RY PUBLIC MSSION NO.:	ACKNOWLEDGEMENT: OF FLORIDA Y OF PALM BEACH Y OF PALM BEACH Y OF PALM BEACH "SICAL PRESENCE OR ONLINE NOTARIZATION, THIS DAY OF SICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS ICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS INT OF BANYAN HOUSE CONDOMINIUM, INC., A FLORIDA CORPORATION, INFRALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH MENT AS PRESIDENT OF SAID CORPORATION, AND THAT THE SEAL D TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID TO THE FOREGOING INSTRUMENT BY DUE AND RATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND	<i>B</i> :	SES AS THE COL THE COL TOR DRVE OWNER (SE TO SE TO SE TO	SOUTHWEST FIAMING A CENTRAL ANGLE OF 02 03'40" AND A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 35.81 FEET TO A POINT OF TANGENCY WITH THE SOUTH LINE OF SAID LOT 39; THENCE N.89°33'29"E., ALONG SAID SOUTH LINE, A DISTANCE OF 21.74 FEET TO THE POINT OF BEGINNING. SAID OVERALL PARCEL CONTAINING 23,257 SQUARE FEET OR 0.5339 ACRE MORE OR LESS. HAVE CAUSED SAID I ANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON	HE PUBLIC RECORDS ORIDA, LESS THAT ORIDA, LESS THAT ORIDA, LESS THAT ORIDA, LESS THAT OF WAY DESC OF SAID LINE BEING OF SAID LINE BEING OF SAID THE ARC OF SAID THE ARC	ACC ACC AN ACC AN ACC AN AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC AN ACC ACC	SITE SITE RHODES VILLA LANE LINTON BOULEVARD LINTON MAP (NO SCALE) LEGEND: £ = CENTERLINE P.R.M. = PERMANENT (4"X4" CONCRETE MONUMENT STAMPEN TO THERENCE MONUMENT STAMPEN OF PRIM LB353") WHITE DRIVE ROUNDES VILLA LANE E = CENTRAL ANGLE C.A. = CENTRAL ANGLE C.B. = CHORD BEARING
BANYAN HOUSE OTY OF DELPAY SURVEYORS SURVEYORS CONDOMINUM, INC BEACH SEAL SEAL SEAL SEAL SEAL SEAL SEAL	THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELLIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) AND MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW; AND FURTHER, THAT THE SURVEY DATA COMPLES WITH ALL REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF DELRAY BEACH. DATE: DATE: PAUL D. ENGLE SURVEYOR AND MAPPER NO. 5708 O'BRIEN, SUITER & O'BRIEN, INC.	DAVID P. LINDLEY, P.L.S. FLORIDA REGISTRATION NO. 5005 CAUL FIELD & WIFEELER, INC. 7900 GLADES ROAD, SUITE 100 BOCA RATON, FLORIDA 33434 LICENSE BUSINESS NO. L.B. 3591 SURVEYOR'S CERTIFICATE:	MATTHEW H, SCOTT, P.A. ATTORNEY STATE OF FLORIDA FLA. BAR NO. REVIEWING SURVEYOR'S STATEMENT: THIS IS TO CERTIFY THAT THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, UNDER CONTRACT WITH THE CIVIDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, PLAT OF "BANYAN 2020", AS REQUIRED BY CHAPTER 177.081 (1), FLORIDA STATUTES, AND FINDS THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES.	STATE OF FLORIDA COUNTY OF PALM BEACH I, MATTHEW H. SCOTT, 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 BANYAN HOUSE CONDOMINUM, INC., A FLORIDA CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT THERE ARE NO MORTGAGES; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE PLAT DEPICTED HEREON.	FIRE MARSHAL TITLE CERTIFICATION:	CITY APPROVAL: THIS PLAT OF "BANYAN 2021" AS APPROVED ON THE DAY OF THE CITY OF DELRAY BEACH. A.D. 2020 BY THE CITY COMMISSION OF DELRAY BEACH. ATTEST: MAYOR: AND REVIEWED, ACCEPTED, AND CERTIFIED BY:	BANYAN 20: BEING A REPLAT OF LOT 39, DELRAY BEACH SHORES, ACCORD RECORDED IN PLAT BOOK 23, PAGE 167 (P.R.P.B.CO.), BEIN 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH, PAL SHEET 1 OF 1 THS INSTRUMENT WAS PREPARED BY PAUL D. ENGLE, IN THE OFFICE OF DESIREN, SUITER & O'BRIEN, NC., 955 NIME OFFICE OF DELRAY BEACH, FLORDA 33445 (561) 276-4501
	77.50' AREA = 1,172 SQUARE FEET ARC = 35.81' C.A. = 0°1720". RADIUS = 17,138.8 SET P.R.M.	0°26'31"W. 55.00' 40.50' AREA = 12,085 SQUARE FEET NOT RADIA 150.73' 170 CHORD BEARING = 150.73' RADIA 150.73' 171 RADIA 171 171 171 171 171 171 171 1	YACT BASIN, DELRAY BEACH SHORES (PLAT BOOK 23, PAGE 167) SETPRIM 5: EASEMENT (PLAT BOOK 23, PAGE 167) SETPRIM 5: EASEMENT (PLAT BOOK 23, PAGE 167) TO 40.00 SETPRIM 5: EASEMENT (PLAT BOOK 23, PAGE 167) TO 39 'E-10/39 'E-15/39'E-17/7,138.80' TO 39 'E-15/39'E-17/7,138.80' TO 39 'E-15/39'E-17/7,138.80' TO 39 'E-15/39'E-		DPOSED CITY OF DELRAY BEACH MAINTAINED WATER, NER OR DRAINAGE FACILITIES. CONSTRUCTION OR NER OR DRAINAGE FACILITIES. CONSTRUCTION OR NESCAPING UPON MAINTENANCE OR MAINTENANCE ACCEMENTS MUST BE IN CONFORMANCE WITH ALL BUILD. D ZONING CODES AND/OR ORDINANCES OF THE CITY PAY BEACH. PRAY BEACH. SEMENTS WHICH ARE PROVIDED FOR WATER AND SENCE UPON DRAINAGE EASEMENTS. LANDSCAPING ON ANY UPON DRAINAGE EASEMENTS. LANDSCAPING ON ANY NESENT OF ALL UTILITY COMPANIES OCCUPYING SAME. TRUMENTS OF RECORD AS SHOWN HEREON ARE RECORDS OF BALL WEACH COLUMN FERCES.	REIN AS RAL DEPICTION AL DEPICTION AL DEPICTION AL DEPICTION IN AUTHORIT OF THE PLA THAT ARE I ID IN THE PU RIDA. DELRAY BEA OR EMERGEN RIDA. BE NO BUILL NO STRUCTUR ONSTANCE OF	LE: 1" = 20" LATINE TO THE ES (PLAT BOOK NG OF N.89°33"2

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