


VISTA CENTER OF PALM BEACH PLAT 10

A PART OF A P.I.P.D.

BEING PARCEL 21N, VISTA CENTER OF PALM BEACH PLAT 1, PLAT BOOK 61, PAGES 118 THROUGH 121, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND ALL OF VISTA CENTER OF PALM BEACH PLAT 8, PLAT BOOK 98, PAGE 94, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 22, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

COUNTY OF PALM BEACH) ss
 STATE OF FLORIDA)
 This Plat was filed for record at 3:02 P.M.
 this 30th day of March 2004
 and duly recorded in Plat Book No. 101
 on page 148 & 150
 NOTARY H. WILKIN, Notary Public, Court,
 Palm Beach, Florida, D.C.



DEDICATIONS & RESERVATIONS:

KNOW ALL MEN BY THESE PRESENTS THAT PALM BEACH COMMERCE CENTER ASSOCIATES LTD., A FLORIDA LIMITED PARTNERSHIP; ATHENA VISTA, LTD., A FLORIDA LIMITED PARTNERSHIP; ST. ANTHONY'S BUILDING PARTNERSHIP, A FLORIDA GENERAL PARTNERSHIP AND ST. ANTHONY'S OCEANSIDE PROPERTY, INC., A FLORIDA CORPORATION, LICENSED TO DO BUSINESS IN FLORIDA, OWNERS OF THE LAND SHOWN HEREON AS VISTA CENTER OF PALM BEACH PLAT 10, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 21N, ACCORDING TO THE PLAT OF VISTA CENTER OF PALM BEACH PLAT 1, AS RECORDED IN PLAT BOOK 61, PAGES 118 THROUGH 121, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

AND ALL OF VISTA CENTER OF PALM BEACH PLAT 8, AS RECORDED IN PLAT BOOK 98, PAGE 94, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING 12.279 ACRES, MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DOES HEREBY MAKE THE FOLLOWING DEDICATIONS AND RESERVATIONS:

- 1) THE 15 AND 20 FOOT BUFFER EASEMENTS, AS SHOWN HEREON, ARE HEREBY RESERVED TO VISTA CENTER ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS FOR LANDSCAPE AND OTHER PROPER PURPOSES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- 2) THE P.B.C. UTILITY EASEMENTS IDENTIFIED ON THE PLAT HEREON ARE EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTEWATER PIPELINES, RECLAIMED WATER PIPELINES, AND RELATED APPURTENANCES. THE MAINTENANCE OF THE LAND UNDERLYING THESE EASEMENTS SHALL BE A PERPETUAL OBLIGATION OF THE PROPERTY OWNER. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.
- 3) THE 20 FOOT LANDSCAPE BUFFER EASEMENT, SHOWN HEREON AS L.B.E., IS HEREBY RESERVED BY VISTA CENTER ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS FOR LANDSCAPE AND OTHER PROPER PURPOSES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY, NO WIDTH REDUCTION OR EASEMENT ENCROACHMENT SHALL BE PERMITTED.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, PALMCO INC., A DELAWARE CORPORATION LICENSED TO DO BUSINESS IN FLORIDA, THIS 9th DAY OF January, 2003.

PALM BEACH COMMERCE CENTER ASSOCIATES, LTD.,
 A FLORIDA LIMITED PARTNERSHIP
 PALMCO INC., A DELAWARE CORPORATION,
 LICENSED TO DO BUSINESS IN FLORIDA,
 AS GENERAL PARTNER

WITNESS: [Signature] BY: [Signature]
 PRINT NAME: LAURA C. MONIZO RICHARD RAZOOK VICE PRESIDENT
 WITNESS: [Signature]
 PRINT NAME: Grisel Figueroa

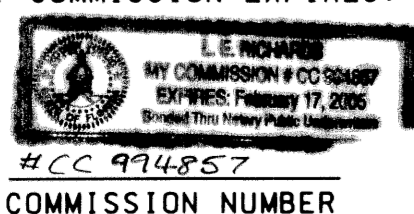
ACKNOWLEDGEMENT:

STATE OF FLORIDA)
 COUNTY OF DADE)

BEFORE ME PERSONALLY APPEARED RICHARD RAZOOK WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVERS LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF PALMCO INC., A DELAWARE CORPORATION AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND ON BEHALF OF SAID PARTNERSHIP, 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 9th DAY OF January, 2003.

MY COMMISSION EXPIRES: FEB. 17, 2005



[Signature]
 NOTARY PUBLIC
 L.E. RICHARDS
 PRINT NAME

DECEMBER, 2003

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, KEENAN VISTA, INC., A FLORIDA CORPORATION, LICENSED TO DO BUSINESS IN FLORIDA, THIS 21st DAY OF January, 2003.

ATHENA VISTA, LTD., A FLORIDA LIMITED PARTNERSHIP
 BY: KEENAN VISTA, INC., A FLORIDA CORPORATION, AS GENERAL PARTNER

WITNESS: [Signature] BY: [Signature]
 PRINT NAME: Lisa Buchanan WILLIAM KEENAN PRESIDENT
 WITNESS: [Signature]
 PRINT NAME: Nancy Rodriguez

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED WILLIAM KEENAN WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVERS LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF KEENAN VISTA, INC., A FLORIDA CORPORATION AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 21st DAY OF January, 2003.

MY COMMISSION EXPIRES: 3/24/04



NOTARY PUBLIC
 JAMES L. BALLARD
 PRINT NAME

IN WITNESS WHEREOF, THE ABOVE-NAMED GENERAL PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNERS, JO ANN SOLTAU AND TERESA A. GUMLEY, THIS 19th DAY OF December, 2003.

ST. ANTHONY'S BUILDING PARTNERSHIP,
 A FLORIDA GENERAL PARTNERSHIP

WITNESS: [Signature] BY: [Signature]
 PRINT NAME: JEFF MARSHALL JO ANN SOLTAU AS GENERAL PARTNER
 WITNESS: [Signature]
 PRINT NAME: JEFF MARSHALL
 WITNESS: [Signature] BY: [Signature]
 PRINT NAME: KEVIN JOHNSTON TERESA A. GUMLEY AS GENERAL PARTNER
 WITNESS: [Signature]
 PRINT NAME: JEFF MARSHALL

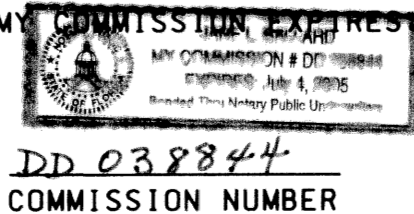
ACKNOWLEDGEMENT:

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JO ANN SOLTAU AND TERESA A. GUMLEY WHO ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED A DRIVERS LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS GENERAL PARTNERS OF ST. ANTHONY'S BUILDING PARTNERSHIP, A FLORIDA GENERAL PARTNERSHIP AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THE EXECUTED SUCH INSTRUMENT AS GENERAL PARTNERS OF SAID PARTNERSHIP, BY DUE AND REGULAR AUTHORITY; AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL THIS 19th DAY OF December, 2003.

MY COMMISSION EXPIRES: July 4, 2005



NOTARY PUBLIC
 JAMES L. BALLARD
 PRINT NAME

SHEET 1 OF 3

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 13th DAY OF December, 2003.

BY: ST. ANTHONY'S OCEANSIDE PROPERTY, INC., A FLORIDA CORPORATION

WITNESS: [Signature] BY: [Signature]
 PRINT NAME: PAUL JOHNSTON JAMES R. KOLAR PRESIDENT
 WITNESS: [Signature]
 PRINT NAME: Jeff Marshall

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JAMES R. KOLAR WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVERS LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF ST. ANTHONY'S OCEANSIDE PROPERTY, INC., A FLORIDA CORPORATION AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 13th DAY OF December, 2003.



NOTARY PUBLIC
 JAMES L. BALLARD
 PRINT NAME

ACCEPTANCE OF DEDICATION:

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

THE VISTA CENTER ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 8 DAY OF January, 2003.

VISTA CENTER ASSOCIATION, INC.,
 A FLORIDA CORPORATION NOT FOR PROFIT

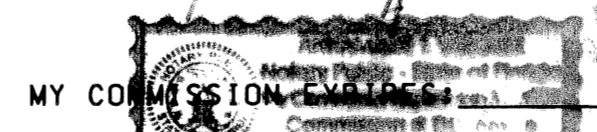
WITNESS: [Signature] BY: [Signature]
 PRINT NAME: Scott Keith STEVEN ADLER PRESIDENT
 WITNESS: [Signature]
 PRINT NAME: Tammy Pickett

ACKNOWLEDGEMENT:

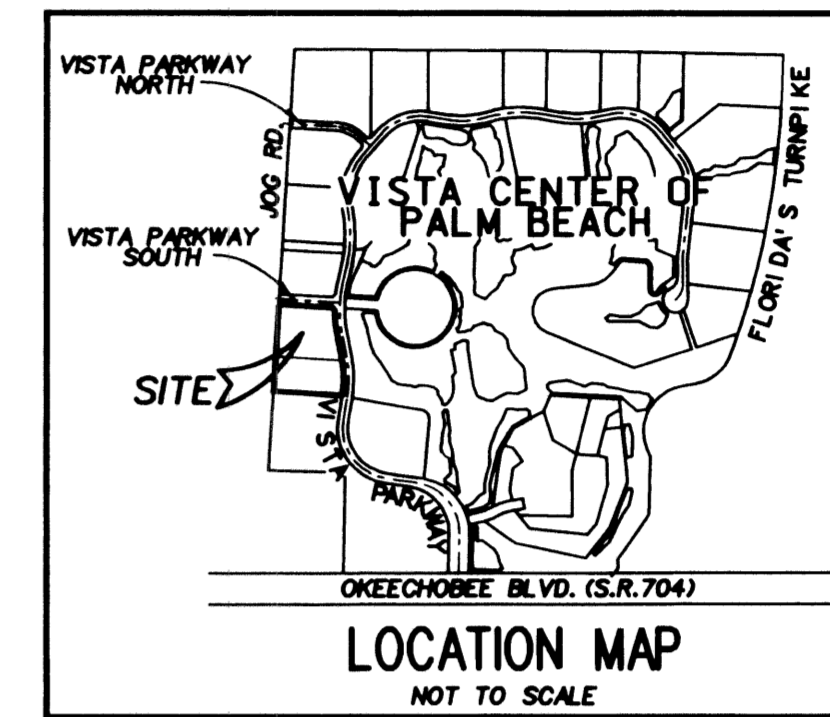
STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED STEVEN ADLER WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVERS LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF VISTA CENTER ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 8 DAY OF January, 2003.



NOTARY PUBLIC
 JAMES L. BALLARD
 PRINT NAME



MORTGAGEE'S CONSENT:

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

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 14776 AT PAGE 793 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 VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 30th DAY OF January, 2003.

WITNESS: [Signature] AMSOUTH BANK, A BANK ORGANIZED UNDER THE LAWS OF ALABAMA
 PRINT NAME: Tracy Brown
 WITNESS: [Signature] BY: [Signature]
 PRINT NAME: Lisa M. Bott TINA M. PRINCE VICE PRESIDENT

ACKNOWLEDGEMENT:

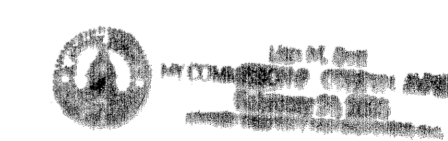
STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED TINA M. PRINCE WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED A DRIVERS LICENSE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF AMSOUTH BANK, A BANK, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT SHE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 30th DAY OF January, 2003.

MY COMMISSION EXPIRES: 2-28-05

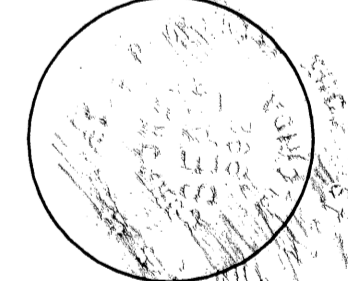
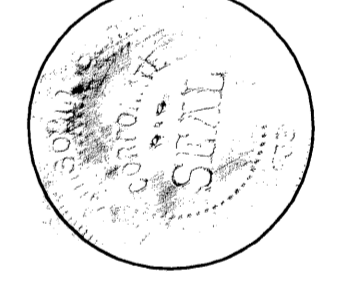
CC 999184
 COMMISSION NUMBER



NOTARY PUBLIC
 Lisa M. Bott
 PRINT NAME

LIDBERG LAND SURVEYING, INC.
 675 West Indiantown Road, Suite 200, Jupiter, Florida 33458 TEL. 561-746-8454

CAD: K:\UST\224342\2612101\2612306.DGN		JOB 02-261-306	
REF.		DATE	01/02/03
F.L.D.	FB. PG.	DWG.	D02-261P
OFF. L.J.C.		SHEET	1 OF 3
CKD. D.C.L.			



SUBDIVISION Vista Center of Palm Beach Plat 10
 BOOK 101
 PAGE 148
 FLOOD MAP # 1504
 FLOOD ZONE AO
 ZONING PPD
 QUAD # 91
 SE
 TAZ 803
 PUD NAME Vista Center of Palm Beach