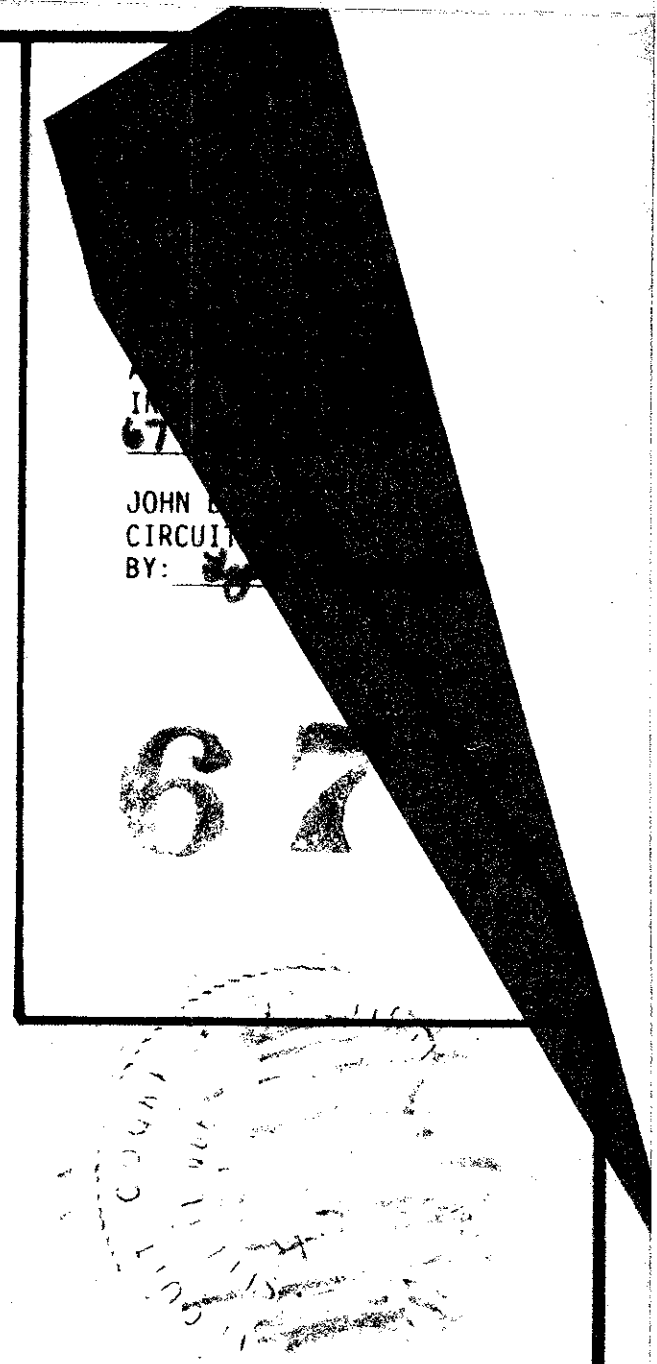
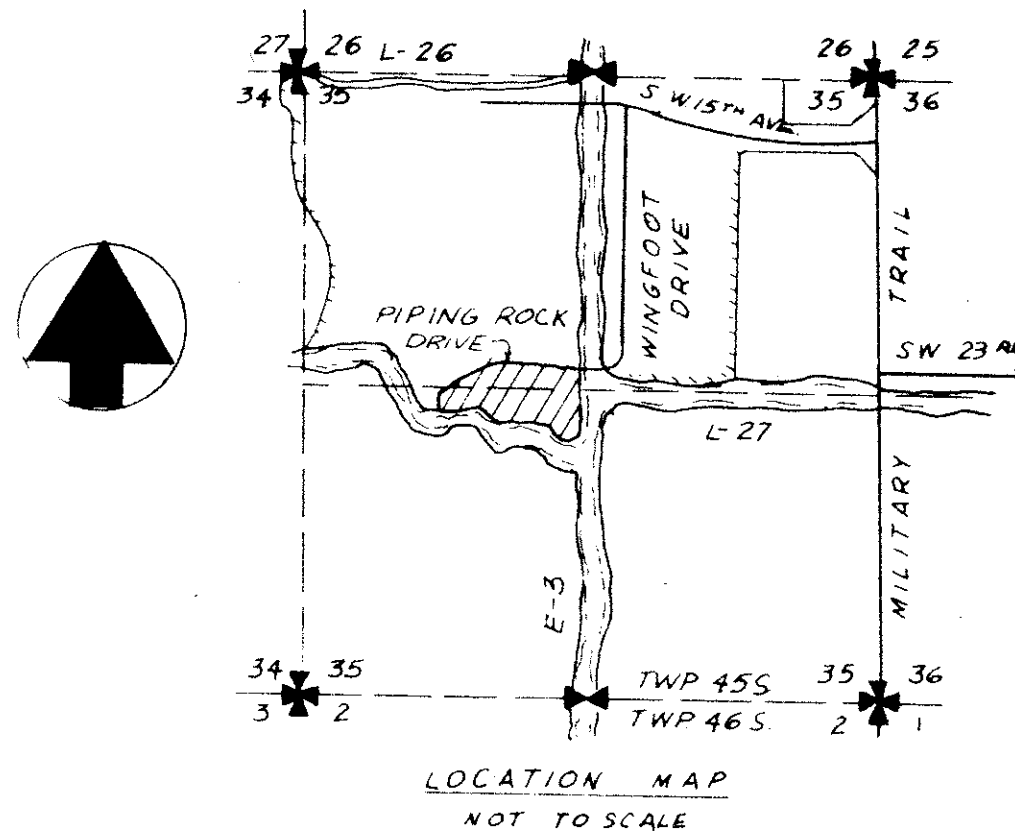


A PORTION OF INDIAN SPRING
A PLANNED UNIT DEVELOPMENT

THE VILLAS OF GREEN GLEN II

A PARCEL OF LAND IN THE NORTHWEST ONE-QUARTER AND THE SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 45 SOUTH, RANGE 42 EAST. A REPLAT OF A PORTION OF TRACT G-3, BLOCK 4, BLOCK 5, SPYGLASS LANE, TRACT C-4 AND PIPING ROCK DRIVE "INDIAN SPRINGS PLAT NO. 1" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 31, PAGES 43-47 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. FURTHER, ABOVE SAID PORTIONS OF LAND HAVE BEEN ABANDONED BY O.R.B. 2536, PG 998 AND O.R.B. 2873 PG. 1717.



DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT CADILLAC FAIRVIEW INDIAN SPRING, INC., A FLORIDA CORPORATION, OWNERS OF THE LANDS SHOWN HEREON, BEING A PARCEL OF LAND IN THE NORTHWEST ONE-QUARTER AND SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING A REPLAT OF A PORTION OF TRACTS G-3, BLOCK 4, BLOCK 5, SPYGLASS LANE, TRACT C-4 AND PIPING ROCK DRIVE, AS SHOWN ON INDIAN SPRING PLAT NO. ONE, A PLANNED UNIT DEVELOPMENT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 31, PAGES 43 THROUGH 47, INCLUSIVE, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS THE VILLAS OF GREEN GLEN II AT INDIAN SPRING, A PART OF INDIAN SPRING P.U.D. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION

BEGINNING AT THE INTERSECTION OF THE WEST RIGHT OF WAY LINE OF LAKE WORTH DRAINAGE DISTRICT CANAL E-3 AND A POINT 10 FEET SOUTH OF THE NORTH RIGHT OF WAY LINE OF PIPING ROCK DRIVE AS SHOWN ON THAT CERTAIN PLAT OF INDIAN SPRING PLAT NO. 1 ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 31 AT PAGES 43 THROUGH 47 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

THENCE S 0 52' 53" E. ALONG SAID WEST RIGHT OF WAY LINE OF LAKE WORTH DRAINAGE DISTRICT CANAL E-3, FOR 60.00 FEET
THENCE S 89 07' 06" W FOR 70.00 FEET
THENCE S 0 52' 52" E FOR 211.67 FEET
THENCE N 89 49' 07" W FOR 90.07 FEET
THENCE N 65 58' 41" W FOR 70.07 FEET
THENCE S 89 07' 06" W FOR 27.96 FEET
THENCE S 42 04' 13" W FOR 41.31 FEET
THENCE S 48 06' 09" W FOR 69.00 FEET
THENCE S 11 34' 34" W FOR 149.47 FEET
THENCE N 70 31' 44" W FOR 34.06 FEET
THENCE N 72 27' 04" W FOR 226.55 FEET
THENCE N 65 49' 07" W FOR 131.16 FEET
THENCE S 83 26' 34" W FOR 204.12 FEET
THENCE N 76 51' 52" W FOR 60.02 FEET TO THE BEGINNING OF A 4" RADIUS CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 130.00 FEET TO WHICH 1" OF BEGINNING A RADIAL LINE BEARS N75 38' 54" W. THENCE NORTHEASTERLY 220.39 FEET TO THE ARC OF SAID CURVE THROUGH AN ANGLE OF 16.00° TO A POINT OF COMPOUND CURVATURE OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 245.00 FEET. THENCE NORTHEASTERLY 474.60 FEET ALONG THE ARC OF SAID CURVE THROUGH AN ANGLE OF 36 30' 00" TO A POINT OF TANGENCY. THENCE N 89 07' 06" E FOR 445.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 7.42 ACRES MORE OR LESS.

HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- 1. THE UTILITY EASEMENTS AND DRAINAGE EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND DRAINAGE.
- 2. TRACTS A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, W, X, Y, Z, AS SHOWN AND REFERRED TO IN THE INDIAN SPRING MAINTENANCE ASSOCIATION, INC., A FLORIDA CORPORATION, AND THE INDIAN SPRING MAINTENANCE ASSOCIATION, INC., A FLORIDA CORPORATION FOR ROAD PURPOSES AND FOR THE CONSTRUCTION AND MAINTENANCE AND USE OF DRAINAGE AND UTILITIES.

IN WITNESS WHEREOF, CADILLAC FAIRVIEW INDIAN SPRING, INC., A FLORIDA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED BY ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS DAY OF JUNE, A.D., 1978.

CADILLAC FAIRVIEW INDIAN SPRING, INC.
A FLORIDA CORPORATION
ATTEST: LARRY NEWMAN, SECRETARY BY: MICHAEL WARREN, PRESIDENT

ACKNOWLEDGMENT:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } SS
BEFORE ME PERSONALLY APPEARED MICHAEL WARREN AND LARRY NEWMAN, TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND SECRETARY OF THE ABOVE NAMED CADILLAC FAIRVIEW INDIAN SPRING, INC., AND THEY SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS MICHAEL WARREN, PRESIDENT AND LARRY NEWMAN, SECRETARY, RESPECTIVELY OF SAID CADILLAC FAIRVIEW INDIAN SPRING, INC., 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 26th DAY OF JUNE, A.D., 1978.
NOTARY PUBLIC: MY COMMISSION EXPIRES:

MORTGAGEE'S CONSENT:

STATE OF NEW YORK }
COUNTY OF NEW YORK } SS
THE UNDERSIGNED CITIBANK, N.A. OF NEW YORK, HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON THE HEREIN DESCRIBED PROPERTY AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LANDS DESCRIBED IN THE DEDICATION HEREON, BY THE OWNER THEREOF, AND AGREES THAT ITS MORTGAGE, WHICH IS RECORDED IN OFFICIAL RECORD BOOK 2357, PAGE 116 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.
IN WITNESS WHEREOF, CITIBANK, N.A. OF NEW YORK HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT AND ATTESTED BY ITS ACC. OFFICER AND ITS OFFICIAL SEAL TO BE AFFIXED HEREOF, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS DAY OF JUNE, A.D., 1978.
CITIBANK, N.A.
ATTEST: THOMAS E. FREEMAN, ACCOUNT OFFICER BY: ROBERT W. WEAVER, VICE PRESIDENT

ACKNOWLEDGMENT:

STATE OF NEW YORK }
COUNTY OF NEW YORK } SS
BEFORE ME PERSONALLY APPEARED ROBERT W. WEAVER AND THOMAS E. FREEMAN TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND ACCOUNT OFFICER, RESPECTIVELY, OF ABOVE NAMED CITIBANK, N.A. OF NEW YORK, AND THEY SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH VICE PRESIDENT AND ACCOUNT OFFICER, RESPECTIVELY, OF SAID CITIBANK, N.A., AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE OFFICIAL SEAL OF SAID BANK, AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR BANK AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CITIBANK, N.A. OF NEW YORK.

WITNESS MY HAND AND OFFICIAL SEAL THIS DAY OF JUNE, A.D., 1978.

NOTARY PUBLIC: MY COMMISSION EXPIRES:

TITLE CERTIFICATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } SS
I, Bernabe A. Hernandez, 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 that the title to the property is vested to CADILLAC FAIRVIEW INDIAN SPRING, INC., A FLORIDA CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON; AND THAT I FIND THAT ALL MORTGAGES ARE SHOWN ARE TRUE AND CORRECT.
DATE: July 11, 1978 Bernabe A. Hernandez (ATTORNEY'S NAME)

NOTES:

- 1. THE BEARINGS AS STATED HEREON ARE BASED ON THE BEARINGS AS SHOWN ON THE PLAT OF INDIAN SPRING PLAT NO. 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 31, PAGES 43 THROUGH 47, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- 2. EASEMENTS ARE FOR PUBLIC UTILITIES UNLESS OTHERWISE NOTED.
- 3. U.E.: DENOTES UTILITY EASEMENT
D.E.: DENOTES DRAINAGE EASEMENT
- 4. THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.
- 5. THERE SHALL BE NO BUILDINGS OR OTHER PERMANENT STRUCTURES PLACED ON UTILITY EASEMENTS.
- 6. BUILDING SET BACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- 7. PERMANENT REFERENCE MONUMENTS (P.R.M.'S) DESIGNATED THUS: [Symbol]
- 8. PERMANENT CONTROL POINTS (P.C.P.'S) DESIGNATED THUS: [Symbol]

SURVEYOR'S CERTIFICATE:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } SS
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 (P.R.M.'S) PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS REQUIRED BY LAW, AND THAT (P.C.P.'S) PERMANENT CONTROL POINTS WILL BE SET WITHIN ONE YEAR OF COMPLETION OF 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.

DATE: 14th DAY OF June, A.D., 1978
BY: Bernabe A. Hernandez, REGISTERED SURVEYOR, STATE OF FLORIDA

COUNTY APPROVALS:

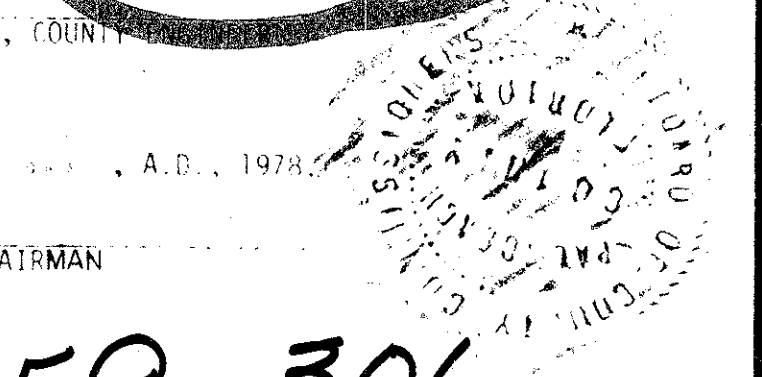
COUNTY ENGINEER:
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS DAY OF JUNE, A.D., 1978.
BY: HERBERT KAHLERT, COUNTY ENGINEER
BOARD OF COUNTY COMMISSIONERS:
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS DAY OF JUNE, A.D., 1978.
BY: PEGGY EVATT, CHAIRMAN

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

BY: DEPUTY CLERK

SHEET INDEX
SHEET NO. 1 - SIGNATURE SHEET
SHEET NO. 2 - LOT LAYOUT SHEET

SEE SHEET 2 OF 2 FOR AREA SUMMARY AND PLANNED UNIT DEVELOPMENT TABULATIONS.



35/45/42

0259-306

35/67

EDM SURVEYING & MAPPING INC.
WANTMAN & ASSOCIATES, INC.
CONSULTING ENGINEERS
WEST PALM BEACH, FLORIDA
PLAT OF THE VILLAS OF GREEN GLEN II
DRAWN: RUBEN, NO. PG. DATE: JUNE 1978. JOB NO: 78-033. SHEET 1 OF 2.
DESIGNED: WLF. CHECKED: WLF. SCALE: 1"=50'. DRAWING NO: 78-06-007. SHEET 2 OF 2.

VILLAS OF GREEN GLEN II