

# RIVERVIEW SUBDIVISION

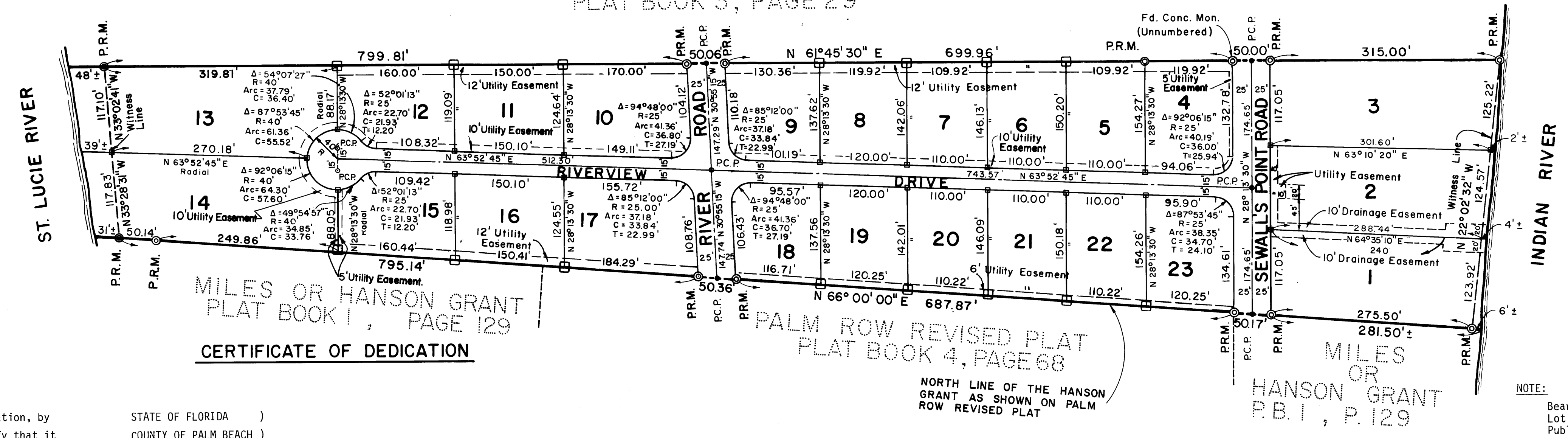
BEING A REPLAT OF LOT 26 OF PLAT OF ARBELA, AS RECORDED IN PLAT BOOK 3, PAGE 29, FORMER PALM BEACH COUNTY RECORDS, LYING AND BEING IN SECTION 12, TOWNSHIP 38 SOUTH, RANGE 41 EAST, TOWN OF SEWALL'S POINT, MARTIN COUNTY, FLORIDA.

This Instrument Was Prepared By:  
NORMAN H. GIMPEL  
HUTCHEON ENGINEERS, INCORPORATED  
1201 BELVEDERE ROAD  
WEST PALM BEACH, FLORIDA

HUTCHEON ENGINEERS  
INCORPORATED  
WEST PALM BEACH - BELLE GLADE  
SCALE 1"=100'  
0 100' 200' 300'

APRIL 1974

LOT 25 ARBELA  
PLAT BOOK 3, PAGE 29



### CERTIFICATE OF OWNERSHIP

BESSEMER SECURITIES CORPORATION, a Delaware corporation, by and through its undersigned officers, does hereby certify that it is the owner of the property described hereon.

DATED this 3 day of FEBRUARY, 1975

BESSEMER SECURITIES CORPORATION

ATTEST: *Harold G. Maass* By: *W. Julian Field*  
Harold G. Maass, Assistant Secretary W. Julian Field, Vice President

(CORPORATE SEAL)

### TITLE CERTIFICATION

I, HAROLD G. MAASS, a member of The Florida Bar, hereby certify that:

- 1. Apparent record title to the land described and shown on this plat is of record in the name of BESSEMER SECURITIES CORPORATION.
- 2. That no mortgages encumber the land described on this plat.

DATED this 3 day of FEBRUARY, 1975

*Harold G. Maass*  
HAROLD G. MAASS  
Attorney at Law  
321 Royal Poinciana Plaza South  
Palm Beach, Florida 33480

### CERTIFICATE OF DEDICATION

STATE OF FLORIDA )  
COUNTY OF PALM BEACH )

KNOW ALL MEN BY THESE PRESENTS that BESSEMER SECURITIES CORPORATION, a corporation organized and existing under the State of Florida, the owner of the tract of land lying and being in Martin County, Florida, and more particularly described as follows:

Lot 26 of ARBELA, a Subdivision of lands now in the Town of Sewall's Point, as recorded in Plat Book 3, at page 29, Public Records of Palm Beach County, Florida, said lands then being in Palm Beach County, and lying and being in Section 12, Township 38 South, Range 41 East, and presently in the Town of Sewall's Point, Martin County, Florida,

has caused the same to be surveyed and platted as shown hereon and named RIVERVIEW SUBDIVISION, and does hereby dedicate to the perpetual use of the public as public highways, the streets shown thereon as Riverview Drive, River Road and Sewall's Point Road, reserving, however, unto itself, its successors, assigns or legal representatives, the reversion or reversions of the area of Riverview Drive and River Road, whenever the same shall be abandoned by the public or discontinued by law; the utility easements as shown on this plat of Riverview Subdivision may be used for utility purposes by any utility in compliance with such ordinances and regulations as may be adopted from time to time by the Board of Town Commissioners of Sewall's Point. The drainage easement as shown on this plat shall exist for the drainage of surface water to and into the Indian River.

IN WITNESS WHEREOF, it has caused these presents to be signed by its Vice-President, attested by its Assistant Secretary, and its corporate seal to be affixed hereto by and with the authority of its Board of Directors this 3 day of FEBRUARY, 1975

BESSEMER SECURITIES CORPORATION

ATTEST: *Harold G. Maass* By: *W. Julian Field*  
Harold G. Maass, Assistant Secretary W. Julian Field, Vice President

(CORPORATE SEAL)

### ACKNOWLEDGEMENT

STATE OF FLORIDA )  
COUNTY OF PALM BEACH )

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, W. JULIAN FIELD AND HAROLD G. MAASS, Vice-President and Assistant Secretary, respectively, of BESSEMER SECURITIES CORPORATION, known to me and known to be the individuals described in and who executed the foregoing dedication and affidavit, and that they acknowledged before me that they executed the same and swore to the same as such officers of said corporation by and with the authority of the Board of Directors of said corporation for the purposes therein expressed and that their act and deed was the act and deed of the said corporation.

WITNESS my hand and seal at Palm Beach, Palm Beach County, Florida, this 3 day of FEBRUARY, 1975

*Harold G. Maass*  
Notary Public - State of Florida  
at Large

My commission expires: AUGUST 9, 1976

(NOTARIAL SEAL)

### SURVEYOR'S CERTIFICATE

I, NORMAN H. GIMPEL, do hereby certify that I am a duly qualified and acting land surveyor, having Florida Surveyor Registration No. 1413; I further certify that the plat of Riverview Subdivision is a true and correct representation of the land surveyed; that the survey was made under my responsible direction and supervision; and that the survey data complies with all of the requirements of Chapter 177, Florida Statutes. I further certify that the permanent reference monuments shown on the plat to exist have been duly set.

Date of Survey: April, 1974

*Norman H. Gimpel*  
NORMAN H. GIMPEL  
Florida Surveyor Registration  
No. 1413

(Official Seal)

### APPROVAL OF TOWN OF SEWALL'S POINT

This plat is hereby approved by the undersigned on the date indicated.  
March 5, 1975

*William H. Soud*  
BOARD OF TOWN COMMISSIONERS  
BY: *William H. Soud*  
Vice Mayor

### CLERK'S RECORDING CERTIFICATE

I, LOUISE V. ISAACS, Clerk of the Circuit Court of Martin County, Florida, hereby certify that this plat was filed for record in Plat Book 6, page 86, Martin County, Florida, public records, this 6<sup>th</sup> day of March, 1975

LOUISE V. ISAACS, CLERK  
Circuit Court  
Martin County, Florida

By: *Charlotte Buxey*  
Deputy Clerk

(Circuit Court Seal)

File No.  
34001