

A PLAT OF CRESSON ISLAND

AT JONATHAN'S LANDING P.U.D.
LYING IN SECTION 7, TOWNSHIP 41 SOUTH, RANGE 43 EAST
PALM BEACH COUNTY, FLORIDA, BEING A REPLAT OF PARCEL "N"
OF JONATHAN'S LANDING PLAT SEVEN P.U.D.
RECORDED IN PLAT BOOK 47, PAGES 51 & 52
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record on 11-25-90
at 10:17 day of Nov
1990, and duly recorded in Plat Book No. 47
on pages 51-52
JOHN B. DUNKLE, Clerk, Circuit Court
Palm Beach, Florida



AUGUST 1990

SHEET 1 of 2

LEGAL DESCRIPTION

PARCEL "N", AS SHOWN ON JONATHAN'S LANDING PLAT SEVEN, P.U.D., AS RECORDED IN PLAT BOOK 47, PAGES 51-52, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
CONTAINING 6.429 ACRES.

DEDICATION

COUNTY OF PALM BEACH S.S.
STATE OF FLORIDA

KNOW ALL MEN BY THESE PRESENTS THAT JONATHAN'S LANDING, INC., A DELAWARE CORPORATION, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED HEREON AS THE PLAT OF CRESSON ISLAND AT JONATHAN'S LANDING, P.U.D., LYING IN SECTION 7, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, BEING A REPLAT OF PARCEL "N" OF JONATHAN'S LANDING PLAT SEVEN, P.U.D., RECORDED IN PLAT BOOK 47, PAGES 51-52, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

- EASEMENTS
 - THE UTILITY EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND FOR THE INSTALLATION AND MAINTENANCE OF CABLE TELEVISION FACILITIES AND THE WATCH SYSTEM, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
 - THE DRAINAGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE CRESSON ISLAND AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR THE CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- THE 3.00' RECIPROCAL MAINTENANCE EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY TO THE ADJOINING LOT OWNERS OF SAID PLAT FOR MAINTENANCE ACCESS, ROOF OVERHANGS AND GUTTERS WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- TRACT "R", AS SHOWN HEREON IS HEREBY DEDICATED TO THE CRESSON ISLAND AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR THE CONSTRUCTION AND MAINTENANCE OF A RECREATION FACILITY, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- RESIDENTIAL ACCESS STREET "A", AS SHOWN HEREON, IS HEREBY DEDICATED TO THE CRESSON ISLAND AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR INGRESS/EGRESS, UTILITY AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- DRIVEMAY TRACT "B", AS SHOWN HEREON, IS HEREBY DEDICATED TO THE CRESSON ISLAND AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR INGRESS/EGRESS, UTILITY AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- TRACTS "C" AND "D", AS SHOWN HEREON ARE HEREBY DEDICATED TO THE CRESSON ISLAND AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- THE LIFT STATION TRACT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE LOKAHATCHEE RIVER ENVIRONMENTAL CONTROL DISTRICT ITS SUCCESSORS AND/OR ASSIGNS FOR LIFT STATION PURPOSES, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.

IN WITNESS WHEREOF, JONATHAN'S LANDING, INC., A DELAWARE CORPORATION, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED BY ITS VICE PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 5th DAY OF November, 1990.

JONATHAN'S LANDING, INC.,
A DELAWARE CORPORATION
AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA.
ATTEST: Robert M. Winter BY: Robert W. Kiskaddon
ROBERT M. WINTER VICE PRESIDENT ROBERT W. KISKADDON PRESIDENT

ACKNOWLEDGEMENT

COUNTY OF PALM BEACH S.S.
STATE OF FLORIDA

BEFORE ME PERSONALLY APPEARED ROBERT W. KISKADDON AND ROBERT M. WINTER, TO ME WELL KNOWN, AND KNOWN TO BE ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, OF JONATHAN'S LANDING, INC., A DELAWARE CORPORATION, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SAID 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 5th DAY OF November, 1990.
MY COMMISSION EXPIRES: Lucy Ann Kellan
NOTARY PUBLIC

TITLE CERTIFICATION

COUNTY OF PALM BEACH S.S.
STATE OF FLORIDA

I, PAUL C. WOLFE, 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 IN JONATHAN'S LANDING, INC., A DELAWARE CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT THERE ARE NO MORTGAGES OF RECORD AND THAT THERE ARE NO ENCUMBRANCES OF RECORD.

DATE: Nov. 7, 1990
Paul C. Wolfe
PAUL C. WOLFE, ATTORNEY AT LAW
LICENSED IN FLORIDA
505 SOUTH FLAGLER DRIVE
WEST PALM BEACH, FLORIDA

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA S.S.

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW, THAT PERMANENT CONTROL POINTS (P.C.P.'S) WILL BE SET UNDER THE GUARANTEES POSTED WITH PALM BEACH COUNTY FOR THE REQUIRED IMPROVEMENTS AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

Vincent J. Noel
VINCENT J. NOEL
PROFESSIONAL LAND SURVEYOR
STATE OF FLORIDA NO. 4169

COUNTY APPROVAL

COUNTY OF PALM BEACH S.S.
STATE OF FLORIDA

BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 8th DAY OF January, 1991

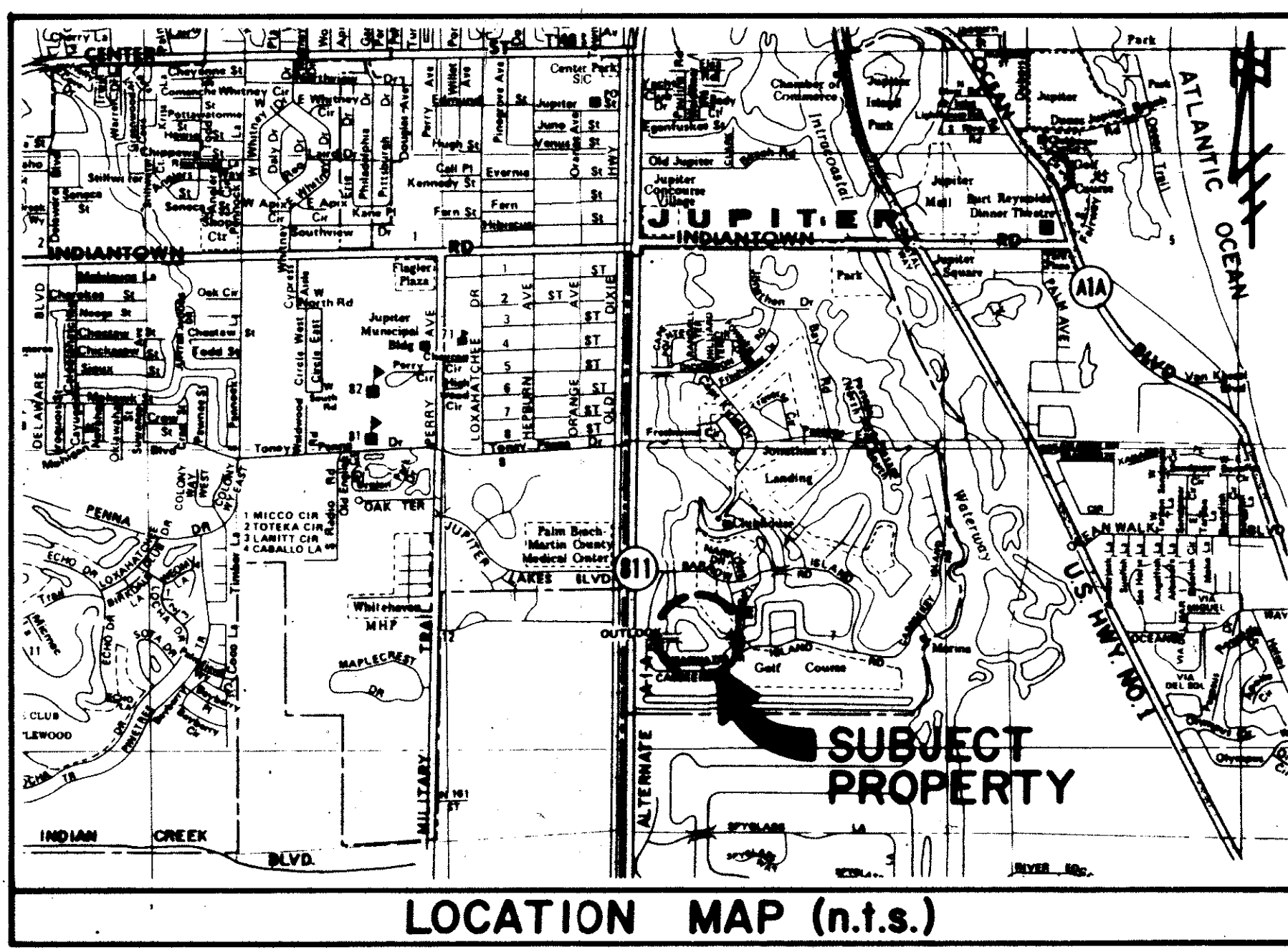
BY: John T. Marcus
JOHN T. MARCUS CHAIR

ATTEST: JOHN B. DUNKLE, CLERK

BY: Diana Douglas
DIANA DOUGLAS DEPUTY CLERK
COUNTY ENGINEER:

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 8th DAY OF JANUARY, 1990. 1991

BY: Herbert Kihlert
HERBERT KIHLERT, P.E.
COUNTY ENGINEER

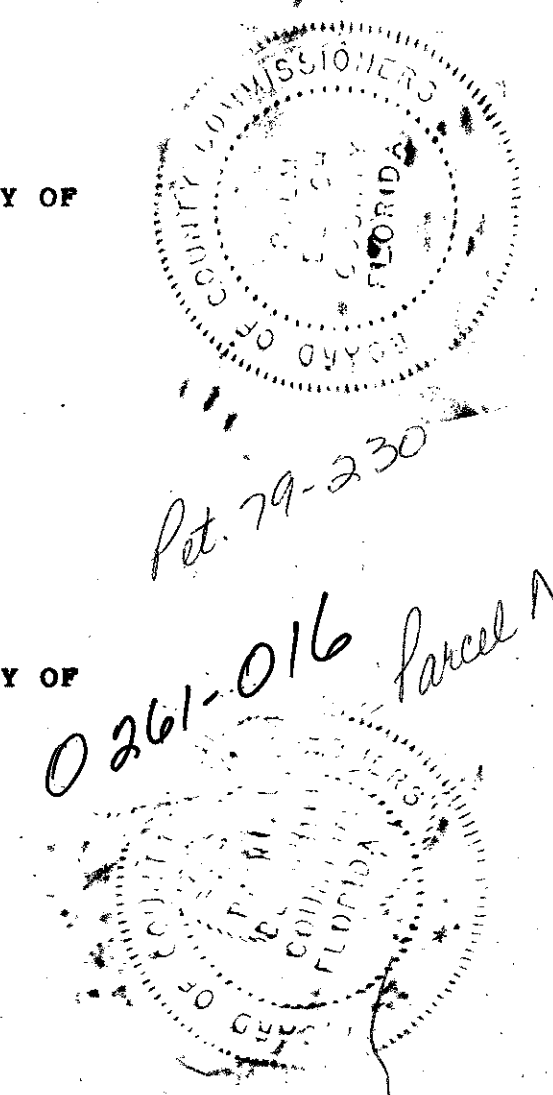


THIS PLAT PREPARED BY:
VINCENT J. NOEL, P.L.S.
FOR
LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.
210 JUPITER LAKES BOULEVARD
BUILDING 5000, SUITE 104
JUPITER, FLORIDA 33458

TABULAR DATA:

NO. OF UNITS	= 22
TOTAL ACREAGE	= 6.43 ACRES
UNITS/ACRE	= 3.43
ROADWAYS	= 0.794 ACRES
TRACT R	= 0.000 ACRES
LIFT STATION TRACT	= 0.000 ACRES
TRACTS C & D	= 0.000 ACRES

LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.
CONSULTING ENGINEERS, PLANNERS & SURVEYORS
8000 SUITE 104 10 CENTRAL PARKWAY 2222 COLONIAL ROAD
JUPITER LAKES BLVD. SUITE 480 WEST PALM BEACH, FLORIDA 33409
TEL: 561-746-8248 FAX: 561-746-8248



SUBDIVISION * CRESSON ISLAND
BOOK L7 PAGE 54
FLOOD ZONE # 109B
ZONING RS
SQ # 11
SE 74-195
ZIP CODE 33438
DEED NAME JONATHAN'S LANDING PUD
TAV 45

CRESSON ISLAND