

FRENCHMAN'S RESERVE PCD - GOLF COURSE

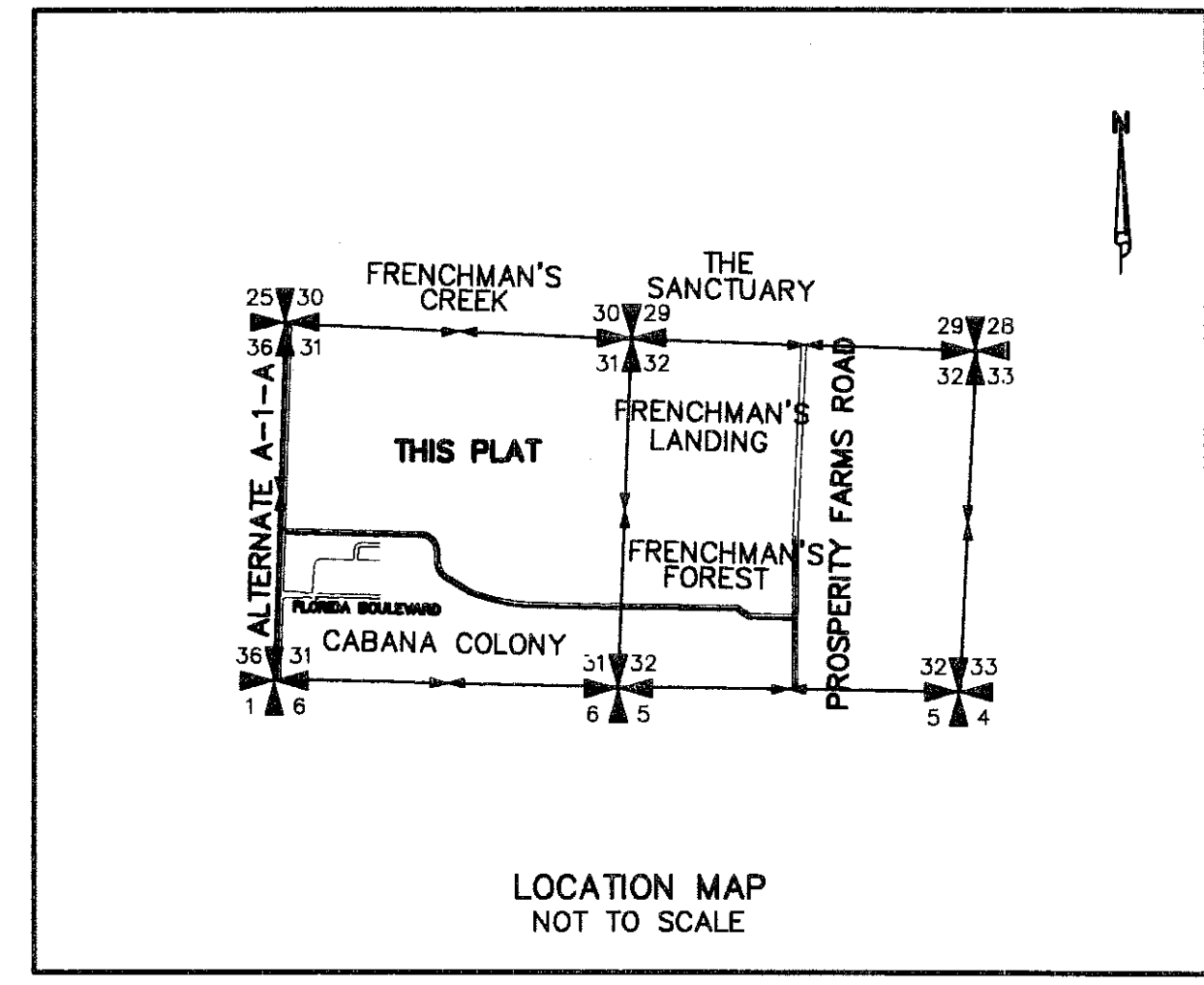
BEING A REPLAT OF TRACT G AND A PORTION OF TRACT C, FRENCHMAN'S RESERVE PCD - PLAT ONE, AS RECORDED IN PLAT BOOK 92, AT PAGE 11, TRACT OS1, FRENCHMAN'S RESERVE PCD - PLAT "A", AS RECORDED IN PLAT BOOK 92, AT PAGE 194, TRACTS OS1 AND OS4, FRENCHMAN'S RESERVE PCD - PLAT "B", AS RECORDED IN PLAT BOOK 96, AT PAGE 102, A PORTION OF TRACT OS2, FRENCHMAN'S RESERVE PCD - PLAT "D", AS RECORDED IN PLAT BOOK 93, AT PAGE 123, TRACTS "G1" AND "G2", FRENCHMAN'S RESERVE PCD - PLAT E, AS RECORDED IN PLAT BOOK 101, AT PAGE 1, TRACTS A, B, C, D, E, H, OS1 AND OS2, FRENCHMAN'S RESERVE PCD - PLAT F, AS RECORDED IN PLAT BOOK 93, AT PAGE 82, TRACTS C AND D, FRENCHMAN'S RESERVE PCD - CLUBHOUSE, AS RECORDED IN PLAT BOOK 94, AT PAGE 138, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

LYING IN SECTION 31, TOWNSHIP 41 SOUTH, RANGE 43 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.

OCTOBER, 2006 SHEET 1 OF 15

00052-143

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT 4:53 P.M.
THIS 31 DAY OF January
A.D. 2006 AND DULY RECORDED
IN PLAT BOOK 109 ON
PAGES 73 AND 87.
SHARON R. BOCK
CLERK AND COMPTROLLER
BY: *Michelle Boock*
DEPUTY CLERK



DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT BINKS ESTATES LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP AND FRENCHMAN'S RESERVE COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, OWNER OF THE LAND SHOWN HEREON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LYING IN SECTION 31, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING ALL OF TRACT G, FRENCHMAN'S RESERVE PCD - PLAT ONE, AS RECORDED IN PLAT BOOK 92, AT PAGE 11, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

TRACT C, FRENCHMAN'S RESERVE PCD - PLAT ONE, AS RECORDED IN PLAT BOOK 92, AT PAGE 11, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

LESS AND EXCEPT:

THAT PORTION OF TRACT C AS SHOWN ON, FRENCHMAN'S RESERVE PCD C, AS RECORDED IN PLAT BOOK 105, AT PAGE 25, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

ALL OF TRACT OS1, FRENCHMAN'S RESERVE PCD - PLAT "A", AS RECORDED IN PLAT BOOK 92, AT PAGE 194, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

ALL OF TRACTS OS1 AND OS4, FRENCHMAN'S RESERVE PCD - PLAT "B", AS RECORDED IN PLAT BOOK 96, AT PAGE 102, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

TRACT OS2, FRENCHMAN'S RESERVE PCD - PLAT "D", AS RECORDED IN PLAT BOOK 93, AT PAGE 123, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

LESS AND EXCEPT:

THAT PORTION OF TRACT OS2 AS SHOWN ON, FRENCHMAN'S RESERVE PCD - PLAT E, AS RECORDED IN PLAT BOOK 101, AT PAGE 1, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

ALL OF TRACTS "G1" AND "G2", FRENCHMAN'S RESERVE PCD - PLAT E, AS RECORDED IN PLAT BOOK 101, AT PAGE 1, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

ALL OF TRACTS A, B, C, D, E, H, OS1 AND OS2, FRENCHMAN'S RESERVE PCD - PLAT F, AS RECORDED IN PLAT BOOK 93, AT PAGE 82, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

ALL OF TRACTS C AND D, FRENCHMAN'S RESERVE PCD - CLUBHOUSE, AS RECORDED IN PLAT BOOK 94, AT PAGE 138, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA.

SAID LANDS CONTAIN 6,283,456 SQUARE FEET OR 144.26 ACRES, MORE OR LESS.

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

1. THE DRAINAGE EASEMENTS SHOWN HEREON AND DESIGNATED AS "DE" ARE HEREBY DEDICATED IN PERPETUITY TO THE FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

PALM BEACH COUNTY AND THE CITY OF PALM BEACH GARDENS SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, WATER MANAGEMENT AND WATER MAINTENANCE ACCESS EASEMENTS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

2. TRACT L-A SHOWN HEREON, IS HEREBY DEDICATED TO THE FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

3. THE LAKE MAINTENANCE EASEMENTS SHOWN HEREON AND DESIGNATED AS "LME", IS HEREBY DEDICATED TO THE FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR ACCESS TO AND FROM STORMWATER MANAGEMENT AND DRAINAGE FACILITIES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACT FOR PURPOSES OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

4. THE LANDSCAPE BUFFER EASEMENTS SHOWN HEREON AND DESIGNATED AS "LBE", ARE HEREBY DEDICATED TO THE FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPING AND BUFFER PURPOSES, INCLUDING THE RIGHT BUT NOT THE OBLIGATION TO PLANT, INSPECT AND MAINTAIN SUCH LANDSCAPE IMPROVEMENTS INCLUDING INCIDENTALS AND APPURTENANCES RELATIVE WITHIN THESE EASEMENTS, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

5. THE LIMITED ACCESS EASEMENT SHOWN HEREON AND DESIGNATED AS "LAE", IS HEREBY DEDICATED TO THE CITY OF PALM BEACH GARDENS, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

6. THE LIFT STATION EASEMENTS SHOWN HEREON AND DESIGNATED AS "LSE," ARE HEREBY DEDICATED TO SEACOAST UTILITY AUTHORITY, ITS SUCCESSORS AND/OR ASSIGNS, FOR INSTALLATION, OPERATION AND MAINTENANCE OF LIFT STATIONS, LANDS UNDERLYING SAID EASEMENTS SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

7. "TRACT O" AS SHOWN HEREON, IS HEREBY RESERVED BY BINKS ESTATES LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP, ITS SUCCESSORS AND/OR ASSIGNS, AS OPEN SPACE GOLF COURSE AND WATER MANAGEMENT PURPOSES.

8. A PRIVATE NON-EXCLUSIVE EASEMENT IS HEREBY GRANTED TO SEACOAST UTILITY AUTHORITY FOR THE PURPOSE OF INSTALLING, MAINTAINING AND REPAIRING WATER AND SEWER FACILITIES WITHIN THE AREA DESIGNATED ON THE PLAT AS PSUE NO RIGHTS OF THE PUBLIC ARE CREATED BY THIS EASEMENT.

A PRIVATE NON-EXCLUSIVE EASEMENT IS HEREBY GRANTED TO FLORIDA POWER AND LIGHT SOLELY FOR THE PURPOSE OF INSTALLING, MAINTAINING AND REPAIRING UNDERGROUND FACILITIES, OTHER THAN TRANSFORMERS WHICH MAY BE ABOVEGROUND WHERE NECESSARY, WITHIN THE AREA DESIGNATED ON THE PLAT AS PSUE, TO PROVIDE ELECTRICAL SERVICE TO THE PLATTED PROPERTY. NO RIGHTS OF THE PUBLIC ARE CREATED BY THIS EASEMENT.

FURTHER NON-EXCLUSIVE EASEMENTS MAY BE GRANTED OVER THE PSUE, AS PROVIDED FOR IN THE DECLARATION OF RESTRICTIONS WHICH ENCUMBERS THE PROPERTY.

9. THE RIGHT-OF-WAY BUFFER EASEMENT SHOWN HEREON, IS HEREBY DEDICATED TO THE FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, FOR BUFFER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

10. THE UTILITY EASEMENTS SHOWN HEREON AND DESIGNATED AS "UE" ARE HEREBY DEDICATED IN PERPETUITY TO ALL GOVERNMENTAL ENTITIES AND PUBLIC UTILITIES WITH THE RIGHT TO ENTER UPON THE PROPERTY HEREIN DESCRIBED TO INSTALL, OPERATE AND MAINTAIN THEIR RESPECTIVE UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE INSTALLATION, COOPERATION AND/OR MAINTENANCE OF OTHER PUBLIC UTILITIES. LANDS UNDERLYING SAID EASEMENTS SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

11. EASEMENTS FOR WATER AND SEWER PURPOSES SHOWN HEREON AND DESIGNATED AS "MSE" ARE HEREBY DEDICATED TO SEACOAST UTILITY AUTHORITY, ITS SUCCESSORS AND/OR ASSIGNS, FOR INSTALLATION, OPERATION AND MAINTENANCE OF WATER AND SEWER FACILITIES. LANDS UNDERLYING SAID EASEMENTS SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

12. TRACTS UPB, UPC, UPD AND UPE INCLUSIVE, SHOWN HEREON, ARE HEREBY DEDICATED TO FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, FOR UPLAND PRESERVATION PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

13. TRACTS WA, WB, WC AND WD INCLUSIVE, SHOWN HEREON, ARE HEREBY DEDICATED TO FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, FOR WETLAND PRESERVATION PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

14. THE WETLAND BUFFER EASEMENTS SHOWN HEREON AND DESIGNATED AS "WBE", ARE HEREBY DEDICATED TO FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, FOR THE PURPOSE OF WETLAND BUFFER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

15. A WATER MANAGEMENT EASEMENT OVER ALL OF THE LANDS DESCRIBED AND SHOWN HEREON IS HEREBY DEDICATED TO THE FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND/OR ASSIGNS, FOR THE CONSTRUCTION, OPERATION, INSPECTION AND MAINTENANCE OF WATER MANAGEMENT FACILITIES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

IN WITNESS WHEREOF, BINKS ESTATES LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER TOLL FL GP, INC., A FLORIDA CORPORATION, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS.

THIS _____ DAY OF _____, 2006.

BINKS ESTATES LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP

BY: TOLL FL GP, CORP., A FLORIDA CORPORATION, AS ITS GENERAL PARTNER

BY: *Ronald Blum*
RONALD BLUM, VICE PRESIDENT

WITNESS: *Amber Jones*
PRINT NAME: *Amber Jones*

WITNESS: *Amber Jones*
PRINT NAME: *Amber Jones*

FRENCHMAN'S RESERVE COUNTRY CLUB, INC. A FLORIDA NOT-FOR-PROFIT CORPORATION

BY: *Ronald Blum*
RONALD BLUM, VICE PRESIDENT

WITNESS: *Amber Jones*
PRINT NAME: *Amber Jones*

WITNESS: *Amber Jones*
PRINT NAME: *Amber Jones*

BINKS ESTATES LIMITED PARTNERSHIP

FRENCHMAN'S RESERVE COUNTRY CLUB

FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOC.

CITY OF PALM BEACH GARDENS

REVIEWING SURVEYOR

SURVEYOR

ACKNOWLEDGEMENT:

STATE OF FLORIDA; COUNTY OF PALM BEACH;

BEFORE ME PERSONALLY APPEARED RONALD BLUM WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED _____ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS THE VICE PRESIDENT OF TOLL FL GP, 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 AUTHORIZED SEAL OF SAID PARTNERSHIP 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 PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL THIS 31 DAY OF November, 2006.

MY COMMISSION EXPIRES: 8/14/07 DATE *[Signature]* NOTARY PUBLIC

ACKNOWLEDGEMENT:

STATE OF FLORIDA; COUNTY OF PALM BEACH;

BEFORE ME PERSONALLY APPEARED RONALD BLUM WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED _____ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS THE VICE PRESIDENT OF FRENCHMAN'S RESERVE COUNTRY CLUB, INC., A FLORIDA NOT-FOR-PROFIT 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 AUTHORIZED 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 31 DAY OF November, 2006.

MY COMMISSION EXPIRES: 8/14/07 DATE *[Signature]* NOTARY PUBLIC

ACCEPTANCE OF RESERVATIONS:

STATE OF FLORIDA; COUNTY OF PALM BEACH;

FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, 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 _____ DAY OF _____, 2006.

FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT

WITNESS: *[Signature]* BY: *Ronald Blum*
RONALD BLUM, VICE PRESIDENT

PRINT NAME: *[Signature]*

WITNESS: *[Signature]*
PRINT NAME: *Amber Jones*

ACKNOWLEDGEMENT:

STATE OF FLORIDA; COUNTY OF PALM BEACH;

BEFORE ME, PERSONALLY APPEARED RONALD BLUM WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED _____ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF FRENCHMAN'S RESERVE MASTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, 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 31 DAY OF November, 2006.

MY COMMISSION EXPIRES: 8/14/07 DATE *[Signature]* NOTARY PUBLIC

TITLE CERTIFICATION:

STATE OF FLORIDA; COUNTY OF PALM BEACH;

I, DAVID M. LAYMAN, 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 BINKS ESTATES LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES OF RECORD 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.

DATE: Oct. 4, 2006 BY: *David M. Layman*
DAVID M. LAYMAN GREENBERG TRAUIG, (P.A.) LICENSED IN FLORIDA FLORIDA BAR NO. 0294470

*and Frenchman's Reserve Country Club, Inc., a Florida not-for-profit corporation;

Wantman Group, Inc.
Engineering ♦ Surveying ♦ Mapping
2035 VISTA PARKWAY, SUITE 100
WEST PALM BEACH, FL 33411
(561) 687-2220 phone (561) 687-1110 fax
CERT No. 6091 - LB No. 7055
THIS INSTRUMENT WAS PREPARED BY DEREK G. ZEMAN, P.S.M.
PROFESSIONAL SURVEYOR AND MAPPER, LICENSE NO. 5655
FOR THE FIRM: WANTMAN GROUP, INC.