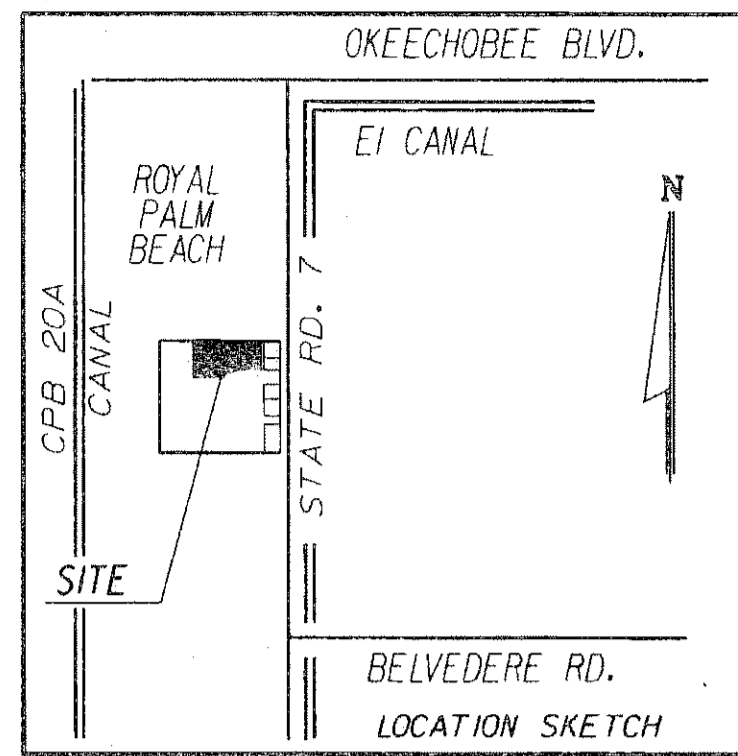


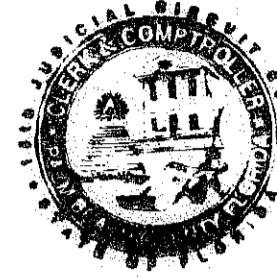
# REGAL CENTER PLAT FOUR

00072-052

BEING A REPLAT OF TRACT A AND PARCEL 6, REGAL CENTER PLAT THREE, AS RECORDED IN PLAT BOOK 82, PAGES 151 THROUGH 152 IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA BEING IN THE NORTHEAST ONE QUARTER OF SECTION 25, TOWNSHIP 43 SOUTH, RANGE 41 EAST VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA.



STATE OF FLORIDA  
COUNTY OF PALM BEACH  
This Plat was filed for record at 11:05 AM, this 12th day of November, 2008, and duly recorded in Plat Book 111 on Page(s) 193-194  
Sharon R. Book, Clerk & Comptroller  
By: [Signature] D.C.



**LEGAL DESCRIPTION.**  
A parcel of land in the Northeast quarter of Section 25, Township 43 South, Range 41 East, Village of Royal Palm Beach, Palm Beach County, Florida, being more particularly described as follows:

Commence at the northeast corner of Parcel 5, Regal Center, Plat Three, as recorded in Plat Book 82, Pages 151 to 152, Public Records of Palm Beach County, Florida, said point also being the southeast corner of the Plat of Country West P.U.D. as recorded in Plat Book 40, Pages 179 to 180, Public Records of Palm Beach County, Florida, said point also being the existing west right of way line of State Road 7, as recorded in Deed Book 842, Page 178 and Deed Book 843, Page 90; thence North 89°55'24" West along the north line of Parcel 5, Regal Center, Plat Three, and along the south line of the Plat of Country West P.U.D., 310.02 feet, to the west line of Tract B, Cross Access Easement Official Record Book 9086 Page 1268, Regal Center, Plat Three, and the Point of Beginning; thence South 00°44'16" West, along the west line of Tract B, Regal Center, Plat Three, 474.51 feet, to the south line of the said Tract B, thence North 89°55'24" West, 55.31 feet to a point of curvature, thence southwesterly along the arc of a curve concave to the southeast having a radius of 183.00 feet and a central angle of 50°54'53", an arc distance of 162.82 feet to a point of non-tangency whose radial line bears South 50°50'17" East from this point; thence South 85°35'46" West, 99.51 feet; thence South 52°11'45" West, 53.36 feet; thence North 89°53'54" West, 157.28 feet; thence South 54°37'00" West, 31.67 feet; thence North 00°47'25" East, 600.99 feet to the south line of the Plat of Country West P.U.D.; thence South 89°55'24" East along said south line of the Plat of Country West P.U.D., 519.74 feet to the Point of Beginning.

Containing 6.44 acres more or less.

**DEDICATIONS AND RESERVATIONS:**  
KNOW ALL MEN BY THESE PRESENTS THAT R.P.G. OF S. FLORIDA, INC., A FLORIDA CORPORATION AND ABSOLUTE HOLDINGS OF SOUTH FLORIDA, INC., A FLORIDA CORPORATION, OWNERS OF THE LAND SHOWN HEREON AS REGAL CENTER PLAT FOUR, AND JOINED IN BY THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, TO THE EXTENT OF ANY INTEREST THAT IT MAY HAVE IN SUCH LANDS, BEING IN THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 43 SOUTH, RANGE 41 EAST, VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY FLORIDA, HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

THE DRAINAGE EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY TO THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC. FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF ROYAL PALM BEACH.

THE WATER MANAGEMENT TRACT SHOWN HEREON AS TRACT A, IS HEREBY DEDICATED TO THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR STORM WATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF ROYAL PALM BEACH.

TRACT B, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, AS A DRIVEWAY TRACT SERVING ABOVE THE LOTS OR INGRESS, EGRESS, UTILITIES, DRAINAGE AND OTHER PURPOSES NOT INCONSISTENT WITH THIS DEDICATION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF ROYAL PALM BEACH.

THE LANDSCAPE MAINTENANCE EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY TO THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC. FOR THE ACCESS AND MAINTENANCE OF LANDSCAPING AND IRRIGATION FACILITIES.

THE PEDESTRIAN ACCESS EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY TO THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC. FOR PEDESTRIAN ACCESS TO AND FROM THE BUILDINGS. THE MAINTENANCE OF ALL PEDESTRIAN ACCESS EASEMENTS SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE INDIVIDUAL LOT OWNERS, THEIR SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF ROYAL PALM BEACH.

**TITLE CERTIFICATION:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

I, LOUIS L. HAMBLY III, 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 TITLE TO THE PROPERTY IS VESTED TO R.P.G. OF S. FLORIDA, INC., A FLORIDA CORPORATION, AND ABSOLUTE HOLDINGS OF SOUTH FLORIDA, INC., A FLORIDA CORPORATION, AND TO THE EXTENT OF ANY INTEREST IT MAY HAVE, REGAL CENTER PROPERTY OWNERS ASSOCIATION, 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.

By: Louis L. Hambly III 10/19/08  
LOUIS L. HAMBLY III DATE  
title certified through 9/24/08

R.P.G. OF S. FLORIDA, INC.  
DEDICATIONS AND RESERVATIONS:  
IN WITNESS WHEREOF, R.P.G. OF S. FLORIDA, INC., A FLORIDA CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED TO BY ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 29th DAY OF September, 2008.

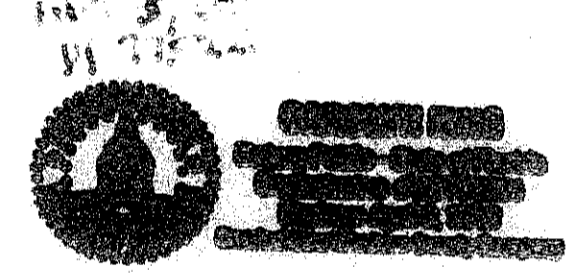
R.P.G. OF S. FLORIDA, INC.  
A FLORIDA CORPORATION  
By: Richard C. Elliott  
RICHARD C. ELLIOTT  
PRESIDENT  
ATTEST: Patricia Elliott  
PATRICIA ELLIOTT  
SECRETARY

**ACKNOWLEDGEMENT:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED RICHARD C. ELLIOTT AND PATRICIA ELLIOTT, 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 R.P.G. OF S. FLORIDA, INC., A FLORIDA 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 29th DAY OF September, 2008.

By: Carolyn King  
CAROLYN KING  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 11/3/08



ABSOLUTE HOLDINGS OF SOUTH FLORIDA, INC.  
DEDICATIONS AND RESERVATIONS:  
IN WITNESS WHEREOF, ABSOLUTE HOLDINGS OF SOUTH FLORIDA, INC., A FLORIDA CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED TO BY ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 9th DAY OF October, 2008.

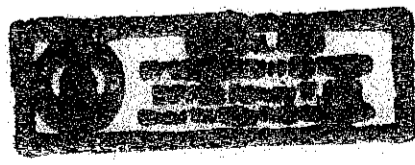
ABSOLUTE HOLDINGS OF SOUTH FLORIDA, INC.  
A FLORIDA CORPORATION  
By: Richard C. Elliott  
RICHARD C. ELLIOTT  
PRESIDENT  
ATTEST: William E. Wright  
WILLIAM E. WRIGHT  
SECRETARY

**ACKNOWLEDGEMENT:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED RICHARD C. ELLIOTT AND WILLIAM E. WRIGHT, 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 ABSOLUTE HOLDINGS OF SOUTH FLORIDA, INC., A FLORIDA 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 9th DAY OF October, 2008.

By: Synthia L. Rusk  
SYNTHIA L. RUSK  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 11/3/08



THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC.  
DEDICATIONS, RESERVATIONS AND ACCEPTANCE OF DEDICATIONS:  
THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, HAS CAUSED THESE PRESENTS TO BE SIGNED (AS TO ANY INTEREST IT MAY HAVE IN SUCH LANDS) BY ITS PRESIDENT AND ATTESTED TO BY ITS SECRETARY AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS AND HEREBY ACCEPTS THE DEDICATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 29th DAY OF September, 2008.

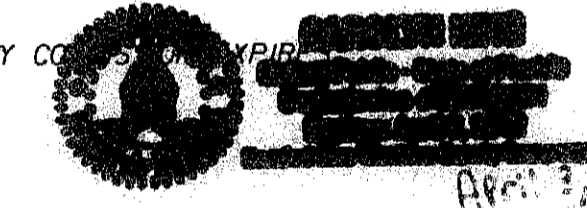
THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC.  
A FLORIDA CORPORATION NOT FOR PROFIT CORPORATION  
By: Richard C. Elliott  
RICHARD C. ELLIOTT  
PRESIDENT  
ATTEST: Patricia Elliott  
PATRICIA ELLIOTT  
SECRETARY

**ACKNOWLEDGEMENT:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED RICHARD C. ELLIOTT AND PATRICIA ELLIOTT, WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND SECRETARY OF THE REGAL CENTER PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE 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 29th DAY OF September, 2008.

By: Carolyn King  
CAROLYN KING  
NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXPIRES: 11/3/08



**MORTGAGEE'S CONSENT:**  
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 1213 AT PAGE(S) 1153 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 HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 29th DAY OF September, 2008.

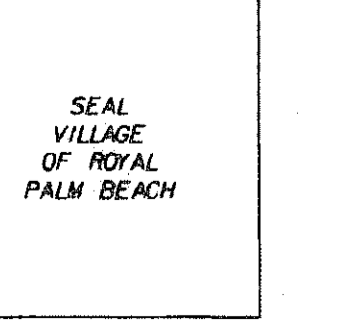
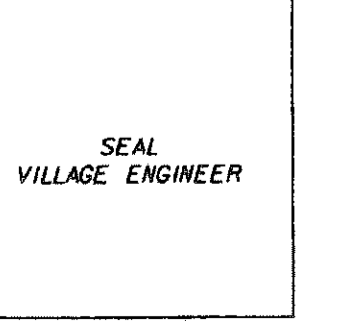
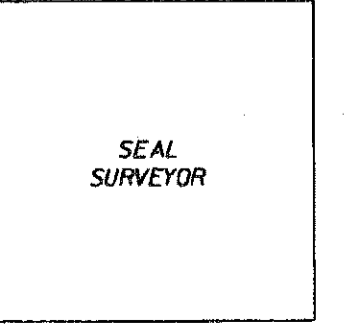
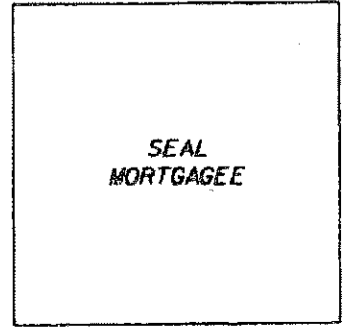
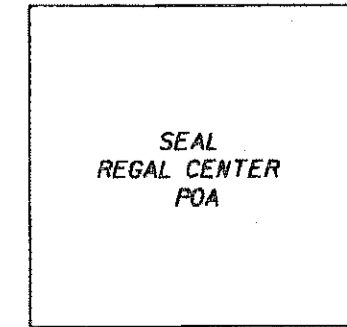
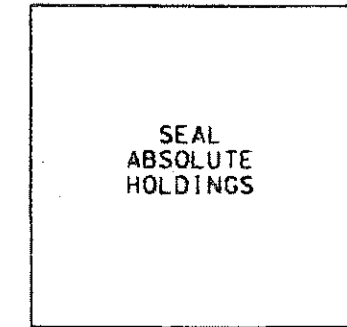
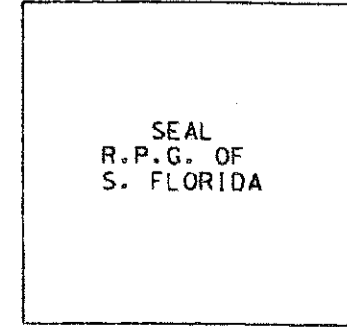
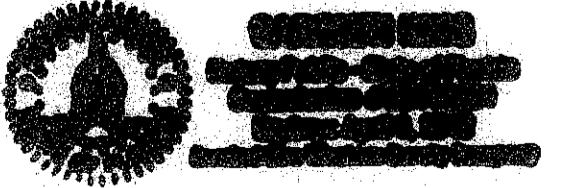
National City Bank  
A National City Bank CORPORATION  
By: Steven Potting  
STEVEN POTTING  
NAME: Branch Manager  
ATTEST: Carina Davenport  
CARINA DAVENTPORT  
NAME: Vice President  
TITLE: Office

**ACKNOWLEDGMENT:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

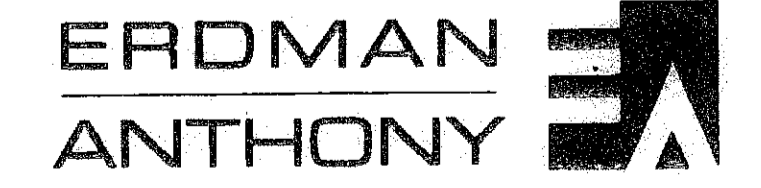
BEFORE ME PERSONALLY APPEARED Steven Potting and Carina Davenport WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS Branch Manager and Vice President OF National City Bank, A National City Bank CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH 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 29th DAY OF September, 2008.

By: Carolyn King  
CAROLYN KING  
NAME: Carolyn King  
NOTARY PUBLIC, STATE OF FLORIDA  
MY COMMISSION EXPIRES: 11/3/08



REVIEWING SURVEYOR



VILLAGE OF ROYAL PALM BEACH APPROVAL AND ACCEPTANCE OF DEDICATION OF PLAT  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

THE VILLAGE OF ROYAL PALM BEACH, ITS SUCCESSORS AND ASSIGNS, HEREBY APPROVES THIS PLAT FOR RECORD; THIS 16th DAY OF November, 2008.

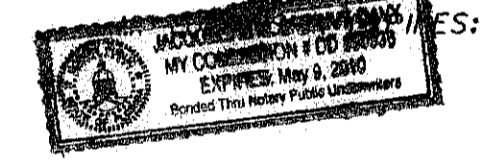
VILLAGE OF ROYAL PALM BEACH  
A MUNICIPAL CORPORATION IN THE STATE OF FLORIDA  
By: David Lodwick  
DAVID LODWICK  
MAYOR  
ATTEST: Diane Di Santo  
DIANE DI SANTO  
VILLAGE CLERK

**ACKNOWLEDGEMENT:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED DAVID LODWICK AND DIANE DI SANTO, WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MAYOR AND VILLAGE CLERK OF THE VILLAGE OF ROYAL PALM BEACH, A MUNICIPAL CORPORATION IN THE STATE OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID VILLAGE, AND THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE SEAL OF SAID VILLAGE AND THAT IT WAS AFFIXED BY DUE AND REGULAR VILLAGE AUTHORITY AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID VILLAGE.

WITNESS MY HAND AND OFFICIAL SEAL, THIS 16th DAY OF November, 2008.

By: James M. Shinkham  
JAMES M. SHINKHAM  
NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXPIRES: 11/3/08



**VILLAGE ENGINEER APPROVAL:**  
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 10th DAY OF October, 2008.

By: Raymond C. Liggins Jr.  
RAYMOND C. LIGGINS JR., PE  
VILLAGE ENGINEER

**REVIEWING SURVEYOR'S APPROVAL:**  
THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH CHAPTER 177.081 (1) F.S., TO DETERMINE THAT ALL DATA REQUIRED BY CHAPTER 177 F.S. IS SHOWN. WHILE RANDOM CHECKS OF GEOMETRIC DATA REFLECT ITS ADEQUACY, NO REPRESENTATION OF THE FULL VERIFICATION OF SAID DATA IS MADE.

REVIEWING SURVEYOR: Norm Howard DATE: 9-16-08  
NORM HOWARD  
FLORIDA CERTIFICATE # 5776

**SURVEYOR'S CERTIFICATION:**  
STATE OF FLORIDA  
COUNTY OF PALM BEACH

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 PERMANENT REFERENCE MONUMENTS (PRM'S) AND MONUMENTS ACCORDING TO SEC. 177.09(9) F.S. HAVE BEEN PLACED AS REQUIRED BY LAW AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED AND THE APPLICABLE ORDINANCES OF THE VILLAGE OF ROYAL PALM BEACH FLORIDA.

JAMES F. NOTH, PSM  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA CERTIFICATE NO. 3871

THIS INSTRUMENT WAS PREPARED BY JAMES F. NOTH IN THE OFFICES OF ERDMAN ANTHONY, 402 ROYAL PALM BEACH BLVD., SUITE 500, ROYAL PALM BEACH, FLORIDA 33411.