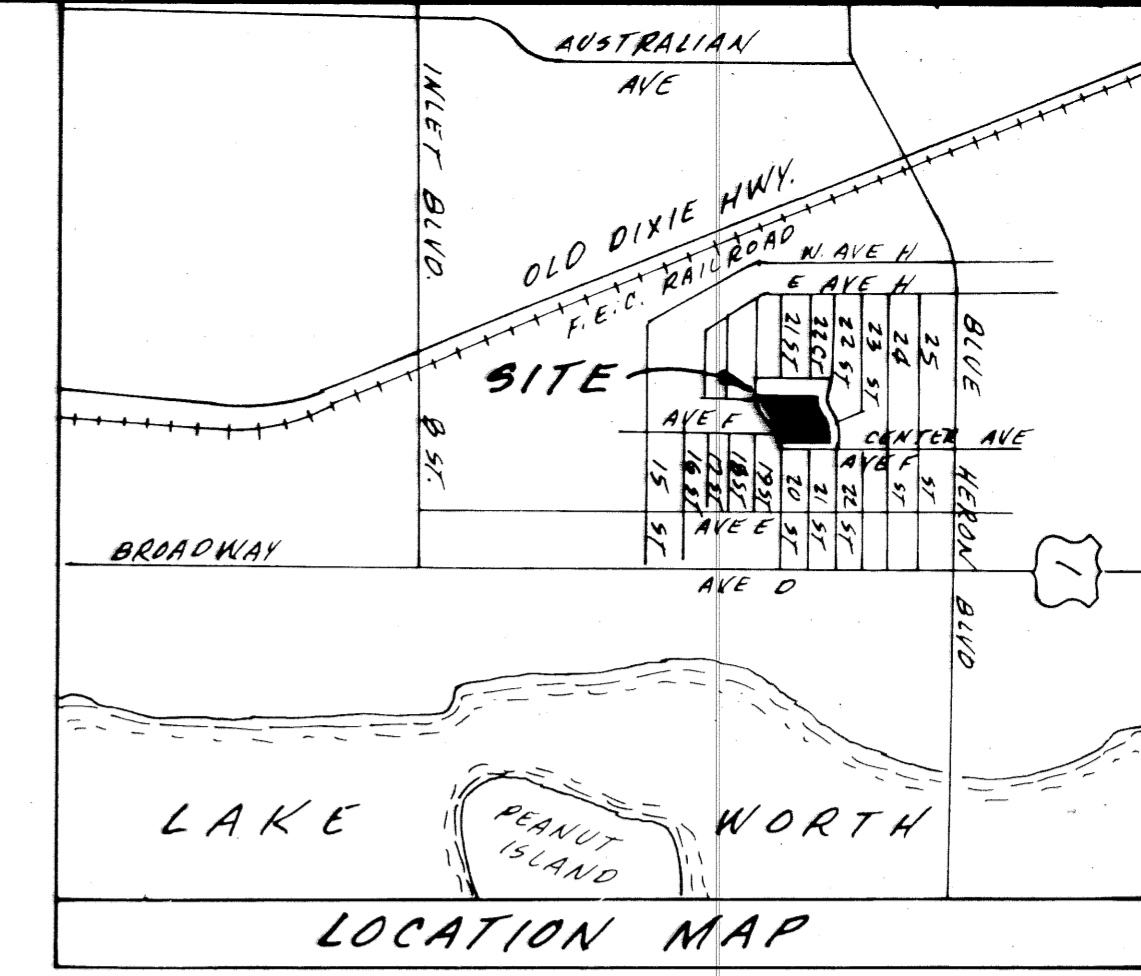
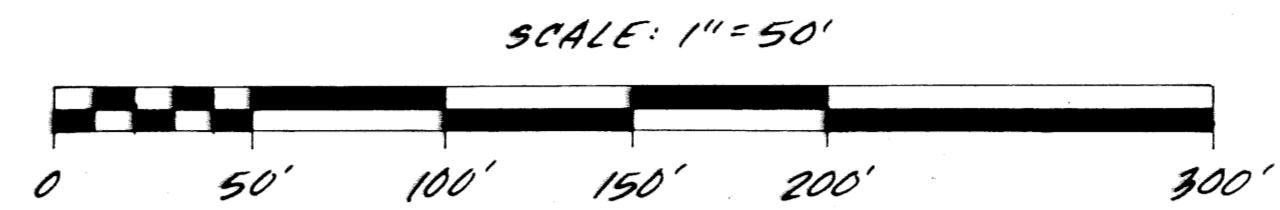


PLAT OF VILLA FRANCISCAN

SECTION 28, TOWNSHIP 42 SOUTH, RANGE 43 EAST
RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA

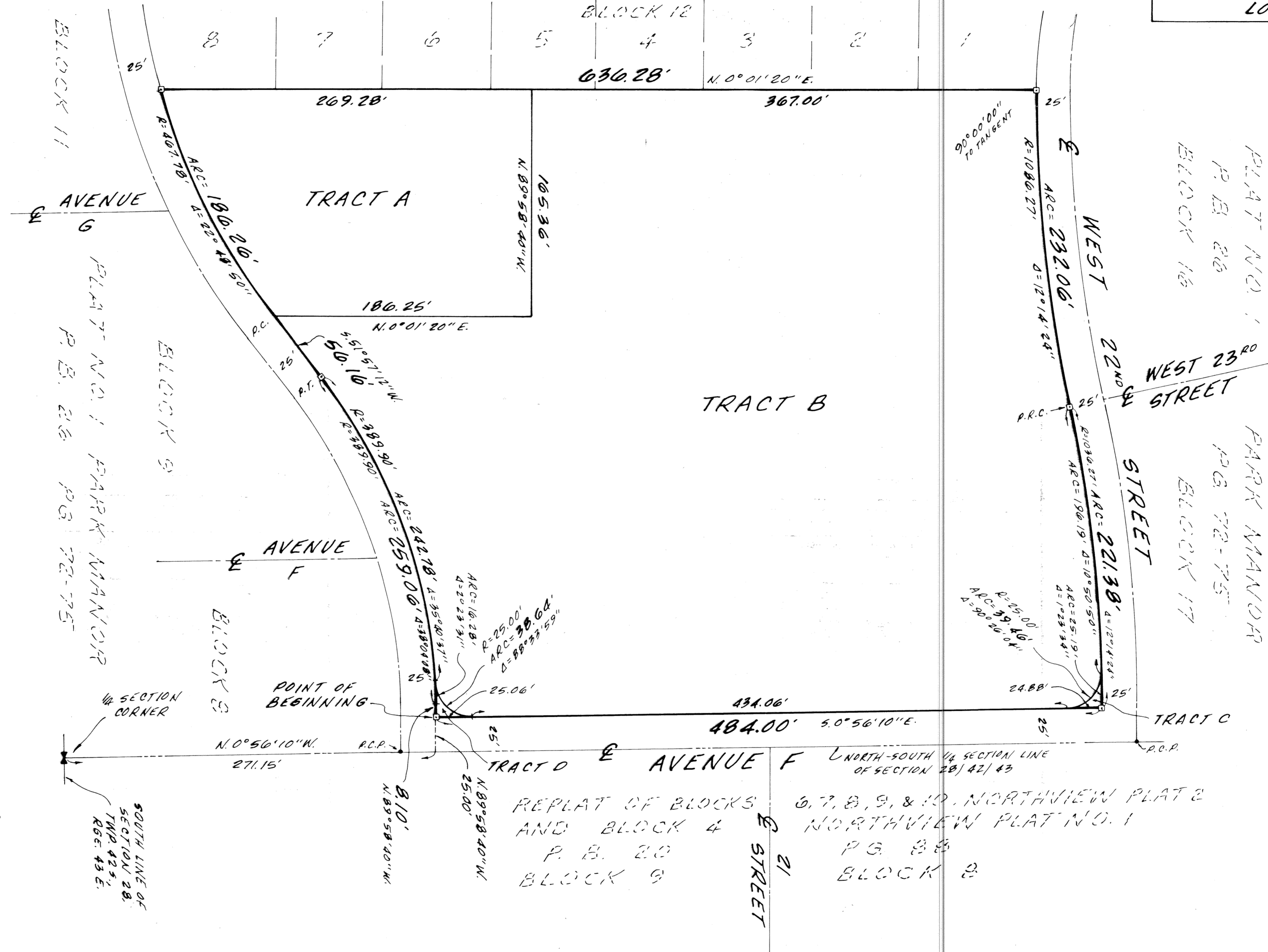
Tract B (labeled "not included") as shown on Plat No. 1 PARK MANOR (Sheet No. 3) in the City of Riviera Beach, Florida, which said plat is filed for record in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 26, Page 74, said Tract "B" being more particularly described as follows:

From the 1/4 section corner in the South line of Section 28, Township 42 South, Range 43 East, Palm Beach County, run thence North 0°56'10" West along the 1/4 section line, which is the centerline of Avenue "F", a distance of 271.15 feet; thence run North 89°58'40" West a distance of 25 feet to the intersection of the Westerly right-of-way line of Avenue "F" with the Northerly right-of-way of West 20th Street, said point of intersection being the Southeast corner of said Tract "B", and the point of beginning; thence continue Westerly on the same course a distance of 8.10 feet to the beginning of a curve, concave to the Southeast and having a radius of 389.90 feet and a central angle of 38°04'08"; thence run Southwesterly on the arc of said curve a distance of 256.06 feet to the end of said curve; thence run South 51°57'12" West a distance of 56.16 feet to the beginning of a curve, concave to the Northwest and having a radius of 467.78 feet and a central angle of 22°48'50"; thence run Southwesterly on the arc of said curve a distance of 186.26 feet; thence run North 09°1'20" East a distance of 636.28 feet to a point on a curve, concave to the North and having radius of 1086.27 feet and a central angle of 12°14'24"; said point being on the Southerly right-of-way line of West 22nd Street; thence run Easterly on the arc of said curve a distance of 232.06 feet to a point of reverse curvature; thence run Easterly on the arc of a curve, concave to the South and having a radius of 1036.27 feet and a central angle of 12°14'24", a distance of 221.38 feet to the intersection of said Southerly right-of-way line with the Westerly right-of-way of Avenue "F", said point of intersection being the Northeast corner of Tract "B" aforesaid; thence run Southerly (South 0°56'10" East) on said Westerly right-of-way line a distance of 484 feet to the Southeast corner of said Tract "B", the point of beginning. The above described Tract contains 5.67 acres, more or less.



COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 10:55 AM day of Feb 9 1994 and duly recorded in Plat Book 26 on page 30
Leigh A. Stanley, Clerk, Circuit Court

PLAT NO. 1 PARK MANOR P.B. 26 PG. 72-75



DEDICATION:
KNOW ALL MEN BY THESE PRESENTS THAT J. KEITH SYMONS, AS BISHOP OF THE DIOCESE OF PALM BEACH, HIS SUCCESSORS IN OFFICE, A CORPORATION SOLE, OWNER OF THE LANDS SHOWN HEREON AS VILLA FRANCISCAN AND DESCRIBED ABOVE HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

TRACT A AND TRACT B ARE HEREBY PLATTED AS SEPARATE PARCELS TO BE USED AS PROVIDED BY LAW

TRACT C AND TRACT D ARE HEREBY DEDICATED TO THE CITY OF RIVIERA BEACH, FLORIDA FOR THE PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES.

IN WITNESS WHEREOF I DO HEREBY SET MY HAND AND SEAL THIS 14 DAY OF January 1994
WITNESS: John Solor, Sandra Dyer, J. Keith Symons
J. KEITH SYMONS, AS BISHOP OF THE DIOCESE OF PALM BEACH, HIS SUCCESSORS IN OFFICE, A CORPORATION SOLE

ACKNOWLEDGMENT
STATE OF FLORIDA
COUNTY OF PALM BEACH
BEFORE ME PERSONALLY APPEARED J. KEITH SYMONS, AS BISHOP OF THE DIOCESE OF PALM BEACH, HIS SUCCESSORS IN OFFICE, A CORPORATION SOLE. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION AND DID (DID NOT) TAKE AN OATH.
IN WITNESS MY HAND OFFICIAL SEAL THIS 14 DAY OF January 1994

ANNE P. LAPORTE
Notary Public-State of Florida
My Commission Expires February 20, 1995
BY: Anne P. Laporte
NAME: Anne P. Laporte
COMMISSION NO. CC086603

TITLE CERTIFICATION
STATE OF FLORIDA
COUNTY OF PALM BEACH
I, J. PATRICK FITZGERALD, 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 IN J. KEITH SYMON, AS BISHOP OF THE DIOCESE OF PALM BEACH, HIS SUCCESSORS IN OFFICE, A CORPORATION SOLE, THAT THE CURRENT TAXES HAVE BEEN PAID, AND THAT THE PROPERTY IS FREE OF ANY ENCUMBRANCES.
DATE: 1/14/94
J. PATRICK FITZGERALD, ATTORNEY

CITY APPROVALS:
CITY OF RIVIERA BEACH, FLORIDA
APPROVED: CITY ENGINEER
BY: L. John Samadi, P.E.
APPROVED: CITY COUNCIL
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 4th DAY OF FEBRUARY 1994
BY: Clara K. Williams, Mayor
ATTEST: Gwendolyn Davis, City Clerk

SURVEYORS CERTIFICATE
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 (P.R.M.'S) PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS (P.C.P.'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF THE CITY OF RIVIERA BEACH, FLORIDA.

JOHN N. SUITER
LAND SURVEYOR NO. 1314
STATE OF FLORIDA

- NOTES:**
- "B" DENOTES PERMANENT REFERENCE MONUMENT
 - THE NORTH-SOUTH QUARTER SECTION LINE OF SECTION 28, TOWNSHIP 42 SOUTH, RANGE 43 EAST IS ASSUMED TO BEAR N.0°56'10"W., AND ALL BEARINGS ARE RELATIVE THERETO.
 - THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT SHOWN ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
 - THIS INSTRUMENT WAS PREPARED BY:
JOHN N. SUITER
IN THE OFFICE OF O'BRIEN, SUITER & O'BRIEN, INC.
2601 NORTH FEDERAL HIGHWAY
DELRAY BEACH, FLORIDA 33483

- LEGEND:**
- "E" = CENTERLINE OF RIGHT OF WAY
 - "I" = QUARTER SECTION CORNER
 - "B" = PERMANENT REFERENCE MONUMENT
 - "P.B." = PLAT BOOK

O'BRIEN, SUITER & O'BRIEN, INC.
ENGINEERS, SURVEYORS, LAND PLANNERS
2601 NORTH FEDERAL HIGHWAY, DELRAY BEACH, FLORIDA

DATE: APR 1993
FIELD BOOK: 1155
PAGE: 23
SCALE: 1"=50'
ORDER NO: 91-82

SUBDIVISION # Villa Franciscan
BOOK 72 PAGE 30
FLOOD ZONE -
QUAD # -
SE -
ZIP CODE -
PUD NAME - Riviera Beach

TAZ 145