

# WELLINGTON RESERVE OFFICE PARK

LYING IN SECTION 12, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA,  
 BEING A REPLAT OF TRACT 5 AND A PORTION OF TRACT 6, BLOCK 18, PALM BEACH FARMS COMPANY PLAT NO. 3  
 AS RECORDED IN PLAT BOOK 2, PAGES 45 THRU 54, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.  
 SHEET 2 OF 3      NOVEMBER, 2004

179

STATE OF FLORIDA      SS  
 COUNTY OF PALM BEACH  
 THIS PLAT WAS FILED FOR RECORD AT \_\_\_\_\_  
 \_\_\_\_ M., THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2004  
 AND DULY RECORDED IN PLAT BOOK NO. \_\_\_\_  
 ON PAGE \_\_\_\_\_  
 DOROTHY H. WILKEN,  
 CLERK OF THE CIRCUIT COURT  
 BY \_\_\_\_\_ D.C.

### TITLE CERTIFICATION

STATE OF FLORIDA  
 COUNTY OF PALM BEACH

I, RICHARD W. CARLSON JR. ESQ. 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 TO CHING'S DEVELOPMENT INC.; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: 12/08/04      BY: Richard W. Carlson Jr.  
 RICHARD W. CARLSON JR, ESQ.

### 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 17854 AT PAGE 1398 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 7<sup>th</sup> DAY OF December, 2004.

WITNESS: Scott A. Sheridan      FIDELITY FEDERAL BANK AND TRUST  
 PRINTED NAME: Scott Sheridan      BY: [Signature]  
 WITNESS: Joy D. Dillins      JOHN M. AHRENHOLZ, FIRST VICE PRESIDENT  
 PRINTED NAME: Joy D. Dillins

### 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 17854 AT PAGE 1338 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, I SHELDON W. RUBIN DO HEREUNTO SET MY HAND AND SEAL THIS 7<sup>th</sup> DAY OF December, 2004.

WITNESS: [Signature]      BY: [Signature]  
 PRINTED NAME: V. [Signature]      SHELDON W. RUBIN  
 WITNESS: [Signature]  
 PRINTED NAME: Keith C. Astin Jr.

### ACKNOWLEDGMENT

STATE OF FLORIDA  
 COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JOHN M. AHRENHOLZ WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS FIRST VICE PRESIDENT OF FIDELITY FEDERAL BANK AND TRUST 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 7<sup>th</sup> DAY OF December, 2004.  
 MY COMMISSION EXPIRES: 10-13-06      Jennifer L. Sebrell  
 NOTARY PUBLIC  
 COMMISSION NO. DD 128964      Jennifer L. Sebrell  
 PRINTED NAME:

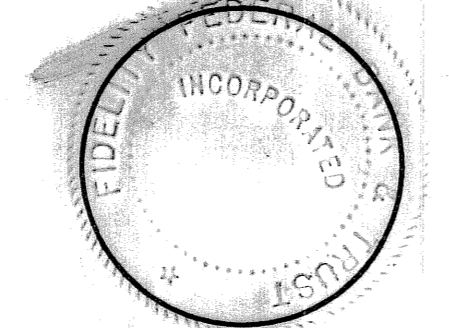
### ACKNOWLEDGMENT

STATE OF FLORIDA  
 COUNTY OF PALM BEACH

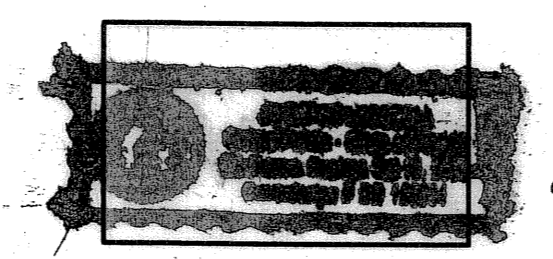
BEFORE ME PERSONALLY APPEARED SHELDON W. RUBIN WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED Personally known to me AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSE EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 7<sup>th</sup> DAY OF December, 2004.  
 MY COMMISSION EXPIRES: 9-20-06      Laurie Constable  
 NOTARY PUBLIC  
 COMMISSION NO. DD135702      Laurie Constable  
 PRINTED NAME:

MORTGAGEE  
 FIDELITY FEDERAL BANK & TRUST

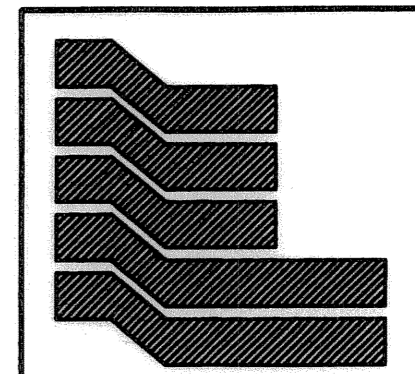


MORTGAGEE NOTARY



JENNIFER L. SEBRELL  
 COMM. EXPIRES: 10-13-06  
 COMM. # DD128964

MORTGAGEE NOTARY



**Landmark Surveying & Mapping Inc.**  
 1850 Forest Hill Boulevard  
 Ph. (561) 433-5405 Suite 100 W.P.B. Florida  
 LB # 4396

**WELLINGTON RESERVE  
 OFFICE PARK**