

00038-014

COCONUT WALK OF LAKE WORTH

BEING A REPLAT OF LOTS 19 TROUGH 26, BLOCK 48, PALM BEACH FARMS COMPANY PLAT NO. 2 (TOWNSITE OF LUCERNE), AS RECORDED IN PLAT BOOK 2, PAGES 29 - 40, PALM BEACH COUNTY RECORDS LYING IN SECTION 22 TOWNSHIP 44 SOUTH, RANGE 43 EAST, CITY OF LAKE WORTH PALM BEACH COUNTY, FLORIDA. SHEET 1 OF 2 JUNE 2005

COUNTY OF PALM BEACH)
 STATE OF FLORIDA)
 This Plat was filed for record on October 4, 2005
 This is Day of October 2005
 and duly recorded in Plat Book No. 106
 on page 74-75
 SHARON R. BOYNTON, Clerk
 b. L. Davis S. Johnson, D.C.



DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS THAT COCONUT WALK OF LAKE WORTH, LTD., A FLORIDA LIMITED PARTNERSHIP AND THE CATHERINE M. LOBSINGER TRUST, OWNERS OF THE LAND SHOWN HEREON, LYING IN SECTION 22, TOWNSHIP 44 SOUTH, RANGE 43 EAST, IN THE CITY OF LAKE WORTH, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS COCONUT WALK OF LAKE WORTH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 19 THROUGH 26, BLOCK 48, TOWNSITE OF LUCERNE (NOW LAKE WORTH) ACCORDING TO THE PALM BEACH FARMS PLAT NO. 2, RECORDED IN PLAT BOOK 2, PAGE 29 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING 27,000 SQUARE FEET (0.62 ACRES) MORE OR LESS.

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

TRACT "A" AS SHOWN HEREON, IS HEREBY DEDICATED TO THE NORTH L. STREET LAKE WORTH HOMEOWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, AS OPEN SPACE AND PARKING TRACT SERVING ABUTTING LOTS FOR INGRESS AND EGRESS, UTILITIES, DRAINAGE AND OTHER PURPOSES NOT INCONSISTENT WITH THIS DEDICATION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF LAKE WORTH.

THE UTILITY EASEMENT, AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS, THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES.

IN WITNESS WHEREOF, THE ABOVE NAMED LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, COCONUT WALK OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY CORPORATION, LICENSED TO DO BUSINESS IN FLORIDA, THIS 13th DAY OF August, 2005.

COCONUT WALK OF LAKE WORTH, LTD., A FLORIDA LIMITED PARTNERSHIP

BY: COCONUT WALK OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS GENERAL PARTNER

BY: Jo Ellen Gabel
 JO ELLEN GABEL, PRESIDENT/MANAGER

WITNESS: Scott Wortman/Scott Wortman
 PRINT NAME

WITNESS: D. J. Moss
 PRINT NAME

IN WITNESS WHEREOF, THE CATHERINE M. LOBSINGER TRUST, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS TRUSTEE AND ITS SEAL TO BE AFFIXED HERETO, THIS 13th DAY OF August, 2005.

BY: Robert W. Lobsinger, Successor Trustee
 ROBERT W. LOBSINGER, SUCCESSOR TRUSTEE

WITNESS: Thomas M. Riglan
 PRINT NAME

WITNESS: Shirley Billingstey
 PRINT NAME

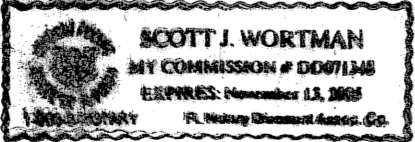
ACKNOWLEDGMENT

STATE OF FLORIDA
 COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JO ELLEN GABEL, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT/MANAGER OF COCONUT WALK OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE THAT SHE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 August, 2005.

MY COMMISSION EXPIRES: 08/10/05



Scott Wortman
 PRINT NAME
DD071248
 COMMISSION NO.

ACKNOWLEDGMENT

STATE OF OKLAHOMA
 COUNTY OF KAY

BEFORE ME PERSONALLY APPEARED ROBERT W. LOBSINGER, SUCCESSOR TRUSTEE, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 2nd DAY OF August, 2005.

MY COMMISSION EXPIRES: 12-11-2008



Janet L. Sheik
 PRINT NAME
00015271
 COMMISSION NO.

ACCEPTANCE OF DEDICATIONS

STATE OF FLORIDA
 COUNTY OF PALM BEACH

THE NORTH L. STREET HOMEOWNERS' ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 13th DAY OF August, 2005.

NORTH L. STREET HOMEOWNERS' ASSOCIATION, INC. A FLORIDA CORPORATION NOT FOR PROFIT

BY: Jo Ellen Gabel
 JO ELLEN GABEL, PRESIDENT

WITNESS: Scott Wortman
 PRINT NAME

WITNESS: D. J. Moss
 PRINT NAME

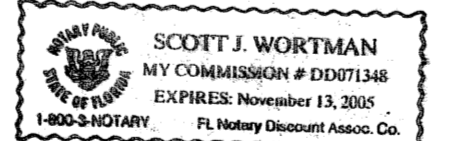
ACKNOWLEDGMENT

STATE OF FLORIDA
 COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JO ELLEN GABEL, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF THE ABOVE NAMED NORTH L. STREET HOMEOWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 August, 2005.

MY COMMISSION EXPIRES: 08/10/05



Scott Wortman
 PRINT NAME
DD071248
 COMMISSION NO.

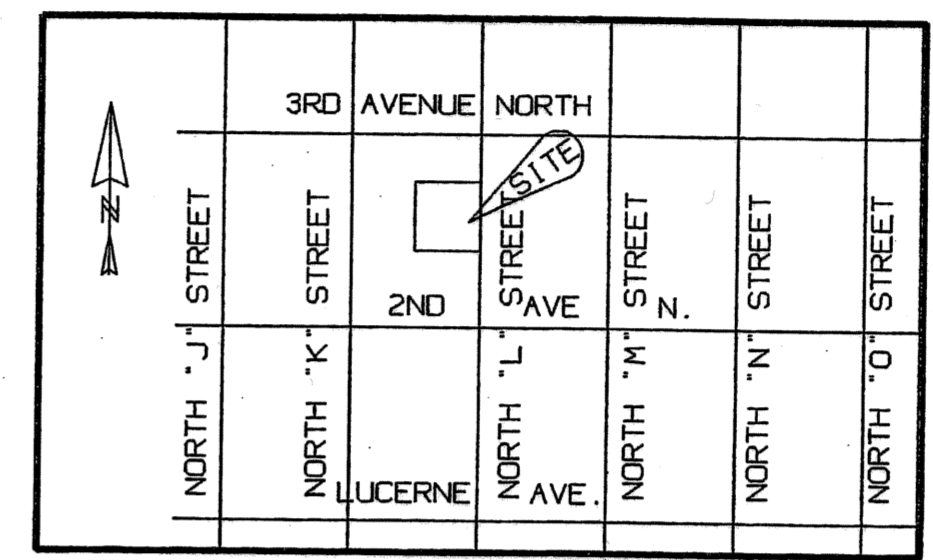
TITLE CERTIFICATION

STATE OF FLORIDA
 COUNTY OF PALM BEACH

I, SCOTT J. WORTMAN, 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 COCONUT WALK OF LAKE WORTH, LTD., A FLORIDA LIMITED PARTNERSHIP AND THE CATHERINE M. LOBSINGER TRUST; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATE: 08/10/05

BY: Scott Wortman
 SCOTT J. WORTMAN, ATTORNEY AT LAW
 FLORIDA BAR NO. 0454222



LOCATION MAP
 N.T.S.

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND 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) HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT MONUMENTS ACCORDING TO SECTION 177.091(9), F.S. WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF LAKE WORTH FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE PLAT AND SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF LAKE WORTH, FLORIDA.

DATE: 7-29-05

BY: John F. Trach
 JOHN F. TRACH, P.L.S.
 PROFESSIONAL LAND SURVEYOR
 FLORIDA CERTIFICATE NO. 4871

CITY APPROVAL AND ACCEPTANCE OF DEDICATIONS

CITY OF LAKE WORTH, FLORIDA, A MUNICIPAL CORPORATION

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 6th DAY OF August, 2005.

BY: Marc J. Brautz
 MARC J. BRAUTZ, MAYOR

BY: Paul Boyer
 PAUL BOYER, CITY MANAGER

BY: Wes Blackman
 WES BLACKMAN, PLANNING BOARD CHAIRMAN

BY: Pamela J. Lopez
 PAMELA J. LOPEZ, CITY CLERK

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 177.081, FLORIDA STATUTES. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF GEOMETRIC DATA OR FIELD VERIFICATION OF THE PERMANENT REFERENCE MONUMENTS AND MONUMENTS.

DATE: Oct 4, 2005 BY: Mary Hanna Ciofflet
 MARY HANNA CIOFFLET
 PROFESSIONAL SURVEYOR & MAPPER
 FLORIDA CERTIFICATE NO. 4783

NOTES:

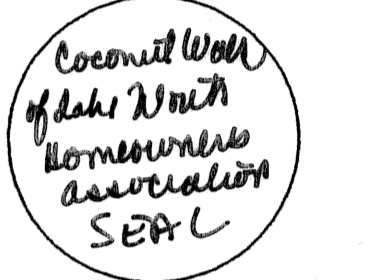
- THE BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF "L" STREET BEING AN ASSUMED BEARING OF NORTH 00°00'00" EAST AND ALL OTHER BEARINGS ARE RELATIVE THERETO
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT CITY OF LAKE WORTH ZONING REGULATIONS
- NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC 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 PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT WAS PREPARED BY JOHN F. TRACH, PLS IN THE OFFICE OF UNIVERSAL SURVEYING SYSTEMS, INC. 2623 LAKE DRIVE NORTH BOYNTON BEACH, FLORIDA 33435 561-736-0432

COCONUT WALK OF LAKE WORTH, LTD.



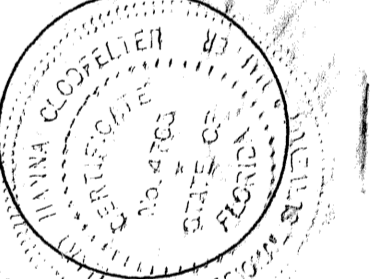
COCONUT WALK OF LAKE WORTH HOMEOWNERS ASSOCIATION



SURVEYOR



CITY SURVEYOR



CITY OF LAKE WORTH

