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# AMBERWOODS OF BOCA - FIRST ADDITION

A PLAT OF A PORTION OF SEC. 22, TWP. 47 S., RGE 42E.

ALSO BEING A REPLAT OF TRACT 31, A PORTION OF BOCA DEL MAR NO. 4 AS RECORDED IN PLAT BOOK 30, PAGE 85 AND 86, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

## P.U.D. STATISTICS

ACREAGE 19.563 AC.  
UNITS 73 LOTS  
DENSITY 3.7 UNITS/AC.

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT HOLLAND BUILDERS, INC., A FLORIDA CORPORATION AND PETER J. CASORIA, JR., JOINT VENTURERS, OWNERS OF THE LAND HEREON, BEING IN SECTION 22, TOWNSHIP 47 S., RANGE 42 E., PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS AMBERWOODS OF BOCA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

(FOR DESCRIPTION - SEE SHEET 2 OF 3 SHEETS)

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS: THE STREETS AS SHOWN ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS FOR THE PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES; THE UTILITY EASEMENTS AND DRAINAGE EASEMENTS AS SHOWN ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND DRAINAGE; THE AREAS INDICATED AS LIMITED ACCESS STRIPS AS SHOWN ARE DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS FOR THE PURPOSES OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS President AND ATTESTED BY ITS Secretary AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS FLORIDA TENNIS PROPERTIES, BY HOLLAND BUILDERS, INC., JOINT VENTURER, A CORPORATION OF THE STATE OF FLORIDA

By: Gerold M. Holland

ATTEST: Richard A. Palmer

Peter J. Casoria, Jr.  
FLORIDA TENNIS PROPERTIES BY:  
PETER J. CASORIA, JR., JOINT VENTURER

IN WITNESS WHEREOF I, PETER J. CASORIA, JR., DO HEREUNTO SET MY HAND AND SEAL THIS 30th DAY OF June A.D. 1977.

WITNESS Yelby Buchanan  
WITNESS Rebecca J. Cottrell

### ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF BROWARD BEFORE ME PERSONALLY APPEARED Gerold M. Holland AND Richard A. Palmer TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS President AND Secretary OF HOLLAND BUILDERS, INC., A CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED THE 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 30th DAY OF June A.D. 1977.

MY COMMISSION EXPIRES: Yelby Buchanan NOTARY PUBLIC

### ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF BROWARD BEFORE ME PERSONALLY APPEARED, PETER J. CASORIA, JR., TO ME WELL KNOWN AND KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED SUCH INSTRUMENT, AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 30th DAY OF June A.D. 1977.

MY COMMISSION EXPIRES: Yelby Buchanan NOTARY PUBLIC

PREPARED BY:  
WILLIAM B. THOMPSON II  
CRAVEN THOMPSON & ASSOC., INC.  
LAND SURVEYORS - CIVIL ENGINEERS  
1350 SOUTH POMPANO PARKWAY  
POMPANO BEACH, FLORIDA  
H.G. 5/77

### TITLE CERTIFICATION

STATE OF FLORIDA COUNTY OF BROWARD I, CHARLES J. KING, 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 FLORIDA TENNIS PROPERTIES; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT I FIND THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON AND THAT I FIND THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT.

CHARLES J. KING

### APPROVAL - PALM BEACH COUNTY, FLORIDA

BOARD OF COUNTY COMMISSIONERS THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 14th DAY OF February A.D. 1977.

COUNTY ENGINEER THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 14 DAY OF Feb A.D. 1977

By: John B. Dunkle CHAIRMAN

ATTEST: JOHN B. DUNKLE, CLERK BOARD OF COUNTY COMMISSIONERS

BY: William B. Thompson II

BY: Marjorie B. Jennings DEPUTY CLERK

### 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 HAVE BEEN PLACED AS REQUIRED BY LAW, AND (P.C.P.'S) PERMANENT CONTROL POINTS, WILL BE SET WITHIN ONE YEAR OF THE RECORDING OF THIS PLAT 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.

"CRAVEN, THOMPSON & ASSOC., INC."

BY: William B. Thompson II  
WILLIAM B. THOMPSON II  
REGISTERED SURVEYOR NO. 2229  
STATE OF FLORIDA

### MORTGAGEE'S CONSENT

STATE OF FLORIDA COUNTY OF BROWARD THE UNDERSIGNED HEREBY CERTIFIES THAT THEY ARE THE HOLDERS OF A MORTGAGE UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN THE DEDICATION HERETO BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK \_\_\_\_\_ AT PAGE \_\_\_\_\_ OF THE PUBLIC RECORDS OF 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 President AND ATTESTED TO BY ITS Secretary AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 30th DAY OF June A.D. 1977.

FIDELITY SERVICE CORPORATION, A CORPORATION OF THE STATE OF FLORIDA

ATTEST: Phyllis Byrum BY: Philip Morgan

### ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF BROWARD BEFORE ME PERSONALLY APPEARED Philip Morgan AND Phyllis Byrum TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS President AND Secretary OF FIDELITY SERVICES CORPORATION, A CORPORATION, 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 22nd DAY OF June A.D. 1977.

MY COMMISSION EXPIRES: Phyllis Byrum NOTARY PUBLIC

Turnover Required

# AMBERWOODS #1st ADD

0205-365

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