

JONES - PARCEL "D-4"

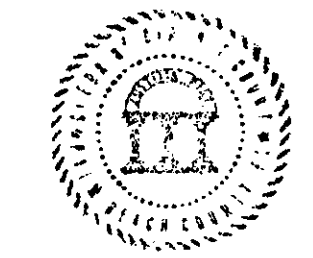
0683-009

51

BEING A REPLAT OF LOTS 63, 64 AND 65, JONES - PARCEL "D", AS RECORDED IN PLAT BOOK 79, PAGES 187 THROUGH 192 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SITUATED IN SECTION 33, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

SHEET 1 OF 2

APRIL 1998



STATE OF FLORIDA }
COUNTY OF PALM BEACH } SS
THIS PLAT WAS FILED FOR RECORD AT 8:11 A.M. THIS 18th DAY OF August 1998 AND DULY RECORDED IN PLAT BOOK 83 ON PAGES 51 AND 52
DOROTHY H. WILKEN, CLERK
CIRCUIT COURT
BY: Leigh A. Hardy

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT AMHERST PARTNERSHIP, A FLORIDA PARTNERSHIP, OWNER OF THE LAND SHOWN HEREON, BEING A REPLAT OF LOTS 63, 64 AND 65, JONES - PARCEL "D", AS RECORDED IN PLAT BOOK 79, PAGES 187 THROUGH 192 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, SAID LANDS SITUATED IN SECTION 33, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS JONES-PARCEL "D-4", BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL OF LOTS 63, 64 AND 65, JONES - PARCEL "D", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 79, PAGES 187 THROUGH 192, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

CONTAINING 0.407 ACRE, MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND HEREBY DEDICATE AS FOLLOWS:

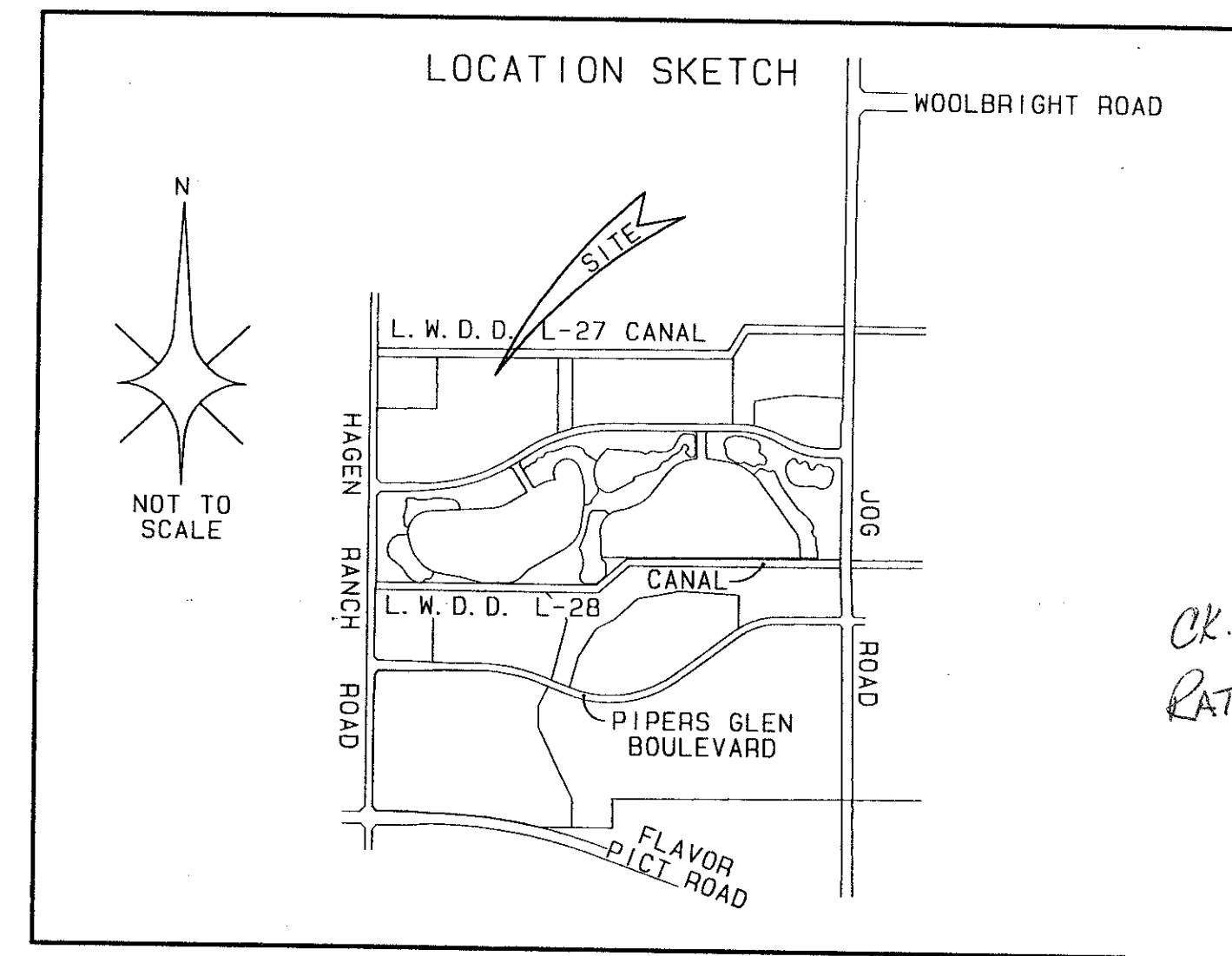
- ZERO LOT LINE MAINTENANCE EASEMENTS: IN ACCORDANCE WITH THE DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS FOR THE WEDGEWOOD AT THE CASCADES HOMEOWNERS ASSOCIATION, THE ZERO LOT LINE MAINTENANCE EASEMENTS, AS SHOWN, ARE HEREBY DEDICATED IN PERPETUITY TO THE OWNER OF THE LOT ADJUTING EACH EASEMENT, AND TO THE UTILITY COMPANIES PROVIDING SERVICE TO SUCH ADJUTING LOT, FOR THE ROOF OVERHANG, DRAINAGE AND MAINTENANCE OF THE ADJUTING RESIDENCE, AS WELL AS CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES SERVING THE ADJUTING LOT, WITHOUT RECOURSE TO PALM BEACH COUNTY.

IN WITNESS WHEREOF, THE ABOVE-NAMED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, LEVITT AT AMHERST, INC. A FLORIDA CORPORATION, THIS 19th DAY OF June 1998.

LEVITT AT AMHERST, INC.
A FLORIDA CORPORATION,
GENERAL PARTNER

WITNESS: Alexandra Rivera BY: [Signature]
HARRY T. SLEEK, SENIOR VICE PRESIDENT

WITNESS: Harry T. Sleek



OK ON ROAD RATE

TABULAR DATA:

JONES P. U. D.
PETITION NUMBER: PDD 95-19
TOTAL PLAT AREA: # 0.407 ACRE
TOTAL DWELLING UNITS: 3 SINGLE FAMILY
DENSITY: 7.37 UNITS PER ACRE

PALM BEACH COUNTY APPROVAL:

COUNTY ENGINEER:
OF PALM BEACH COUNTY, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-32 AND IN ACCORDANCE WITH SECTION 177.07(2), F.S., THIS 22th DAY OF August 1998, A. D. 1998, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.091 (2), F.S.

BY: George Y. Webb
COUNTY ENGINEER

PET. 95-19
ALOC. #0001-Roads
12/1/97 } \$1452.99
THRU } PER UNIT
9/30/98 } SFO

10/1/98 } \$1597.20
THRU } PER UNIT.
9/30/99 } SFO

No schools-
Restrictive
Covenant
5/3/3/K

SURVEYOR'S NOTES:

- ALL BEARINGS SHOWN HEREON ARE RELATIVE TO AN GRID BEARING OF SOUTH 00°22'39" EAST ALONG THE EAST LINE OF JONES - PARCEL "D", ACCORDING TO THE PLAT THEREOF PALM BEACH COUNTY, FLORIDA.
- THERE SHALL BE NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS, AS REQUIRED FOR SUCH ENCROACHMENT.
- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
- THE BUILDING SETBACKS SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED. (N.R.) DENOTES NON-RADIAL. (R.F.) DENOTES RADIAL TO FRONT LOT LINE. (R.R.) DENOTES RADIAL TO REAR LOT LINE.
- THIS INSTRUMENT WAS PREPARED BY MARTIN J. SHATTO, P.S.M., IN THE OFFICES OF ATLANTIC CARIBBEAN MAPPING, INC. 3062 JOG ROAD, GREENACRES, FLORIDA 33467.
- COORDINATES SHOWN HEREON ARE GRID COORDINATES DATUM = 1983 NORTH AMERICAN DATUM (1990 ADJUSTMENT) ZONE = FLORIDA EAST ZONE LINEAR UNIT = U.S. SURVEY FOOT COORDINATE SYSTEM = 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION ALL DISTANCES ARE GROUND DISTANCES UNLESS OTHERWISE NOTED SCALE FACTOR = 1.000285 GRID DISTANCE = (GROUND DISTANCE) x (SCALE FACTOR)
- "NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY."

SURVEYOR'S CERTIFICATE:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } S.S.

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; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.) 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 THE ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

DATED THIS 21th DAY OF JUNE 1998.

BY: [Signature]
MARTIN J. SHATTO
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION NO. 5219

ACKNOWLEDGEMENT:

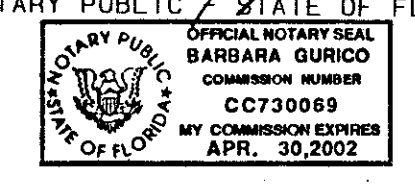
STATE OF FLORIDA }
COUNTY OF PALM BEACH } S.S.

BEFORE ME PERSONALLY APPEARED HARRY T. SLEEK WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS SENIOR VICE PRESIDENT OF LEVITT AT AMHERST, INC. A FLORIDA CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 19th DAY OF June 1998.

4-30-02
MY COMMISSION EXPIRES

BY: [Signature]
NOTARY PUBLIC - STATE OF FLORIDA

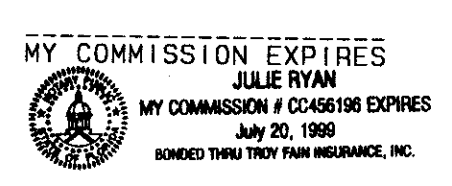


ACKNOWLEDGEMENT:

STATE OF FLORIDA }
COUNTY OF BROWARD } S.S.

BEFORE ME PERSONALLY APPEARED MARCIA K. SNYDER WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS EXECUTIVE VICE PRESIDENT OF BANK ATLANTIC, A FEDERAL SAVINGS BANK, 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 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 June 1998.



BY: [Signature]
NOTARY PUBLIC - STATE OF FLORIDA

TITLE CERTIFICATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } S.S.

WE, COMMONWEALTH LAND TITLE INSURANCE CORPORATION, A TITLE INSURANCE COMPANY, AS DULY LICENSED IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED TO AMHERST PARTNERSHIP, A FLORIDA PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OR RECORD NOR OTHERWISE TERMINATED BY ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED THIS 26th DAY OF June 1998.

BY: [Signature]
ROBERT GIESHOLTZ
ASSISTANT VICE PRESIDENT

MORTGAGEE'S CONSENT:

STATE OF FLORIDA }
COUNTY OF BROWARD } S.S.

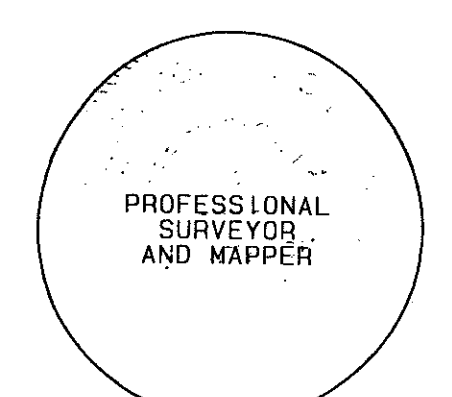
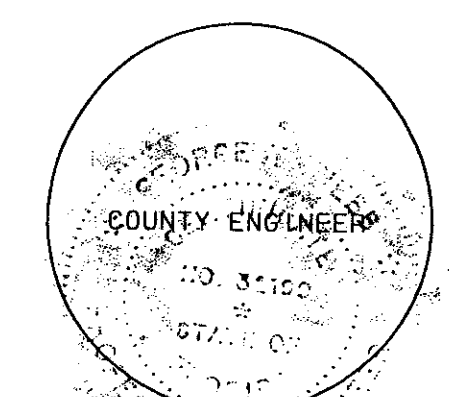
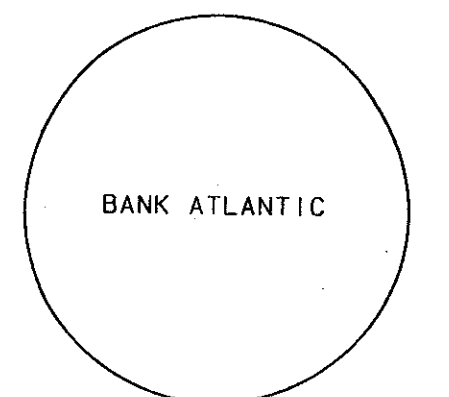
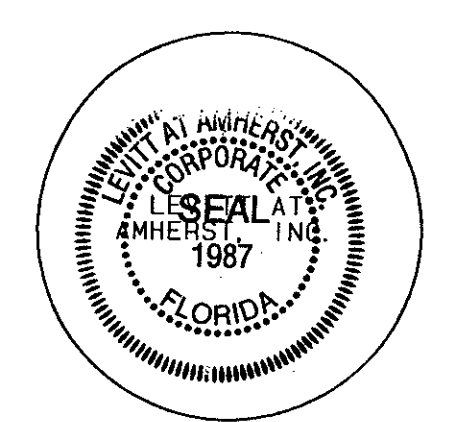
THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNER THEREOF AND AGREES ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 1034 AT PAGE 1279 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS EXECUTIVE VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 23th DAY OF June 1998.

BANK ATLANTIC
A FEDERAL SAVINGS BANK

WITNESS: [Signature] BY: [Signature]
MARCIA K. SNYDER
EXECUTIVE VICE PRESIDENT

WITNESS: [Signature]



PROFESSIONAL SURVEYORS AND MAPPERS
ATLANTIC - CARIBBEAN MAPPING, INC.
3062 JOG ROAD - GREENACRES, FLORIDA 33467
(561) 964-7884; FAX (561) 964-1969

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PAGE 51
FLOOD MAP #20114
ZONING PDD
QUAD # 50
SE 95-019
ZIP CODE 33487
PUD NAME Amherst PUD