

TITLE CERTIFICATE

STATE OF FLORIDA  
COUNTY OF BROWARD

We, Do, duly 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 ORIOLE HOMES CORP.; that the current taxes have been paid; and that the property is encumbered by the mortgages shown hereon; and that we find that all mortgages are shown and are true and correct.

Date 1-3-76 By Donald M. White

DESCRIPTION

KNOW ALL MEN BY THESE PRESENTS THAT ORIOLE HOMES CORP., a Florida corporation, owner of the land shown hereon, being in Sections 15 and 16, Township 46 South, Range 42 East, Palm Beach County, Florida, shown hereon as PLAT OF GOLF AND TENNIS CLUB OF VILLAGES OF ORIOLE, being more particularly described as follows:

A certain parcel of land lying in Section 15 and 16, Township 46 South, Range 42 East, Palm Beach County, Florida, being a part of Tract A, PLAT NO. 1 VILLAGES OF ORIOLES, as same is recorded in Plat Book 30 at Pages 38, 39 and 40, Public Records of Palm Beach County, Florida, said parcel being more particularly described as follows:

Commencing at the Southwest corner of said Section 15 run South 89°-32'-01" East, along the South line of said Section 15 a distance of 145.68 feet; thence North 0°-19'-01" East, 1529.40 feet; thence North 89°-40'-59" West, 50.00 feet to the POINT OF BEGINNING; said POINT OF BEGINNING being at the Northwest corner of ABBEY VILLAGE of VILLAGES OF ORIOLE, as same is shown and recorded in Plat Book 30 of VILLAGES OF ORIOLE, as same is shown and recorded in Plat Book 30 at Pages 208 and 209, Public Records of Palm Beach County, Florida; thence run (bearings cited herein are in the meridian of said PLAT OF ABBEY VILLAGE OF VILLAGES OF ORIOLE) by the following numbered courses:

- 1. North 0°-19'-01" East, along the northerly extension of the West boundary line of said ABBEY VILLAGE OF VILLAGES OF ORIOLE, 22.18 feet; thence ...
2. North 75°-21'-39" West, 567.97 feet; thence ...
3. North 38°-30'-00" East, 192.52 feet; thence ...
4. North 20°-33'-18" East, 378.60 feet; thence ...
5. South 89°-40'-59" East, 638.88 feet; thence ...
6. South 54°-00'-00" East, 120.00 feet; thence ...
7. South 13°-00'-00" East, 240.00 feet; thence ...
8. South 27°-42'-38" East, 56.54 feet, more or less, to the intersection thereof with the North Boundary line of the aforementioned PLAT OF ABBEY VILLAGE OF VILLAGES OF ORIOLE; thence ...
9. South 29°-40'-59" East, continuing along said North boundary line (Courses 10 through 14, inclusive, hereinafter described, run along said North boundary line) 100.05 feet; thence ...
10. South 58°-34'-01" West, 419.74 feet to the beginning of a 155.48 foot radius curve, concave Northerly, having a central angle of 31°-45'-00"; thence ...
11. Southwesterly, along the arc of the just described curve, 86.16 feet to the end of said curve; thence ...
12. North 89°-40'-59" West, 14.14 feet; thence ...
13. North 44°-40'-59" West, 21.21 feet; thence ...
14. North 89°-40'-59" West, 100.00 feet, more or less, to the POINT OF BEGINNING.

CONTAINING 12.3781 acres.

having caused the same to be surveyed and platted as shown hereon does hereby dedicate same as follows:

- 1. The lands shown hereon shall be kept and maintained as a Club Area with recreation and related facilities including but not limited to a snack bar and pro shops; tennis courts; other or additional recreational facilities; and parking to serve the foregoing facilities and the facilities now or hereafter located on Parcels G-1, G-2, G-3, G-4 and G-5 of RECREATION PLAT OF VILLAGES OF ORIOLE according to the plat thereof as recorded in Plat Book 31 at Pages 168 and 169 of the Public Records of Palm Beach County, Florida; to be perpetually maintained as the same by the record owners thereof, their successors, assigns, grantees or lessees; and, reserved for the non-exclusive use of the residents of Villages of Oriole, their guests, invitees, family members and lessees, in accordance with the Declaration of Protective Covenants and Restrictions for the Villages of Oriole as recorded in Official Records Book 2390, Page 898 of the Public Records of Palm Beach County, Florida and any amendments thereto.
2. The utility easements as shown are hereby dedicated for the construction and maintenance of utilities.

IN WITNESS WHEREOF, the said Corporation has caused these presents to be signed by its President and attested by its Assistant Secretary and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 19th day of December, A.D., 1975.

ORIOLE HOMES CORP.  
A Florida Corporation

ATTEST: Richard Levy PRESIDENT  
A. Nunez

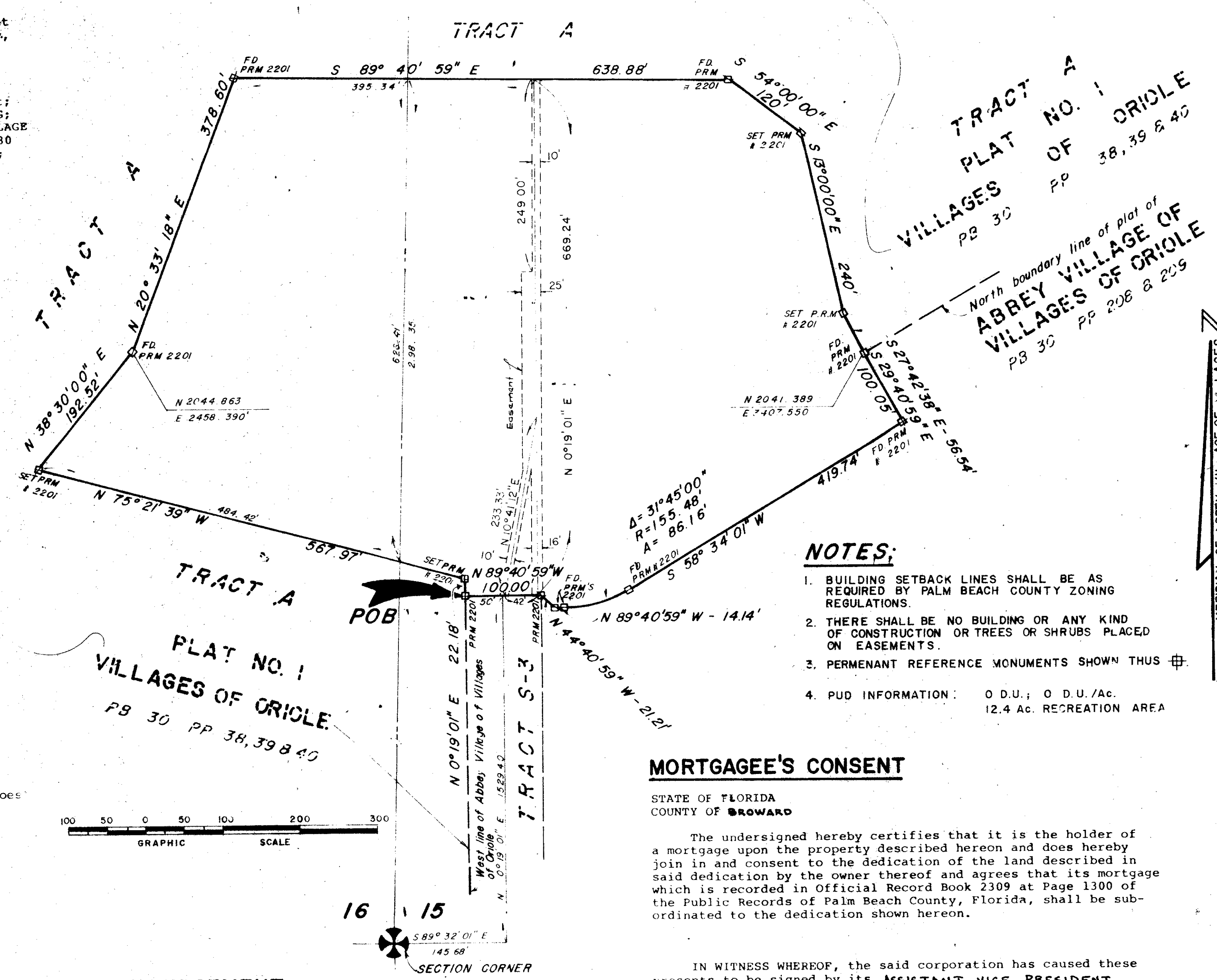
A PLANNED UNIT DEVELOPMENT

PLAT OF GOLF AND TENNIS CLUB OF VILLAGES OF ORIOLE

BEING A REPLAT OF PART OF PLAT No. 1, VILLAGE OF ORIOLE, AS SAID PLAT IS RECORDED IN PLAT BOOK 30, AT PAGES 38, 39 AND 40, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

BEING IN SECTIONS 15 AND 16, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

JULY, 1975  
ONE SHEET ONLY



ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF BROWARD

BEFORE ME personally appeared RICHARD LEVY and A. NUNEZ, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as President and Assistant Secretary of the Oriole Homes Corporation, a corporation and severally 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 19th day of December, 1975.

By: Richard Levy  
My Commission Expires: March 14, 1977

MORTGAGEE'S CONSENT

STATE OF FLORIDA  
COUNTY OF BROWARD

The undersigned hereby certifies that it is the holder of a mortgage upon the property described hereon and does hereby join in and consent to the dedication of the land described in said dedication by the owner thereof and agrees that its mortgage which is recorded in Official Record Book 2309 at Page 1300 of the Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

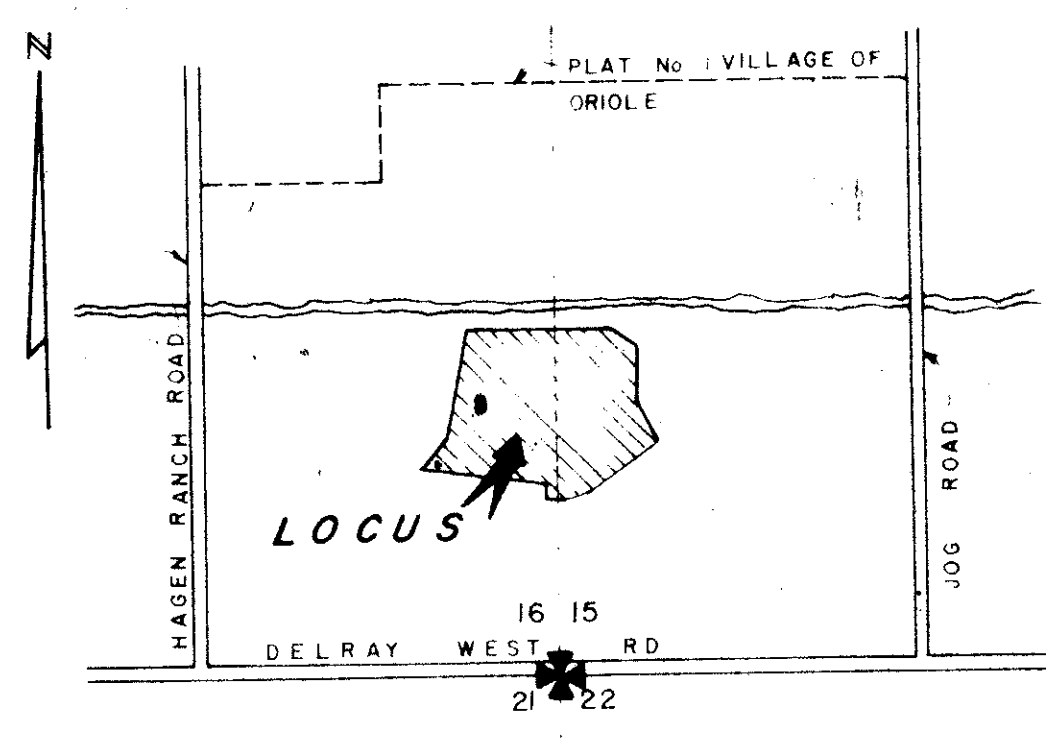
IN WITNESS WHEREOF, the said corporation has caused these presents to be signed by its ASSISTANT VICE PRESIDENT and attested to by its ASSISTANT SECRETARY and its corporate seal to be affixed hereto by and with the authority of its Board of Directors this 13 day of JANUARY, 1976.

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF BROWARD COUNTY

By: James H. Dearing

ATTEST: Betty L. Santer

This instrument was prepared by R. D. ... in the office of ROBERT E. OWEN and ASSOCIATES, INC., Forum III Building, West Palm Beach, Florida.



LOCATION MAP  
NOT TO SCALE

COUNTY APPROVAL

COUNTY ENGINEER

This plat is hereby found to meet all requisite State and County laws and ordinances.

By: H. J. Kahler  
County Engineer

BOARD OF COUNTY COMMISSIONERS  
PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this 17 day of December, 1975.

By: William H. Medler  
Chairman

ATTEST:

JOHN B. DUNKLE, Clerk

By: 51  
Deputy Clerk

SURVEYOR'S CERTIFICATE

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 (P.R.M.'s) Permanent Reference Monuments have been set, 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.

Dec 13, 1975  
By: David M. White  
Registered Land Surveyor No. 2201  
State of Florida

ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF BROWARD

BEFORE ME personally appeared JAMES W. DEARING and BETTY L. GUNTER, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as ASSIS. VICE President and ASSISTANT SECRETARY of the FIRST FEDERAL SAVINGS AND LOAN ASSOC. OF BROWARD COUNTY, a corporation, and severally 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 13 day of JANUARY, 1976.

0326-318  
My Commission Expires: August 18, 1978

Field Book No 0-29 Pg 55  
Design J.C. YESTE  
Drawn J.C. YESTE  
Checked D.M. WHITE  
Field FRANK

ROBERT E. OWEN & ASSOCIATES, INC.  
ENGINEERS - PLANNERS - SURVEYORS  
WEST PALM BEACH, FLORIDA

PLAT OF GOLF AND TENNIS CLUB OF VILLAGES OF ORIOLE

JULY 1975  
Sheet 1 of 1  
Scale 1" = 100'

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COUNTY OF PALM BEACH  
PLAT OF FLORIDA  
This plat was filed for record in Plat Book 30 at Pages 38, 39 and 40, Public Records of Palm Beach County, Florida, on page 216 of the 207th day of February, 1971.  
By: John B. Dunkle  
County Clerk