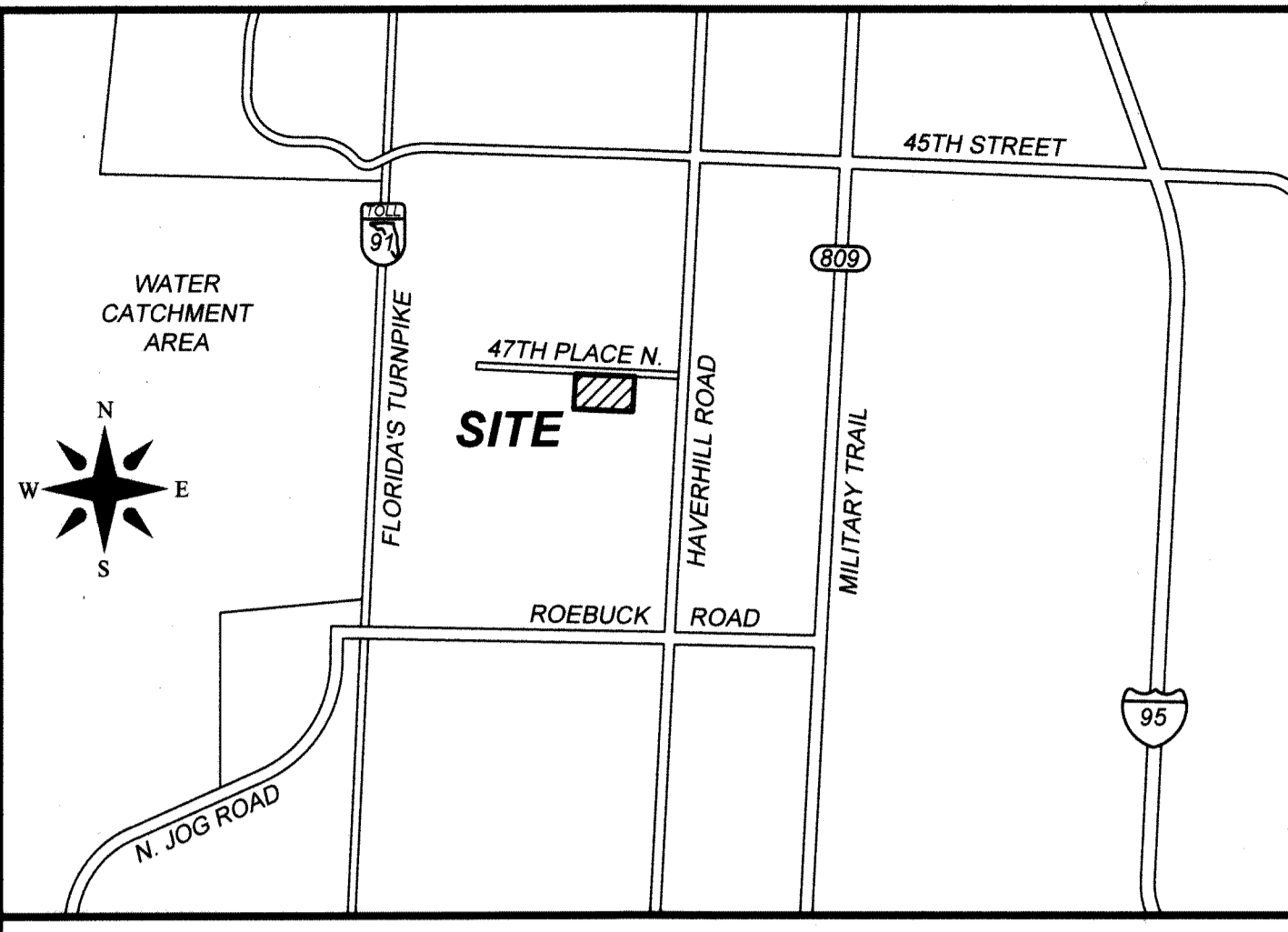
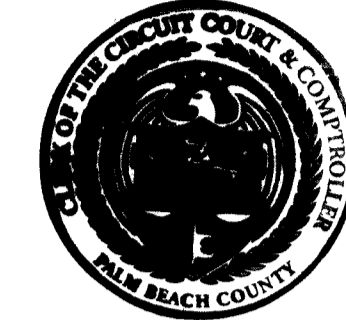


Children's Place at HomeSafe - 47th Place

BEING A REPLAT OF A PORTION OF THE NORTH HALF OF TRACTS 15 AND 16, SUBDIVISION OF SECTION 11, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGE 53, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 11, TOWNSHIP 43 SOUTH, RANGE 42 EAST, CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA.

STATE OF FLORIDA
COUNTY OF PALM BEACH
This plat was filed for record at 8:49 AM
this 30 day of September, 2021
and duly recorded in Plat Book 132
on page(s) 146-147
JOSEPH ABRUZZO
Clerk of the Circuit Court & Comptroller
By: Joseph McGuire D.C.



VICINITY SKETCH
(NOT TO SCALE)

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. There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of this county.

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 September, 2021.

The Children's Place at Home Safe, Inc., a Florida not-for-profit corporation
BY: Lawrence Gonnello
Lawrence Gonnello, President

WITNESS: Mary Higgins Kuepp
Mary Higgins Kuepp
Printed Name

WITNESS: Matthew R. Ladika
Matthew R. Ladika
Printed Name

TITLE CERTIFICATION

State of Florida
County of Palm Beach

I, David M. Layman, an attorney licensed to practice in the State of Florida, do hereby certify that I have reviewed a title search prepared by a title insurance company duly licensed in the State of Florida, and I find that record title to the property described in this Plat is vested in The Children's Place at Home Safe, Inc., a Florida not-for-profit corporation; that the current real estate taxes on such property have been paid; that there are no mortgages which encumber the record title to the property; and that there are easements and encumbrances of record, but those easements and encumbrances of record do not prohibit the subdivision created by this Plat.

Dated this 10th day of September, 2021.

David M. Layman
David M. Layman, Attorney-at-law
Florida Bar Number: 0294470

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that The Children's Place at Home Safe, Inc., a Florida not-for-profit corporation, owner of the land shown hereon as **Children's Place at HomeSafe - 47th Place**, being a replat of a portion of the North half of Tracts 15 and 16, SUBDIVISION OF SECTION 11, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, according to the plat thereof, as recorded in Plat Book 20, Page 53, of the Public Records of Palm Beach County, Florida, lying in Section 11, Township 43 South, Range 42 East, City of West Palm Beach, Palm Beach County, Florida, being more particularly described as follows:

LEGAL DESCRIPTION:

A parcel of land being a portion of the North half of Tracts 15 and 16, SUBDIVISION OF SECTION 11, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, according to the plat thereof, as recorded in Plat Book 20, Page 53, of the Public Records of Palm Beach County, Florida, lying in Section 11, Township 43 South, Range 42 East, City of West Palm Beach, Palm Beach County, Florida, being more particularly described as follows:

BEGIN at the Northwest corner of the plat of GALILEE as recorded in Plat Book 73, Page 13, said Northwest corner lying on the South right-of-way line of 47th Place N., a 60 foot wide public right-of-way according to said plat of SUBDIVISION OF SECTION 11, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, as recorded in Plat Book 20, Page 53, both of the Public Records of said Palm Beach County; thence South 01°31'15" West, along the Westerly limits of said plat of GALILEE, a distance of 317.65 feet to a corner point in the boundary of said plat; thence continue along the limits of said plat and its Westerly prolongation thereof (said Westerly prolongation being common with the North line of lots 153, 154, 155, and 156 according to the plat of FOXHALL PHASE 2 as recorded in Plat Book 67, Page 99, said Public Records of Palm Beach County), North 88°28'33" West a distance of 509.00 feet to the Southeast corner of Lot 166 according to said plat of FOXHALL PHASE 2; thence North 01°31'16" East, along the East line of said Lot 166, the East line of Tract "C" and the East line of Lot 167 according to said plat of FOXHALL PHASE 2, a distance of 317.70 feet to the Northeast corner of said Lot 167, said corner also being on the South right-of-way line of said 47th Place N.; thence continue along said South right-of-way line, South 88°28'11" East, a distance of 509.00 feet to the POINT OF BEGINNING.

Containing in all, 3.712 Acres, more or less.

has caused the same to be surveyed and platted as shown hereon and do hereby reserve and dedicate as follows:

PARCEL A

Parcel A, as shown hereon, is hereby reserved by The Children's Place at Home Safe, Inc., a Florida not-for-profit corporation, their successors and assigns, for purposes consistent with the zoning regulations of the City of West Palm Beach, Florida, and is the perpetual maintenance obligation of The Children's Place at Home Safe, Inc., a Florida not-for-profit corporation, its successors and assigns, without recourse to City of West Palm Beach, Florida.

UTILITY EASEMENT

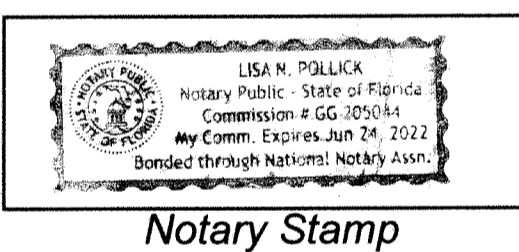
The utility easement identified on the plat hereon is an exclusive easement and is hereby dedicated in perpetuity to the City of West Palm Beach, its successors and assigns, for the installation, operation, maintenance, repair, expansion and replacement of potable water pipelines, raw water pipelines, wastewater pipelines, reclaimed water pipelines, and related appurtenances. The maintenance of land underlying these easements shall be the perpetual maintenance obligation of the property owner. No buildings, structures, improvements, trees, walls or fences shall be installed within this easement without the prior written approval of the City of West Palm Beach, its successors and assigns.

ACKNOWLEDGEMENT

State of Florida
County of Palm Beach

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this day of 9-10-2021, by Lawrence Gonnello as President of The Children's Place at Home Safe, Inc., a Florida not-for-profit corporation, on behalf of the corporation, who is personally known to me or has produced _____ (type of identification) as identification.

6-24-2022
My Commission Expires
GG 205044
My Commission Number



Lisa N. Pollick
Signature of Notary Public
Lisa N. Pollick
Printed Name of Notary Public

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACKNOWLEDGEMENT:

The Northern Palm Beach County Improvement District hereby acknowledges that there are no dedications to, nor any maintenance obligations being incurred, accepted or assumed by said district on this plat.

IN WITNESS WHEREOF, Northern Palm Beach County Improvement District has caused these presents to be signed by Matthew J. Boykin, its President, and attested by Susan P. Scheff, its Assistant Secretary, and its seal to be affixed hereto by and with the authority of its Board of Supervisors this 15th day of September, 2021.

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT
Unit of Development No. 4

Attest: Susan P. Scheff
Susan P. Scheff, Assistant Secretary
Board of Supervisors

By: Matthew J. Boykin
Matthew J. Boykin, President
Board of Supervisors

REVIEWING SURVEYOR

This plat has been reviewed for conformity in accordance with Chapter 177.081 of the Florida Statutes and the ordinances of the City of West Palm Beach, Florida. This review does not include the verification of geometric data or the field verification of the permanent control points (P.C.P.'s) and monuments at lot corners.

Dated this 16 day of September, 2021.

Vincent J. Noel
Vincent J. Noel, PSM
Florida Certificate No. 4169

SURVEYOR & MAPPER'S CERTIFICATE

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) according to Sec. 177.091(9), F.S. 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 the City of West Palm Beach, Florida.

Dated this 1st day of September, 2021.

Robert J. Cajal
Robert J. Cajal
Professional Surveyor and Mapper
Florida Certificate No. 6266
Wallace Surveying Corporation

APPROVAL & ACCEPTANCE TO DEDICATION-CITY OF WEST PALM BEACH

State of Florida
County of Palm Beach

The City of West Palm Beach hereby accepts the dedication of the Utility Easement as stated and shown hereon. This plat is hereby approved for record by the City Commission of West Palm Beach, Florida, this 22nd day of September, 2021.

By: Keith A. James
Keith A. James, Mayor

PREPARING SURVEYOR & MAPPER'S STATEMENT

This instrument was prepared by: Robert J. Cajal in the office of Wallace Surveying Corporation, 5553 Village Boulevard, West Palm Beach, Florida 33407

SEALS: NPBCID SEAL, CHILDREN'S PLACE SEAL, REVIEWING SURVEYOR'S SEAL, SURVEYOR'S SEAL, CITY OF WEST PALM BEACH SEAL

Children's Place at HomeSafe - 47th Place
WALLACE SURVEYING CORP. LICENSED BUSINESS # 4989
5553 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 * (561) 840-4551
FIELD: _____ JOB No.: 19-1245.6 F.B. PG. _____
OFFICE: R.C. DATE: AUGUST 2020 DWG. No.: 19-1245-3
C'KD: REF.: 19-1245-3.DWG SHEET 1 OF 2