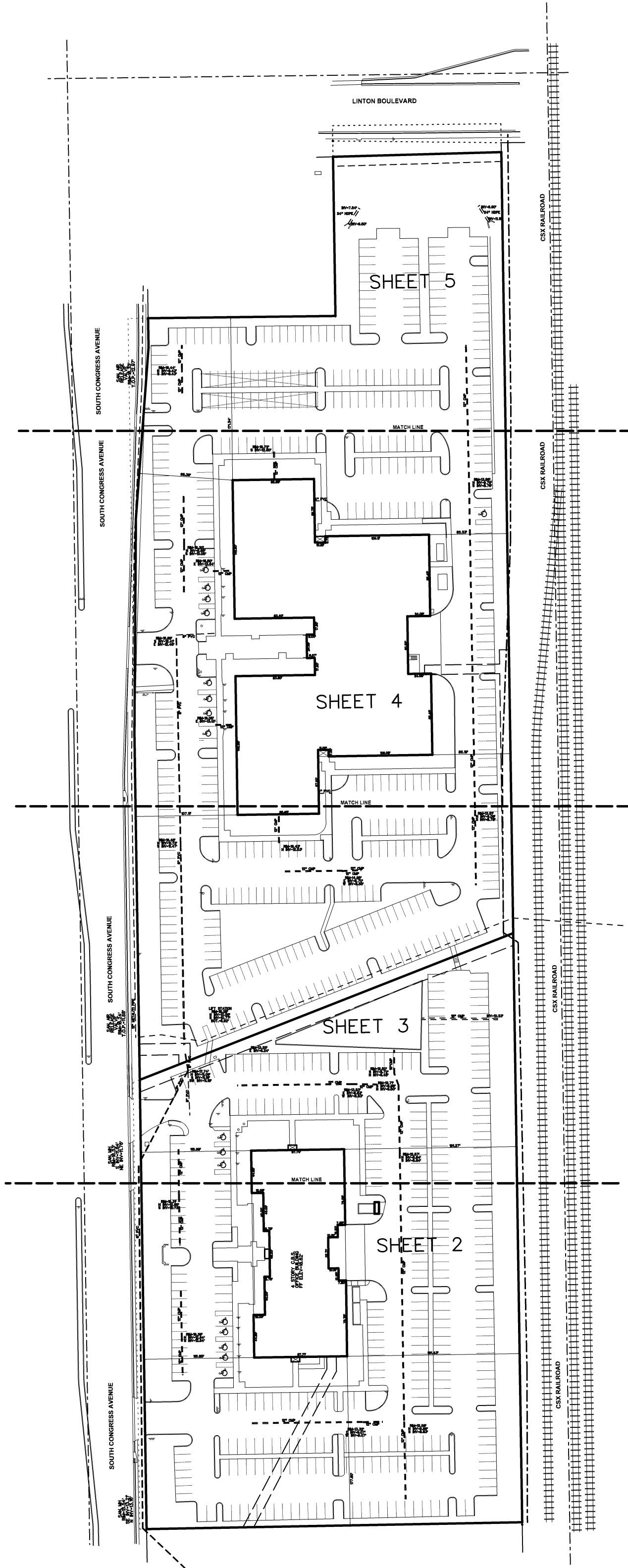
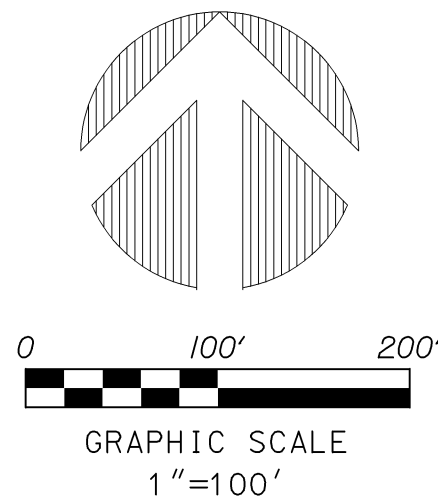




FLOOD INFORMATION
COMMUNITY NUMBER : 125102
PANEL NUMBER : 12099C0979F & 12099C0987F
DATE OF FIRM : OCTOBER 5, 2017
ZONE : X
BASE FLOOD ELEV. : N/A

TREE LIST					
1508	24"	OAK	3267	12"	PALM
1517	12"	SABAL PALM	3269	12"	BLACK OLIVE
1518	12"	SABAL PALM	3270	12"	BLACK OLIVE
1519	12"	SABAL PALM	3271	12"	PALM
1520	12"	SABAL PALM	3272	12"	PALM
1521	12"	SABAL PALM	3273	12"	PALM
1522	18"	OAK	3274	12"	PALM
1523	18"	OAK	3275	12"	PALM
1524	18"	OAK	3276	12"	PALM
1531	36"	MOHAGONY	3277	12"	PALM
1532	24"	MOHAGONY	3278	12"	PALM
1533	6"	BOTTLEBRUSH	3279	12"	PALM
1534	4"	BOTTLEBRUSH(2)	3280	12"	PALM
1535	12"	SABAL PALM	3281	12"	PALM
1536	12"	SABAL PALM	3282	12"	PALM
1537	12"	SABAL PALM	3283	12"	PALM
1539	12"	SABAL PALM	3284	16"	BLACK OLIVE
1540	12"	SABAL PALM	3285	26"	BLACK OLIVE
1541	18"	OAK	3286	16"	BLACK OLIVE
1542	12"	OAK	3287	16"	OAK
1543	18"	OAK	3288	16"	OAK
1544	12"	SABAL PALM	3289	12"	PALM
1545	12"	SABAL PALM	3290	12"	PALM
1546	12"	SABAL PALM	3291	12"	PALM
1547	12"	SABAL PALM	3292	12"	PALM
1548	12"	SABAL PALM	3293	12"	PALM
1549	12"	SABAL PALM	3294	12"	PALM
1550	12"	SABAL PALM	3295	12"	PALM
1551	12"	SABAL PALM	3296	12"	PALM
1552	12"	SABAL PALM	3297	12"	OAK
1553	12"	SABAL PALM	3298	16"	BLACK OLIVE
1554	8"	QUEEN PALM	3299	12"	PALM
1572	12"	SABAL PALM	3300	12"	PALM
1573	12"	SABAL PALM	3301	12"	PALM
1574	12"	SABAL PALM	3302	14"	OAK
1575	24"	BLACK OLIVE	3303	12"	OAK
1577	18"	OAK	3304	20"	BLACK OLIVE
1578	24"	OAK	3305	14"	BLACK OLIVE
1579	24"	OAK	3319	6"	UNKNOWN TREE
1580	24"	OAK	3320	10"	OAK
1581	12"	SABAL PALM	3321	10"	OAK
1582	12"	SABAL PALM	3322	24"	FIG
1583	12"	SABAL PALM	3323	12"	PALM
1584	12"	SABAL PALM	3325	12"	PALM
1587	24"	ACACIA	3326	12"	PALM
1588	10"	BOTTLE BRUSH	3327	12"	PALM
1591	10"	BOTTLE BRUSH	3328	14"	BLACK OLIVE
1594	12"	SABAL PALM	3329	12"	BLACK OLIVE
1595	12"	SABAL PALM	3330	24"	OAK
1596	12"	SABAL PALM	3331	24"	OAK
1597	6"	ROBELLINI	3375	12"	PALM
1605	18"	OAK	3376	12"	PALM
1606	18"	OAK	3377	12"	PALM
1609	10"	QUEEN PALM	3378	12"	PALM
1610	6"	ROBELLINI	3379	12"	PALM
1611	10"	QUEEN PALM	3380	12"	PALM
1612	10"	QUEEN PALM	3381	12"	PALM
1613	10"	QUEEN PALM	3382	12"	PALM
1614	24"	OAK	3383	12"	PALM
1615	24"	OAK	3384	12"	PALM
1616	12"	SABAL PALM	3385	12"	PALM
1617	12"	SABAL PALM	3386	12"	PALM
1618	12"	SABAL PALM	3387	12"	PALM
1619	12"	SABAL PALM	3388	12"	PALM
1620	12"	SABAL PALM	3389	12"	PALM
1621	12"	SABAL PALM	3390	12"	PALM
1622	12"	SABAL PALM	3391	12"	PALM
1623	10"	BOTTLE BRUSH	3392	12"	PALM
1628	18"	OAK	3393	12"	OAK
1629	18"	OAK	3394	12"	OAK
1630	24"	BLACK OLIVE	3395	24"	BLACK OLIVE
1631	18"	BLACK OLIVE	3396	24"	BLACK OLIVE
1632	18"	BLACK OLIVE	3397	12"	PALM
1633	18"	OAK	3398	12"	PALM
1634	18"	OAK	3399	16"	OAK
1656	12"	OAK	3400	16"	OAK
1659	12"	OAK	3401	16"	OAK
1660	18"	OAK	3402	16"	OAK
1661	18"	OAK	3403	16"	OAK
1675	18"	BLACK OLIVE	3404	16"	OAK
1676	12"	SABAL PALM	3435	12"	OAK
1677	12"	SABAL PALM	3436	8"	OAK
1678	12"	SABAL PALM	3437	8"	OAK
1679	12"	SABAL PALM	3438	20"	OAK
1680	12"	SABAL PALM	3441	30"	OAK
1681	12"	SABAL PALM	3442	10"	PALM
1682	12"	SABAL PALM	3443	16"	OAK
1683	12"	SABAL PALM	3444	16"	OAK
1684	24"	OAK	3450	12"	PALM
1685	18"	OAK	3451	12"	PALM
1686	18"	MAHOGANY	3592	12"	PALM
1687	18"	MAHOGANY	3593	12"	PALM
1688	24"	MAHOGANY	3594	12"	PALM
1689	24"	MAHOGANY	3595	12"	PALM
1690	18"	OAK	3596	30"	FRUIT TREE
1691	18"	MAHOGANY	3597	12"	PALM
1693	12"	SABAL PALM	3598	12"	PALM
1694	12"	SABAL PALM	3599	12"	PALM
1695	12"	SABAL PALM	3600	12"	PALM
1696	12"	SABAL PALM	3601	12"	PALM
1697	12"	SABAL PALM	3602	12"	PALM
1698	12"	SABAL PALM	3603	12"	PALM
1700	24"	FICUS	3604	12"	PALM
1701	24"	FICUS			
1702	24"	FICUS			
1703	24"	FICUS			
1704	10"	BOTTLE BRUSH			
1705	10"	BOTTLE BRUSH			
1706	16"	BOTTLE BRUSH			
3266	12"	PALM			

LEGAL DESCRIPTION
PARCEL I:

THE ATRIUM PARCEL:

All of the Plat of THE ATRIUM AT CENTRE DELRAY, according to the Plat thereof as recorded in Plat Book 42, Page 133, of the Public Records of Palm Beach County, Florida, LESS and except that certain portion of the Plat as deeded to Palm Beach County pursuant to Right-of-Way Deed recorded in Official Records Book 5599, Page 1156, of the Public Records of Palm Beach County, Florida, ALSO LESS AND EXCEPT the following parcel of land conveyed to the State of Florida Department of Transportation by the Warranty Deed recorded in Official Records Book 29779, Page 847, of the Public Records of Palm Beach County, Florida.

PARCEL II:

THE GARDENS AT CENTRE DELRAY PARCEL:

All of the Plat of THE GARDENS AT CENTRE DELRAY, according to the Plat thereof as recorded in Plat Book 43, Page 49, of the Public Records of Palm Beach County, Florida, LESS and except that certain portion of the Plat as dedicated as Right-of-Way according to said Plat.

NOTES

1. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. TITLE INFORMATION IS LISTED ON THIS PAGE.
3. THE BEARINGS SHOWN HEREON ARE BASED ON THE RECORD PLATS.
4. ELEVATIONS SHOWN HEREON ARE BASED ON PALM BEACH COUNTY BENCHMARK "HARDIP": P.B. COUNTY DISK IN CONC. ELEVATION = 11.289' ± N.A.V.D. 1988.
5. SURVEYED PROPERTY CONTAINS 12.135 ACRES, MORE OR LESS.
6. COMMUNICATIONS EASEMENT RECORDED IN O.R.B. 26401 AT PAGE 1156 IS DIFFICULT TO LOCATE PHYSICALLY AND THE AFFECT OF SAID EASEMENT IS QUESTIONABLE.
7. PARCEL 1 CONTAINS 449 TOTAL PARKING SPACES, INCLUDING 9 HANDICAP SPACES AND 28 COVERED SPACES.
8. PARCEL 2 CONTAINS 350 TOTAL PARKING SPACES, INCLUDING 8 HANDICAP SPACES.
9. PARCEL 1 ADDRESS IS 1615 S. CONGRESS AVE., DELRAY BEACH, FL 33445. PARCEL 2 ADDRESS IS 1625 S. CONGRESS AVE., DELRAY BEACH, FL 33445.

TITLE INFORMATION

TITLE COMMITMENT #8698623
FIDELITY NATIONAL TITLE INSURANCE COMPANY
COMMITMENT DATE 07/27/2020 AT 11:00 PM

PARCEL I

NO.	BOOK/PAGE	DESCRIPTION	APPLIES?	PLOTTED?
6	P.B. 42/133	PLAT	YES	YES
7	ORB 3499/15	FPL EASEMENT	YES	YES
8	D.B. 792/210	RESERVATIONS	N.P.	NO
8	ORB 3604/1077	RIGHT OF ENTRY	YES	NO
9	ORB 3906/313	LIFT STATION ESMT	YES	YES
12	ORB 26497/1590	NOTICE	YES	NO
12	ORB 26401/1156	EASEMENT DEED	YES	YES*
13	ORB 29779/847	R/W DEED	YES	YES
14	ORB 29779/856	TEMP. EASEMENT	YES	YES

PARCEL II

NO.	BOOK/PAGE	DESCRIPTION	APPLIES?	PLOTTED?
16	P.B. 43/49	PLAT	YES	YES
7	ORB 3647/691	FPL EASEMENT	YES	YES
18	D.B. 792/210	RESERVATIONS	N.P.	NO
18	ORB 3604/1077	RIGHT OF ENTRY	YES	NO
20	ORB 26497/1590	NOTICE	YES	NO
20	ORB 26401/1156	EASEMENT DEED	YES	YES*

- * - SEE NOTE # 6.
N.P. - NOT PROVIDED

ABBREVIATIONS

ASPH	•	ARCLength
B.M.	•	BENCHMARK
C	•	CALCULATED
CB	•	CATCH BASIN
C.L.F.	•	CHAIN LINK FENCE
CONC.	•	CONCRETE
COR.	•	CORNER
D	•	DELTA (CENTRAL ANGLE)
D.E.	•	DRAINAGE EASEMENT
I.R.	•	IRON ROD
I.R.C.	•	IRON ROD AND CAP
INVT	•	INVERT
L.A.E.	•	LIMITED ACCESS EASEMENT
L.M.E.	•	LAKE MAINTENANCE EASEMENT
L.M.A.E.	•	LAKE MAINTENANCE ACCESS EASEMENT
L.B.	•	LICENSED BUSINESS
L.S.	•	LICENSED SURVEYOR
L.W.D.	•	LAKE WORTH DRAINAGE DISTRICT
MON.	•	MONUMENT
O.R.B.	•	OFFICIAL RECORDS BOOK
P.B.	•	PLAT BOOK
P.B.C.R.	•	PALM BEACH COUNTY RECORDS
P.C.	•	PAGE
P.S.M.	•	PROFESSIONAL SURVEYOR & MAPPER
R.P.B.	•	ROAD PLAT BOOK
SAN. MH	•	SANITARY MANHOLE
U.E.	•	UTILITY EASEMENT
WM	•	WATER METER
WPP	•	WOOD POWER POLE
B	•	BASELINE

LEGEND

■	CONC. UTILITY POLE	⊙	SANITARY MANHOLE
●	WOOD UTILITY POLE	▽	SIGN
□	ELECTRIC SERVICE	○	CLEAN OUT
⊠	WATER METER	⊗	MONITORING WELL
⊕	WATER VALVE	⊗	SANITARY VALVE
○	FIRE HYDRANT	□	ATT BOX
⊠	LIGHT POLE	—	OVERHEAD UTILITY LINE
⊙	STORM MANHOLE	---	FENCE
⊠	CATCH BASIN	- - -	ANCHOR
		•	MONITORING WELL
		•	2060 TREE

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON COMPLIES WITH COMPLIES WITH STANDARDS OF PRACTICE FOR SURVEYS AS CONTAINED IN CHAPTER 5J-17.051, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND THAT SAID SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS SURVEYED UNDER MY DIRECTION.

JEFF S. HODAPP
SURVEYOR AND MAPPER
FLORIDA LICENSE NO. LS5111

LAST DATE OF FIELD WORK : OCTOBER 26, 2020



947 Clint Moore Road
Boca Raton, Florida, 33487
Certificate of Authorization No. LB7264

Tel: (561) 241-9988
Fax: (561) 241-5182

ATRIUM AT CENTRE DELRAY
GARDENS AT CENTRE DELRAY
BOUNDARY, TOPOGRAPHIC AND TREE SURVEY

NO.	DATE	BY	CHK'D	REVISIONS:	FB/PG
1					
2					
3					
4					
5					
6					

SEAL

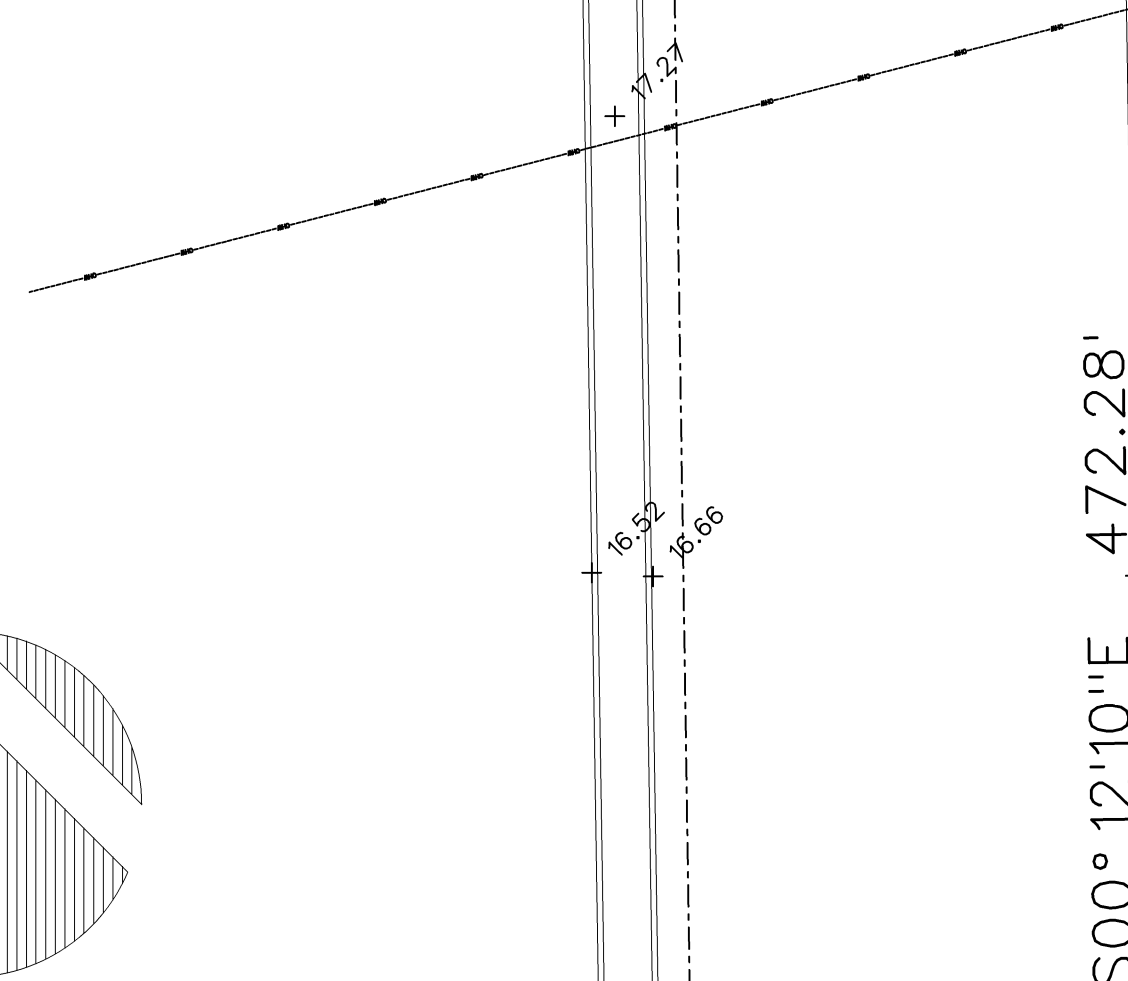
JOB NO. 20220

SCALE 1"=100'

DRAWN JSH

CHECKED GY

SHEET 1 OF 5



SOUTH CONGRESS AVENUE

4 STORY C.B.S.
OFFICE BUILDING
FF ELEV=18.62'

THE GARDENS AT CENTRE'DELRAY
(P R 43. PG. 49 P.B.C.R.)

CSX RAILROAD



947 Clint Moore Road
Boca Raton, Florida, 33487

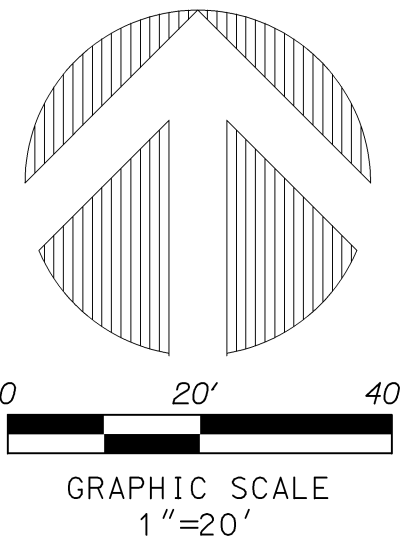
Tel: (561) 241-9988
Fax: (561) 241-5182

**ATRIUM AT CENTRE DELRAY
GARDENS AT CENTRE DELRAY
BOUNDARY, TOPOGRAPHIC AND TREE SURVEY**

				REVISIONS:	
NO.	DATE	BY	CK'D		FB/PG
1					
2					
3					
4					
5					
6					

SEAL

JOB NO. 20220
SCALE 1"=20'
DRAWN JSH
CHECKED GY
SHEET 2 OF 5



SOUTH CONGRESS AVENUE

MATCH LINE

THE ATRIUM AT CENTRE' DELRAY
(P.B. 42, PG. 133 P.B.C.R.)

THE GARDENS AT CENTRE' DELRAY
(P.B. 43, PG. 49 P.B.C.R.)

CSX RAILROAD

2" PVC
STUB UP

BLUE FLAG
BLUE FLAG

MATCH LINE



947 Clint Moore Road
Boca Raton, Florida, 33487
Certificate of Authorization No. LB7264

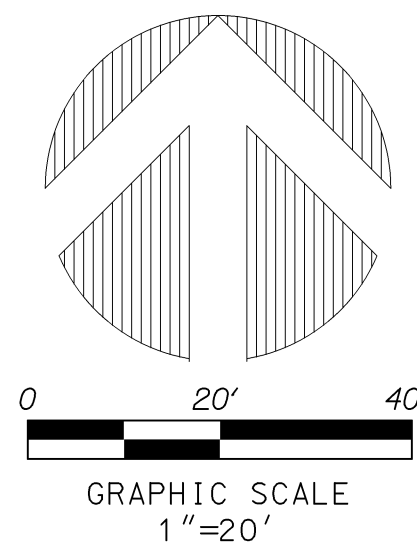
Tel: (561) 241-9988
Fax: (561) 241-5182

ATRIUM AT CENTRE DELRAY
GARDENS AT CENTRE DELRAY
BOUNDARY, TOPOGRAPHIC AND TREE SURVEY

NO.	DATE	BY	CK'D	REVISIONS:	FB/PG
1					
2					
3					
4					
5					
6					

SEAL

JOB NO. 20220
SCALE 1"=20'
DRAWN JSH
CHECKED GY
SHEET 3 OF 5



SOUTH CONGRESS AVENUE

CSX RAILROAD

THE ATRIUM AT CENTRE DELRAY
(P.B. 42, PG. 133 P.B.C.R.)

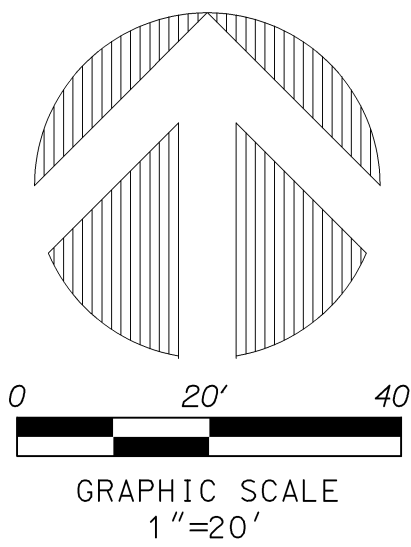
ATRIUM AT CENTRE DELRAY
GARDENS AT CENTRE DELRAY
BOUNDARY, TOPOGRAPHIC AND TREE SURVEY

947 Clint Moore Road
Boca Raton, Florida, 33487
Tel: (561) 241-9988
Fax: (561) 241-5182

PERIMETER
SURVEYING & MAPPING

NO.	DATE	BY	CK'D	REVISIONS:	FB/PG
1					
2					
3					
4					
5					
6					

JOB NO. 20220
SCALE 1"=20'
DRAWN JSH
CHECKED GY
SHEET 4 OF 5



SOUTH CONGRESS AVENUE

LINTON BOULEVARD

CSX RAILROAD

UNPLATTED

MATCH LINE



947 Clint Moore Road
Boca Raton, Florida, 33487

Certificate of Authorization No. LB7264

Tel: (561) 241-9988
Fax: (561) 241-5182

ATRIUM AT CENTRE DELRAY
GARDENS AT CENTRE DELRAY
BOUNDARY, TOPOGRAPHIC AND TREE SURVEY

NO.	DATE	BY	CK'D	REVISIONS:	FB/PG
1					
2					
3					
4					
5					
6					

SEAL

JOB NO. 20220
SCALE 1"=20'
DRAWN JSH
CHECKED GY
SHEET 5 OF 5