

COUNTERPOINT ESTATES PLAT No. 14

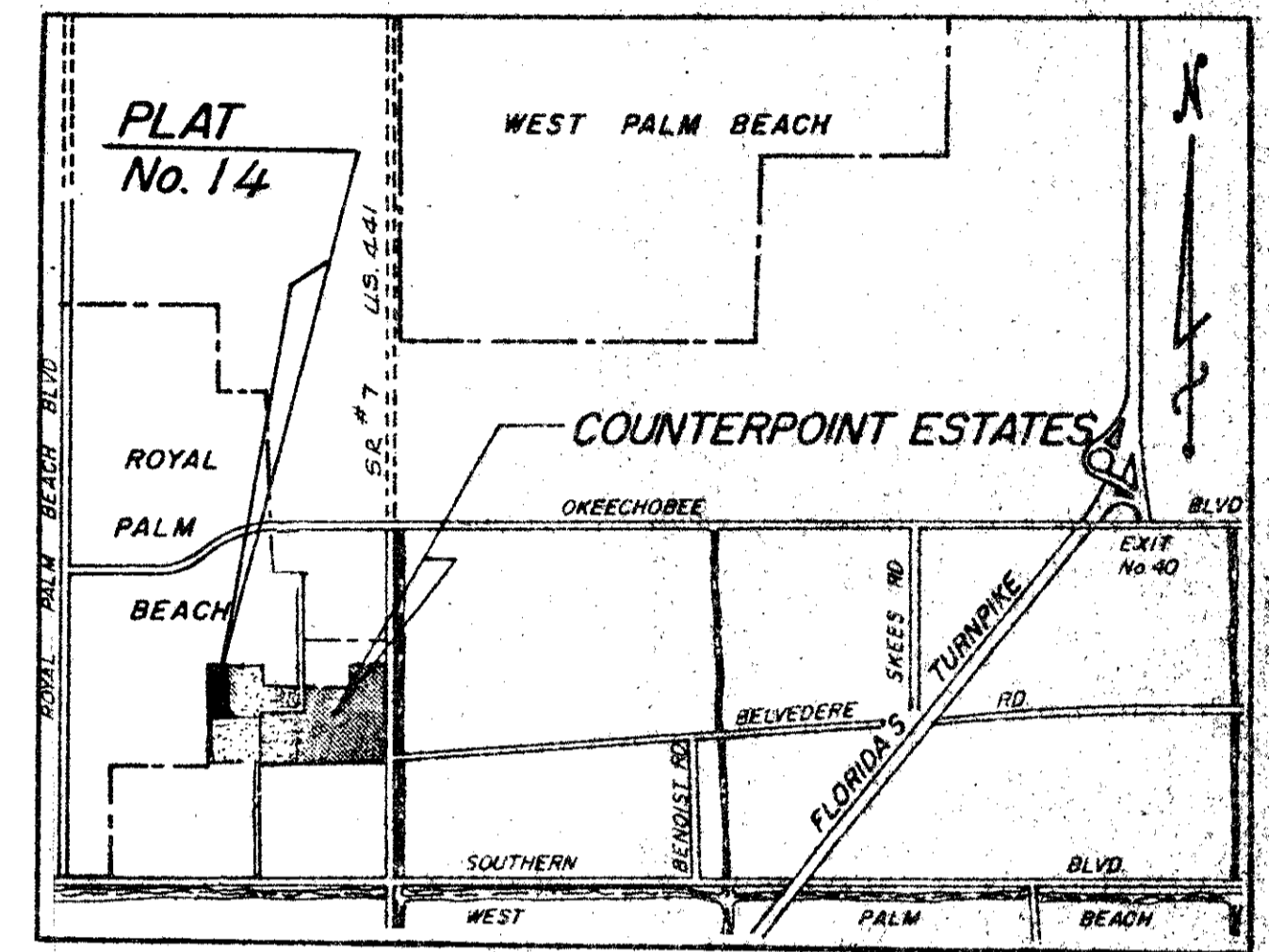
IN SECTION 25, TOWNSHIP 43 SOUTH, RANGE 41 EAST,

PALM BEACH COUNTY, FLORIDA

SHEET 1 OF 2 SHEETS
MAY, 1984
WEIMER AND COMPANY

planners • land surveyors • engineers
land development consultants

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 11:51 AM
on the 14th day of May 1984
and duly recorded in Plat Book No. 14
Page 53
KAREN B. DUNKLE, Clerk, Circuit Court
Palm Beach County, Florida



VICINITY MAP
NOT TO SCALE

25/43/41

SUBDIVISION	Counterpoint Estates
BOOK	53
PAGE	34
FLOOD ZONE	B
FLOOD MAP	50B
QUAD	61
ZONING	
SE	ZIP CODE 33411
PUD NAME	25/41

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ROBERT MCINTOSH HOLDINGS, INC., A FLORIDA CORPORATION, OWNER OF THE LAND SHOWN HEREON, BEING IN SECTION 25, TOWNSHIP 43 SOUTH, RANGE 41 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS COUNTERPOINT ESTATES, PLAT No. 14, BEING SPECIFICALLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LYING IN THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SAID SECTION 25, AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF SAID SOUTHWEST ONE-QUARTER OF SECTION 25, BEAR SOUTH 01°-14'-43" WEST, ALONG THE WEST LINE OF SAID SOUTHWEST ONE-QUARTER, A DISTANCE OF 1359.06 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SAID SECTION 25;
THENCE, NORTH 89°-53'-41" EAST, ALONG THE SOUTH LINE OF SAID NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER, A DISTANCE OF 537.67 FEET;
THENCE, NORTH 00°-04'-19" WEST, A DISTANCE OF 100.00 FEET;
THENCE, NORTH 21°-53'-48" WEST, A DISTANCE OF 55.73 FEET;
THENCE, NORTH 01°-14'-43" EAST, A DISTANCE OF 1051.73 FEET;
THENCE, NORTH 31°-17'-50" EAST, A DISTANCE OF 60.86 FEET;
THENCE, NORTH 00°-00'-42" EAST, A DISTANCE OF 102.50 FEET TO AN INTERSECTION THEREOF WITH THE NORTH LINE OF THE SOUTHWEST ONE-QUARTER OF SAID SECTION 25;
THENCE, NORTH 89°-53'-18" WEST, ALONG SAID NORTH LINE OF THE SOUTHWEST ONE-QUARTER, A DISTANCE OF 542.40 FEET TO THE NORTHWEST CORNER OF SAID SOUTHWEST ONE-QUARTER OF SECTION 25 AND THE POINT OF BEGINNING.

HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- STREETS: THE STREETS AS SHOWN ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES.
- EASEMENTS: THE UTILITY EASEMENTS AND DRAINAGE EASEMENTS AS SHOWN ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND DRAINAGE.

IN WITNESS WHEREOF, THE ABOVE NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ROBERT A. MCINTOSH, ITS VICE PRESIDENT AND ATTESTED BY PAUL THIBADEAU, ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 25th DAY OF October, 1984.

ATTEST: ROBERT MCINTOSH HOLDINGS, INC.
BY: Robert A. McIntosh, VICE PRESIDENT
PAUL THIBADEAU, SECRETARY

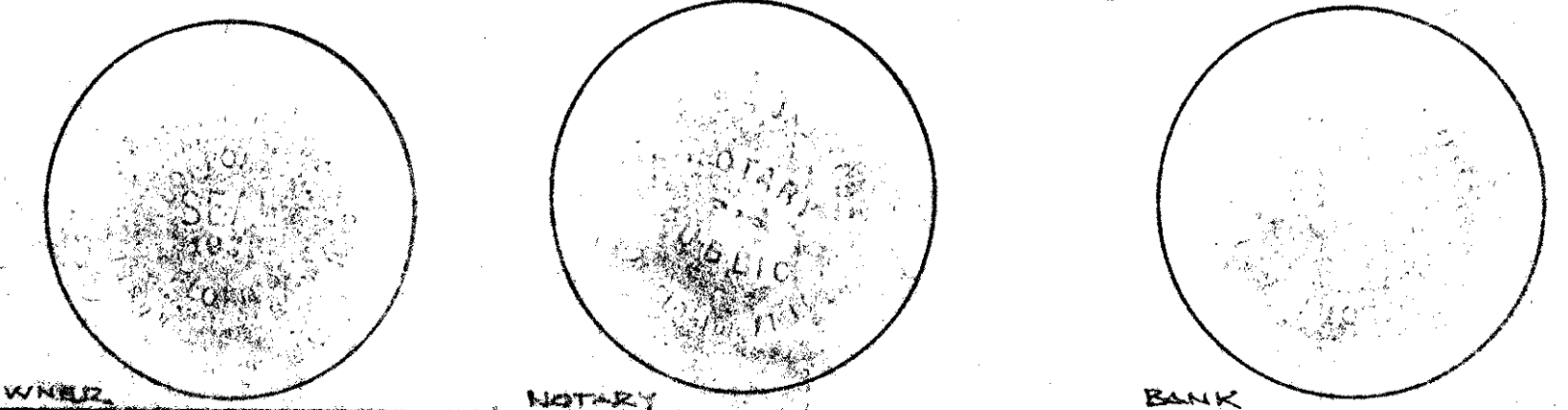
ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED ROBERT A. MCINTOSH AND PAUL THIBADEAU, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND SECRETARY OF THE ABOVE NAMED ROBERT MCINTOSH HOLDINGS, INC., A FLORIDA CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH VICE PRESIDENT AND SECRETARY, RESPECTIVELY, OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL, THIS 25th DAY OF October, 1984.

MY COMMISSION EXPIRES: 8-7-87
Linda J. Jacob
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE



MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE, WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 4282, PAGE 806, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT AND ATTESTED TO BY ITS EXEC. VICE PRES. AND ITS CORPORATE SEAL TO BE AFFIXED HEREOF BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 13th DAY OF October, 1984.

ATTEST: NANCY A. MIZELLE, VICE PRESIDENT
CHARLES J. O'HARA, EXEC. VICE PRES.
THOMAS R. MILLION

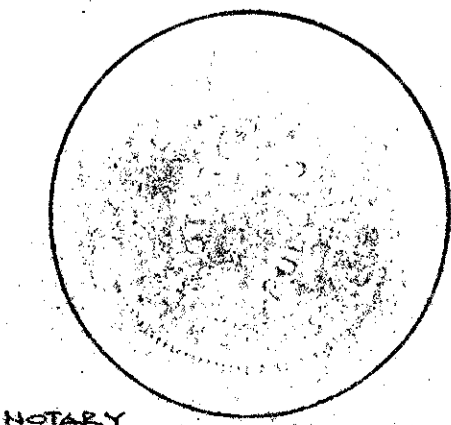
ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED NANCY A. MIZELLE AND CHARLES J. O'HARA, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND EXEC. VICE PRES. OF FLORIDA NATIONAL BANK, AN ASSOCIATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 13th DAY OF October, 1984.

MY COMMISSION EXPIRES: Linda J. Jacob
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE



THIS INSTRUMENT WAS PREPARED BY ROLF ERNST WEIMER IN THE OFFICE OF WEIMER AND COMPANY, INC., 2586 FOREST HILL BOULEVARD, WEST PALM BEACH, FLORIDA 33406.

APPROVALS

BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 2nd DAY OF April, 1984.
BY: Karen T. Marchese, CHAIR

COUNTY ENGINEER

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 8th DAY OF April, 1984.
BY: H. F. Kahlert, COUNTY ENGINEER

ATTEST: JOHN B. DUNKLE, CLERK
BY: Kathryn S. Miller, DEPUTY CLERK

Annexed R.P.B. 12/88

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, PAUL THIBADEAU, AN ATTORNEY DULY LICENSED IN THE STATE OF FLORIDA, HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED TO ROBERT MCINTOSH HOLDING, INC.; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON; AND THAT I FIND THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT, AND THAT THERE ARE NO OTHER ENCUMBRANCES OF RECORD.

DATE: October 17, 1984
December 20, 1985
February 24, 1986
PAUL THIBADEAU, ATTORNEY

SURVEYOR'S 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 AND (P.C.P.'S) PERMANENT CONTROL POINTS WILL BE SET UNDER THE GUARANTEES POSTED WITH THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY FOR THE REQUIRED IMPROVEMENTS AND FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

ROLF ERNST WEIMER
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 208

COUNTERPOINT ESTATES PLAT 14

DRAWING NUMBER
53/34

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

34