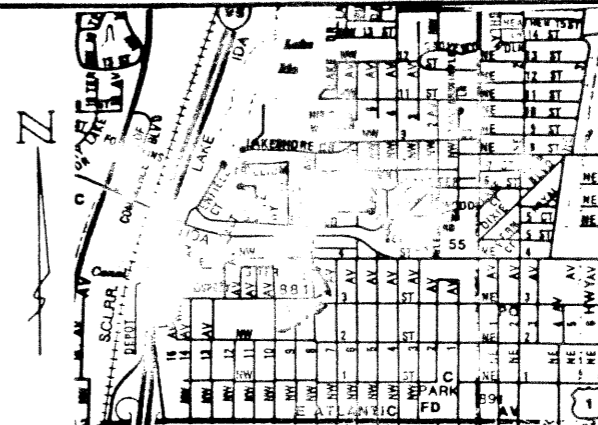


S.D. SPADY PLAT

BEING A REPLAT OF THE SOUTH HALF OF THE EAST HALF OF TRACT 19, SUBDIVISION OF SECTION 8, TOWNSHIP 46 SOUTH, RANGE 43 EAST, RECORDED IN PLAT BOOK 1, PAGE 4, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; TOGETHER WITH PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 46 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA.

IN TWO SHEETS SHEET NO. 1



141

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 2:54 p.m.
on the 13th day of April
1993 and duly indexed in Plat Book No.
for page 70-141
DEED BOOK 1158, PAGE 482
BY WILLIAM P. DONEY, Clerk of Circuit Court
Notary Public, State of Florida, P.L.S.

70 141



DEDICATION

KNOW ALL MEN BY THESE PRESENTS: that THE CITY OF DELRAY BEACH, FLORIDA, is the owner of the land as shown on this plat, being in the Southwest Quarter of Section 8 and the Northwest Quarter of Section 17, all lying in Township 46 South, Range 43 East, Palm Beach County, Florida, described as follows:

Commencing at the Southeast corner of the Southwest Quarter of said Section 8; THENCE North 01 degrees 15 minutes 06 seconds West along the East line of said Southwest Quarter 25.00 feet to the Point of Beginning; THENCE South 89 degrees 06 minutes 53 seconds West parallel with the South line of said Southwest Quarter 24.92 feet; THENCE South 01 degrees 15 minutes 06 seconds East parallel with the aforesaid East line 50.00 feet; THENCE South 89 degrees 06 minutes 53 seconds West parallel with the aforesaid South line of Section 8 a distance of 617.45 feet; THENCE North 43 degrees 20 minutes 00 seconds East 34.89 feet to the aforesaid South line of Section 8; THENCE South 89 degrees 06 minutes 53 seconds West along said South line 55.50 feet; THENCE North 01 degrees 17 minutes 42 seconds West 334.44 feet to the South Right-of-Way line of Lake Ida Road as recorded in Deed Book 1158, Page 482, Public Records of Palm Beach County, Florida; THENCE North 89 degrees 08 minutes 14 seconds East along said South Right-of-Way line 674.03 feet to the East line of said Southwest Quarter of Section 8; THENCE South 01 degrees 15 minutes 06 seconds East along said East line 309.17 feet to the Point of Beginning.

Containing 5.51 acres (239,800 square feet), more or less.

HAVE CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND FURTHER DEDICATES AS FOLLOWS:

- Streets:**
M.W. 10th Avenue, as shown hereon, is hereby dedicated to the City of Delray Beach as public right-of-way for street and utility purposes.
- Easements:**
The Ingress and Egress Easement, as shown hereon, is hereby reserved to the Palm Beach County School Board for proper purposes.
The Utility Easements shown hereon are hereby dedicated to Florida Power & Light.

IN WITNESS WHEREOF, of the above named CITY OF DELRAY BEACH has caused these present to be signed this 13th day of April, 1993

CITY OF DELRAY BEACH

By: Alison MacGregor Harty
Mayor

ATTEST:

Alison MacGregor Harty
City Clerk

ACKNOWLEDGEMENT

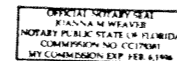
STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME personally appeared Thomas E. Lynch and Alison MacGregor Harty, who are personally known to me and have produced competent identification and did not take an oath, and who executed the foregoing instrument as Mayor and City Clerk of the CITY OF DELRAY BEACH, FLORIDA, and severally acknowledged to and before me that they executed such instrument as Mayor and City Clerk, and that the seal affixed to the foregoing instrument is the official seal of said CITY OF DELRAY BEACH, FLORIDA, and that it was affixed to said instrument by due and regular authority, and that said instrument is the free act and deed of said CITY OF DELRAY BEACH, FLORIDA.

WITNESS my hand and official seal this 20th day of April, 1993

My commission expires:

Joanna M. Deane
Notary Public



SURVEYOR'S CERTIFICATION

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 (P.R.M.'s) Permanent Reference Monuments and (P.C.P.'s) Permanent Control Points 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 Delray Beach, Florida.

Willard E. Johnson
Willard E. Johnson, P.L.S.
Registered Surveyor No. 4160
State of Florida

LEGEND

- P.O.C. = Point of Commencement
- P.O.B. = Point of Beginning
- M/W = Right-of-Way

TABULAR DATA

Lot 1	2.79 acres
Lot 2	2.08 acres
MW 10th Ave.	0.64 acres

NOTES

- denotes Permanent Reference Monument
- denotes Permanent Control Point

All bearings shown hereon are based on Sectional data by Palm Beach County, State Plane Coordinates, Eastern Zone, 1972 Free Adjusted. The South line of Section 8, Township 46 South, Range 43 East bears South 89 degrees 06 minutes 53 seconds West.

No structures, trees or shrubs shall be placed on the Ingress-Egress easement shown hereon, without approval of the City of Delray Beach, Florida.

APPROVALS

THIS PLAT OF THE S. D. SPADY PLAT WAS APPROVED ON THE 13th DAY OF December, A.D. 1992 BY THE CITY COMMISSION OF THE CITY OF DELRAY BEACH, FLORIDA.

ATTEST: Alison MacGregor Harty
CITY CLERK

AND REVIEWED, ACCEPTED, AND CERTIFIED BY:

Paul Novack Director of Planning and Zoning
Mark A. Knox Planning & Zoning Board, Chairperson
Steve Hadden City Engineer
Michael J. To Fire Marshal
Waldemar Director of Environmental Services
Neil Wedem Director, Parks and Recreation

TITLE CERTIFICATION

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

I, William P. Doney, a duly licensed attorney in the State of Florida do hereby certify that I have examined the title to the hereon described property; that I find the title to the property is vested to the CITY OF DELRAY BEACH, FLORIDA, that the current taxes have been paid; and that I find that the property is free of encumbrances; and that the property is found to contain deed reservations which are not applicable and do not affect the subdivision of the property.

VANCE & DONEY, P.A.

April 12, 1993
Date:

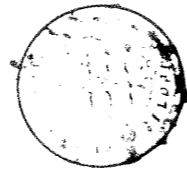
William P. Doney
William P. Doney
(Attorney-at-law licensed in Florida)

NOTICE: There may be additional restrictions that are not shown on this plat that may be found in the public records of Palm Beach County and/or the City of Delray Beach.

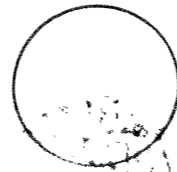
City of Delray Beach



City of Delray Beach



NOTARY PUBLIC SEAL



SURVEYOR'S SEAL



This instrument was prepared by WILLARD E. JOHNSON in the office of JDC DEVELOPMENT SERVICES, INC. 1300 Corporate Center Way, Suite 200 Wellington, Florida 33414

11888