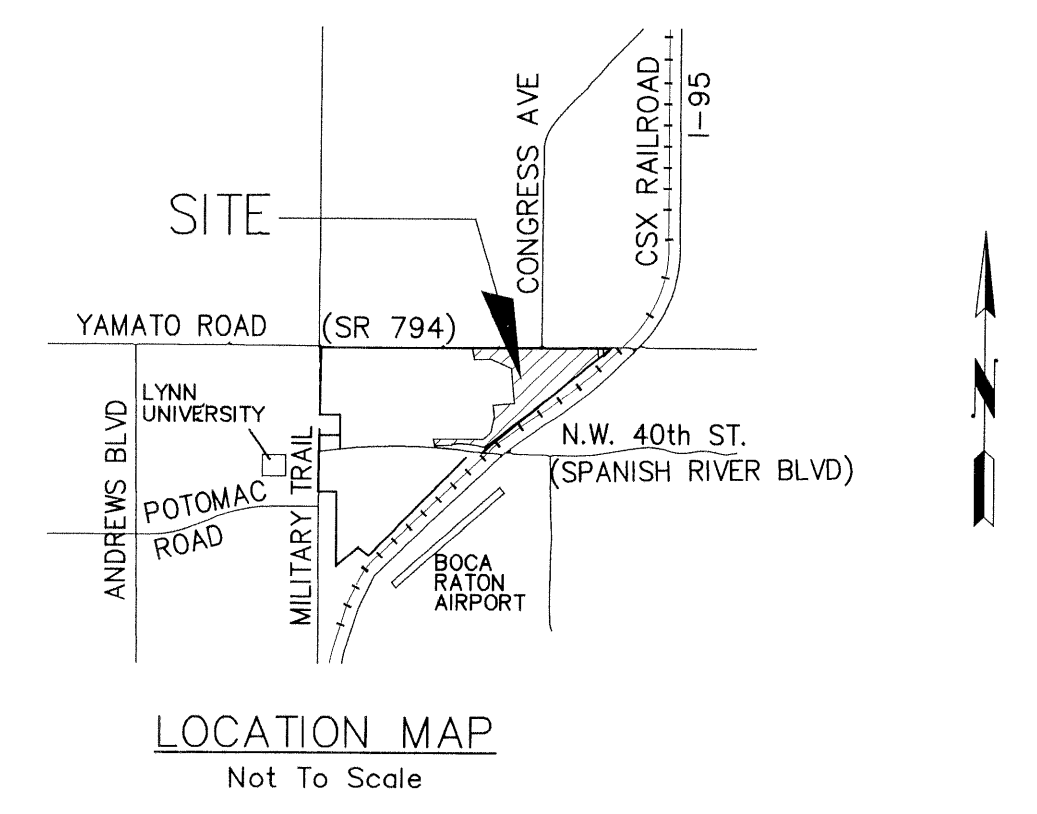


BOCA VILLAGE MASTER PLAT

A REPLAT OF ALL OF PARCEL 5 AND A PORTION OF PARCEL 3, BOCA TECHNOLOGY CENTER PLAT 1 AS RECORDED IN PLAT BOOK 96, PAGE 178, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA LYING IN SECTION 12, TOWNSHIP 47 SOUTH, RANGE 42 EAST AND SECTION 7, TOWNSHIP 47 SOUTH, RANGE 43 EAST CITY OF BOCA RATON, PALM BEACH COUNTY, FLORIDA SHEET NO. 1 OF 9 DAVIS & PURMORT, INC. DEERFIELD BEACH, FLORIDA 2004



STATE OF FLORIDA COUNTY OF PALM BEACH This Plat was filed for record at 2:17 PM, this 22 day of June, 2004, and duly recorded in Plat Book No. 96 on Pages 80 thru 88. DOROTHY H. WILKEM Clerk Circuit Court By: [Signature]

DEDICATIONS AND RESERVATIONS

KNOW ALL MEN BY THESE PRESENTS, that BOCA VILLAGE, LLC, a Delaware limited liability company, SBOC, LLC, a limited liability company, Silver Finance Company, a Virginia corporation, and South Florida Regional Transportation Authority, a body politic and corporate, a public instrumentality and an agency of the State of Florida, pursuant to Florida Statutes, Chapter 343, the owners of the land shown hereon as BOCA VILLAGE MASTER PLAT lying in Section 12, Township 47 South, Range 42 East and Section 7, Township 47 South, Range 43 East, City of Boca Raton, Palm Beach County, Florida, being more particularly described as follows:

DESCRIPTION

All of Parcel 5, BOCA TECHNOLOGY CENTER PLAT 1, according to the plat thereof, as recorded in Plat Book 96, Pages 178 through 181, of the Public Records of Palm Beach County, Florida.

TOGETHER WITH:

A portion of Parcel 3, BOCA TECHNOLOGY CENTER PLAT 1, according to the plat thereof, as recorded in Plat Book 96, Pages 178 through 181, of the Public Records of Palm Beach County, Florida, being more particularly described as follows:

Beginning at the Northwest Corner of said Parcel 3 of said plat of BOCA TECHNOLOGY CENTER PLAT 1, thence South 89°54'04" East, a distance of 386.78 feet; thence North 88°58'29" East, a distance of 894.50 feet; thence South 77°31'18" East, a distance of 51.39 feet; thence North 88°58'29" East, a distance of 258.79 feet; thence South 75°17'02" East, a distance of 36.89 feet; thence South 40°17'03" East, a distance of 44.87 feet; thence South 14°04'31" West, a distance of 38.21 feet; thence North 89°10'52" East, a distance of 140.33 feet; thence North 00°49'08" East, a distance of 42.62 feet; thence North 44°14'49" East, a distance of 56.17 feet; thence North 88°58'29" East, a distance of 240.77 feet to the Point of Curvature of a circular curve to the left; thence Northerly and Easterly, along the arc of said curve, having a radius of 2160.00 feet, an arc distance of 355.21 to the Point of Tangency; thence North 79°33'09" East, a distance of 413.94 feet to the Point of Curvature of a circular curve to the right; thence Easterly and Northerly, along the arc of said curve, having a radius of 3723.60, an arc distance of 29.98 feet to the intersection with the arc of a circular curve to the right, whose radius point bears North 86°18'51" East from the last described point, said point being further described as being on the Westerly Line of Lake Worth Drainage District E-4 Canal, as per City of Boca Raton P/W Map, Job Number SUR 240, Dated January 16, 1991; thence Southerly and Easterly, along said West Line, along the arc of said curve, having a radius of 3156.90 feet, an arc distance of 189.77 to a point on the Northwesterly of the Lake Worth Drainage District E-3 1/2 Canal, as recorded in Official Records Book 1053, Page 285, of the Public Records of Palm Beach County, Florida; thence South 44°17'03" West, along said Northwesterly Line, a distance of 3520.22 feet to a point on the North Right-of-Way Line of N. W. 40th Street, per Official Records Book 2052, Page 1461, of the Public Records of Palm Beach County, Florida; thence North 79°44'35" West, along said North Right-of-Way Line, a distance of 237.95 feet to the Point of Curvature of a circular curve to the left; thence Northerly and Westerly, along said North Right-of-Way Line, along the arc of said curve, having a radius of 2379.79 feet, an arc distance of 399.43 feet to a point; thence South 89°15'25" West, a distance of 243.96 feet; thence South 00°44'35" East, a distance of 28.00 feet; thence South 89°15'25" West, a distance of 321.65 feet; thence North 45°44'35" West, a distance of 42.43 feet; thence South 89°15'25" West, a distance of 62.69 feet, the last 22 courses being coincident with the boundary line of said Parcel 3; thence North 12°21'25" West, a distance of 139.50 feet; thence East, a distance of 745.34 feet; thence South 34°14'26" West, a distance of 36.30 feet; thence South 12°39'09" East, a distance of 13.00 feet; thence North 77°20'51" East, a distance of 215.99 feet, the last the last 4 courses being coincident with the boundary line of said Parcel 3; North 89°31'00" East, a distance of 274.92 feet to the Point of Curvature of a circular curve to the left; thence Northerly and Easterly, along the arc of said curve, having a radius of 301.00 feet, an arc distance of 237.63 feet to the Point of Tangency; thence North 44°17'03" East, a distance of 574.53 feet; thence North 06°35'09" West, a distance of 331.11 feet; thence North 12°19'10" West, a distance of 229.84 feet; thence North 77°38'45" East, a distance of 443.72 feet; thence North 12°21'15" West, a distance of 695.86 feet; thence North 31°17'16" East, a distance of 13.18 feet; thence North 13°42'44" West, a distance of 10.00 feet to the Point of Curvature of a circular curve to the left; thence Northerly and Westerly, along the arc of said curve, having a radius of 192.00 feet, an arc distance of 196.72 to the Point of Tangency; thence North 72°25'03" West, a distance of 531.89 feet to the Point of Curvature of a circular curve to the left; thence Northerly, Westerly then Southerly, along the arc of said curve, having a radius of 176.00 feet, an arc distance of 92.07 to the Point of Tangency; thence South 77°36'35" West, a distance of 386.62 feet; thence North 12°27'01" West, a distance of 288.25 feet, the last 10 courses being coincident with the boundary line of said Parcel 3, to the Point of Beginning.

Said lands situate, lying and being in Palm Beach County, Florida.

Containing 54.504 acres, more or less.

legals/trex3plat

THIS INSTRUMENT PREPARED BY: DAVIS & PURMORT, INC. LB #0007219

Land Surveyors • Land Development • Consultants • Planners 843 SOUTHEAST 8th AVENUE - DEERFIELD BEACH, FL 33441 Phone: (954) 421-9101 & (954) 698-9101 fax: (954) 421-5201

Subdivisions & Condominiums • Land & Site Planning • Sanitary Sewer Systems • Water System • Drainage Design • Paving Design • Lot Surveys • Mortgage Surveys • Acreage Surveys • Topographic Surveys • Record Plots • Condominium Plots • Construction Layout

have caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

- 1. Conservation Easement "B" located within Parcel J and the areas within Parcel I, designated as Conservation Easement "B" are hereby dedicated as a conservation area and shall be the perpetual maintenance obligation of T-Rex Corporate Center Association, Inc., their successors and assigns, without recourse to the City of Boca Raton and may in no way be altered from its natural state, except pursuant to a management plan approved by the City of Boca Raton. Activities prohibited in the conservation easement include, but are not limited to: grade changes; vehicle or heavy equipment storage; construction; the depositing of substances such as trash; removal or destruction of trees, shrubs, or other vegetation (with the exception of exotic/nuisance vegetation removal and related maintenance practices); excavation; dredging; removal of soil material; diking or fencing; placement of above or below ground utilities; and any other activity detrimental to drainage, flood control, water conservation, erosion control, or fish and wildlife habitat conservation or preservation. No improvements or modifications shall be made, to the Conservation Easements without prior written permission of the City of Boca Raton. All land within the boundary of this plat, including without limitation, platted lots, is subject to the provisions of Article III of chapter 27, Code of Ordinances, City of Boca Raton, and subject to designation for preservation of mitigation until such land is released pursuant to Section 27-104, Code of Ordinances, City of Boca Raton. The owner acknowledges that the plat is subject to the provisions of Article III of Chapter 27, Code of Ordinances, City of Boca Raton, with respect to the creation and management of preservation areas.
2. The Non-Access easements, as shown hereon, are hereby dedicated to the City of Boca Raton, Florida for the purposes of control and jurisdiction over access rights.
3. The Bicycle/Pedestrian easements, as shown hereon, are hereby dedicated to the City of Boca Raton, Florida, for the use of the public and are the perpetual maintenance obligation of the City of Boca Raton.
4. The Utility easements, as shown hereon, are hereby dedicated in perpetuity to the City of Boca Raton for the installation, construction, reconstruction, operation, maintenance, and repair of water, sewer, and drainage, traffic control, and other facilities of the City, facilities of public utilities operating pursuant to a franchise or other grant of approval from the City, and any and all other uses authorized by the City together with appurtenances over, through and across said easements. All platted utility easements shall provide that such easements shall also be easements for the construction, installation, maintenance, and operation of cable television services; provided however, no such construction, installation, maintenance and operation of cable television services shall interfere with the facilities and services of an electric, telephone, gas or other public utility. In the event a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages. This section shall not apply to those private easements granted to or obtained by a particular electric, telephone, gas or other public utility. Such, installation, maintenance and operation shall comply with the National Electrical Safety Code as adopted by the Florida Public Service Commission.
5. The Ingress/Egress easements, as shown hereon, are hereby dedicated to the City of Boca Raton, Florida for the purposes of control and jurisdiction over Ingress/Egress rights.
6. The Sanitary easements, as shown hereon, are hereby dedicated to the City of Boca Raton, Florida for the purposes of control and jurisdiction over Sanitary service rights.
7. The Water easements, as shown hereon, are hereby dedicated to the City of Boca Raton, Florida for the purposes of control and jurisdiction over Water service rights.
8. The Signage and Landscape easements, as shown hereon, are hereby dedicated to the City of Boca Raton, Florida for the purposes of control and jurisdiction over placement rights.

IN WITNESS WHEREOF, the above-named owners have caused these presents to be signed by their authorized representatives this 31 day of MARCH, 2004.

Witnesses: [Signatures] Print: ERIC ANDERSON, Melissa Crowe, Ned L. Siegel, Malcolm Butters, Manager

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PALM BEACH } SS The foregoing instrument was acknowledged before me this 31 day of MARCH, 2004, by Ned L. Siegel, as Manager of SB Boca Village, LLC, a Florida limited liability company, on behalf of the limited company, as Managing Member of Boca Village, LLC, a Delaware limited liability company, on behalf of the limited liability company, who is personally known to me or has produced a Florida driver's license as identification. [Signature] Notary Public, State of Florida Print Name: SIMON GARCIA My Commission Expires: [Signature]

STATE OF FLORIDA COUNTY OF PALM BEACH } SS The foregoing instrument was acknowledged before me this 31 day of MARCH, 2004, by Malcolm Butters, as Manager of SB Boca Village, LLC, a Florida limited liability company, on behalf of the limited company, as Managing Member of Boca Village, LLC, a Delaware limited liability company, on behalf of the limited liability company. He is personally known to me or has produced a Florida driver's license as identification. [Signature] Notary Public, State of Florida Print Name: ROSA M. JIMENEZ My Commission Expires: 1/21/08

Witnesses: [Signatures] Print: LAUREN HIERING, OLIVER VEZAGA, SILVER FINANCE COMPANY, a Virginia corporation By: [Signature] Name: MARVIN S. BALINGER Title: Chief Operating Officer

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PALM BEACH } SS The foregoing instrument was acknowledged before me this 31 day of MARCH, 2004, by MARVIN BALINGER, as Chief Operating Officer of Silver Finance Company, a Virginia corporation, on behalf of the corporation, who is personally known to me or has produced a Florida driver's license as identification. [Signature] Notary Public, State of Florida Print Name: SIMON GARCIA My Commission Expires: [Signature]

Witnesses: [Signatures] Print: ERIC ANDERSON, MELISSA CROWE, SBOC, LLC, a Florida limited liability company By: [Signature] Name: Ned L. Siegel Title: Manager By: [Signature] Name: Malcolm Butters Title: Manager

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF BROWARD } SS The foregoing instrument was acknowledged before me this 31 day of MARCH, 2004, by Ned L. Siegel, as Manager of SBOC, LLC, a Florida limited liability company, on behalf of the company, who is personally known to me or has produced a Florida driver's license as identification. [Signature] Notary Public, State of Florida Print Name: SIMON GARCIA My Commission Expires: [Signature]

STATE OF FLORIDA COUNTY OF BROWARD } SS The foregoing instrument was acknowledged before me this 31 day of MARCH, 2004, by Malcolm Butters, as Manager of SBOC, LLC, a Florida limited liability company, on behalf of the company, who is personally known to me or has produced a Florida driver's license as identification. [Signature] Notary Public, State of Florida Print Name: SIMON GARCIA My Commission Expires: [Signature]

Witnesses: [Signatures] Print: LINDA LEWIS, CAROL GOUD, SOUTH FLORIDA REGIONAL TRANSPORTATION AUTHORITY, a body politic and corporate, a public instrumentality and an agency of the State of Florida, pursuant to Florida Statutes, Chapter 343 By: [Signature] Title: THOMAS ATTEST: [Signature] DANIELYS HERNANDEZ, Secretary Approved as to form and legal sufficiency. By: [Signature] SFRTA General Counsel

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF BROWARD } SS The foregoing instrument was acknowledged before me this 6th day of April, 2004, by Michael Massey as Chair of South Florida Regional Transportation Authority, a body politic and corporate, a public instrumentality and an agency of the State of Florida, pursuant to Florida Statutes, Chapter 343, on behalf of the public body politic and corporate. He is personally known to me or has produced a Florida driver's license as identification. [Signature] Notary Public, State of Florida Print Name: DANIELYS HERNANDEZ My Commission Expires: [Signature]

ACCEPTANCE OF RESERVATIONS

STATE OF FLORIDA COUNTY OF PALM BEACH } SS The T-Rex Corporate Center Association, Inc. hereby accepts the reservations and dedications to said Association as stated and shown hereon, and hereby accepts its maintenance obligation for same as stated hereon, dated this 31 day of MARCH, 2004. WITNESS: [Signature] Print Name: NADINE NORENE T-Rex Corporate Center Association, Inc. By: [Signature] Joan Stavola, President

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PALM BEACH } SS BEFORE ME personally appeared Joan Stavola, who is personally known to me, or has produced [Signature] as identification and did not take an oath, and who executed the foregoing instrument as President of T-Rex Corporate Center Association, Inc., a corporation, and severally acknowledged to and before me that she executed such instrument as such officer 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 31st day of March, 2004. My commission expires: Jun 18, 2007 [Signature] Linda W. Hilton, Notary Public

Linda W. Hilton Commission #00214253 Expires: Jun 18, 2007 Bonded Through Atlantic Bonding Co., Inc.