

JUPITER YACHT CLUB

BEING A PORTION OF SECTION 6, TOWNSHIP 41 SOUTH, RANGE 43 EAST,
TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA

FEBRUARY, 2002

SHEET 2 OF 9

MORTGAGEE'S CONSENT:

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON PROPERTY, INCLUDING THE LAND DESCRIBED HEREON, AND DOES HEREBY CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNERS THEREOF AND AGREES THAT ITS MORTGAGES WHICH ARE RECORDED IN OFFICIAL RECORD BOOK 12200, PAGE 777, AND OFFICIAL RECORD BOOK 11748, PAGE 117 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, SAID ASSOCIATION HAS CAUSED THESE PRESENTS TO BE SIGNED THIS 1 DAY OF March, 2002.

FLEET NATIONAL BANK
(f/k/a BANKBOSTON, N.A.)
A NATIONAL BANKING ASSOCIATION
AS AGENT

WITNESS: [Signature]
PRINT NAME: DINA A. NARR

BY: [Signature]
S. Selbo, Director
(PRINT NAME & TITLE)

WITNESS: [Signature]
PRINT NAME: Angela M. Collins

ACKNOWLEDGEMENT:

STATE OF Georgia
COUNTY OF Fulton

BEFORE ME PERSONALLY APPEARED Steven P. Selbo, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS Director OF FLEET NATIONAL BANK (f/k/a BANKBOSTON, N.A.), A NATIONAL BANKING ASSOCIATION, AS AGENT AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS Director OF SAID ASSOCIATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 15th DAY OF March, 2002.

MY COMMISSION EXPIRES: May 29, 2002

[Signature]
NOTARY PUBLIC
D.A. PARKER
COBB COUNTY, GA
MY COMMISSION EXPIRES:
MAY 29, 2002

SURVEYOR'S CERTIFICATION:

STATE OF FLORIDA
COUNTY OF PALM BEACH

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 PERMANENT REFERENCE MONUMENTS ("P.R.M.'s") AND MONUMENTS ACCORDING TO SEC. 177.091(9), F.S., 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 TOWN OF JUPITER, FLORIDA.

[Signature]
DAVID C. LIDBERG
LICENSE NO. 3613
STATE OF FLORIDA

DATE: 2/23/02

SURVEYOR'S NOTES:

- BEARINGS SHOWN HEREON ARE BASED ON AND RELATIVE TO THE BEARING OF N 01°14'05" E ALONG EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA.
- DENOTES A SET 4"x4" CONCRETE MONUMENT STAMPED "PRM LB 4431" PERMANENT REFERENCE MONUMENT (P.R.M.), UNLESS NOTED OTHERWISE.
- LINE, WHICH INTERSECT CURVES, ARE NON-RADIAL UNLESS OTHERWISE NOTED.
- NO BUILDINGS OR STRUCTURES OR ANY KIND OF LANDSCAPING SHALL BE PLACED ON OR WITHIN ANY EASEMENT WITHOUT THE PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND THE TOWN ENGINEER.
- NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- PERMANENT REFERENCE MONUMENTS HAVE NOT BEEN SET ALONG THE WESTERN BOUNDARY OF THIS PLAT DUE TO THESE BOUNDARY LINES BEING SUBMERGED.
- THIS INSTRUMENT WAS PREPARED BY DAVID C. LIDBERG, IN AND FOR THE OFFICES OF LIDBERG LAND SURVEYING, INC., 675 WEST INDIANTOWN ROAD, SUITE 200, JUPITER, FLORIDA 33458. TELEPHONE (561) 746-8454.
- A PORTION OF THIS PLAT IS COMPRISED OF VACATED LOTS 1 THROUGH 5, BLOCK 24, AND ATLANTIC AVENUE, ALL ACCORDING TO RUBY HEIGHTS PLAT NO. 2, AS RECORDED IN PLAT BOOK 15, PAGE 33, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING VACATED BY THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS ON DECEMBER 23, 1957.

AREA TABULATION		
TRACT A1	=	21,927.94 SF 0.503 ACRES
TRACT A2	=	25,796.36 SF 0.592 ACRES
TRACT A3	=	114,647.07 SF 2.632 ACRES
TRACT B	=	87,480.13 SF 2.008 ACRES
TRACT C1	=	210,744.09 SF 4.838 ACRES
TRACT C2	=	10,000.92 SF 0.230 ACRES
TRACT D1	=	165,052.65 SF 3.789 ACRES
TRACT D2	=	165,709.31 SF 3.804 ACRES
TRACT E	=	7,253.98 SF 0.167 ACRES
TRACT F1	=	256,090.24 SF 5.879 ACRES
TRACT F2	=	65,493.36 SF 1.504 ACRES
TRACT F3	=	36,906.68 SF 0.847 ACRES
TRACT F4	=	307,306.20 SF 7.055 ACRES
TRACT F5	=	98,323.61 SF 2.257 ACRES
TRACT G1	=	40,335.27 SF 0.926 ACRES
TRACT G2	=	15,076.25 SF 0.346 ACRES
TRACT G3	=	6,625.74 SF 0.152 ACRES
TRACT H	=	16,935.40 SF 0.389 ACRES
TRACT I	=	100.00 SF 0.002 ACRES
TRACT I1	=	6,861.37 SF 0.158 ACRES
TRACT I2	=	10,536.40 SF 0.242 ACRES
TRACT I3	=	622.79 SF 0.014 ACRES
TRACT I4	=	1,734.71 SF 0.040 ACRES
TRACT I5	=	5,106.10 SF 0.117 ACRES
TRACT I6	=	2,137.76 SF 0.049 ACRES
TRACT I7	=	3,937.27 SF 0.090 ACRES
TRACT I8	=	2,538.84 SF 0.058 ACRES
TRACT J	=	13,483.86 SF 0.310 ACRES
TRACT K	=	60.00 SF 0.001 ACRES
TRACT L	=	60.00 SF 0.001 ACRES
TRACT M	=	14,809.55 SF 0.340 ACRES
TRACT N	=	60.00 SF 0.001 ACRES
TOTAL AREA	=	1,713,753.85 SF 39.342 ACRES

ABBREVIATIONS:

- FND = FOUND
- FPL = FLORIDA POWER & LIGHT
- NR = NON-RADIAL
- NTS = NOT TO SCALE
- ORB = OFFICIAL RECORD BOOK
- PB = PALM BEACH
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- RB = RADIAL BEARING
- SRD = STATE ROAD DEPARTMENT
- SF = SQUARE FEET

LEGEND:

- [Hatched Box] = LIMITS OF PUBLIC ACCESS EASEMENT PER ORB 13760, PAGE 1226 SEE SHEET 2 FOR DETAIL
- [Dotted Box] = 10.00' CONSERVATION EASEMENT PER ORB 10404, PAGE 1439

TOWN OF JUPITER ACCEPTANCE:

STATE OF FLORIDA
COUNTY OF PALM BEACH

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO THE ORDINANCES OF THE TOWN OF JUPITER AND IN ACCORDANCE WITH SECTION 177.07 (2), FLORIDA STATUTES, THIS 8th DAY OF February, 2002, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER UNDER CONTRACT WITH THE TOWN OF JUPITER, IN ACCORDANCE WITH SECTION 177.081 (1), FLORIDA STATUTES.

BY: [Signature]
DOUG P. KOENNICKE, P.E.
TOWN ENGINEER

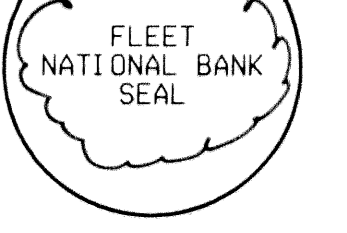
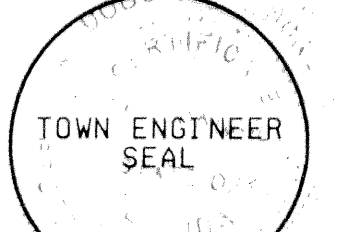
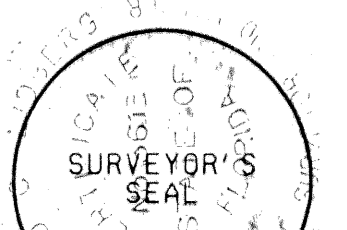
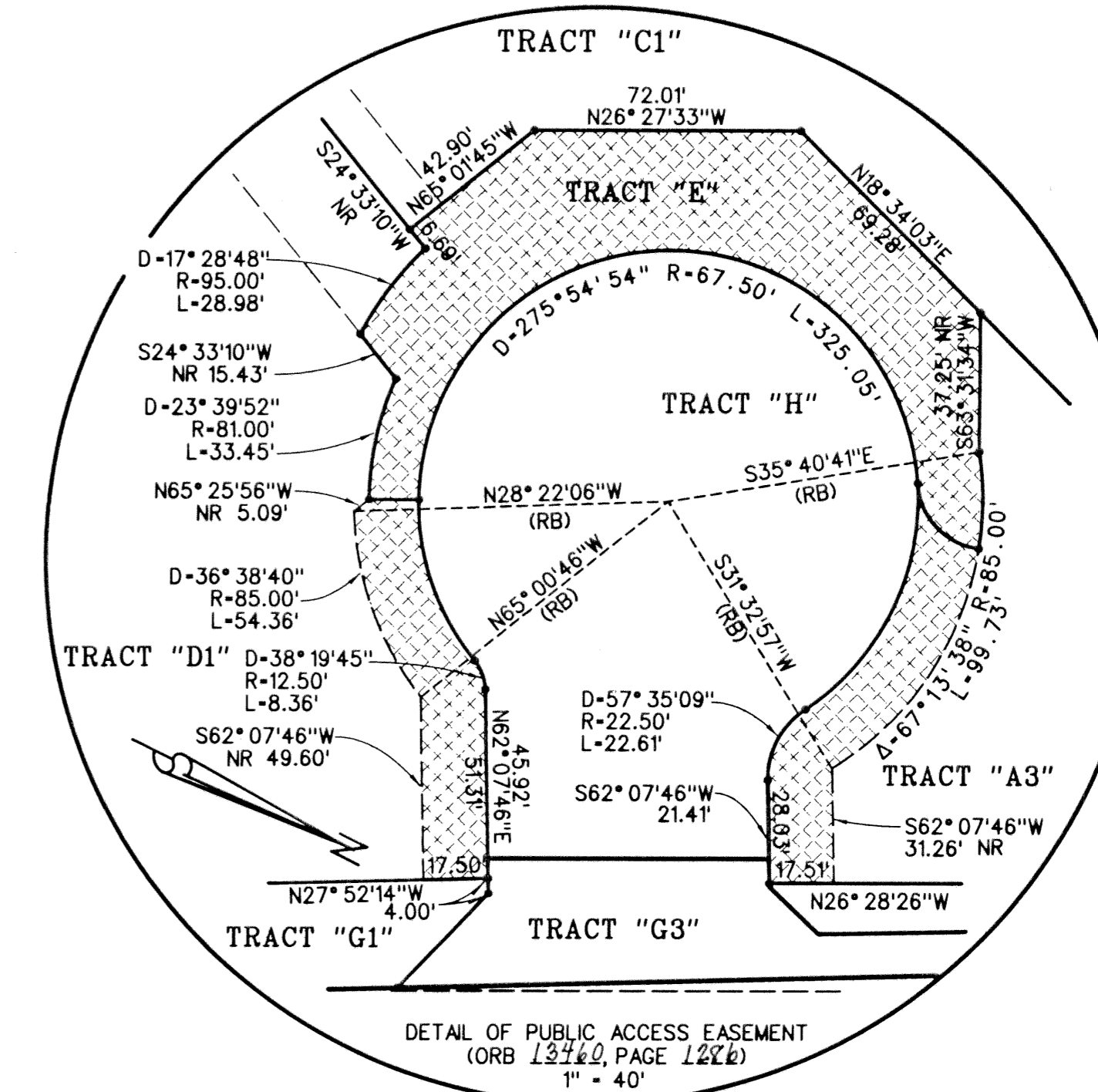
"JUPITER YACHT CLUB" IS HEREBY APPROVED FOR RECORD THIS 8th DAY February, 2002.

BY: [Signature]
KAREN J. BOLONKA, MAYOR

ATTEST: [Signature]
SALLY M. BOYLAN, TOWN CLERK

STATE PLANE NOTE:

COORDINATES SHOWN ARE GRID DATUM = NAD 83, 1990 ADJUSTMENT
ZONE = FLORIDA EAST
LINEAR FOOT = US SURVEY FOOT
COORDINATE SYSTEM 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND (UNLESS OTHERWISE NOTED)
SCALE FACTOR 1.000027036
GROUND DISTANCE x SCALE FACTOR = GRID DISTANCE
PLAT TO GRID BEARING ROTATION = 00°00'24" CLOCKWISE



LIDBERG LAND SURVEYING, INC.
675 West Indiantown Road, Suite 200,
Jupiter, Florida 33458 TEL. 561-746-8454

CAD: K:\UST\064143\JYCMG01\2717306\SHEET&2.DGN			
REF.			
FLD.	FB.	PG.	JOB 97-271-306
OFF. R.W.			DATE 10-04-01
CKD. D.C.L.	SHEET 2 OF 9	DWG.	D97-271P