUITE 121, RIVIERA BEACH, FLORIDA



Land Surveying and Mapping, Inc 4152 West Blue Heron Blvd, Suite 121, Riviera Beach, FL 3340

RECORD PLAT SEAVIEW AT JUNO BEACH RE-PLAT OF LOTS B-1 THROUGH B-8

DATE 05/01/96 WO.# P55 FILE P55-B-TB.dwg SCALE N.T.S. SHEET 1 OF 2

ACKNOWLEDGMENT: STATE OF FLORIDA COUNTY OF PALM BEACH)

TITLE CERTIFICATION:

STATE OF FLORIDA COUNTY OF PALM BEACH)

I. DAVID B. DICKENSON, OF DICKENSON, MURDOCH, REX AND SLOAN, CHARTERED, A DULY LICENSED ATTORNEY, 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 HARBOURSIDE ASSOCIATES, INC., A FLORIDA CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY

DICKENSON, MURDOCH, REX AND SLOAN, CHARTERED 6.25.96 I. DICKENSON, ESQ.