E-W S.28
N-S S.23

PLAT OF GRAMERCY PARK UNIT ONE

A PART OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

AUGUST - 1961 SCALE: 1" = 100'

E. ELLIOTT GROSS & ASSOCIATES, INC.

ENGINEERS & SURVEYORS

WEST PALM BEACH DELRAY BEACH BELLE GLADE

30

51

STATE OF FLORIDA
COUNTY OF PALM BEACH ss

This Plat was filed for record at 12 P. M. this 21 day of Oct A.D. 196 and duly recorded in Plat Book No. 27 on page 51
ALEX ARNETTE, Clerk Circuit Court
By Bertha M. Klein

STATE OF FLORIDA
COUNTY OF PALM BEACH ss

KNOW ALL MEN BY THESE PRESENTS, THAT GOLDCOAST BUILDERS, INC., A FLORIDA CORPORATION, THE OWNER OF THE TRACT OF LAND LYING AND BEING IN THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS GRAMERCY PARK, UNIT 1, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN NORTH-SOUTH QUARTER SECTION LINE OF SECTION LINE OF SECTION 2-TOWNSHIP 43 SOUTH-RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SAID POINT BEING 742.75' SOUTH OF THE NORTH LINE OF SAID SECTION 2, THENCE ON AN ASSUMED BEARING OF DUE WEST, A DISTANCE OF 40'; THENCE DUE SOUTH, A DISTANCE OF 1195.0'; THENCE DUE EAST, A DISTANCE OF 2282.5'; THENCE DUE NORTH, A DISTANCE OF 850.0'; THENCE DUE EAST, A DISTANCE OF 822.50'; THENCE DUE NORTH, A DISTANCE OF 340.01'; THENCE DUE WEST, A DISTANCE OF 850'; THENCE DUE NORTH, A DISTANCE OF 140.0'; THENCE DUE WEST A DISTANCE OF 2252.5'; THENCE DUE NORTH, A DISTANCE OF 832.99'; THENCE N-89°39'-07"-W, A DISTANCE OF 80.0'; THENCE DUE SOUTH, A DISTANCE OF 692.49'; THENCE DUE WEST, A DISTANCE OF 1280.0' TO THE POINT OF BEGINNING.
HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC, AS PUBLIC HIGHWAYS, THE STREET, PLACES, AVENUES AND DRIVE, AND THE EASEMENTS FOR DRAINAGE AND CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES, AND THE CANALS FOR WATER CONTROL PURPOSES.
IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED BY ITS SECRETARY AND ITS CORPORATE SEAL AFFIXED HERETO, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 16th DAY OF AUGUST, 1961 A.D.

ATTEST:
BY: Louis F. Johnke, SECRETARY

GOLDCOAST BUILDERS, INC.
BY: Nathan Adler, PRESIDENT

STATE OF FLORIDA
COUNTY OF PALM BEACH ss

KNOW ALL MEN BY THESE PRESENTS, THAT CONSOLIDATED UTILITY CO., A FLORIDA CORPORATION, THE OWNER OF THE TRACTS OF LAND LYING AND BEING IN THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS PARCELS "A" & "B", GRAMERCY PARK, UNIT 1, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL "A & B" — COMMENCE AT THE QUARTER SECTION CORNER IN THE NORTH LINE OF SECTION 2-TOWNSHIP 43 SOUTH-RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, THENCE EASTERLY ON AN ASSUMED BEARING OF S-89°-59'-07"-E ALONG THE SAID NORTH LINE OF SECTION 2, A DISTANCE OF 400.0'; THENCE DUE SOUTH, A DISTANCE OF 500' TO THE POINT OF BEGINNING; THENCE CONTINUE DUE SOUTH, A DISTANCE OF 109.68'; THENCE DUE EAST, A DISTANCE OF 990.0'; THENCE DUE NORTH, A DISTANCE OF 109.68'; THENCE N-89°-59'-07"-W, A DISTANCE OF 990.0' TO THE POINT OF BEGINNING, LESS THE WEST 60' OF THE EAST 180.0' OF THE HEREIN DESCRIBED TRACT OF LAND.
HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON, AND DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC THE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES.
IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED BY ITS SECRETARY AND ITS CORPORATE SEAL AFFIXED HERETO, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 16th DAY OF AUGUST, 1961, A.D.

ATTEST:
BY: Barry L. Bockman, SECRETARY

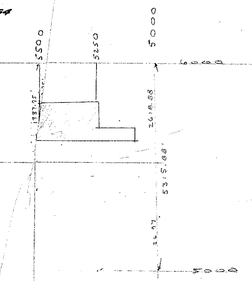
CONSOLIDATED UTILITY CO.
BY: James D. Carlton, PRESIDENT

STATE OF FLORIDA
COUNTY OF PALM BEACH ss

I HEREBY CERTIFY THAT ON THIS DAY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS, NATHAN ADLER AND LOUIS F. JOHNKE, PRESIDENT AND SECRETARY, RESPECTIVELY, OF GOLDCOAST BUILDERS, INC. AND JAMES D. CARLTON AND BARRY L. BOCKMAN, PRESIDENT AND SECRETARY, RESPECTIVELY, OF CONSOLIDATED UTILITY COMPANY, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATIONS AND THEY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE SAME AS SUCH OFFICERS OF SAID CORPORATIONS, BEING WITH THE AUTHORITY OF THE BOARD OF DIRECTORS OF SAID CORPORATIONS FOR THE PURPOSES THEREIN EXPRESSED, AND THAT ACT AND DEED WAS THE ACT AND DEED OF SAID CORPORATIONS.
WITNESS MY HAND AND OFFICIAL SEAL AT WEST PALM BEACH, COUNTY OF PALM BEACH AND STATE OF FLORIDA THIS 16th DAY OF AUGUST, 1961, A.D.

MY COMMISSION EXPIRES: MARCH 7, 1964

Evelyn C. Carlton
NOTARY PUBLIC



STATE OF FLORIDA
COUNTY OF PALM BEACH ss

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY DIRECTION, OF THE HEREIN DESCRIBED PROPERTY, AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS (PRM'S) HAVE BEEN SET AS REQUIRED BY LAW.

James D. Carlton
REGISTERED LAND SURVEYOR
FLORIDA CERTIFICATE NO. 90

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16th DAY OF AUGUST A.D. 1961.

Evelyn C. Carlton
NOTARY PUBLIC

MY COMMISSION EXPIRES MARCH 7, 1964.

1000-277

2/43/42

APPROVED OCTOBER 2 A.D. 1961
BOARD OF COUNTY COMMISSIONERS
BY: [illegible] CHAIRMAN
BY: [illegible] COUNTY ENGINEER

27-51

UNPLATTED GRAMERCY PARK