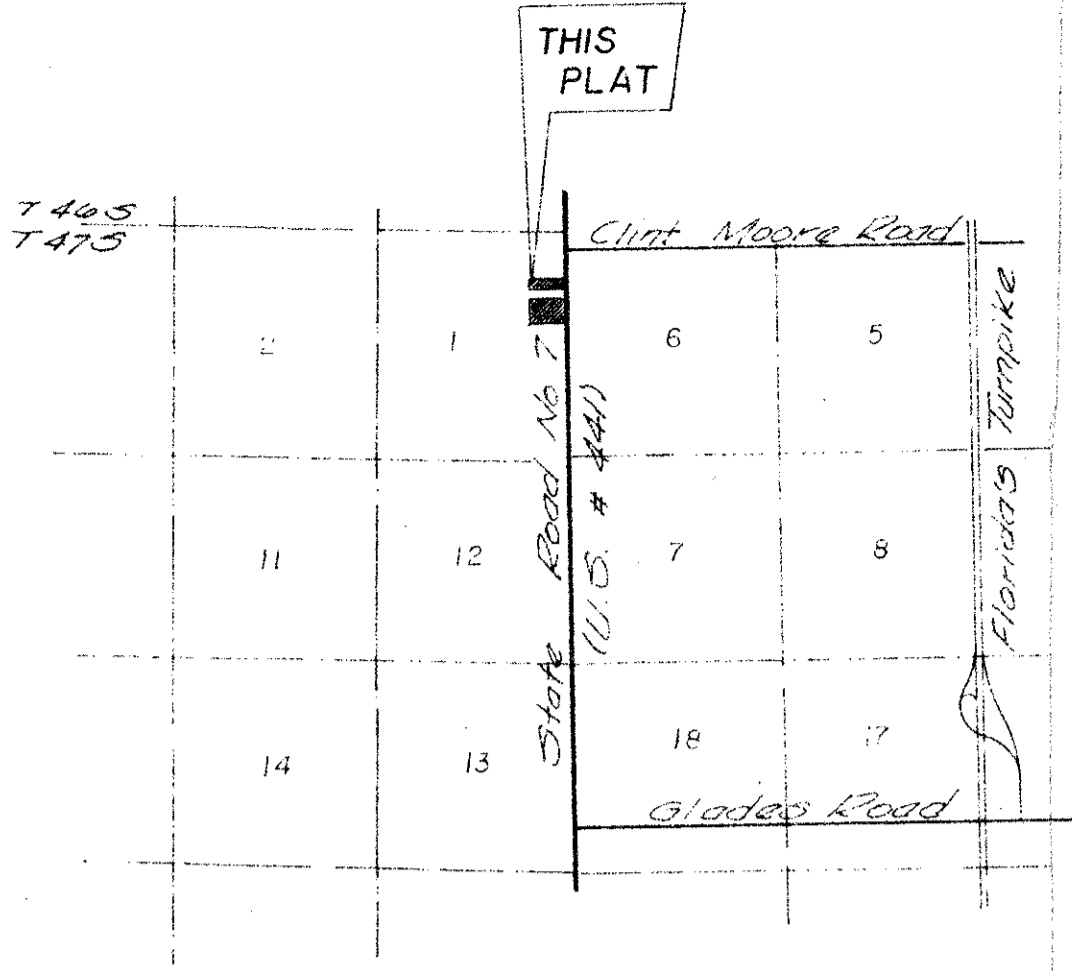


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LOCATION SKETCH

DEDICATION AND RESERVATION

A portion of Tract 3, "Florida Fruit Lands Company's Subdivision No. 2", of Section 1, Township 47 South, Range 41 East, according to the plat hereof recorded in Plat Book 1 at page 102 of the Public Records of Palm Beach County, Florida, being more particularly described as follows:

Commence at the Northeast Corner of Riviera Section One", (P.U.D.), according to the plat thereof recorded in Plat Book 30 at page 101 of the Public Records of Palm Beach County, Florida, id run on an assumed bearing of 50°17'47"E for 750.16 feet to the Point Beginning; thence continue 50°17'47"E for 200.01 feet to a point on the North Right-of-Way Line of 181st Street South; thence run 589°52'E along said Right-of-Way Line for 158.50 feet, said last three course being coincident with the boundary of said "Riviera Section One" (P.U.D.); thence run N0°05'37"W for 200.00 feet to a point lying on the North Line of Tract 3, "Florida Fruit Lands Company's Subdivision No. 2", of Section 1, Township 47 South, Range 41 East, according to the plat thereof recorded in Plat Book 1 at page 102 of the Public Records of Palm Beach County, Florida, being more particularly described as follows: Said lands situate in Palm Beach County, Florida, containing 5.321 Acres More or Less.

And A portion of Tracts 3, 4, 5 and 6, Florida Fruit Lands Company's Subdivision No. 2, of Section 1, Township 47 South, Range 41 East, according to the Plat thereof recorded in Plat Book 1 at page 102 of the Public Records of Palm Beach County, Florida, being more particularly described as follows:

Begin at the Intersection of the 5th Right-of-Way Line of 181st Street South and the most Easterly Boundary Line of the Plat "Boca Chase Section One", according to the Plat thereof recorded in Plat Book 34 at pages 126 and 127 of the Public Records of Palm Beach, Florida, and run on an assumed bearing of 589°56'12"E along said South Right-of-Way Line 181st Street 5th, as shown on the Plat "Riviera Section One" (P.U.D.), according to the plat thereof recorded in Plat Book 30 at page 101 of the Public Records of Palm Beach County, Florida, for 158.15 feet to a point lying 190.00 feet West of as measured at right angles to the Florida Department of Transportation Base Line for State Road 7, thence run 50°05'37"E along a line parallel to and 190.00 feet West of as measured at right angles to the said Florida Department of Transportation Base Line for State Road 7 for 12.84 feet to a point lying on the South Line of Tract 6, "Florida Fruit Lands Company's Subdivision No. 2", of Section 1, Township 47 South, Range 41 East, according to the Plat thereof recorded in Plat Book 1 at page 10 of the Public Records of Palm Beach County, Florida, thence run 9°48'37"W along said South Line of Tract 6, for 153.92 feet to a point lying on the said Easterly Boundary of "Boca Chase Section One", thence run N0°17'47"W along said Easterly Boundary of "Boca Chase Section One" for 1200.32 feet to the Point of Beginning. Said lands situate in Palm Beach County, Florida, containing 31.888 Acres More or Less.

Have caused the same to be surveyed and plotted as shown hereon and do hereby dedicate as follows:

- 1) The streets as shown are hereby deeded to the Board of County Commissioners of Palm Beach County, Florida for perpetual use of the Public for proper purposes.
2) The utility easements and drainage easements as shown are hereby dedicated in perpetuity for the constitution and maintenance of utilities and drainage.
3) The Limited Access Easements shown are dedicated to the Board of County Commissioners of Palm Beach County, Florida, for the purposes of control and jurisdiction over access rights.
4) The Planting Screen Easement for planting purposes as shown is hereby dedicated in perpetuity to the Boca Chase Property Owner's Association, Inc. and its successors and/or assigns without recourse to Palm Beach County and is the perpetual maintenance obligation of said Association and its successors and/or assigns without recourse to Palm Beach County.
5) Tract "C" for recreational purposes as shown is hereby dedicated in fee simple to the Boca Chase Property Owner's Association, Inc., and its successors and/or assigns without recourse to Palm Beach County and is the perpetual maintenance obligation of said Association and its successors and/or assigns without recourse to Palm Beach County.

DEDICATION - CONTINUED

- 6) The Lift Station Easement as shown hereon is hereby dedicated in perpetuity to Palm Beach County and its successors and/or assigns for lift station and related purposes.
7) The 35 foot and 60 foot Buffer Area Easement as shown for planting and landscape purposes is hereby dedicated in perpetuity to the Boca Chase Property Owner's Association, Inc. and its successors and/or assigns without recourse to Palm Beach County and is the perpetual maintenance obligation of said Association and its successors and/or assigns without recourse to Palm Beach County.
8) The 6 foot Canal Easement as shown is hereby dedicated to the Boca Chase Property Owner's Association, Inc. and its successors and/or assigns without recourse to Palm Beach County and is the perpetual maintenance obligation of said Association and its successors and/or assigns without recourse to Palm Beach County.

BOCA CHASE SECTION FIVE

(A PORTION OF BOCA CHASE, RIVIERA P.U.D.)
A REPLAT OF A PORTION OF TRACTS 3, 4, 5 and 6
"FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 2"
OF SECTION 1, TOWNSHIP 47 South, RANGE 41 East
(I-102 P.B.R.) PALM BEACH COUNTY, FLORIDA

Prepared By:
HELLER, WEAVER and ASSOCIATES Inc.
100 North State Road 7, Suite E
Fort Lauderdale, Florida 33319
Order No.: 4221

DEDICATION - CONTINUED

In Witness Whereof, the above named Corporation has caused these presents to be signed by its President, Michael Miller, and attested by its Secretary Mary Lou Jensen, and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 10th day of December, 1983.
H. Miller & Sons of Florida, Inc., a corporation of the State of Florida.
Attest: Mary Lou Jensen, Secretary

ACKNOWLEDGEMENT

State of Florida } Before me personally appeared Michael Miller and County of Broward } who are known to me to be the individuals described in and who executed the foregoing instrument as President and Secretary of H. Miller & Sons of Florida, Inc. a corporation of the State of Florida and several a, acknowledged to and before me that they executed such instrument as such officers 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 10th day of December, 1983.
My Commission Expires:
Notary Public - State of Florida

TITLE CERTIFICATION

State of Florida } We, Executive American Title Co., Inc., a title insurance company, duly County of Broward } licensed in the State of Florida do hereby certify that we have examined the title to the hereon described property, that we find the title to the property is vested to H. Miller & Sons of Florida, Inc., that the current taxes have been paid and that we find that the property is free of encumbrances.

Dated: Signed: Executive American Title Co., Inc.
Subscribed and sworn before me this day of 1983, at the City of County of State of Florida.
My commission expires Notary Public - State of Florida

SURVEYOR'S CERTIFICATE

This is to certify that the plat shown hereon as "Boca Chase Section Five" is a true and correct representation of a survey made under my responsible direction and supervision and that said survey is accurate and correct to the best of my knowledge and belief and that (P.R.M.'s) Permanent Reference Monuments have been set and (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with Palm Beach County Board of County Commissioners for the required improvements and further that the survey complies with all the requirements of Chapter 177, Florida Statutes, as amended and ordinances of Palm Beach County, Florida.
Dated: 10-12-83 Heller-Weaver and Associates, Inc.
Professional Land Surveyor
Florida State Reg. No. 2954

COUNTY APPROVALS

BOARD OF COUNTY COMMISSIONER'S PALM BEACH COUNTY

This Plat is hereby approved for record this 13 day of December, 1983.
By: Chairman Peggy B. Evatt

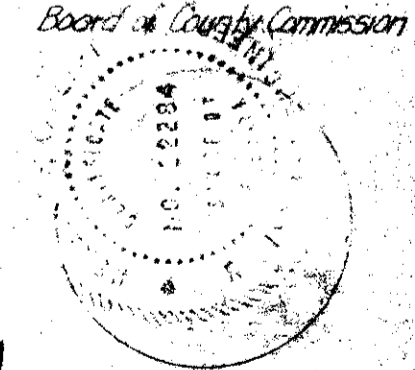
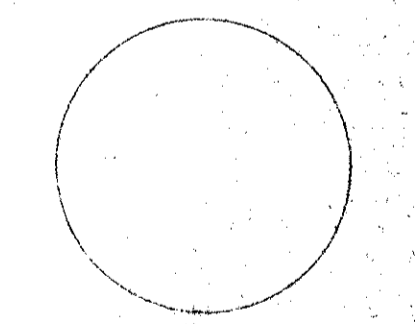
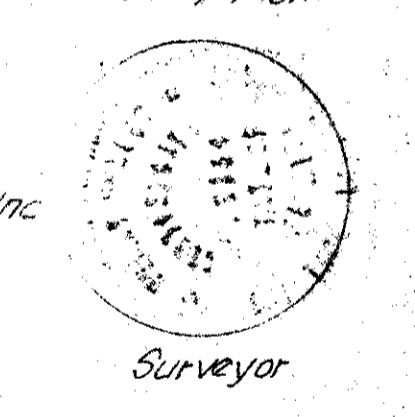
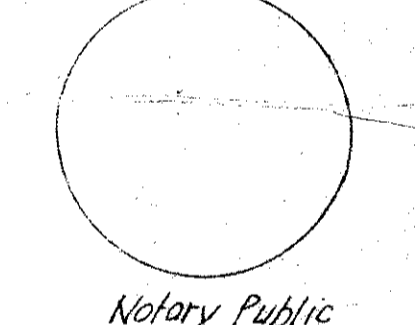
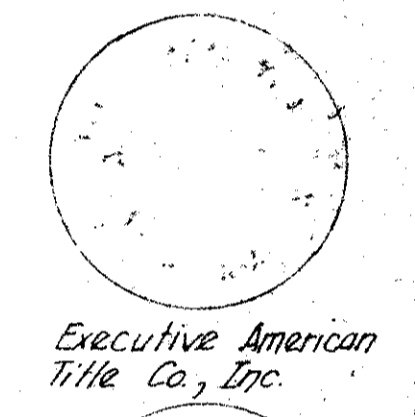
COUNTY ENGINEER

This Plat is hereby approved for record this 3 day of December, 1983.
By: H.F. Kohlert, P.E.

ATTEST: JOHN B. DUNKLE, CLERK BOARD OF COUNTY COMMISSIONERS
By: Deputy Clerk

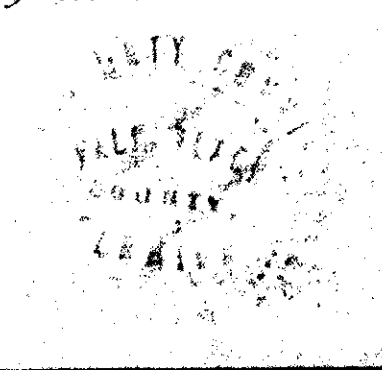
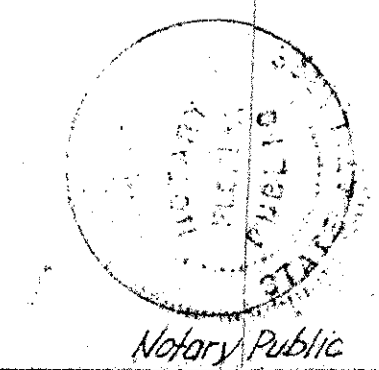
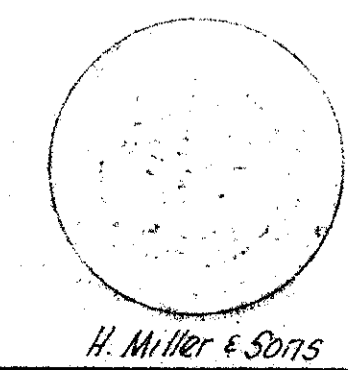
COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 1:30p.
the 10th day of JANUARY
1984 and duly recorded in Public Records of Palm Beach County, Florida, Book 34-35, Page 47.
JOHN B. DUNKLE, Clerk Circuit Court
MURRAY R. HUNTER, Deputy Clerk

Sheet 1 of 2 Sheets



This Plat Prepared By: Heller-Weaver and Associates, Inc.

Drawn By: Cathy L. Valentine
Computed By: Donald L. Cole



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