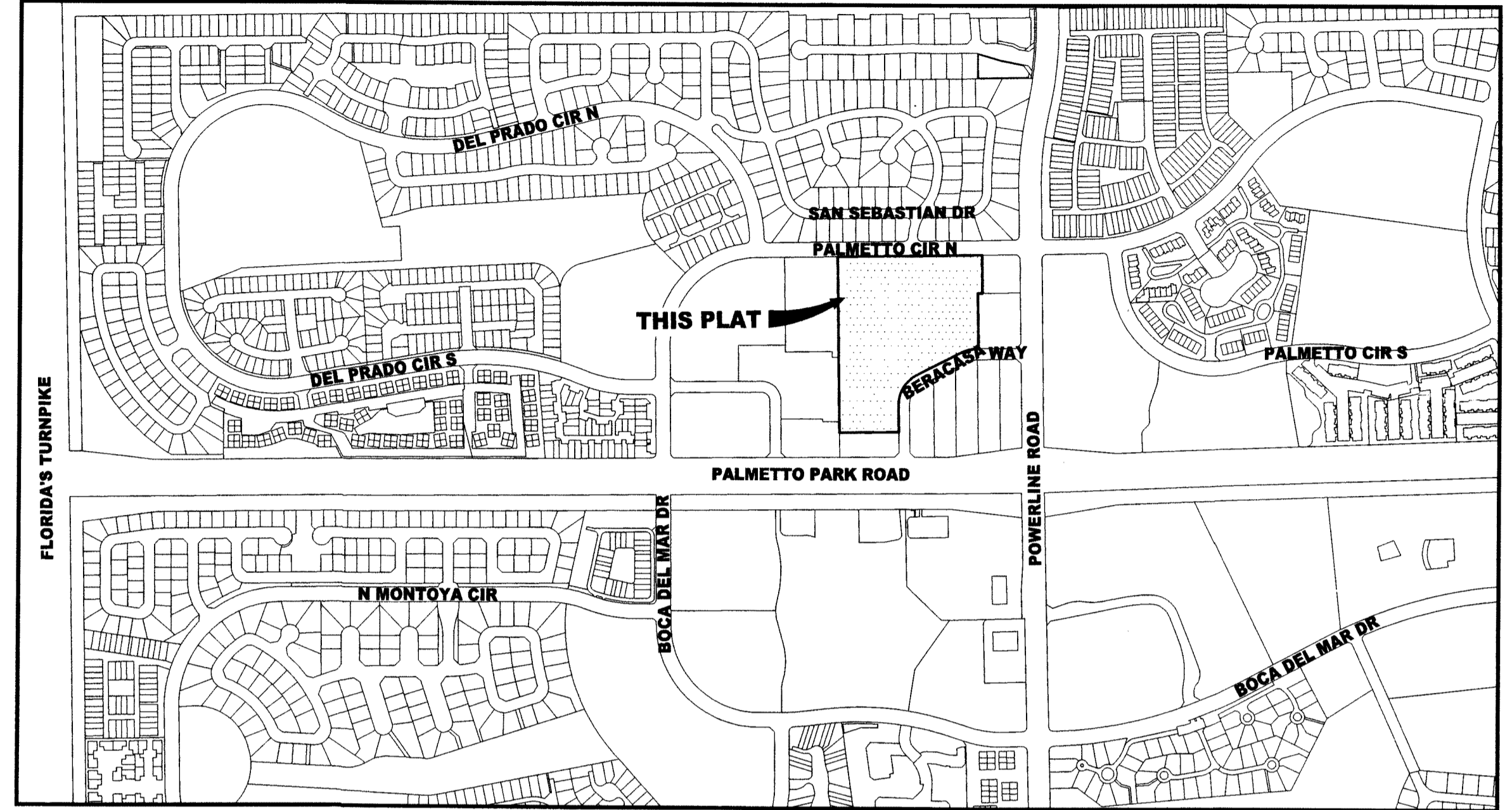
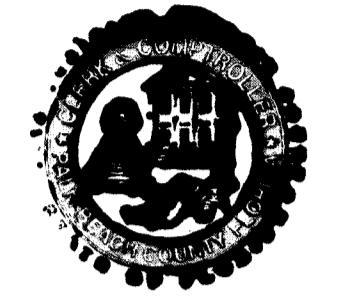


DEL MAR SHOPPING VILLAGE

BEING A REPLAT OF PARCELS I, IX AND X, DEL MAR PLAZA SUB-DIVISION NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 41, PAGES 108 TO 110 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. SAID LANDS LYING IN SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

STATE OF FLORIDA)
COUNTY OF PALM BEACH)
THIS PLAT WAS FILED FOR RECORD AT 1:54 P.M.
THIS 19 DAY OF Sept. A.D. 2017 AND DULY RECORDED
IN PLAT BOOK 124 ON PAGES 131 THROUGH 132
SHARON R. BOCK
CLERK AND COMPTROLLER
BY: *Mania K. Gordon*
DEPUTY CLERK
SHEET 1 OF 2 SHEETS

THIS INSTRUMENT WAS PREPARED BY:
JOHN T. DOOGAN, P.L.S.
AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2ND AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
(561) 392-2594
L.B. #3300



LOCATION SKETCH
NOT TO SCALE

COUNTY ENGINEER:

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33, AND IN ACCORDANCE WITH SECTION 177.071 (2), F.S., THIS 28 DAY OF September, 2017, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY, FLORIDA, IN ACCORDANCE WITH SECTION 177.081 (1), F.S.

BY: *George T. Webb*
GEORGE T. WEBB, P.E.
COUNTY ENGINEER
PALM BEACH COUNTY, FLORIDA

SURVEYOR'S NOTES:

- 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 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.
- BEARINGS SHOWN HEREON ARE BASED ON DEL MAR PLAZA SUB-DIVISION NO. 1, (P.B. 41/108-110, P.B.C.R.), HAVING A BEARING OF N00°29'33"W, ALONG THE EAST LINE OF THE SOUTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST (ASSUMED).
- THE COORDINATE VALUES SHOWN HEREON ARE STATE PLANE COORDINATES (TRANSVERSE MERCATOR PROJECTION), FLORIDA EAST ZONE, NORTH AMERICAN DATUM (NAD) 1983, (1990 ADJUSTMENT). CONTROL MEASUREMENTS MEET OR EXCEED CLOSURE FOR SUBURBAN LINEAR: 1 FOOT IN 10,000 FEET HORIZONTALLY AND WERE VERIFIED THROUGH A REDUNDANCY OF MEASUREMENTS. ALL DISTANCES ARE GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
SCALE FACTOR = 1.000029188
GRID DISTANCE = (GROUND DISTANCE) X (SCALE FACTOR)
ROTATION EQUATION:
N00°29'33"W (PLAT BEARING) = N00°51'05"W (GRID BEARING) = 00°21'32" COUNTER CLOCKWISE
- 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.
- NO BUILDING OR ANY KIND OF CONSTRUCTION OF TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- BUILDING SETBACKS LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES AND SERVICES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED.

SURVEYOR AND MAPPER'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; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS ("P.R.M.'S"), PERMANENT CONTROL POINTS ("P.C.P.'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 PALM BEACH COUNTY, FLORIDA.

DATE: 8/16/2017

John T. Doogan
JOHN T. DOOGAN, P.L.S.
FLORIDA REGISTRATION NO. 4409
50 SW 2ND AVENUE, BOCA RATON, FL. 33432
CERTIFICATE OF AUTHORIZATION NUMBER 3300

CONTROL NO. 1989-117

DEDICATION AND RESERVATION:

KNOW ALL MEN BY THESE PRESENTS THAT FR FLORIDA, INC. A DELAWARE CORPORATION AUTHORIZED TO DO BUSINESS IN FLORIDA, OWNER OF THE LAND SHOWN HEREON AS DEL MAR SHOPPING VILLAGE, BEING A REPLAT OF PARCELS I, IX AND X, DEL MAR PLAZA SUB-DIVISION NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 41, PAGES 108 TO 110, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SAID LANDS LYING IN SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCELS I, IX AND X OF DEL MAR PLAZA SUB-DIVISION NO. 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 41, PAGES 108 TO 110, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,

BEGIN AT THE SOUTHEAST CORNER OF PARCEL IX, DEL MAR PLAZA SUB-DIVISION NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 41, PAGES 108 THROUGH 110, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY; THENCE S89°30'27"W ALONG THE SOUTH LINE OF SAID PARCEL IX, A DISTANCE OF 325.50 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL IX; THENCE N00°29'33"W ALONG THE WEST LINE OF PARCELS IX AND X OF SAID PLAT, A DISTANCE OF 960.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF PALMETTO CIRCLE NORTH, POINT ALSO BEING THE NORTHWEST CORNER OF PARCEL X OF SAID PLAT; THENCE N89°30'27"E ALONG THE SOUTH RIGHT-OF-WAY LINE OF PALMETTO CIRCLE NORTH, ALSO BEING THE NORTH LINE OF PARCELS IX AND I OF SAID PLAT, A DISTANCE OF 791.29 FEET TO THE NORTHEAST CORNER OF PARCEL I OF SAID PLAT; THENCE S00°29'33"E, 209.03 FEET; THENCE S89°30'27"W, 25.00 FEET; THENCE S00°29'33"E, 301.92 FEET (THE THREE PREVIOUS CALLS BEING ALONG THE EAST LINE OF PARCEL I OF SAID PLAT) TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF BERACASA WAY, POINT ALSO BEING THE SOUTHEAST CORNER OF PARCEL I OF SAID PLAT, POINT ALSO BEING ON THE ARC OF A CURVE, RADIAL BEARING TO SAID POINT BEARS N00°29'33"W, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 224.92 FEET AND A CENTRAL ANGLE OF 26°00'00"; THENCE SOUTHWESTERLY ALONG SAID CURVE AN ARC DISTANCE OF 102.06 FEET TO A POINT OF TANGENCY; THENCE S63°30'27"W, 269.98 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 177.23 FEET AND A CENTRAL ANGLE OF 64°00'00"; THENCE SOUTHWESTERLY AND SOUTHERLY ALONG SAID CURVE AN ARC DISTANCE OF 197.97 FEET TO A POINT OF TANGENCY; THENCE S00°29'33"E, 148.64 FEET (THE PREVIOUS 4 CALLS BEING ALONG THE NORTH AND WEST RIGHT-OF-WAY OF BERACASA WAY) TO THE POINT OF BEGINNING.

SAID LANDS LYING AND SITUATE IN PALM BEACH COUNTY, CONTAINING 582,091 SQUARE FEET (13.3630 ACRES), MORE OR LESS.

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

- PARCEL A, AS SHOWN HEREON, IS HEREBY RESERVED FOR FR FLORIDA, INC., A DELAWARE CORPORATION, AUTHORIZED TO DO BUSINESS IN FLORIDA, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, FLORIDA, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF FR FLORIDA, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 14 DAY OF August, 2017.

FR FLORIDA, INC., A DELAWARE CORPORATION,
AUTHORIZED TO DO BUSINESS IN FLORIDA

BY: *Dean M. Becker*
NAME: Dean M. Becker
TITLE: V.P. Corporate

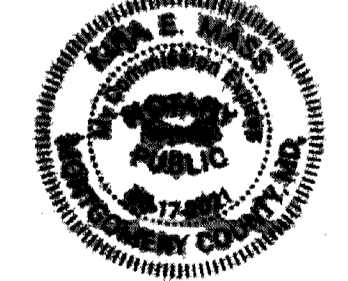
WITNESS: *Patrick S. Dillon*
PATRICK S. DILLON
(PRINT NAME)

ACKNOWLEDGEMENT:

STATE OF Florida SS
COUNTY OF Manatee SS

BEFORE ME PERSONALLY APPEARED Dean M. Becker WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS V.P. Corporate OF FR FLORIDA, INC., A DELAWARE CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT [HE] [SHE] EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL (IF AVAILABLE) 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 14th DAY OF August, 2017
MY COMMISSION EXPIRES: 5/17/2021 (DATE)



Kira Mass
NOTARY PUBLIC
PRINT NAME: KIRA MASS
COMMISSION NUMBER:

TITLE CERTIFICATION:

STATE OF Florida SS
COUNTY OF Palm Beach SS

I, Gary S. Dunay, 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 IN FR FLORIDA, INC. A DELAWARE CORPORATION AUTHORIZED TO DO BUSINESS IN FLORIDA; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; THAT THERE ARE NO MORTGAGES OF RECORD; AND THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATE: August 11, 2017
BY: *Gary S. Dunay*
GARY S. DUNAY
ATTORNEY-AT-LAW LICENSED IN FLORIDA
FLORIDA BAR NO. 350346

FR FLORIDA, INC. (SEAL) <i>SEAL</i>	PALM BEACH COUNTY ENGINEER <i>George T. Webb</i> TAMIA M. LICENSURE No. 49293 STATE OF FLORIDA PROFESSIONAL ENGINEER	SURVEYOR (SEAL) <i>John T. Doogan</i> JOHN T. DOOGAN P.L.S. No. 4409 STATE OF FLORIDA PROFESSIONAL SURVEYOR
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AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2ND AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
TEL. (561) 392-2594, FAX (561) 394-7125
www.AVIROM-SURVEY.com
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