## GRAMERCY SQUARE

00012.070

A PARCEL OF LAND LYING WITHIN THE SOUTHEAST QUARTER (S.E. 1 /4) OF SECTION 14, TOWNSHIP 46 SOUTH, RANGE 42 EAST AND LYING WITHIN THE NORTHEAST QUARTER (N.E. 1 /4) OF SECTION 23, TOWNSHIP 46 SOUTH, RANGE 42 EAST, ALSO BEING A REPLAT OF ALL OF MIL-ATLANTIC AS RECORDED IN PLAT BOOK 95, PAGES 167 THROUGH 169 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,

AND LYING WITHIN THE CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA

SEPTEMBER, 2005

COUNTY OF PALM BEACH

THE DEDICATION SHOWN HEREON

CITY NATIONAL BANK 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 RECORD BOOK 18094, AT PAGE 1094 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO

IN WITNESS WHEREOF, SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY

ITS VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE

AUTHORITY OF ITS BOARD OF DIRECTORS THIS \_17 DAY OF DOTE 2005.

BEFORE ME PERSONALLY APPEARED J SCOTT McCLENEGHEN, WHO IS PERSONALLY KNOWN TO ME

FOREGOING INSTRUMENT AS SENIOR VICE PRESIDENT OF CITY NATIONAL BANK OF FLORIDA.

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

WITNESS MY HAND AND OFFICIAL SEAL THIS 12 DAY OF NOT EMBER 2005.

I, KENNETH WURTENBURGER, ATTORNEY, DULY LICENSED IN THE STATE OF FLORIDA, DO

HEREBY CERTIFY THAT I HAVE EXAMINED TITLE TO THE HEREON DESCRIBED PROPERTY; THAT

I FIND THE TITLE TO THE PROPERTY IS VESTED IN GRAMERCY SQUARE, LLC, A

FLORIDA LIMITED LIABILITY COMPANY, THAT THE CURRENT TAXES HAVE BEEN PAID; THAT

ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD, OR OTHERWISE TERMINATED

BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT

THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY

AD 2005 BY THE CITY COMMISSION OF THE CITY OF

Q REVIEWED ACCEPTED AND CERTIFIED BY:

A.D. 2005 BY THE CITY COMMISSION OF THE CITY OF DELRAY

FIRE MARSHAL

My Commercial 001725(2

Captur Country 22, 2010

IS THE FREE ACT AND DEED OF SAID CORPORATION.

COMMISSION NO: DD 122992

NOTARY PUBLIC: Orio Gilmone

PRINT NAME: DORNS GILMOND

MY COMMISSION EXPIRES: 12/22/06

TITLE CERTIFICATION: STATE OF FLORIDA

ADORNO &//OSS, LLP

KENNETH WURTENBURGER

DIRECTOR OF ENVIRONMENTAL SERVICES

**APPROVALS:** 

COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS THAT THE GRAMERCY SQUARE, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN HEREON AS GRAMERCY SQUARE, A PARCEL OF LAND LYING WITHIN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 14, TOWNSHIP 46 SOUTH, RANGE 42 EAST AND LYING WITHIN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 23, TOWNSHIP 46 SOUTH, RANGE 42 EAST, ALSO BEING A REPLAT OF ALL OF MIL-ATLANTIC AS RECORDED IN PLAT BOOK 95, PAGES 167 THROUGH 169 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND LYING WITH IN THE CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF LOT "A" OF SAID PLAT MIL- ATLANTIC: THENCE SOUTH 89'00'49" WEST, ALONG THE SOUTH LINE OF SAID LOT, A DISTANCE OF 259.76 FEET TO THE WEST LINE OF SAID LOT; THENCE NORTH 01'27'31" WEST, ALONG SAID WEST LINE, A DISTANCE OF 607.31 FEET TO A POINT ON THE NORTH LINE OF SAID LOT; THENCE NORTH 89'11'53" EAST, ALONG SAID NORTH LINE, A DISTANCE OF 260.41 FEET TO A POINT ON THE EAST LINE OF SAID LOT AND TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE EASTERLY, HAVING A RADIUS OF 17,238.80 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 89°02'47" EAST; THENCE SOUTHERLY, ALONG SAID EAST LINE THROUGH THE FOLLOWING TWO COURSES AND THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00°30'29", A DISTANCE OF 152.88 FEET, TO A POINT OF TANGENCY; THENCE SOUTH 01°27'43" EAST, A DISTANCE OF 453.59 FEET TO THE POINT OF

## TOGETHER WITH:

BEGIN AT THE NORTHEAST CORNER OF LOT "B" OF SAID MIL-ATLANTIC; THENCE SOUTH 00°00'27" EAST, ALONG THE EAST LINE OF SAID LOT THROUGH THE FOLLOWING TWO COURSES, A DISTANCE OF 478.15 FEET, TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 17,248.80 FEET AND A CENTRAL ANGLE OF 00'43'39"; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00'43'39", A DISTANCE OF 218.99 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE AND TO A POINT ON THE SOUTH LINE OF SAID LOT "B"; THENCE SOUTH 89'12'56" WEST, ALONG SAID SOUTH LINE AND ITS WESTERLY EXTENSION, A DISTANCE OF 625.89 FEET TO A POINT ON THE WEST LINE OF A 60.00 FEET WIDE RIGHT-OF-WAY EASEMENT AS DESCRIBED IN OFFICIAL RECORDS BOOK 9354 PAGE 983 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE NORTH 00'22'47" WEST, ALONG SAID WEST LINE, A DISTANCE OF 694.06 FEET TO A POINT ON THE NORTH LINE OF SAID RIGHT-OF-WAY EASEMENT AND THE WESTERLY EXTENSION OF THE NORTH LINE OF SAID LOT "B"; THENCE NORTH 88'56'17" EAST, ALONG SAID NORTH LINE AND WESTERLY EXTENSION, A DISTANCE OF 629.06 FEET TO THE POINT OF BEGINNING.

CONTAINING 13.630 ACRES, MORE OR LESS.

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

1. TRACTS "A", "B" AND "C" ARE HEREBY DEDICATED TO GRAMERCY SQUARE HOMEOWNERS ASSOCIATION, INC. AS ACCESS TRACTS AND FOR DRAINAGE AND UTILITY PURPOSES TO BE OWNED AND MAINTAINED BY SAID ASSOCIATION WITH THE RIGHT OF THE CITY OF DELRAY BEACH TO ACCESS AND OR REPAIR WATER AND SEWER FACILITIES WITHIN SAID

2. TRACT "L-1" IS HEREBY DEDICATED TO GRAMERCY SQUARE HOMEOWNERS ASSOCIATION, INC. AS A LAKE MANAGEMENT TRACT TO BE MAINTAINED BY SAID HOMEOWNERS ASSOCIATION WITH A DEDICATED RIGHT-OF-ACCESS TO THE SOUTH FLORIDA MANAGEMENT DISTRICT FOR LAKE MANAGEMENT PURPOSES.

3. TRACTS "R-1" AND "R-2", AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE GRAMERCY SQUARE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR RECREATIONAL PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF DELRAY

4. TRACTS "OS-1" THROUGH "OS-9", INCLUSIVE, AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE GRAMERCY SQUARE HOMEOWNERS, INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF DELRAY BEACH. TRACT "OS-8" IS SUBJECT TO THE RESTRICTIONS SET FORTH IN O.R.B. 11907, PAGE 522, O.R.B. 14043, PAGE 721 AND O.R.B. 19620 , PAGE 1195 IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT. TRACTS "A" AND "OS-9" ARE SUBJECT TO THE RESTRICTIONS SET FORTH IN O.R.B. 11907, PAGE 522 AND O.R.B. 14043, PAGE 721 IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.

5. ALL WATER LINE EASEMENTS SHOWN HEREON ARE DEDICATED EXCLUSIVELY TO THE CITY OF DELRAY BEACH FOR THE PURPOSE OF ACCESS, CONSTRUCTION, MAINTENANCE, AND OPERATION ACTIVITIES OF WATER MAINS.

6. ALL SEWER EASEMENTS SHOWN HEREON ARE DEDICATED EXCLUSIVELY TO THE CITY OF DELRAY BEACH FOR THE PURPOSE OF ACCESS, CONSTRUCTION, MAINTENANCE, AND OPERATION ACTIVITIES OF SEWER MAINS.

7. THE LIFT STATION EASEMENT SHOWN HEREON IS HEREBY DEDICATED TO THE CITY OF DELRAY BEACH FOR THE PURPOSE OF ACCESS, CONSTRUCTION, MAINTENANCE AND OPERATION, OF LIFT STATION FACILITIES.

8. THE DRAINAGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF GRAMERCY SQUARE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF DELRAY BEACH. THE CITY OF DELRAY BEACH SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS AND PRIVATE ROADS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

9. GENERAL UTILITY (U.E.) EASEMENTS ARE MADE TO ANY PUBLIC OR PRIVATE UTILITY. SUCH AS BUT NOT LIMITED TO, STORM DRAINAGE, SANITARY SEWER, ELECTRIC POWER, WATER SERVICE, GAS SERVICE, TELEPHONE LINES.

10. THE SIDEWALK EASEMENT SHOWN ON THIS PLAT IS HEREBY DEDICATED TO THE GRAMERCY SQUARE HOMEOWNERS ASSOCIATION, INC., FOR PEDESTRIAN ACCESS PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION WITHOUT RECOURSE TO THE CITY OF DELRAY BEACH.

11. BUFFER EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO GRAMERCY SQUARE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF DELRAY BEACH. THERE SHALL BE NO LANDSCAPING IN THE PORTION OF A BUFFER EASEMENT THAT OVERLAPS ANOTHER EASEMENT EXCEPT IN ACCORDANCE WITH SURVEYOR'S NOTE 2.
12. LOTS 1 THROUGH 109, INCLUSIVE, ARE HEREBY RESERVED BY THE OWNER FOR PROPER PURPOSES AS ALLOWED PURSUANT TO THE ZONING REGULATIONS OF THE CITY OF DELRAY BEACH.
13. THE NON VEHICULAR LINES, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE CITY OF DELRAY BEACH FOR THE PURPOSE OF PROHIBITING ACCESS BETWEEN ABUTTING TRACTS AND THE ADJACENT RIGHT-OF-WAY.
IN WITNESS WHEREOF, THE ABOVE NAMED LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THIS, DAY OF, 2005.

BY: NORTH STAR AT GRAMERCY SQUARE, LLC, A FLORIDA LIMITED LIABILITY COMPANY

SHEET 1 OF 5

,	BY: Feat Wark
	SCOTT WORLEY, MANAGER OF NORTHSTAR AT GRAMERCY SQUARE, LLC
	WITNESS Jais Tipscreen by
	PRINT NAME: LOIS TOPEROSKY
	WITNESS Genniful De:
	PRINT NAME: Jermifer A. Reklinski
	ACKNOWI FOCMENT

GRAMERCY SQUARE, LLC, A FLORIDA LIMITED LIABILITY COMPANY

MANAGER OF GRAMERCY SQUARE. LLC

COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED SCOTT WORLEY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF NORTHSTAR AT GRAMERCY SQUARE, LLC AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, 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 COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 11th DAY OF NOVEMBER, 2005.
NOTARY PUBLIC: / Bushew ( While fee)
PRINT NAME: Maureen K Winkler OFFICIAL NOVARY MAUREEN KARY
MY COMMISSION EXPIRES: 10/07/06
ACCEPTANCE OF RESERVATIONS

ACCEPTANCE OF RESERVATIONS
STATE OF FLORIDA COUNTY OF PALM BEACH

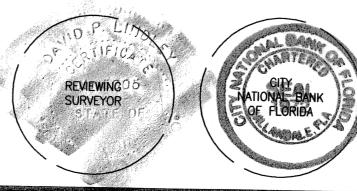
GRAMERCY SQUARE HOMEOWNER'S ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS AND RESERVATIONS TO SAID ASSOCIATION AS STATED HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS /11/1 DAY OF November \_\_\_\_, 2005.

GRAMERCY SQUARE HOMEOWNER'S ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT SCOTT WORLEY, PRESIDENT PRINT NAME LOSS TOPEROSKY PRINT NAME: Jennifer A. Reklinski ACKNOWLEDGMENT STATE OF FLORIDA

BEFORE ME PERSONALLY APPEARED SCOTT WORLEY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_\_AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF GRAMERCY SQUARE HOMEOWNER'S ASSOCIATION, INC., 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 OFF	ICIAL SEAL THIS MEN. DAY OF No.	venber, 2005.
NOTARY PUBLIC:	exew (Wuhlen	OFFICIAL NOTARY
PRINT NAME: Maw	reen KWinkler	COMMISSION
MY COMMISSION EXPIRES:	10/27/01.	MY COMMESSION EXP. C. ?

THIS INSTRUMENT PREPARED BY LAWSON, NOBLE & WEBB, INC. ENGINEERS PLANNERS SURVEYORS 420 COLUMBIA DRIVE, SUITE 110 WEST PALM BEACH, FLORIDA 33409





OF FLORIDA

REVIEWING SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, UNDER CONTRACT WITH THE CITY OF DELRAY BEACH, FLORIDA, HAS REVIEWED THIS PLAT OF "GRAMERCY SQUARE", AS REQUIRED BY CHAPTER 177.081(1) FLORIDA STATUTES, AND FINDS THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177.081(1), FLORIDA

REGISTRATION NUMBER 5006

CAULFIELD & WHEELER, INC. LB 3591 PROFESSIONAL SURVEYOR AND MAPPER.

SURVEYOR'S NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON EAST LINE OF THE SOUTHEAST ONE- QUARTER OF SECTION 14, TOWNSHIP 46 SOUTH, RANGE 42 EAST HAVING A BEARING OF

STATE OF FLORIDA

2. THE CITY OF DELRAY BEACH IS HEREBY GRANTED THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES

3. THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY OR DRAINAGE EASEMENTS. CONSTRUCTION OR LANDSCAPING UPON MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS MUST BE IN CONFORMANCE WITH ALL BUILDING AND ZONING CODES AND/OR ORDINANCES OF THE CITY OF DELRAY BEACH.

4. THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE EASEMENTS. LANDSCAPING ON OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL THE UTILITY COMPANIES

5. ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED AS (N.R.) = NON-RADIAL(R.F.) = RADIAL TO FRONT LOT LINE

(R.R.) = RADIAL TO REAR LOT LINE

6. 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

7. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED. THERE WILL BE NO ABOVE GROUND ENCROACHMENTS WHERE LAKE MAINTENANCE EASEMENTS AND UTILITY EASEMENTS OVERLAP.

8. COORDINATES SHOWN ARE GRID COORDINATES DATUM = NAD 83 (1990 ADJUSTMENT) ZONE = FLORIDA EAST ZONE LINEAR UNIT = U.S. SURVEY FEET COORDINATE SYSTEM = 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION ALL DISTANCES ARE GROUND SCALE FACTOR = 1.0000351PLAT BEARING = GRID BEARING NO ROTATION

## SURVEYOR'S CERTIFICATE

**PROJECT** 

ATLANTIC AVE.

L.W.D.D. CANAL L-34

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") HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS ("P.C.P.'S") AND MONUMENTS ACCORDING TO SEC. 177.091 (9) F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF DELRAY BEACH FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF DELRAY BEACH. DATE: 12/22/95

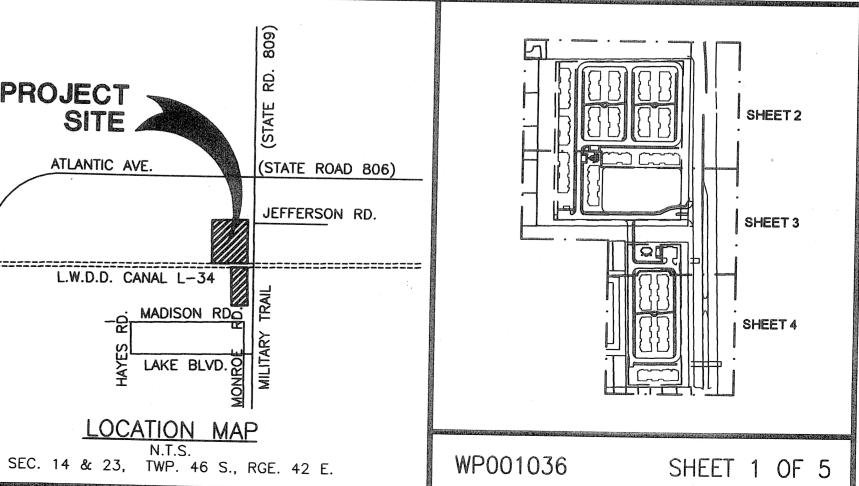
> WILBUR F. DIVINE PROFESSIONAL SURVEYOR AND MAPPER LICENSE NO. 4190. STATE OF FLORIDA

STATE OF FLORIDA COUNTY OF PALM BEACH

> THIS PLAT WAS FILE FOR RECORD AT 12:01 PM THIS \_\_\_\_ DAY OF 1-1,000 , 2006 AND DULY RECORDED IN PLAT BOOK 107, PAGES \_\_\_THROUGH \_\_\_\_\_

SHARON R. BOCK CLERK AND COMPTROLLER

KEY MAP N.T.S.



NORTHSTAR AT GRAMERCY SQUARE, LLC

NOTARY FOR THE NORTHSTAR AT GRAMERCY SQUARE, LLC

GRAMERCY SOUARE HOMEOWNER'S ASSOCIATION, INC.

NOTARY FOR GRAMERCY SQUARE HOMEOWNER'S ASSOCIATION, INC.

OITY OF DELRAY BEACH, FLORIDA

COUNTY OF PALM BEACH

WILBUR F. DIVINE, P.S.M. 4190, STATE OF FLORIDA LB6674