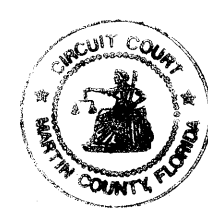
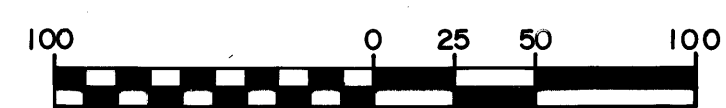
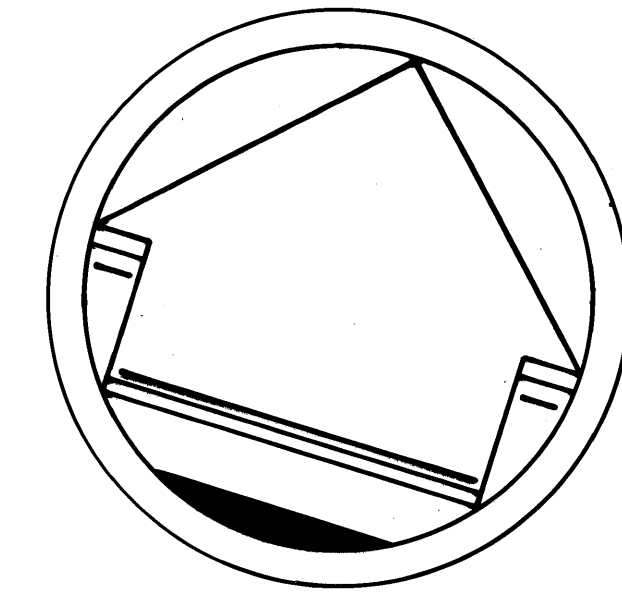


SEE SURVEYOR'S AFFIDAVIT RECORDED IN O.R. BOOK 777 PG 1225 ON 8/19/88 MARSHA STILLER CLERK OF COURT by LM Wheeler D.C.



SCALE: 1" = 60'



# SADLER TRACT WEST

BEING A REPLAT OF PORTIONS OF LOTS 50 AND 51, GOMEZ GRANT & JUPITER ISLAND, AS RECORDED IN PLAT BOOK 1 AT PAGE 80, PALM BEACH COUNTY PUBLIC RECORDS

TOWN OF JUPITER ISLAND  
MARTIN COUNTY, FLORIDA

ORDER NO. 801422 FIELD BOOK: PB 35, pages 66-69 DATE: JUNE 5, 1987

I, MARSHA STILLER, Clerk of the CIRCUIT COURT of MARTIN COUNTY, FLORIDA HEREBY CERTIFY that this PLAT was FILED for RECORD in PLAT BOOK 11, PAGE 37, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, this day of \_\_\_\_\_, 1987.

MARSHA STILLER  
Clerk of the CIRCUIT COURT  
MARTIN COUNTY, FLORIDA

By: *Deborah Langston*  
Deputy Clerk

FILE No. 712971

## TITLE CERTIFICATION

I, MELVIN W. BUETENS, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT THE RECORD TITLE TO THE HEREON DESCRIBED LANDS IS VESTED IN THE NAME OF THE PERSON, PERSONS, CORPORATION OR OTHER ENTITY EXECUTING THE DEDICATION HEREON. ALL MORTGAGES ON THE LAND DESCRIBED HAVE BEEN SATISFIED.

*Melvin W. Buetens*  
MELVIN W. BUETENS, ATTORNEY AT LAW

## DESCRIPTION

COMMENCING AT THE NORTHWEST CORNER OF LOT 287, BON AIR BEACH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9 AT PAGE 2, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND RUN ON A TRUE BEARING OF S 65° 33' 32" W, FOR A DISTANCE OF 1200.13 FEET, TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL OF LAND: THENCE CONTINUE S 65° 33' 32" W, ALONG THE LAST DESCRIBED COURSE, FOR A DISTANCE OF 653.46 FEET; THENCE RUN N 16° 40' 47" W, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF THE INTRACOASTAL WATERWAY, FOR A DISTANCE OF 201.85 FEET; THENCE RUN S 65° 33' 32" E, FOR A DISTANCE OF 653.46 FEET; THENCE RUN S 16° 40' 47" W, ALONG A LINE 647.47 FEET EASTERLY OF AND PARALLEL WITH, AS MEASURED AT RIGHT ANGLES TO, THE AFORESAID EASTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 201.85 FEET, TO THE POINT OF BEGINNING.

## CERTIFICATE OF DEDICATION & OWNERSHIP

THE UNDERSIGNED "OWNERS" DO HEREBY CERTIFY THAT THEY ARE OWNERS OF THE PROPERTY DESCRIBED HEREON AND THEY DO HEREBY DEDICATE THE FOLLOWING:

UTILITY EASEMENT AS SHOWN IS HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES.

INGRESS-EGRESS AND ACCESS EASEMENT AS SHOWN IS HEREBY DEDICATED IN PERPETUITY TO THE OWNERS OF LOTS 1 AND 3, THEIR SUCCESSORS, HEIRS, ASSIGNS, INVITEES AND LESSEES.

NAVIGATIONAL EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED IN PERPETUITY FOR USE BY THE OWNERS OF LOTS IN SADLER TRACT WEST; OWNERS OF LOTS 7 THRU 14, BLOCK 89, BON AIR BEACH PLAT 4-A; AND OWNERS OF THE SOUTHERLY 300 FEET OF SADLER TRACT, THEIR SUCCESSORS, HEIRS, ASSIGNS, INVITEES AND LESSEES.

DATED THIS 12<sup>th</sup> DAY OF April 1988 A.D.

OWNERS:

- 1. JUPITER INLET CORPORATION, OWNER OF LOT 1

JUPITER INLET CORPORATION  
A FLORIDA CORPORATION  
BY *Nancy Chapin*  
NANCY CHAPIN, VICE PRESIDENT

ATTEST: *J. M. Chapin*  
SECRETARY

STATE OF FLORIDA  
COUNTY OF MARTIN

BEFORE ME, PERSONALLY APPEARED NANCY CHAPIN AND TO ME WELL KNOWN TO BE THE VICE PRESIDENT AND SECRETARY, RESPECTIVELY OF JUPITER INLET CORPORATION, A FLORIDA CORPORATION, AND THEY ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION AS SUCH OFFICERS OF SAID CORPORATION.

WITNESS MY HAND AND SEAL THIS 12 DAY OF April 1988, A.D.

(NOTARY SEAL AS TO JUPITER INLET CORPORATION)

*Melvin W. Buetens*  
NOTARY PUBLIC, STATE OF FLORIDA  
AT LARGE; MY COMMISSION EXPIRES: 11/21/89

- 2. NATHANIEL P. REED, OWNER OF LOT 2

*Nathaniel P. Reed*  
NATHANIEL P. REED

STATE OF FLORIDA  
COUNTY OF MARTIN

BEFORE ME, PERSONALLY APPEARED NATHANIEL P. REED TO ME WELL KNOWN, AND HE ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION.

WITNESS MY HAND AND SEAL THIS 15<sup>th</sup> DAY OF December 1987, A.D.

(NOTARY SEAL AS TO REED)

*Melvin W. Buetens*  
NOTARY PUBLIC, STATE OF FLORIDA  
AT LARGE; MY COMMISSION EXPIRES: 11/21/89

- 3. ANNA J. BRABENEC, OWNER OF LOT 3

*Anna J. Brabene*  
ANNA J. BRABENEC

STATE OF FLORIDA  
COUNTY OF MARTIN

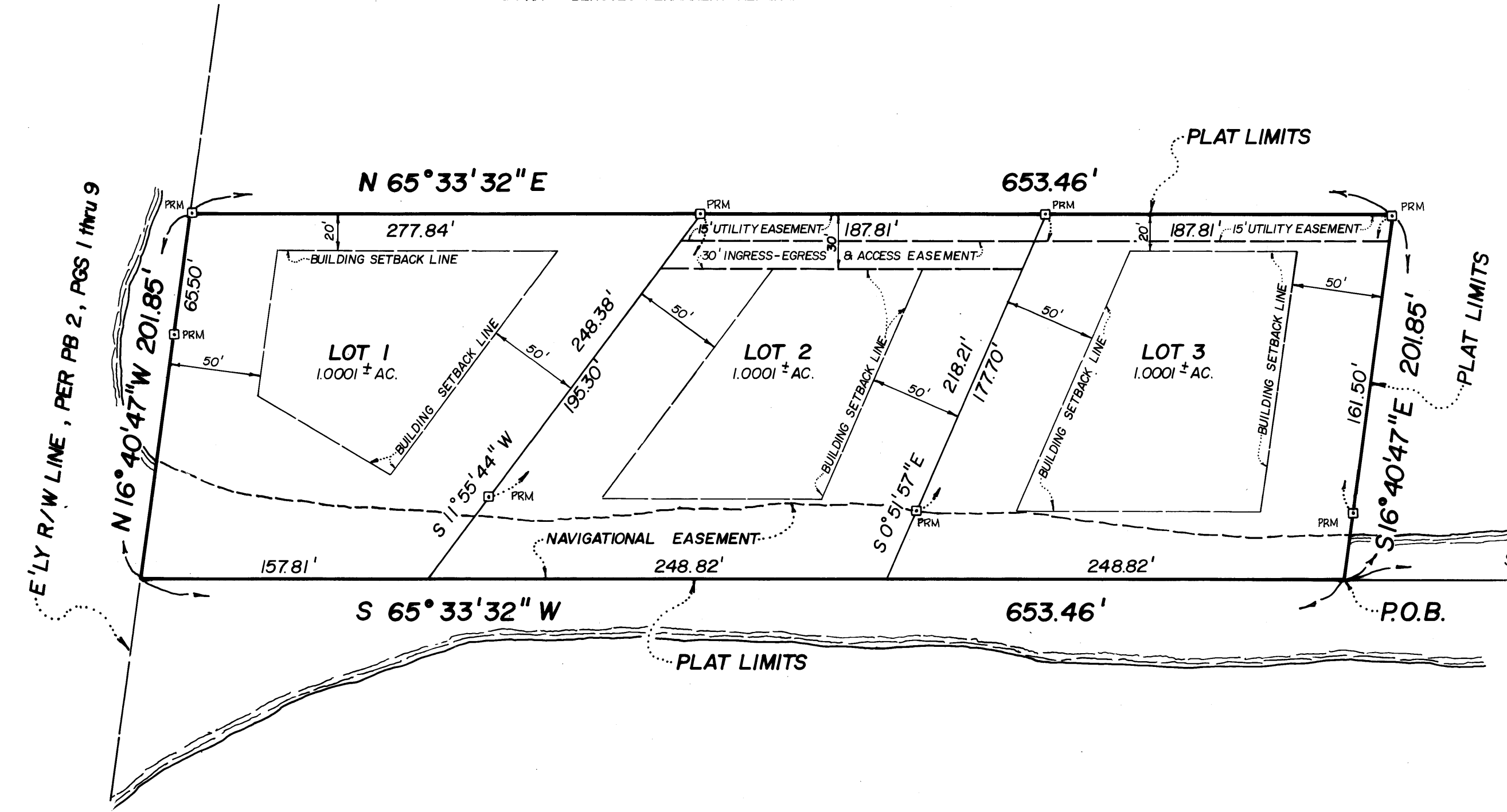
BEFORE ME, PERSONALLY APPEARED ANNA J. BRABENEC, TO ME WELL KNOWN, AND SHE ACKNOWLEDGED BEFORE ME THAT SHE EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 12<sup>th</sup> DAY OF April 1988

(NOTARY SEAL AS TO BRABENEC)

*Melvin W. Buetens*  
NOTARY PUBLIC, STATE OF FLORIDA  
AT LARGE; MY COMMISSION EXPIRES: 11/21/89

INTRACOASTAL WATERWAY



N. BEACH ROAD

## SURVEYOR'S CERTIFICATE

STATE OF FLORIDA  
COUNTY OF MARTIN

I, ROBERT L. VAUGHT, SR. DO HEREBY CERTIFY THAT THIS PLAT OF SADLER TRACT WEST, IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, AND THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, AND THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND ORDINANCES OF THE TOWN OF JUPITER ISLAND, FLORIDA.

DATE: 31 JUL 87

*Robert L. Vaught, Sr.*  
ROBERT L. VAUGHT, SR.  
PROFESSIONAL LAND SURVEYOR No. 2208  
STATE OF FLORIDA

## APPROVAL - TOWN OF JUPITER ISLAND

THIS PLAT IS HEREBY APPROVED FOR RECORD BY THE UNDERSIGNED ON THE DATE AND DATES INDICATED.

DATE: 5/10/88

*W. H. Mallory*  
TOWN MANAGER

DATE: April 15, 1988

*Doyle Rogers*  
TOWN ATTORNEY

DATE: May 18, 1988

*John S. Adams*  
CHAIRMAN - BOARD OF ADJUSTMENT

*Shirley S. Adams*  
TOWN CLERK

ATTEST:

## SCHWEBKE-SHISKIN & ASSOCIATES, INC.

LAND PLANNERS ENGINEERS ARCHITECTS LAND SURVEYORS

18800 NW 2nd AVE, MIAMI • 16201 SW 95th AVE, MIAMI • 6531 A SUNSET STRIP, SUNRISE • 50 SOUTH US HIGHWAY ONE, JUPITER