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Century Village

PLAT NO EIGHT IN SECTION 23, TWP 43 S. RGE. 42 E. PALM BEACH COUNTY, FLORIDA.

JUNE 1970

WEIMER AND COMPANY
land surveyors and planners

CENTURY VILLAGE
PLAT NO ONE
PLAT BOOK 28, PAGE 194

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DEDICATION

STATE OF FLORIDA SS
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS THAT CENTURY VILLAGE INC., A FLORIDA CORPORATION, OWNER OF THE TRACT OF LAND LYING AND BEING IN SECTION 23, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS CENTURY VILLAGE PLAT NO EIGHT, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM THE SOUTHEAST CORNER OF SAID SECTION 23, BEAR N. 89° 57' 11" E. ALONG THE SOUTH LINE OF SAID SECTION 23, A DISTANCE OF 2568.0 FEET; THENCE, DUE NORTH, ALONG THE SOUTHERLY PROLONGATION OF THE WEST LINE OF THE PLAT CENTURY VILLAGE PLAT NO. TWO, AS RECORDED IN PLAT BOOK 28, PAGE 219, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, A DISTANCE OF 681.0 FEET TO THE SOUTHWEST CORNER OF SAID CENTURY VILLAGE PLAT NO. TWO, AND THE POINT OF BEGINNING; THENCE, CONTINUE DUE NORTH ALONG THE WEST LINE OF SAID CENTURY VILLAGE PLAT NO. TWO, A DISTANCE OF 1369.91 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 80.0 FEET; THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 125.66 FEET TO THE POINT OF TANGENCY; THENCE, DUE EAST, CONTINUING ALONG THE PLAT OF SAID CENTURY VILLAGE PLAT NO. TWO, A DISTANCE OF 723.0 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 40.0 FEET; THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 62.83 FEET TO THE POINT OF TANGENCY; THENCE, DUE NORTH, ALONG THE WEST LINE OF SAID CENTURY VILLAGE PLAT NO. ONE, AS RECORDED IN PLAT BOOK 28, PAGE 194, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, A DISTANCE OF 1620.0 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 80.0 FEET; THENCE, WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 62.83 FEET TO THE POINT OF TANGENCY; THENCE, NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 125.66 FEET TO THE POINT OF TANGENCY; THENCE, DUE NORTH, ALONG THE WESTERLY PLAT LINE OF SAID CENTURY VILLAGE PLAT NO. ONE, A DISTANCE OF 165.0 FEET TO THE SOUTHWEST CORNER OF TRACT "A", OF THE PLAT CENTURY VILLAGE PLAT NO. FOUR, AS RECORDED IN PLAT BOOK 28, PAGE 235, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE, DUE WEST, ALONG THE SOUTH LINE OF SAID TRACT "A", A DISTANCE OF 187.0 FEET; THENCE, DUE SOUTH, A DISTANCE OF 520.0 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 80.0 FEET; THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 125.66 FEET TO THE POINT OF TANGENCY; THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 62.83 FEET TO THE POINT OF TANGENCY; THENCE, DUE SOUTH, A DISTANCE OF 490.0 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 80.0 FEET; THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 62.83 FEET TO THE POINT OF TANGENCY; THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 125.66 FEET TO THE POINT OF TANGENCY; THENCE, DUE WEST, A DISTANCE OF 1005.0 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 25.0 FEET; THENCE, SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°, A DISTANCE OF 39.27 FEET TO THE POINT OF TANGENCY; SAID POINT SITUATE ON THE NORTH LINE OF TRACT "A" OF THE PLAT CENTURY VILLAGE PLAT NO SIX, AS RECORDED IN PLAT BOOK 29, PAGES 38 & 39, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE, S 80° E, ALONG THE NORTH LINE OF SAID TRACT "A", A DISTANCE OF 209.41 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 40.0 FEET; THENCE, EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°, A DISTANCE OF 80.29 FEET TO THE POINT OF TANGENCY; THENCE, DUE EAST, ALONG THE NORTH LINE OF SAID TRACT "A", A DISTANCE OF 1109.43 FEET; THENCE, DUE SOUTH, ALONG THE EAST LINE OF SAID CENTURY VILLAGE PLAT NO SIX, AND ITS NORTHERLY PROLONGATION, A DISTANCE OF 661.83 FEET; THENCE, S 89° 57' 11" E, A DISTANCE OF 109.17 FEET TO THE POINT OF BEGINNING, A NOT INCLUDED, HOWEVER, IS THAT PART OF TRACT "A" OF SAID PLAT CENTURY VILLAGE PLAT NO SIX, LYING WITHIN THE BOUNDARY OF THE ABOVE DESCRIBED PARCEL OF LAND.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON, AND FURTHER ACKNOWLEDGE THAT THEY HAVE RESERVED THE DRAINAGE EASEMENTS FOR THE PURPOSES IDENTIFIED ON THIS PLAT.

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 19TH DAY OF JUNE, A.D. 1970.

Margie J. Lute
WITNESS
Loree Landis
WITNESS

CENTURY VILLAGE, INC.
PRESIDENT
SECRETARY

ACKNOWLEDGEMENT

STATE OF FLORIDA SS
COUNTY OF PALM BEACH

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS H. IRWIN LEVY AND ANITA M. PATRICK, TO ME WELL KNOWN TO BE PRESIDENT AND SECRETARY, RESPECTIVELY, OF CENTURY VILLAGE, INC., A FLORIDA CORPORATION, AND THEY ACKNOWLEDGED TO ME THE EXECUTION OF THE DEDICATION HEREON, FOR THE PURPOSES THEREIN EXPRESSED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL THIS 19TH DAY OF JUNE, A.D. 1970.

MY COMMISSION EXPIRES: JAN 14, 1974
Notary Public, State of Florida

MORTGAGE STATEMENT

THIS PLAT OF CENTURY VILLAGE PLAT NO. EIGHT IS HEREBY APPROVED BY HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF HOLLYWOOD, FLORIDA; ROBERT D. RAPAPORT, AARON SCHECTER AND FIRST NATIONAL BANK OF HOLLYWOOD, FLORIDA, HOLDERS OF A CERTAIN MORTGAGE OF SAID PROPERTY.

FIRST NATIONAL BANK OF HOLLYWOOD, FLORIDA
WITNESS: Joyce M. Boyer, Angela D. Scott
HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF HOLLYWOOD, FLORIDA
WITNESS: Wm J. Moffatt, Rhonda Thannig, Robert D. Rapaport, Aaron Schecter
ATTEST: Peter J. Patten, ASST. VICE PRESIDENT

SURVEYORS CERTIFICATE

STATE OF FLORIDA SS
COUNTY OF PALM BEACH

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

Century Village Plat No. 8

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 19TH DAY OF JUNE, A.D. 1970.
MY COMMISSION EXPIRES: AUGUST 26TH 1973
Notary Public

NOTES:

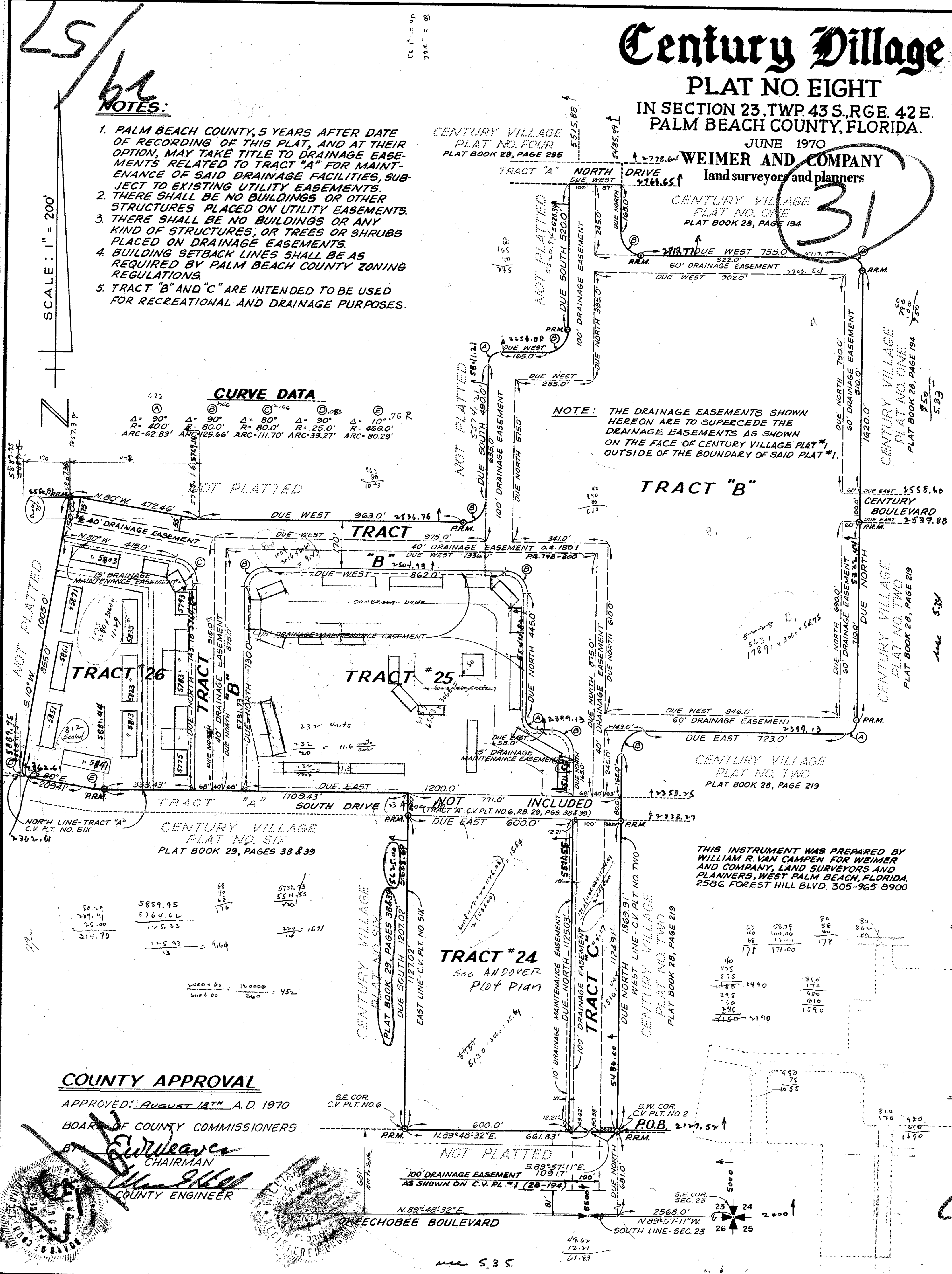
1. PALM BEACH COUNTY, 5 YEARS AFTER DATE OF RECORDING OF THIS PLAT, AND AT THEIR OPTION, MAY TAKE TITLE TO DRAINAGE EASEMENTS RELATED TO TRACT "A" FOR MAINTENANCE OF SAID DRAINAGE FACILITIES, SUBJECT TO EXISTING UTILITY EASEMENTS.
2. THERE SHALL BE NO BUILDINGS OR OTHER STRUCTURES PLACED ON UTILITY EASEMENTS.
3. THERE SHALL BE NO BUILDINGS OR ANY KIND OF STRUCTURES, OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.
4. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY PALM BEACH COUNTY ZONING REGULATIONS.
5. TRACT "B" AND "C" ARE INTENDED TO BE USED FOR RECREATIONAL AND DRAINAGE PURPOSES.

CURVE DATA

①	Δ° 90°	Δ° 90°	Δ° 80°	Δ° 90°	Δ° 10° 76R
②	R° 400'	R° 80'	R° 80.0'	R° 25.0'	R° 460.0'
③	ARC° 62.83'	ARC° 125.66'	ARC° 111.70'	ARC° 39.27'	ARC° 80.29'

NOTE: THE DRAINAGE EASEMENTS SHOWN HEREON ARE TO SUPERCEDE THE DRAINAGE EASEMENTS AS SHOWN ON THE FACE OF CENTURY VILLAGE PLAT #1, OUTSIDE OF THE BOUNDARY OF SAID PLAT #1.

TRACT "B"



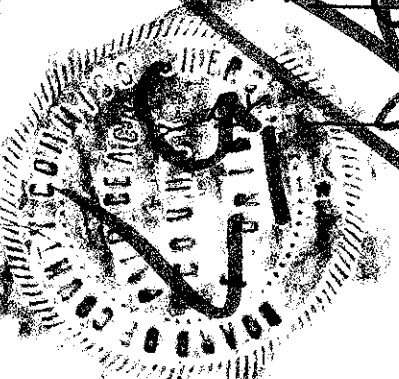
DRAWING NUMBER
29-57

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

COUNTY APPROVAL
APPROVED: August 18TH A.D. 1970
BOARD OF COUNTY COMMISSIONERS
Chairman
County Engineer



SE. COR. C.V. PLT. NO. 6

S.W. COR. C.V. PLT. NO. 2

NOT PLATTED
100' DRAINAGE EASEMENT
AS SHOWN ON C.V. PL. #1 (28-194)

ORCHOBEE BOULEVARD
SOUTH LINE - SEC. 23

see S. 35