

#### DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS that D.S.E. Holdings, Inc., a Florida corporation, iconsect to do business in Florida, owner of the land shown hereon, being in Section 20, Township 42 South, Range 43 East, Palm Basch County, Florida, shown hereon as Water Township 42 South Park helper more particularly described as a following the shown hereon as Water Township 42 South Park helper particularly described as a following the shown hereon as Water Township 42 South Park helper more particularly described as a following the shown hereon as Water Township 42 South Park helper more particularly described as a following the shown hereon as Water Township 42 South Park helper more particularly described as the shown hereon as well as the shown hereon hereon as the shown hereon hereon hereon hereon hereon hereon hereon hereon hereon Tower Center Park, being more particularly described as follo

A parcel of land being a portion of the Northwest Quarter (NW ½) of the Southwest Quarter (SW ½) of Section 20, Township 42 South, Range 43 East, Town of Lake Park, Palm Beach County, Florida, being more particularly described as follows:

Commence at the Northwest comer of the Southwest Quarter (SW ½) of said Section 20; then South 01\* 21\* 11\* West slong the West line of the Southwest Quarter (SW ½) of said Section 20 a distance of 1023.73 feet to a point; thence departing said West line, South 87 29\* 41\* East along a line 330.00 feat Northerly of and parallal with the South line of the Northwest Quarter (SW ½) of the said Southwest Quarter (SW ½) a distance of 905.00 feet to the POINT OP BEGINNING of the following described purrel of land; thence continue South 89\* 29\* 41\* East along said parallal line a distance of 406.33 feet to a point 20.00 feet West of the East line of the said Northwest Quarter (NW ½) of the Southwest Quarter (SW ½); thence South 01\* 16\* 43\* West, along a line 20.00 feet Westanty of and parallal with the said East line, a distance of 300.00 feet to a point; thence departing said East line, North 89\* 29\* 41\* West, along a line 30.00 feet Northerly of and parallal with the said South line of the Northwest Quarter (NW ½) of the Southwest Quarter (SW ½) a distance of 406.55 feet to a point; thence departing said South line of the Northwest Quarter (SW ½) a distance of 406.55 feet to a point; thence departing said South line of the Southwest Quarter (SW ½) a distance of 406.55 feet to a point; thence departing said South line of the Northwest Quarter (SW ½) a distance of 406.55 feet to a point; thence departing said South line of the Northwest Quarter (SW ½) a distance of 406.55 feet to a point; thence departing said South line of the Northwest Quarter (SW ½) a distance of 406.05 feet to POINT OF BEGINNING.

Containing in all 2,799 acres, more or less.

has caused the same to be surveyed and platted as shown hereon and do hereby dedicated an follower.

# DEDICATION AND RESERVATION - EASEMENTS

#### Dreingge Easement

The drainage easement as shown hereon is hereby dedicated in perpetuity for drainage purposes. The maintanance of all drainage facilities located therein strall be the perpetuil maintenance obligation of the Water Tower Park Property Owners Association, Inc., its successors and assigns.

The Town of Lake Park shall have the right, but not the obligation, to maintain any portion of the drainage system encompassed by this plat which is associated with the drainage of public streets.

## Utility Easement

The utility easement as shown hereon is hereby dedicated in perpetuity for the construction and maintenance of utility facilities, including cable talevision systems. The installation of cable 80xion systems shall not interfere with the construction and maintenance of other utilities.

IN WITNESS WHEREOF, the above-named corporation has caused these presents to be signed by its President and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 10+++ day of February, 1968.

# ACKNOWLEDGEMENT

COUNTY OF PALM REACH

BEFORE ME personally appeared Sandi F. Eakins who is personally known to me or has produced A The A Thurs. as identification, and who executed the foregoing instrument as President of D.S.E. Holdings, Inc., a corporation, and severally acknowledged to and before me that she executed such instrument as such officer of said corporation, and that the seal affixed to the foregoing instrument to 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 10th day of February, 1998

DEBORANT COURSE

AT Come Eq. 20159

Desiral to decide in No. No. CONSISTIN aski

# WATER TOWER CERTER PARK

BEING A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 42 SOUTH, RANGE 43 EAST, TOWN OF LAKE PARK, PALM BEACH COUNTY, FLORIDA

FEBRUARY, 1998

NOT PLATTED

S88°29'41"E 406.33'



STATE OF PLORIDA STATE OF ROBINS

STATE OF ROBINS

This Plot was filed for record or

this EO bey or I CODONS

10 919

and duty recorded in Plat fock to 12

On page

On page

DOGOTHY H. WILKEN, Clerk of Crouk Count

by Jaun A Orackets

DC

TOWN OF LAKE PARK APPROVALS

This plat is hereby approved for record this 10 day of February 1998 ATTEST: Sarbarell Theod Town Clark

IN WITNESS WHEREOF, THE TOWN OF LAKE PARK, has caused these presents to be signed by its town manager and its seal to be affixed by and with the authority of the Town of Lake Park Commission this \_\_\_\_\_\_, day of February, 1999.

Dully S. Hall BY:

D.S.E. HOLDINGS, INC.

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NOTARY

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PALM BEACH

BEFORE ME porsonally appeared THERESE LEARY, Town Manager of the Town of Lake Park, who is <u>personally known to me</u> or has produced as identification, and who executed the foregoing instrument, and acknowledged before me that she executed said instrument for the purposes of expresses therein.

WITNESS my hand and official seal this 🗠 day of February, 1998

ABBREVIATIONS & SYMBOLS

Denotes Set Permanent Reference Monuments (P.R.M.'s) Stamped P.R.M. P.L.S. # 3357. Denotes Plet Book.
Denotes Pag'a,
Denotes Coff Set
Denotes Coff Set
Denotes Cofficial Record Book.
Denotes Utility Ensemble.
Denotes Utility Ensemble. PG. O/S R.P.B. O.R.B. Penotes Centerline Denotes Right-Of-Way Denotes "Also Known: A.K.A.P.O.B.P.O.C.BLVD.N'LY
E'LY
D.E.A.E. Denotes Point of Beginning Denotes Point of Commence Denotes Boulevard Denotes Northerly

SURVEYOR'S NOTES

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PL

uantud.

Craig L. Wallace Professional Land Survey

This is to certify that the plot shown horeon is a true and correct representation of a survey made under my responsible direction and supervision; that said survey is securate to the best of my knowledge and belief, that Permanent Reference Monuments (P.R.M.'s) have been placed as required by law and, further that the survey date complies with all the requirements of Chapter 177, Florida Statutes, as amended, and ordinances of the Town of Lake Park, troubles.

There may be additional restrictions that are not recorded on this plat that may be foliated in the Public Records of this county. No hapking or any kind of construction, tross or shrubs shall be placed on any easement without prior written consent of all easement beneficiaries and all applicable Town approvals or permits as required for such encreanments. The West line of the Southwest quarter of Section 20, Township 42 South, Range 43 East, is assumed to bear South 01\*21\*11\*West and all other bearings are relative thereto.

thereto.
In those cases where essements of different types cross or otherwise coincide, drainage easements shall have first priority, uctility easements shall have second priority, access easements shall have third priority, and all other easements shall be subordinate to those with their priorities being determined by use rights granted.

This instrument prepared by:

Craig L. Wallace

Craig L. Wallace
Wallace Surveying Corporation
901 Northpoint Parkway, Suite 117
West Palm Beach, Florida 33407 581/840-4551

PLAT OF

WATER TOWER CENTER PARK

US MALLACE SURVEYING

3 NO 96-1274"B" F.8 LP 30 PG 75 DATE FEBRUARY, 1998 | DWG NO 96-1274-5 C.K.D. C.T.M.

PLATTED STREET 218.34 12. 00. NOI\*18' 13" W 300. NOT S.7 0, B. th 8. 711 12 N88° 29′ 41° W 406. 55 S. LINE. NH 1/4, SH 1/4, 20/42/43 -JOULE STREET NOT PLATTED SURVEYOR'S CERTIFICATE

P. O. B.

### TITLE CERTIFICATION

P. O. C.

NH CORNER OF THE SW 1/4 SECTION 20, TOHNSHIP 42 S., RANGE 43 E.

NORTH

SCALE IN FEFT SCALE: 1" =100"

S88 29 41 E 905, 00

STATE OF FLORIDA COUNTY OF PALM BEACH

Dated: 2/10/98

I, Gary L. Komfeld, Esquire, a duly licensed attorney in the State of Florida do hereby certify that I have examined the title to the hereon described property; back I find the title to the property is vested to D.S.E. Holdings, Inc.; that the current taxes have been paid; and that there are no mortgages of record.

Levy, Knean, Mariani, Curtin, Wiener Komfeld & dol Rosso, P.A.

Gery L. Kornfeld, Esquira

Dry L/Confell