BALLENISLES SOUTHWEST AREA

A PARCEL OF LAND LYING IN THE EAST ONE HALF OF SECTIONS 10 and 15, TOWNSHIP 42 SOUTH, RANGE 42 EAST, and THE SOUTHWEST ONE QUARTER OF SECTION 14, TOWNSHIP 42 SOUTH, RANGE 42 EAST,

CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA SHEET 2 OF 4 **APRIL 2002**

DEDICATION STATE OF FLORIDA COUNTY OF PALM BEACH SS

KNOW ALL MEN BY THESE PRESENTS THAT MacARTHUR HOLDING A, INC. A FLORIDA NOT-FOR-PROFIT CORPORATION, AS OWNER OF A PORTION OF THE LAND SHOWN HEREON, AND BALLENISLES COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, AS THE OWNER OF THE REMAINDER OF THE LAND SHOWN HEREON (COLLECTIVELY ALL THE LAND SHOWN HEREON IS REFERRED TO AS "LAND"), BEING MORE PARTICULARLY DESCRIBED ON SHEET 1 HEREOF, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS BALLENISLES SOUTHWEST AREA, AND DO HEREBY DEDICATE THE FOLLOWING EASEMENTS SOLELY FOR THE SPECIFIC PURPOSES DESCRIBED HEREIN AND DO ALSO HEREBY DEDICATE THE SPECIFIC TRACTS DESCRIBED HEREIN AS FOLLOWS:

- THE UTILITY EASEMENTS AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF UTILITY FACILITIES, INCLUDING CABLE TELEVISION AND STREET LIGHTING SYSTEMS. THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION AND STREET LIGHTING SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES.
- THE DRAINAGE EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED SOLELY TO BALLENISLES COMMUNITY ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND/OR ASSIGNS, AND ARE THE PERPETUAL MAINTENANCE RESPONSIBILITY OF SAID ASSOCIATION, ITS SUCCESSORS AND/OR ASSIGNS WITHOUT RECOURSE TO NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT OR THE CITY OF PALM BEACH GARDENS.
- THE WATER MANAGEMENT EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) FOR THE CONSTRUCTION, OPERATION, INSPECTION AND MAINTENANCE OF WATER MANAGEMENT FACILITIES. THE LANDS THEREIN AND THEREUNDER BEING THE PERPETUAL MAINTENANCE OBLIGATION OF BALLENISLES COMMUNITY ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE SAID NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT AND WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS. SAID NORTHERN PALMBEACH COUNTY IMPROVEMENT DISTRICT SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION TO CONSTRUCT, OPERATE, INSPECT AND MAINTAIN WATER MANAGEMENT FACILITIES WITHIN THIS EASEMENT
- THE WATER MANAGEMENT MAINTENANCE EASEMENTS AS SHOWN HEREON, ARE HEREBY DEDICATED SOLELY TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) FOR USE FOR ACCESS AND MAINTENANCE OF ADJACENT WATER MANAGEMENT FACILITIES. NPBCID SHALL HAVE THE RIGHT BUT NOT THE OBLIGATION TO MAINTAIN SAID EASEMENTS. SAID EASEMENTS BEING THE PERPETUAL MAINTENANCE OBLIGATION OF BALLENISLES COMMUNITY ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE SAID NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT AND WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS
- THE WATER LINE EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO SEACOAST UTILITY AUTHORITY, ITS SUCCESSORS AND/OR ASSIGNS, EXCLUSIVELY FOR THE CONSTRUCTION AND MAINTENANCE OF WATER FACILITIES, SAID LANDS ENCUMBERED BY SAID EASEMENT BEING THE PERPETUAL MAINTENANCE RESPONSIBILITY OF THE OWNER OR OWNERS OF THE FEE SIMPLE INTEREST IN SAID LANDS, THEIR SUCCESSORS AND/OR ASSIGNS WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.
- THE WATER AND SEWER EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO SEACOAST UTILITY AUTHORITY, ITS SUCCESSORS AND/OR ASSIGNS, EXCLUSIVELY FOR THE CONSTRUCTION AND MAINTENANCE OF WATER AND SEWER FACILITIES, SAID LANDS ENCUMBERED BY SAID EASEMENTS BEING THE PERPETUAL MAINTENANCE RESPONSIBILITY OF THE OWNER OR OWNERS OF THE FEE SIMPLE INTEREST IN SAID LANDS, THEIR SUCCESSORS AND/OR ASSIGNS WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.
- WATER MANAGEMENT ACCESS EASEMENTS OVER ALL OF TRACTS GC-1, GC-2, AND GC-3 AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT, FOR ACCESS TO AND FROM SAID DISTRICT'S WATER MAINTENANCE FACILITIES, LANDS AND EASEMENTS, SAID TRACTS GC-1, GC-2 AND GC-3 ARE HEREBY RESERVED FOR SAID OWNERS FOR FUTURE DEVELOPMENT PURPOSES AND ARE THE PERPETUAL MAINTENANCE RESPONSIBILITY OF THE OWNERS OF SAID TRACTS, THEIR SUCCESSORS AND/OR ASSIGNS WITHOUT RECOURSE TO SAID DISTRICT OR THE CITY OF PALM BEACH GARDENS. THE SAID WATER MANAGEMENT ACCESS EASEMENTS ARE SUBJECT TO THE TERMS AND CONDITIONS CITED IN THAT CERTAIN ACCESS EASEMENT AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 6229, PAGE 1279, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- TRACT W-1 AS SHOWN HEREON IS HEREBY RESERVED BY MacARTHUR HOLDING A, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, FOR CONSTRUCTION, WATER MANAGEMENT AND OTHER AUTHORIZED PURPOSES. SAID WATER MANAGEMENT TRACT BEING THE MAINTENANCE RESPONSIBILITY OF BALLENISLES COMMUNITY ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS, OR THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.
- TRACTS "A" AND "B" ARE HEREBY RESERVED FOR THE OWNERS OF THE LAND FOR FUTURE DEVELOPMENT PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGA-TION OF SAID OWNERS, THEIR SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

IN WITNESS WHEREOF, MacARTHUR HOLDING A, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION AND BALLENISLES COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION HAVE CAUSED THESE PRESENTS TO BE SIGNED BY THEIR PRESIDENT, AND ATTESTED TO BY THEIR SECRETARY AND THEIR CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF THEIR BOARD OF DIRECTORS THIS DAY OF _____, 2002.

MacARTHUR HOLDING A, INC. A FLORIDA NOT-FOR-PROFIT CORPORATION

BALLENISLES COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION

ROY H. DAVIDSON PRESIDENT

L VANDER MAY

CORPORATE ACKNOWLEDGMENT CERTIFICATE

STATE OF FLORIDA TUINOUSS COUNTY OF PALM DEAGH SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS NAY 16 BY Joshua J. Mintz AND David S. Chernoff AS PRESIDENT AND SECRETARY RESPECTIVELY OF MacARTHUR HOLDING A, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME OR HAVE (TYPE OF IDENTIFICATION) AS IDENTIFICATION

(SIGNATURE OF PERSON TAKING ACK NOWLEDGMENT) (NAME OF ACKNOWLEDGER, PRINTED)

Notary- Illinois (TITLE OR RANK)

396322 (COMMISSION NUMBER)

GNOTHARY STAMPAL NANCY A RINDER NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES: 03/28/03

I WALLE TO BELLIAM S

10 C. SESSION # 5. 065.00

(NOTARY STAMP)

CORPORATE ACKNOWLEDGMENT CERTIFICATE

STATE OF FLORIDA COUNTY OF PALM BEACH SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS May 10 BY ROY H. DAVIDSON AND BILL VANDER MAY AS PRESIDENT AND SECRETARY RESPECTIVELY

Nother . Telegons (SIGNATURE OF PERSON TAKING ACK NOWLEDGMENT)

Heather P. Heligonis (NAME OF ACKNOWLEDGER, PRINTED Sales Bake Bake Bake Bake Bake

Notary-Florida (TITLE OR RANK)

(COMMISSION NUMBER)

ACCEPTANCE, JOINDER AND CONSENT OF DEXTER DEVELOPMENT COMPANY

STATE OF FLORIDA COUNTY OF PALM BEACH SS

DEXTER DEVELOPMENT COMPANY, A FLORIDA CORPORATION, AS TENANT IN THE MEMORANDUM OF LEASE WITH OPTION TO PURCHASE RECORDED IN OFFICIAL RECORDS BOOK 11553, PAGE 1092, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, DOES HEREBY CONSENT TO AND JOIN IN THOSE DEDICATIONS OF LAND, EASEMENTS, RESTRICTIONS AND COVENANTS BY THE OWNER THEREOF AND DOES FURTHER CONSENT TO AND JOIN IN THE FILING AND RECORDATION OF THIS PLAT AFFECTING SAID PROFERTY AND ALL MATTERS APPEARING THEREON.

DEXTER DEVELOPMENT COMPANY A FLORIDA CORPORATION

ROY HI DAVIDSON PRESIDENT

ACCEPTANCE, JOINDER AND CONSENT OF BALLENISLES COUNTRY CLUB, INC.

COUNTY OF PALM BEACH SS

BALLENISLES COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, AS TENANT IN THE MEMORANDUM OF SUBLEASE WITH OPTION TO PURCHASE RECORDED IN OFFICIAL RECORDS BOOK 11553, PAGE 1101, OF THE PUBLIC RECORDS ()F PALM BEACH COUNTY. FLORIDA, DOES HEREBY CONSENT TO AND JOIN IN THOSE DEDICATIONS OF LAND, EASEMENTS, RESTRICTIONS AND COVENANTS BY THE OWNER THEREOF AND DOES FURTHER CONSENT TO AND JOIN IN THE FILING AND RECORDATION OF THIS PLAT AFFECTING SAID PROPERTY AND ALL MATTERS APPEARING THEREON.

DATED THIS 10 DAY OF ____ HOY

BALLENISLES COUNTRY CLUB, INC. A FLORIDA NOT-FOR-PROFIT CORPORATION

CORPORATE ACKNOWLEDGMENT CERTIFICATE

STATE OF FLORIDA COUNTY OF PALM BEACH SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS MAY 10 BY ROY H. DAVIDSON AND JOHNW. GARY III AS PRESIDENT AND AS SECRETARY, RESPECTIVELY, OF DEXTER DEVELOPMENT COMPANY, A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED (TYPE OF IDENTIFICATION) AS IDENTIFICATION.

HOLKEY, TILLEGUE (SIGNATURE OF PERSON TAKING ACK NOWLEDGMENT) Heather P. Neligonis (NAME OF ACKNOWLEDGER, PRINTED

(NO TARY STAMP) INCL 65090 The Name of the Land Control of the Control of the

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CORPORATE ACKNOWLEDGMENT CERTIFICATE

STATE OF FLORIDA COUNTY OF PALM BEACH SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS MOUNTY BY ROY H. DAVIDSON AND BILL VANDER MAY AS PRESIDENT AND AS SECRETARY RESPECTIVELY, OF BALLENISLES COUNTRY CLUB, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED _____(TYPE OF IDENTIFICATION) AS IDENTIFICATIO

Hother P. Teleonia (SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT)

Heather. Heligons (NAME OF ACKNOWLEDGER, PRINTED)

(COMMISSION NUMBER)



ACCEPTANCE, JOINDER AND CONSENT OF BALLENISLES COMMUNITY ASSOCIATION, INC.

STATE OF FLORIDA COUNTY OF PALM BEACH SS

BALLENISLES COMMUNITY ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION. DOES HEREBY CONSENT TO AND JOIN IN THOSE DEDICATIONS OF LAND, EASEMENTS, RESTRICTIONS AND COVENANTS BY THE OWNER THEREOF AND DOES FURTHER CONSENT TO AND JOIN IN THE FILING AND RECORDATION OF A PLAT AFFECTING SAID PROPERTY AND ALL MATTERS APPEARING THEREON.

BALLENISLES COMMUNITY ASSOCIATION, INC. A FLORIDA NOT-FOR-PROFIT CORPORATION

CORPORATE ACKNOWLEDGMENT CERTIFICATE

STATE OF FLORIDA COUNTY OF PALM BEACH SS

TO ME OR HAVE PRODUCED

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS MOULD BY ROY H. DAVIDSON AND Bill Vander Hay AS PRESIDENT AND AS SECRETARY, RESPECTIVELY, OF BALLENISLES COMMUNITY ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN

Wather Y. Telegous (SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT)

teather P. Mclipons (NAME OF ACKNOWLEDGER, PRINTED)

(COMMISSION NUMBER) TITLE CERTIFICATION

1981 IF DO 065098 (NOTARY STAMP)

(TYPE OF IDENTIFICATION) AS IDENTIFICATION.

I, ALYS N. DANIELS, AN ATTORNEY DULY LICENSED TO PRACTICE LAW IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE RECORD TITLE TO THE HEREIN DESCRIBED PROPERTY: THAT I FIND THAT THE TITLE TO SAID PROPERTY AS OF THIS WADAY OF ______, 2002, IS VESTED IN MacARTHUR HOLDING A, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, AS TO A PORTION, AND BALLENISLES COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, AS TO THE REMAINDER, AND THAT THE CURRENT TAXES FOR SAID PROPERTY HAVE BEEN PAID.

ATTORNEY AT LAW FLORIDA BAR NO. 354600

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACKNOWLEDGEMENT. ACCEPTANCE OF DEDICATION AND RELEASE:

STATE OF FLORIDA COUNTY OF PALM BEACH SS

THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) HEREBY CONSENTS TO THE RELEASE OF THE UNIT OF DEVELOPMENT No.31 BLANKET WATER MANAGEMENT EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 6229, PAGE 1258, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AS TO ONLY THAT REAL PROPERTY DESCRIBED IN AND SUBJECT TO THIS PLAT. THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) HEREBY ACKNOWLEDGES AND ACCEPTS A WATER MANAGEMENT EASEMENT OVER TRACT W-1 AND ACKNOWLEDGES THAT NPBCID HAS THE RIGHT BUT NOT THE OBLIGATION TO CONSTRUCT, OPERATE, INSPECT AND MAINTAIN WATER MANAGEMENT FACILITIES WITHIN THIS EASEMENT; THAT NPBCID'S INGRESS-EGRESS EASEMENT, AS RECORDED IN O.R.B. 11547, PAGE 41, IS SHOWN HEREON; AND HEREBY ACCEPTS THE WATER MANAGEMENT EASEMENTS, WATER MANAGEMENT MAINTENANCE EASEMENTS AND WATER MANAGEMENT ACCESS EASEMENTS SHOWN HEREON, AND ACKNOWLEDGES THAT NPBCID HAS NO MAINTENANCE OBLIGATION IN CONNECTION WITH SAID WATER MANAGEMENT EASEMENTS, WATER MANAGEMENT MAINTENANCE EASEMENTS AND WATER MANAGEMENT ACCESS EASEMENTS; AND SAID DISTRICT ACKNOWLEDGES THAT THERE ARE NO OTHER DEDICATIONS TO NOR OTHER MAINTENANCE OBLIGATIONS BEING INCURRED BY SAID DISTRICT ON THIS PLAT.

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT

A. SALLY/HAMADEH

TITLE: ATTESTED BY:

PETER L. PIMENTEL SECRETARY, BOARD OF SUPERVISORS **APPROVALS**

CITY OF PALM BEACH GARDENS COUNTY OF PALM BEACH, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS DAY OF

ERIC JABLIN - MAYOR

CITY CLERK

THIS PLATIS HEREBY ACCEPTED FOR RECORD LENNART E. LINDAHL, P.E. CITY ENGINEER

REVIEWING SURVEYOR

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.081 OF THE FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF THE GEOMETRIC DATA OR THE FIELD VERIFICATION OF MONUMENTS AT LOT CORNERS.

PASQUALEVOLPE PROFESSIONAL SURVEYOR & MAPPER FLORIDA CERTIFICATE No. 4873

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION: THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF: THAT PERMANENT REFERENCE MONUMENTS (P.R. M.S). HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT MONUMENTS ACCORDING TO SÉCTION 177.091(9) WILL BE SET; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA.

MANUEL A. SUTIERREZ PROFESSIONAL SURVEYOR & MAPPER FLORIDA CERTIFICATE No. 4102

SURVEYOR'S NOTES

WHERE DRAINAGE AND UTILITY EASEMENTS INTERSECT, DRAINAGE EASEMENTS WILL TAKE PRECEDENCE

THERE SHALL BE NO TREES, SHRUBS, OR LANDSCAPING PLACED ON WATER AND SEWER EASEMENTS OR DRAINAGE EASEMENTS, EXCEPT AS SHOWN ON THE APPROVED FINAL DEVELOPMENT PLAN AND/OR LANDSCAPE PLAN.

THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY EASEMENTS OR DRAINAGE EASEMENTS WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENT.

APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH APPROVAL OF THE UTILITIES OCCUPYING SAME.

LOT LINES ARE NOT RADIAL UNLESS NOTED (RADIAL) BEARING BASIS: BEARINGS SHOWN HEREON ARE BASED UPON THE SOUTH LINE OF BALLENISLES PLAT THREE. SAID LINE BEARS NORTH 89° 10'56" EAST.

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



Keshavarz & Associates, Inc.

CONSULTING ENGINEERS - SURVEYORS

Licensed Business No. 4897 1280 N. Congress Avenue, Suite 206 West Palm Beach, Florida 33409 Tel: (561) 689-8600 Fax: (561) 689-7476 THIS INSTRUMENT WAS PREPARED BY MANUEL A. GUTTERREZ, PSM IN THE OFFICES OF KESHAVARZ & ASSOCIATES, INC. PROFESSIONAL SURVEYOR AND MAPPER NO. 4102