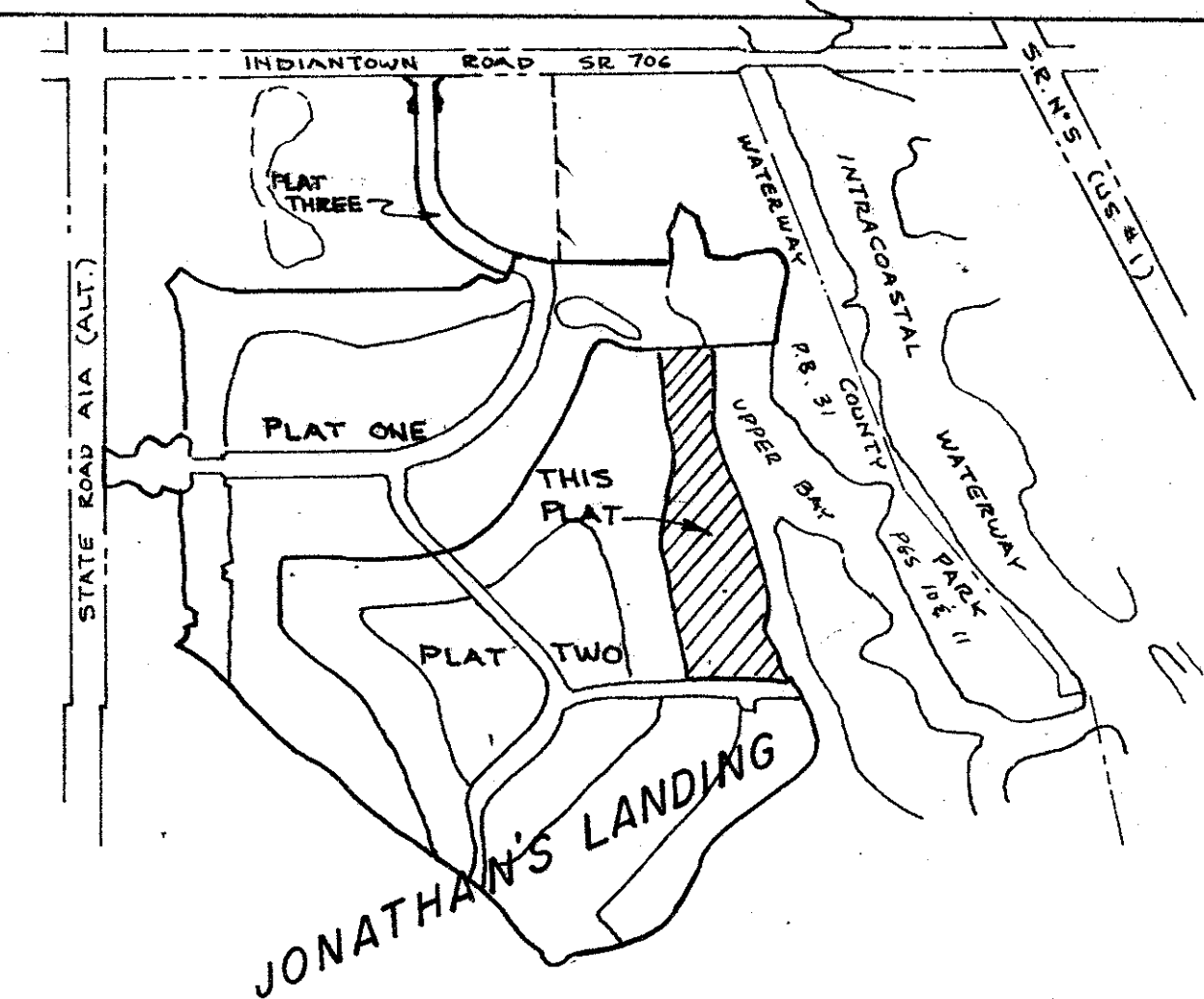


# BAYTOWNE OF JONATHAN'S LANDING

P.U.D.  
IN PART OF SECTION 6, TWP. 41 S., RGE. 43 E.  
PALM BEACH COUNTY, FLORIDA  
IN 2 SHEETS SHEET NO. 1

GEE & JENSON  
ENGINEERS-ARCHITECTS-PLANNERS, INC.  
WEST PALM BEACH, FLORIDA  
MARCH 1978

Being a REPLAT of PARCEL D, JONATHAN'S LANDING PLAT TWO,  
as recorded in Plat Book , Pages & , Public Records of Palm Beach County, Fla.



LOCATION SKETCH

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STATE OF FLORIDA  
COUNTY OF PALM BEACH ss  
This Plat was filed for record at 10:00  
this 29th day of June, 1978  
and duly recorded in Plat Book No. 35  
on page 22+23  
JOHN B. DUNKLE, Clerk Circuit Court  
By \_\_\_\_\_ D.C.

### TITLE CERTIFICATION

STATE OF FLORIDA  
COUNTY OF PALM BEACH ss  
I, PAUL C. WOLFE, DO HEREBY CERTIFY, that I am an Attorney at Law  
and a member of the Florida Bar, licensed and practicing in Florida and that  
in my opinion (1) apparent record title to the lands described and shown hereon  
is vested in JONATHAN'S LANDING, INC., a Delaware Corporation, and (2) all  
taxes assessed and levied upon said land prior to 1978 have been paid, and (3)  
said land is not encumbered by the lien of any mortgage.

Paul C. Wolfe  
Paul C. Wolfe  
Attorney at Law - Date: 4-27-78

### NOTES

Bearings as shown are relative to Intra-coastal Waterway Map as recorded in Plat Book 17, Page 3-B.  
● denotes Permanent Reference Monument.  
Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.  
There shall be no buildings or other structures placed on Utility Easements.  
There shall be no buildings or any kind of construction or the planting of trees or shrubs on Drainage Easements.  
Where drainage easements cross cable easements, drainage easements shall take precedent.

### LAND USE

51 Lots	7.960 Acres
Tracts (Open Space)	0.675 Acres
Street R/W	1.541 Acres
<b>TOTAL</b>	<b>10.176 Acres</b>
5.01 Dwelling Units /Acre	

### DESCRIPTION & DEDICATION

STATE OF FLORIDA  
COUNTY OF PALM BEACH ss  
KNOW ALL MEN BY THESE PRESENTS, that JONATHAN'S LANDING, INC., a Delaware Corporation, the owner of the Parcel of land shown hereon as BAYTOWNE OF JONATHAN'S LANDING-P.U.D., lying and being in part of Section 6, Township 41 South, Range 43 East, Palm Beach County, Florida, and more particularly described as follows:  
Being all of PARCEL D, JONATHAN'S LANDING PLAT TWO, according to the plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 35 Pages 20 and 21.  
have caused the same to be surveyed and replatted as shown hereon and do hereby dedicate as follows: The Access Tract and the Private Road as shown is hereby dedicated to BAYTOWNE HOMEOWNERS ASSOCIATION, INC., its successors and assigns for the purposes of ingress, egress, utilities and drainage, and is the perpetual maintenance obligation of said Association.  
The cable easements as shown are hereby dedicated in perpetuity for the construction and maintenance of cable utilities, exclusively for the benefit of BAYTOWNE HOMEOWNERS ASSOCIATION, INC. The drainage and maintenance easements as shown are hereby dedicated to BAYTOWNE HOMEOWNERS ASSOCIATION, INC. for the construction and maintenance of drainage facilities and other maintenance activities.  
Tracts A to G, inclusive, as shown are hereby dedicated to BAYTOWNE HOMEOWNERS ASSOCIATION, INC. for Pedestrian Access, utilities and drainage and are the perpetual maintenance obligation of said Association.  
Tracts H & J as shown are hereby dedicated to BAYTOWNE HOMEOWNERS ASSOCIATION, INC. for open space, recreation, utilities and drainage and are the perpetual maintenance obligation of said Association.  
IN WITNESS WHEREOF, the said Corporation has caused these presents to be signed by its respective officers and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 26th day of April, 1978.

JONATHAN'S LANDING, INC., a Delaware Corporation  
Attest: Kenneth F. Kelly By: Richard W. Plowman  
Kenneth F. Kelly - Assistant Secretary Richard W. Plowman - President

### ACKNOWLEDGMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH ss  
I HEREBY CERTIFY, that on this day before me, an officer duly authorized to take acknowledgments, personally appeared RICHARD W. PLOWMAN and KENNETH F. KELLY, President and Assistant Secretary, respectively, of JONATHAN'S LANDING, INC., a Delaware Corporation, and they acknowledged before me that they executed the foregoing Dedication in the name of and on behalf of said Corporation thereto, that as such corporate officers they are duly authorized by said Corporation to do so, and that the foregoing instrument is the act and deed of said Corporation.  
WITNESS my hand and official seal, this 26th day of April, 1978.

Shirley M. Hammond  
Notary Public  
State of Florida at large

My Commission expires: September 18, 1978

### APPROVALS

PALM BEACH COUNTY  
BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record,  
this 27th day of June, 1978.  
Peggy B. Evatt  
Peggy B. Evatt - Chairman

ATTEST: JOHN B. DUNKLE, Clerk

By: Marjorie B. Jennings  
Deputy Clerk

### COUNTY ENGINEER

This plat is hereby approved for record,  
this 27th day of JUNE, 1978.

By: Ad Kallus  
Ad Kallus - County Engineer

### SURVEYOR'S CERTIFICATION

STATE OF FLORIDA  
COUNTY OF PALM BEACH ss  
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 and that said survey is accurate to the best of my knowledge and belief and that Permanent Reference Monuments have been placed as required by law and that the survey data complies with all requirements of Chapter 177, Part 1, Florida Statutes, as Amended, and Ordinance No. 73-4 of Palm Beach County, Florida.

William G. Wallace, Jr.  
Professional Land Surveyor  
Florida Registration No. 2283

6-9-78

BAYTOWNE

JONATHAN'S LANDING

THIS INSTRUMENT WAS PREPARED BY WILLIAM G. WALLACE, JR. Professional Land Surveyor Florida Registration No. 2283

0261-314

6/11/78

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