

# EMMANUEL CATHOLIC CHURCH PLAT TWO

A REPLAT OF EMMANUEL CATHOLIC CHURCH (PLAT BOOK 58, PAGE 151)  
AND A PORTION OF THE SOUTHWEST ONE-QUARTER OF SECTION 24, TOWNSHIP 46 SOUTH, RANGE 42 EAST  
CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA

PREPARED BY  
DAVID P. LINDLEY, P.L.S.  
CAULFIELD & WHEELER, INC.  
7301A WEST PALMETTO PARK ROAD, SUITE 100A  
BOCA RATON, FLORIDA 33433  
(407) 392-1991  
JULY, 1994

# 135

STATE OF FLORIDA  
COUNTY OF PALM BEACH

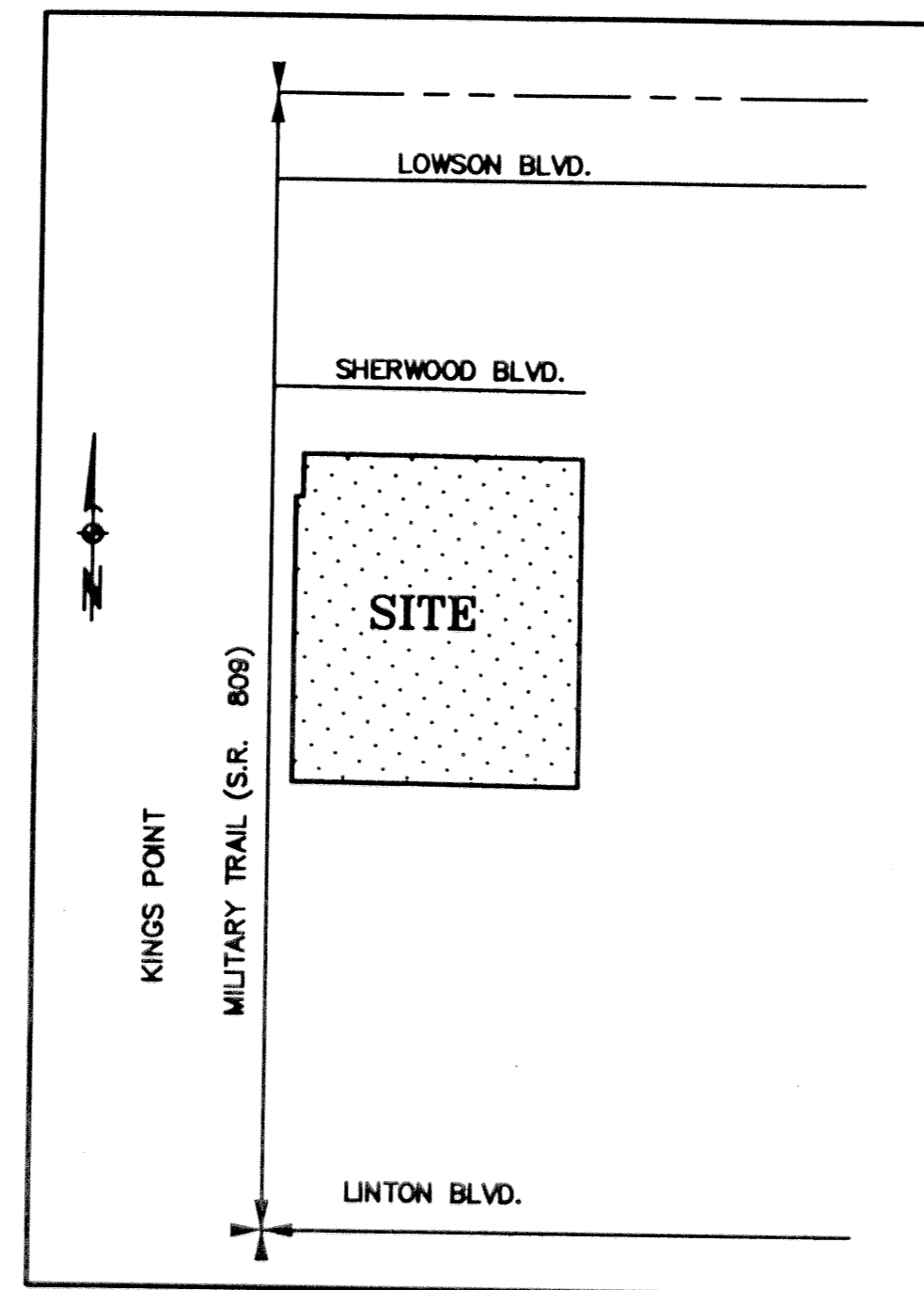
THIS PLAT WAS FILED FOR  
RECORD AT 2:30PM, THIS  
9<sup>th</sup> DAY OF August  
1994, AND DULY RECORDED  
IN PLAT BOOK 77 ON  
PAGES 135 & 136



CLERK OF THE  
CIRCUIT COURT

By: *Leigh A. Stoddy*  
p.c.c.

SHEET 1 OF 2



LOCATION MAP  
(NOT TO SCALE)

### DEDICATION:

KNOW ALL MEN BY THESE PRESENTS: That J. Keith Symons, as Bishop of the Diocese of Palm Beach his successors in office and assigns forever, a corporation sole is the owner of the land as shown on this Plat, being in Section 24, Township 46 South, Range 42 East, Palm Beach County, Florida, described as follows:

The East 657 feet of the West 712 feet of the South 760 feet of the North 2595 feet of the Southwest quarter (SW1/4) of Section 24, Township 46 South, Range 42 East, Palm Beach County, Florida, LESS the additional right-of-way for Military Trail dedicated by the Plat of Emmanuel Catholic Church as recorded in Plat Book 58, Page 151 of the Public Records of Palm Beach County, Florida.

ALSO DESCRIBED AS FOLLOWS:

All of the plat of EMMANUEL CATHOLIC CHURCH as recorded in Plat Book 58, Page 151 of the Public Records of Palm Beach County, Florida, less the right-of-way for Military Trail (State Road 809) dedicated by said plat, AND a portion of the Southwest One-Quarter (SW1/4) of Section 24, Township 46 South, Range 42 East, more particularly described as follows:

BEGINNING at the Southeast corner of said plat of EMMANUEL CATHOLIC CHURCH; thence S00°00'00"E, along the southerly projection of the East boundary of said Plat, said line also being 712.00 feet East of and parallel with the West line of said Southwest One-Quarter (SW1/4), 270.00 feet; thence S89°27'28"W, along a line 1595.00 feet South of and parallel with the North line of said Southwest One-Quarter (SW1/4), 657.00 feet; thence N00°00'00"W, along a line 55.00 feet East of and parallel with said West line, 659.95 feet; thence N90°00'00"E, along the boundary of said plat, 176.75 feet; thence S00°00'00"E, 101.88 feet; thence N90°00'00"E, 186.22 feet; thence S00°00'00"E, 294.49 feet; thence N90°00'00"E, 294.00 feet to the POINT OF BEGINNING (the preceding five (5) courses described being coincident with the boundary of said plat).

Said lands lying in the City of Delray Beach, Palm Beach County, Florida, containing 497,597.76 square feet (11.42 Acres), more or less.

have caused said lands to be surveyed and platted as shown hereon as EMMANUEL CATHOLIC CHURCH PLAT TWO and further dedicate as follows:

- Parcel "A" as shown hereon, is hereby dedicated for uses pursuant to the zoning regulations of the City of Delray Beach.
- Parcel "B" as shown hereon, is hereby dedicated to the City of Delray Beach, Florida, for the perpetual use of the public for public street purposes.
- General Utility Easement and Drainage Easement 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.

IN WITNESS WHEREOF, the above named Diocese of Palm Beach has caused these presents to be signed this 15 day of March 1994.

*Richard L. Lewis*  
Witness  
*Samuel Lewis*  
Witness

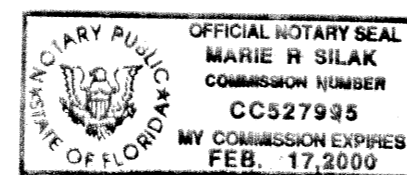
DIOCESE OF PALM BEACH  
By: *J. Keith Symons*  
J. Keith Symons  
as Bishop of the Diocese of Palm Beach,  
his successors in office and assigns forever,  
a corporation sole.

### ACKNOWLEDGMENT:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 15 day of March 1994, by J. KEITH SYMONS, as Bishop of the Diocese of Palm Beach, his successors in office and assigns forever, a corporation sole, who is personally known to me or I has produced \_\_\_\_\_ as identification.

(Notary Seal)



*Marie R. Silak*  
MARIE R. SILAK

(Print Name)  
Notary Public in the State and County  
Aforesaid  
My Commission No. \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

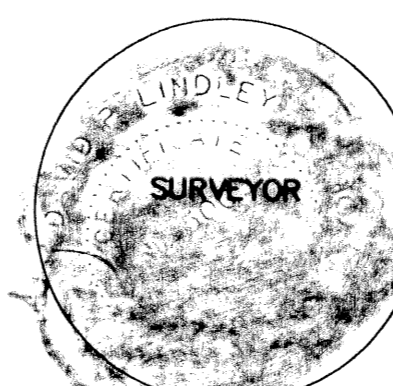
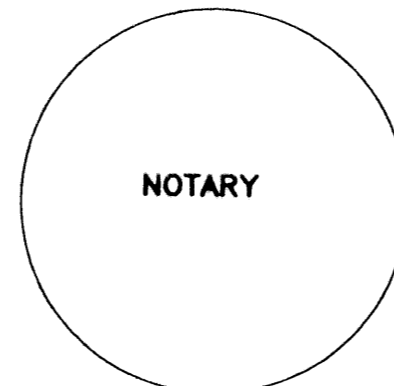
### TITLE CERTIFICATION:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

I, Edward D. Lewis, 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 the Diocese of Palm Beach; that the current taxes have been paid and that there are no other encumbrances of record.

Dated: 3/12/94

*Edward D. Lewis*  
Edward D. Lewis, Esquire



### CITY APPROVALS:

This plat of EMMANUEL CATHOLIC CHURCH PLAT TWO was approved on the 23<sup>rd</sup> day of July, 1994, A.D., 1994, by the City Commission of the City of Delray Beach,

Mayor: *John L. ...* ATTEST: *Alison MacHugon-Harty*  
City Clerk

and reviewed, accepted and certified by:

*David P. Lindley* Director of Planning & Zoning  
*Carolyn L. Young* Planning & Zoning Board, Chairman  
*C. R. B. ...* City Engineer  
*Michael ...* Fire Marshal

*W. J. ...* Director of Environmental Services

### SURVEYORS'S CERTIFICATION:

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 the Permanent Reference Monuments (PRM's) have been placed as required by law and that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended, and ordinances of the City of Delray Beach, Florida, and meets the Minimum Technical Standards set forth in Chapter 61G17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Dated: 3-21-94

*David P. Lindley*  
David P. Lindley, P.L.S.  
Registered Land Surveyor #5005  
State of Florida

BOOK 77  
PAGE 135  
FLOOD MAP #  
FLOOD ZONE  
ZONING  
QUAD #  
SE  
ZIP CODE  
PUD NAME  
CITY OF DELRAY BEACH