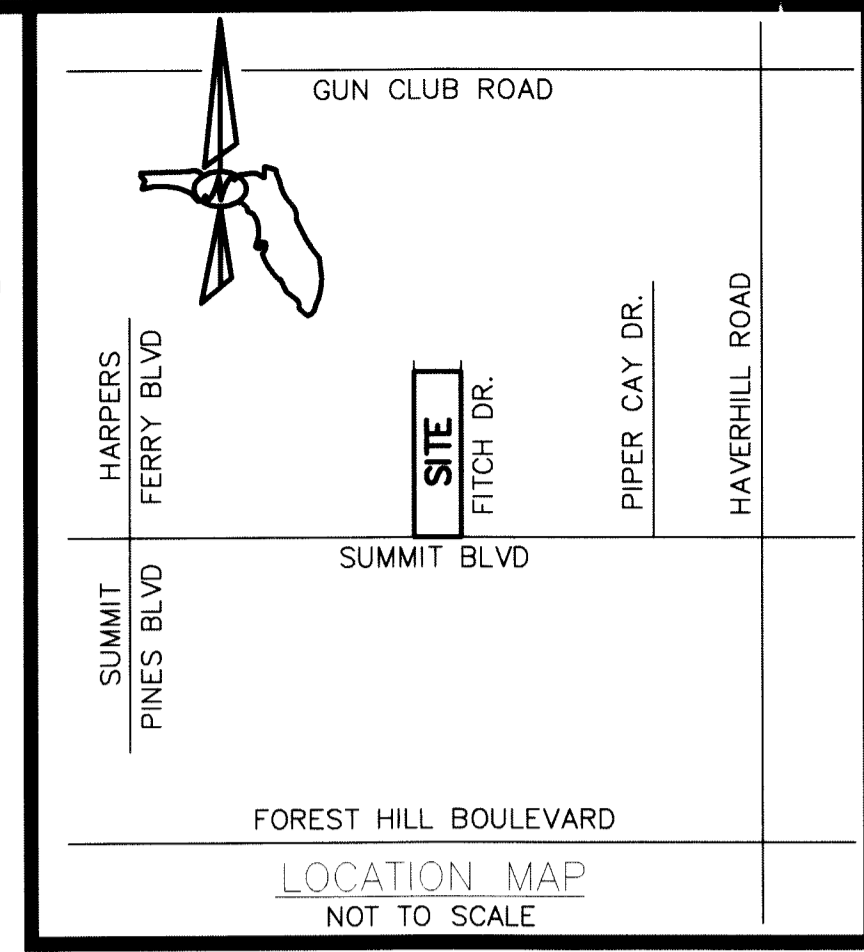


20190345189

DEDICATION AND RESERVATION  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

# GRANDVIEW PALM SUBDIVISION

LYING IN THE SOUTHEAST QUARTER (S.E. 1/4), OF SECTION 2,  
TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA,  
BEING A REPLAT OF A PORTION OF TRACT 23, MODEL LAND CO. SUBDIVISION OF THE N.W.1/4 AND  
THE S.E.1/4 OF THE N.E.1/4, THE W.1/2 AND THE S.E.1/4 OF SEC. 2 T.44S. R.42E., RECORDED IN  
PLAT BOOK 5, PAGE 80, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA



**68**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT 9:18 AM  
THIS 19 DAY OF September  
A.D. 2019 AND DULY  
RECORDED IN PLAT BOOK 129  
ON PAGES 68 AND 69  
SHARON R. BOCK  
CLERK AND COMPTROLLER  
BY: *[Signature]*  
DEPUTY CLERK

SHEET 1 OF 2

KNOW ALL MEN BY THESE PRESENTS THAT AQUADUCT REAL ESTATE IMPROVEMENT & DEVELOPMENT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND 421 NATHAN HALE LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNERS OF THE LAND SHOWN HEREON AS GRANDVIEW PALM SUBDIVISION, LYING IN THE SOUTHEAST QUARTER (S.E. 1/4), OF SECTION 2, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING A REPLAT OF A PORTION OF TRACT 23, MODEL LAND CO. SUBDIVISION OF THE N.W.1/4 AND THE S.E.1/4 OF THE N.E.1/4, THE W.1/2 AND THE S.E.1/4 OF SEC. 2 T.44S. R.42E., RECORDED IN PLAT BOOK 5, PAGE 80, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCE AT THE SOUTHWEST CORNER OF FITCH DRIVE, PLAT OF SOUTHWOODS, RECORDED IN PLAT BOOK 33, PAGE 158, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA;  
THENCE ALONG THE WEST RIGHT-OF-WAY OF SAID FITCH DRIVE, N01°21'19"E FOR 25.28 FEET TO THE POINT OF BEGINNING;  
THENCE CONTINUE ALONG SAID WEST RIGHT-OF-WAY, N01°21'19"E FOR 422.76 FEET TO THE SOUTHEAST CORNER OF LOT 28 OF SAID PLAT;  
THENCE ALONG THE SOUTH LINE OF SAID LOT 28, N88°01'36"W FOR 185.01 FEET TO THE SOUTHWEST CORNER OF SAID LOT 28;  
THENCE PARALLEL WITH THE SAID WEST RIGHT-OF-WAY OF FITCH DRIVE, S01°21'19"W FOR 448.04 FEET TO THE NORTH RIGHT-OF-WAY OF SUMMIT BOULEVARD, RECORDED IN OFFICIAL RECORD BOOK 6961, PAGE 1308, OF SAID PUBLIC RECORDS;  
THENCE ALONG SAID NORTH RIGHT-OF-WAY, S88°01'36"E FOR 139.73 FEET;  
THENCE CONTINUE ALONG SAID RIGHT-OF-WAY, N46°39'55"E FOR 35.56 FEET TO THE POINT OF BEGINNING.

CONTAINING 1.690 ACRES, MORE OR LESS.  
HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- 1. TRACT O:  
TRACT O, AS SHOWN HEREON, IS HEREBY RESERVED FOR THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- 2. TRACT W:  
TRACT W, AS SHOWN HEREON, IS HEREBY RESERVED FOR THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- 3. LAKE MAINTENANCE ACCESS EASEMENT (L.M.A.E.):  
THE LAKE MAINTENANCE ACCESS EASEMENT AS SHOWN HEREON IS HEREBY RESERVED FOR THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR ACCESS TO STORMWATER MANAGEMENT AND DRAINAGE FACILITIES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACT FOR PURPOSES OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- 4. DRAINAGE EASEMENTS (D.E.):  
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 THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO CONSTRUCT AND 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 STREETS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

5. MAINTENANCE AND ROOF OVERHANG EASEMENTS (M.R.O.E.):  
MAINTENANCE AND ROOF OVERHANG EASEMENTS ARE HEREBY RESERVED IN PERPETUITY TO THE OWNER OF THE LOT ADJUTING THE EASEMENT AND THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., FOR THE PURPOSE OF ACCESS TO AND MAINTENANCE OF IMPROVEMENTS, THE ROOF OVERHANG, EAVE, GUTTERS, DRAINAGE AND UTILITY SERVICES, DECORATIVE ARCHITECTURAL TREATMENT, AND IMPACT SHUTTERS WITHIN AND ADJACENT TO EASEMENT WITHOUT RECOURSE TO PALM BEACH COUNTY.

6. INCOMPATIBILITY LANDSCAPE BUFFER EASEMENT:  
THE INCOMPATIBILITY LANDSCAPE BUFFER EASEMENT, AS SHOWN HEREON, IS HEREBY RESERVED FOR THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR BUFFER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

7. GENERAL UTILITY EASEMENTS:  
THE UTILITY EASEMENTS RUNNING ADJACENT AND PARALLEL TO PUBLIC STREETS, AS SHOWN HEREON, ARE NONEXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO THE PUBLIC FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF UTILITIES, BOTH PUBLIC AND PRIVATE, INCLUDING, BUT NOT LIMITED TO, POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTEWATER PIPELINES, RECLAIMED WATER PIPELINES, ELECTRIC POWER LINES, TELECOMMUNICATIONS LINES, CABLE TELEVISION LINES, GAS LINES, AND RELATED APPURTENANCES.  
THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.  
UNLESS OTHERWISE APPROVED BY PALM BEACH COUNTY, NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS AUTHORIZED MEMBER, AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 6<sup>th</sup> DAY OF June, 2019.

AQUADUCT REAL ESTATE IMPROVEMENT & DEVELOPMENT, LLC  
A FLORIDA LIMITED LIABILITY COMPANY  
BY: *[Signature]*  
AHMET TAHSIN GURDOGAN, AUTHORIZED MEMBER

WITNESS: *[Signature]*  
Diane K. Nast (PRINT NAME)  
WITNESS: *[Signature]*  
Lisa K. Martin (PRINT NAME)

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF Palm Beach

BEFORE ME PERSONALLY APPEARED AHMET TAHSIN GURDOGAN, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS AUTHORIZED MEMBER OF AQUADUCT REAL ESTATE IMPROVEMENT & DEVELOPMENT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, 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 COMPANY SEAL (IF AVAILABLE) OF SAID COMPANY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR COMPANY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 6<sup>th</sup> DAY OF June, 2019.  
MY COMMISSION EXPIRES: 12-17-2020  
*[Signature]*  
Molly E. Brown (SIGNATURE)  
Molly E. Brown (PRINTED NAME)  
NOTARY PUBLIC  
(SEAL)

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 6<sup>th</sup> DAY OF June, 2019.

421 NATHAN HALE LLC,  
A FLORIDA LIMITED LIABILITY COMPANY  
BY: *[Signature]*  
ARIF BIBIOGLU, MANAGER

WITNESS: *[Signature]*  
Diane K. Nast (PRINT NAME)  
WITNESS: *[Signature]*  
Lisa K. Martin (PRINT NAME)

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF Palm Beach

BEFORE ME PERSONALLY APPEARED ARIF BIBIOGLU, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF 421 NATHAN HALE LLC, A FLORIDA LIMITED LIABILITY COMPANY, 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 COMPANY SEAL (IF AVAILABLE) OF SAID COMPANY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR COMPANY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 6<sup>th</sup> DAY OF June, 2019.  
MY COMMISSION EXPIRES: 12-17-2020  
*[Signature]*  
Molly E. Brown (SIGNATURE)  
Molly E. Brown (PRINTED NAME)  
NOTARY PUBLIC  
(SEAL)

### ACCEPTANCE OF RESERVATIONS

STATE OF FLORIDA  
COUNTY OF Palm Beach

THE GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 6<sup>th</sup> DAY OF June, 2019.

WITNESS: *[Signature]*  
Diane K. Nast (PRINT NAME)  
WITNESS: *[Signature]*  
Lisa K. Martin (PRINT NAME)  
BY: *[Signature]*  
Arif Bibioglu (PRINT NAME)  
Jacek Polakow (PRINT TITLE)

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF Palm Beach

BEFORE ME PERSONALLY APPEARED Arif Bibioglu, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF GRANDVIEW PALM PROPERTY OWNERS 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 (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 6<sup>th</sup> DAY OF June, 2019.  
MY COMMISSION EXPIRES: 12-17-2020  
*[Signature]*  
Molly E. Brown (SIGNATURE)  
Molly E. Brown (PRINTED NAME)  
NOTARY PUBLIC  
(SEAL)

### TITLE CERTIFICATION

STATE OF FLORIDA  
COUNTY OF PALM BEACH

WE, SOUTHEAST GUARANTY & TITLE, INC., A TITLE INSURANCE COMPANY, AS DULY AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED IN AQUADUCT REAL ESTATE IMPROVEMENT & DEVELOPMENT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND IN 421 NATHAN HALE LLC, A FLORIDA LIMITED LIABILITY COMPANY; 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 THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: August 13, 2019 BY: *[Signature]*  
KENNETH L. TOWNSEND, PRESIDENT  
(PRINT NAME & TITLE OF OFFICER)

AQUADUCT REAL ESTATE IMPROVEMENT & DEVELOPMENT, LLC SEAL

421 NATHAN HALE LLC SEAL

GRANDVIEW PALM PROPERTY OWNERS ASSOCIATION, INC. SEAL

COUNTY ENGINEER'S SEAL

SURVEYOR'S SEAL

### SURVEYOR & 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) 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.

*[Signature]*  
JOHN E. PHILLIPS, III, P.S.M. DATE 8/12/19  
LICENSE NO. 4826  
STATE OF FLORIDA

COUNTY APPROVAL:  
THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33, AND IN ACCORDANCE WITH SEC. 177.071(2), F.S., THIS 19 DAY OF SEPTEMBER, 2019 AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1), F.S.

*[Signature]*  
DAVID L. RICKS, P.E.  
COUNTY ENGINEER

### SURVEYOR & MAPPER'S NOTES:

- BEARINGS ARE BASED ON S88°01'36"E (GRID, NAD 83-1990 ADJUSTMENT) ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 2/44/42.
- NO BUILDING OR ANY KIND OF CONSTRUCTION OR 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.
- STATE PLANE COORDINATES:  
A. COORDINATES SHOWN ARE GRID  
B. DATUM - NAD 83, 1990 ADJUSTMENT  
C. ZONE - FLORIDA EAST  
D. LINEAR UNIT - US SURVEY FOOT  
E. COORDINATE SYSTEM 1983 STATE PLANE  
F. TRANSVERSE MERCATOR PROJECTION  
G. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED  
H. SCALE FACTOR - 1.0000348  
I. GROUND DISTANCE x SCALE FACTOR= GRID DISTANCE  
J. ROTATION EQUATION: NONE
- 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 DETERMINED BY USE OF RIGHTS GRANTED.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- ZONING CONTROL NUMBER: 2017-00005
- 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.

### LEGEND:

- ABBREVIATIONS:
- P.O.B. - POINT OF BEGINNING
  - ORB - OFFICIAL RECORD BOOK
  - D.B. - DEED BOOK
  - P.B. - PLAT BOOK
  - NO. - NUMBER
  - PG. - PAGE
  - R/W - RIGHT-OF-WAY
  - SEC. - SECTION
  - PBCo or PBC - PALM BEACH COUNTY
  - CL - CENTERLINE
  - NAD - NORTH AMERICAN DATUM
  - (G) - GROUND DISTANCE
  - LB - LICENSED BUSINESS
  - 2/44/42 - TOWNSHIP 44 SOUTH, RANGE 42 EAST
  - U.E. - UTILITY EASEMENT
  - D.E. - DRAINAGE EASEMENT
  - B.E. - BUFFER EASEMENT
  - W.M.M.E. - WATER MANAGEMENT MAINTENANCE EASEMENT
  - M.R.O.E. - MAINTENANCE AND ROOF OVERHANG EASEMENT
  - LLC - LIMITED LIABILITY COMPANY
  - L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT

- SYMBOLS:
- PERMANENT REFERENCE MONUMENT (P.R.M.), SET 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "LB6473", UNLESS NOTED OTHERWISE
  - MONUMENT, SET 1/2" IRON ROD WITH "BROWN & PHILLIPS" CAP, UNLESS NOTED OTHERWISE

PREPARING SURVEYOR & MAPPER'S STATEMENT  
THIS INSTRUMENT WAS PREPARED BY  
JOHN E. PHILLIPS III, P.S.M. 4826

**BROWN & PHILLIPS, INC.**  
CERTIFICATE OF AUTHORIZATION # LB 6473  
1860 OLD OKEECHOBEE RD., SUITE 509  
WEST PALM BEACH, FLORIDA 33409  
561-615-3988, 615-3986 FAX