

# PLAT OF RCA PARK

BEING A REPLAT OF LOTS 1 AND 2, RCA BOULEVARD CENTER, PB 67, PGS 89 AND 90  
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA  
LYING IN SECTION 1, TOWNSHIP 42 SOUTH, RANGE 42 EAST AND  
SECTION 6, TOWNSHIP 42 SOUTH, RANGE 43 EAST.  
CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.

JUNE 1998

SHEET 1 OF 2

COUNTY OF PALM BEACH )  
STATE OF FLORIDA )  
This Plat was filed for record at 1:41 P  
on the day of September 19 1998  
and duly recorded in Plat Book No. 83  
on page 63-64  
DOROTHY H. WILSON, Clerk of Circuit Court  
by *Debra H. Stealy*

### DEDICATIONS AND RESERVATIONS

KNOW ALL MEN BY THESE PRESENTS THAT NORTHCORP DEVELOPMENT, INC., A FLORIDA CORPORATION, AND NORTHCORP III, Ltd., A FLORIDA LIMITED PARTNERSHIP, OWNERS OF THE LAND SHOWN HEREON, BEING IN SECTION 1, TOWNSHIP 42 SOUTH, RANGE 42 EAST, AND SECTION 6, TOWNSHIP 42 SOUTH, RANGE 43 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS:

PLAT OF RCA PARK

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING ALL OF LOT 1 AND LOT 2, RCA BOULEVARD CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 67, AT PAGES 89 AND 90 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

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

TRACT S, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE CITY OF PALM BEACH GARDENS, FOR THE PERPETUAL USE OF THE PUBLIC FOR PUBLIC STREET PURPOSES.

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE-PRESIDENT AND ATTESTED BY ITS President AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 24th DAY OF July, 1998.

NORTHCORP DEVELOPMENT, INC.,  
A FLORIDA CORPORATION  
BY: *[Signature]*  
JAMES E. GRIFFIN,  
VICE-PRESIDENT

ATTEST: *[Signature]*  
(PRINT NAME) John C. Bills  
(PRINT TITLE) President

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, NORTHCORP DEVELOPMENT, INC., A FLORIDA CORPORATION, THIS 24th DAY OF July, 1998.

NORTHCORP III, Ltd.  
A FLORIDA LIMITED PARTNERSHIP

BY: NORTHCORP DEVELOPMENT, INC.,  
A FLORIDA CORPORATION,  
AS GENERAL PARTNER

BY: *[Signature]*  
JAMES E. GRIFFIN, VICE PRESIDENT

WITNESS: *[Signature]*  
(PRINT NAME) Beth Moore

WITNESS: *[Signature]*  
(PRINT NAME) PATRICIA VALDEZ

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED James E. Griffin AND John C. Bills WHO ARE PERSONALLY KNOWN TO ME, OR HAVE PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND President, RESPECTIVELY, OF NORTHCORP DEVELOPMENT, INC., A FLORIDA CORPORATION, AND THEY 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.

WITNESS MY HAND AND OFFICIAL SEAL THIS 24 DAY OF July, 1998.

MY COMMISSION EXPIRES: 2/22/2002 *[Signature]*  
NOTARY PUBLIC

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JAMES E. GRIFFIN, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF NORTHCORP III, Ltd., A FLORIDA LIMITED PARTNERSHIP, BY NORTHCORP DEVELOPMENT, INC., A FLORIDA CORPORATION, AS GENERAL PARTNER AND HE 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 24 DAY OF July, 1998.

MY COMMISSION EXPIRES: 2/22/2002 *[Signature]*  
NOTARY PUBLIC

### MORTGAGEES CONSENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

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 THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 9934, AT PAGE 1205 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 Senior Vice President AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 24th DAY OF July, 1998.

PALM BEACH NATIONAL BANK & TRUST COMPANY,  
A FLORIDA CORPORATION

BY: *[Signature]*  
(PRINT NAME) Bertram R. Copeland  
(PRINT TITLE) Senior Vice President

WITNESS: *[Signature]*  
(PRINT NAME) Charles B. Nevins

WITNESS: *[Signature]*  
(PRINT NAME) James E. Griffin

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED Bertram R. Copeland WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS Senior Vice President OF PALM BEACH NATIONAL BANK & TRUST COMPANY, A FLORIDA CORPORATION, AND HE 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 24 DAY OF July, 1998.

MY COMMISSION EXPIRES: 2/22/2002 *[Signature]*  
NOTARY PUBLIC

### SURVEYOR'S CERTIFICATION:

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.'S") AND MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW; AND FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA.

*[Signature]*  
CHARLES H. ANDERSON, PLS  
PROFESSIONAL LAND SURVEYOR  
FLORIDA REGISTRATION NO. 4392  
KESHAVARZ AND ASSOCIATES, INC.  
1280 N. CONGRESS AVENUE, SUITE 260  
WEST PALM BEACH, FLORIDA 33409  
CERTIFICATE OF AUTHORIZATION 4897

DATE 7/28/98

### TITLE CERTIFICATION:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

I, ALYS N. DANIELS, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY OF LOT 1, RCA BOULEVARD CENTER, PLAT BOOK 67, PAGE 89 IS VESTED TO NORTHCORP III Ltd., A FLORIDA LIMITED PARTNERSHIP AND LOT 2, RCA BOULEVARD CENTER, PLAT BOOK 67, PAGE 89 IS VESTED TO NORTHCORP DEVELOPMENT, INC., A FLORIDA CORPORATION. THAT THE CURRENT TAXES HAVE BEEN PAID; 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 THIS PLAT.

DATE: 6/2/98 BY: *[Signature]*  
ALYS N. DANIELS, ATTORNEY-AT-LAW  
FLORIDA BAR NO. 354600

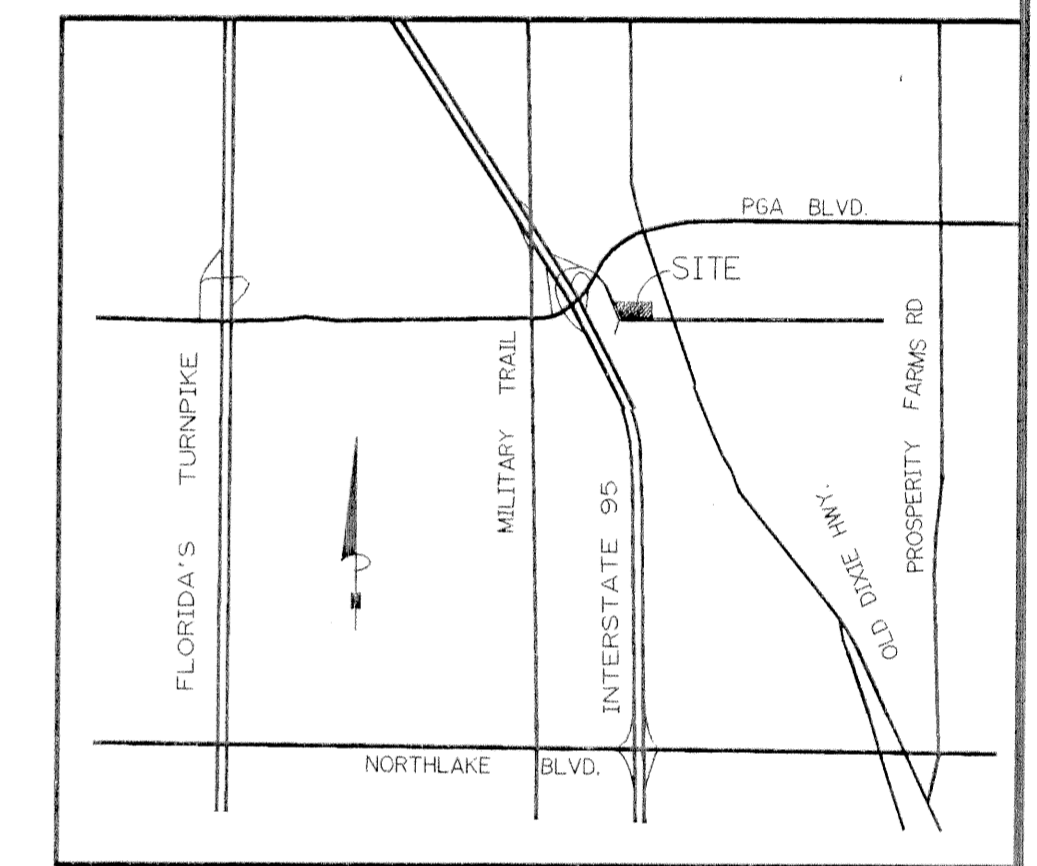
CITY OF PALM BEACH GARDENS  
COUNTY OF PALM BEACH, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD  
THIS 20th DAY OF August, 1998.

BY: *[Signature]*  
JOSEPH R. RUSSO - MAYOR

CITY ENGINEER:  
THIS PLAT IS HEREBY ACCEPTED FOR RECORD  
THIS 20th DAY OF August, 1998.

BY: *[Signature]*  
LENNART E. LINDAHL, P.E. - CITY ENGINEER

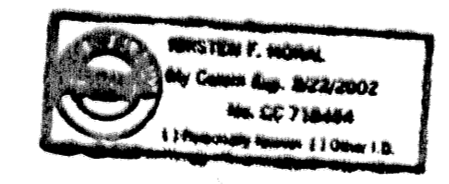
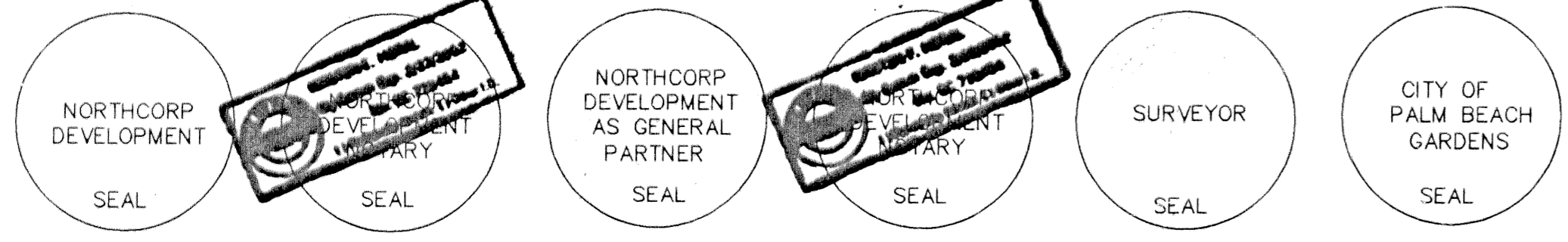


LOCATION MAP  
NOT TO SCALE

### SURVEYOR'S NOTES:

- 1. ALL BEARINGS SHOWN HEREON REFER TO AN ASSUMED BEARING ON THE SOUTH LINE OF THE SE1/4 OF SECTION 1, TOWNSHIP 42 SOUTH, RANGE 42 EAST SAID LINE BEARS NORTH 88° 10' 56" WEST

SUBDIVISION # RCA Park  
BOOK 83 PAGE 63  
FLOOD MAP #  
FLOOD ZONE  
QUAD #  
SE  
ZIP CODE  
PUD NAME City of Palm Beach Gardens  
TAZ 100



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.

**KESHAVARZ & ASSOCIATES, INC.**  
THIS INSTRUMENT WAS PREPARED BY CHARLES H. ANDERSON  
IN THE OFFICES OF KESHAVARZ & ASSOCIATES, INC.  
1280 N. CONGRESS AVENUE, SUITE 206  
WEST PALM BEACH, FLORIDA 33409  
(561) 689-8600 / FAX 689-7476  
LB 4897