



VICINITY MAP  
N.T.S.

**DEDICATION:**

KNOW ALL MEN BY THESE PRESENTS THAT JD REALTY HOLDINGS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, IS THE OWNER OF THE LAND SHOWN ON THIS PLAT OF CASUARINA ROAD REPLAT, BEING A REPLAT OF LOTS 6 AND 7, BLOCK H, JOHN B. REID'S VILLAGE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE 95 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 6 AND 7, BLOCK H, JOHN B. REID'S VILLAGE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE 95 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING 28,998 SQUARE FEET, OR 0.6657 ACRES, MORE OR LESS.

SAID LANDS SITUATE IN SECTION 16, TOWNSHIP 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA.

HAVE CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS CASUARINA ROAD REPLAT AND FURTHER DEDICATES AS FOLLOWS:

**LOTS**

LOTS 1 THROUGH 6 ARE HEREBY RESERVED BY JD REALTY HOLDINGS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA,, ITS SUCCESSORS AND/OR ASSIGNS FOR PRIVATE PURPOSES AS ALLOWED PURSUANT TO ZONING REGULATIONS OF THE CITY OF DELRAY BEACH.

**ALONG WITH THE FOLLOWNG EASEMENTS:**

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

GENERAL UTILITY (G.U.E.) EASEMENTS ARE MADE TO ANY PUBLIC OR PRIVATE UTILITY, SUCH AS BUT NOT LIMITED TO, STORM DRAINAGE, ELECTRIC POWER, GAS SERVICE, TELEPHONE LINES,, CABLE TELEVISION AND WATER AND SEWER SYSTEMS; PROVIDED HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITY AND SERVICES OF ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC FACILITY.

ACCESS EASEMENTS ARE MADE FOR THE BENEFIT OF THE OWNERS OF LOTS 1 THROUGH 6, THEIR SUCCESSORS AND ASSIGNS FOR MAINTENANCE ACCESS PURPOSES.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGERS AND ITS SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS LIMITED LIABILITY COMPANY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

JD REALTY HOLDINGS, LLC, A DELAWARE  
LIMITED LIABILITY COMPANY

WITNESS: \_\_\_\_\_ BY: \_\_\_\_\_  
PRINT NAME JOHN FARINA, MANAGING MEMBER

WITNESS: \_\_\_\_\_  
PRINT NAME

WITNESS: \_\_\_\_\_ BY: \_\_\_\_\_  
PRINT NAME DUSTIN SALZANO, MANAGING MEMBER

WITNESS: \_\_\_\_\_  
PRINT NAME

**ACKNOWLEDGMENT:**

STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JOHN FARINA AND DUSTIN SALZANO WHO ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS THE MANAGING MEMBERS OF JD REALTY HOLDINGS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE SEAL 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 \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC

COMMISSION NUMBER: \_\_\_\_\_ PRINT NAME

# CASUARINA ROAD REPLAT

BEING A REPLAT LOTS 6 AND 7, BLOCK H, JOHN B. REID'S VILLAGE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE 95 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA  
LYING IN SECTION 16, TOWNSHIP 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT WAS PREPARED BY  
DAVID P. LINDLEY, PLS  
OF  
**CAULFIELD and WHEELER, INC.**  
ENGINEERS – PLANNERS – SURVEYORS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 – (561)392-1991

"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.

**MORTGAGEES CONSENT:**

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_)

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 RECORDS BOOK \_\_\_\_\_ AT PAGE \_\_\_\_\_ OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS \_\_\_\_\_ AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

LENDER NAME \_\_\_\_\_,

WITNESS: \_\_\_\_\_ BY: \_\_\_\_\_  
PRINT NAME NAME

WITNESS: \_\_\_\_\_  
PRINT NAME

**ACKNOWLEDGMENT:**

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_)

BEFORE ME PERSONALLY APPEARED \_\_\_\_\_, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS \_\_\_\_\_ OF

\_\_\_\_\_ AN \_\_\_\_\_ AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/SHE EXECUTED SUCH INSTRUMENT AS \_\_\_\_\_ 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 OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC

COMMISSION NUMBER: \_\_\_\_\_ PRINT NAME

**TITLE CERTIFICATION:**

COUNTY OF PALM BEACH)  
STATE OF FLORIDA)

I, THOMAS J. CARNEY, ESQ., 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 JD REALTY HOLDINGS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT THERE ARE 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: \_\_\_\_\_

THOMAS J. CARNEY  
ATTORNEY AT LAW  
LICENSED IN FLORIDA

**TABULAR DATA**

NAME	SQUARE FEET	ACRES
LOTS 1 – 6	28,998	0.6657
TOTAL	28,998	0.6657

**CITY APPROVALS:**

THIS PLAT OF CASUARINA ROAD REPLAT WAS APPROVED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 201\_ BY THE CITY COMMISSION OF THE CITY OF DELRAY BEACH, FLORIDA.

ATTEST: \_\_\_\_\_  
MAYOR CITY CLERK

AND REVIEWED, ACCEPTED, AND CERTIFIED BY:

DEVELOPMENT SERVICES DIRECTOR

CITY ENGINEER

PUBLIC WORKS DIRECTOR

FIRE MARSHAL

**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 CASUARINA ROAD REPLAT, AS REQUIRED BY CHAPTER 177.081(1) FLORIDA STATUTES, AND FINDS THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177.091(1), FLORIDA STATUTES.

DATE: \_\_\_\_\_

JOHN T. DOOGAN, P.L.S.  
PROFESSIONAL LAND SURVEYOR, REG. #4409  
STATE OF FLORIDA

**SURVEYOR'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) HAVE BEEN PLACED AS REQUIRED BY LAW, 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, FLORIDA.

DATE: \_\_\_\_\_

DAVID P. LINDLEY, P.L.S.  
REG. LAND SURVEYOR #5005  
STATE OF FLORIDA  
LB #3591  
CAULFIELD AND WHEELER, INC.  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434  
CERTIFICATE OF AUTHORIZATION NUMBER LB3591  
561-392-1991

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT \_\_\_\_\_ M.  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_  
A.D. 201\_ AND DULY RECORDED  
IN PLAT BOOK \_\_\_\_\_ ON  
PAGES \_\_\_\_\_ THRU \_\_\_\_\_  
  
SHARON R. BOCK  
CLERK AND COMPTROLLER

BY: \_\_\_\_\_  
DEPUTY CLERK

**SHEET 1 OF 2**

JD REALTY HOLDINGS, LLC  
JD REALTY HOLDINGS, LLC  
NOTARY  
SEAL

MORTGAGEE  
MORTGAGEE  
NOTARY

REVIEWING  
SURVEYOR  
CITY OF DELRAY BEACH  
SURVEYOR

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