PLAT NO. 11

FOREST HILL VILLAGE

IN SECTIONS 14 & 15, TWP 44 S., RGE. 42 E. PALM BEACH COUNTY, FLORIDA

BEING A REPLAT OF PORTIONS OF TRACTS 41, 42, 52 AND 61, MODEL LAND COMPANY SUBDIVISION OF SECTION 14, TOWNSHIP 44 SOUTH, RANGE 42 EAST, AS RECORDED IN PLAT BOOK 5, PAGE 78, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

STATE OF FLORIDA COUNTY OF PALM BEACHSS

KNOW ALL MEN BY THESE PRESENTS, that FOREST HILL VILLAGE, INC. a Florida Corporation, the owners of the tract of land lying and being in Sections 14 & 15, Township 44 South, Range 42 East, Palm Beach County, Florida, shown hereon as PLAT NO.11, FOREST HILL VILLAGE, and more particularly described as

This 15Th day of JUNE

on page 47

JOHN B. DUNKLE, Clerk Circuit Cours

Beginning at the Northwest corner of Tract "Y", Block 21-A, Replat of Blocks 21 and 22, Plat No.3, Forest Hill Village, as same is recorded in Plat Book 27, Page 32, Public Records of Palm Beach County, Florida; and from said Point of Beginning (for convenience the West Line of said Tract "Y", is assumed to bear South 0°03'07" East, and all bearings recited herein are relative thereto); run South 0°03'07" East along the Westerly line of said Tract "Y", a distance of 110.00 feet to the Southwesterly corner of said Tract "Y"; thence, along the West Line of Plat No.3, Forest Hill Village, as same is recorded in Plat Book 26, Page 196, Public Records, Palm Beach County, Florida; South 33°38'17" West, a distance of 72.11 feet to a point; thence South 0°03'07" East, a distance of 220.00 feet to a point; thence South 33°44'31" East, a distance of 72:11 feet to a point; thence South 0°03'07" East, a distance of 179.56 feet to a point on the East-West-Quarter Section Line of Section 14 and the centerline of the 80.00 foot wide Right-of-Way of the Lake Worth Drainage District Lateral Canal No. 1-9; thence along said quarter Section Line, South 89°56'53" West, a distance of 1426.86 feet, more or less, to a point on a line parallel to and 40.00 feet Westerly from (when measured at right angles to) the West Line of said Section 14; thence along said line, North 0°45'30" East, a distance of 459.61 feet, more or less, to the Southwest corner of Plat NO.8, Forest Hill Village, as same is recorded in Plat Book 28, Page 193, Public Records of Palm Beach County, Florida; thence along the South Line of said Plat No.8, Forest Hill Village, North 89°56'53" East, a distance of 190.02 feet, to a point on the West Line of Parcel "B" of Plat No.7, Forest Hill Village, as same is recorded in Plat Book 28, Page 164, Public Records of Palm Beach County, Florida; thence along said West Line of Parcel "B", South 0°45'30"West, a distance of 419.56 feet to the Southwest corner of said Parcel" R"; thence North 89°56'53" East, a distance of 60.01 feet to the Southeast corner of Marcel "C" according to aforesaid Plat No.7; thence along the East line of said Parcei "C", North 0°45'30"East, a distance of 419.56 feet, to a point on the South line of a oresaid Plat No.8; thence continuing along the South line of said Plat No. 8, North of 56'53" East, a distance of 451.90 feet,

thence North 0°03'07" West, ~ uistance of 170.00 feet to a point; thence North 89° 56'53" East, a distance of 718-43 feet, more or less, to the Point of Beginning. Containing 16 00/ Acres, more or less.

Said Pargui of Land being subject to any and all Easements and/or Rights-of-Way of Record. has caused the same to be surveyed and platted as shown hereon and does hereby dedicate to the perpetual use of the public as public highways and waterways, the streets and canals shown hereon, and the use of the Easements for the construction and maintenance of public utilities and/or drainage 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 to be affixed hereto, by and with the authority of its Board of Directors, this 24th day of Croper A.D. 1969.

FOREST HILL VILLAGE, INC.

STATE OF FLORIDA COUNTY OF PALM BEACH^{SS}

I HEREBY CERTIFY, that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, STEPHEN ABRAMSON, and RUTH C. ABRAMSON, President and Secretary, respectively, of FOREST HILL VILLAGE, INC., a Florida Corporation, to me well known and known to me to be the individuals described in, and who executed the foregoing dedication, and they acknowledged before me that they executed the same as such officers of said Corporation, by and with the authority of its Board of Directors for the purposes therein expressed, and that their act and deed was the act and deed of said

this 2475 my hand and official seal at West Palm Beach. County of Palm Beach and State of Florida,

My Commission Expires JAN. // /97/

This instrument was prepared by Robert E. Rodgers BROCKWAY, OWEN & ANDERSON ENGINEERS, INCORPORATED

WEST PALM BEACH, FLORIDA

PALM BEACH COUNTY, FLOR DA

BROCKWAY, OWEN & ANDERSON

SCALE: |" = 100' OFFICE: 69-1263 DR. BY: R. ANDERSON H.C.-35B FIELD BK. Dwg. No. BF-1980-M

PLAT NO. 8 FOREST HILL VILLAGE PB 28 PG 193 ELDER 70000 - PB 27,PG.32 2408 70 8 P.R.M. ROAD 61.20' 65' 69' ROAD 5 89° 56' 53" W QUARTER SECTION CORNER CANAL L-9 QUARTER SECTION LINE 1426.86' \$ 89° 56' 53" W 5745.37 SEC. 14, 44-42 251,63 P.B.5, PG.78

STATE OF FLORIDA COUNTY OF PALM BEACHSS

I HEREBY CERTIFY, that the plat shown hereon is a true and correct representation of a survey, made under my direction, of the hereon described property, and that said survey is accurate to the best of my knowledge and belief, and that permanent reference monuments (P.R.M.) have been placed as required by law

Registered Land Surveyo Date Nov. 14, 1969 Florida Certificate Nu (8)31

Subscribed and sworn to before me this 4th day of Noyember A.D. 1969.

My Commission Expires: Sept. 30, 1973

Board of County Commissioners

1. Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.

2. There shall be no building or other structures placed on Utility Easements.

There shall be no buildings or any kind of construction, or trees or shrubs placed on

Drainage Easements. 4. All Block Corners are rounded with a 25 ft.

radius curve, unless otherwise shown.

5. Easements are for Public Utilities, unless

otherwise noted.

6. Tract "X" as shown hereon may be considered for building purposes only when treated as a building lot with Lot 36, Block 21 or Tract
"Y", Block 21-A in the Replat of Blocks 21 and
22, Plat 3, Forest Hill Village.

7. Permanent Reference Monuments shown thus: P.R.M.