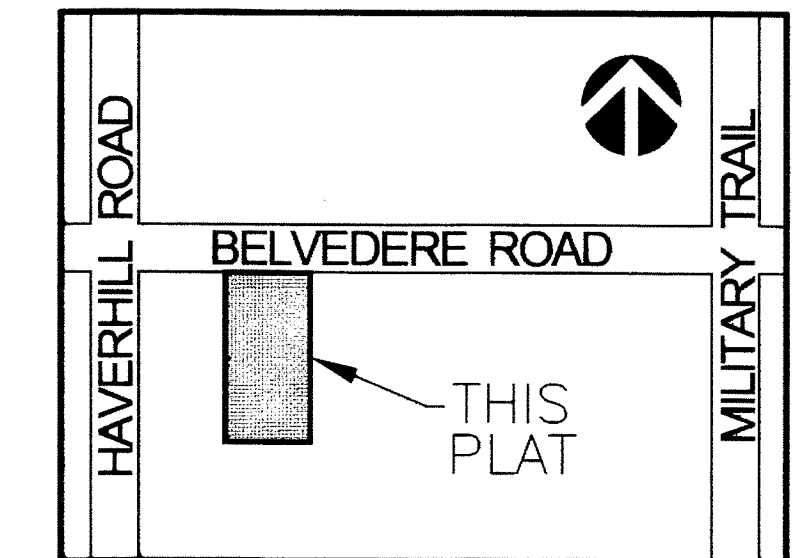
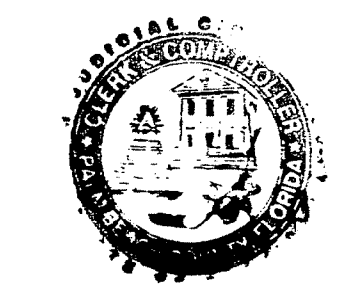


STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT 10:04 AM
THIS 17th DAY OF Sept.
2014, AND DULY RECORDED
IN PLAT BOOK 118 ON PAGES
141 THROUGH 142.
SHARON R. BOCK, CLERK AND
COMPTROLLER
BY: *Hay Rue* DC

SHEET 1 OF 2



LOCATION MAP
NOT TO SCALE

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH } SS
I, Karri Michelle Jessell, 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 D.R. HORTON, INC., A DELAWARE CORPORATION; THAT THE CURRENT TAXES HAVE
BEEN PAID; THAT THERE ARE NO MORTGAGES; AND THAT THERE ARE ENCUMBRANCES
OF RECORD, BUT THESE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE
SUBDIVISION DEPICTED BY THIS PLAT.
DATE August 20, 2014 BY: Karri Michelle Jessell ATTORNEY AT LAW
MEMBER OF THE FLORIDA BAR

NOTES:

- 01. BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF THE NORTHWEST ONE-QUARTER (NW 1/4) OF SECTION 36-43-42 HAVING AN ASSUMED BEARING OF NORTH 90°00'00" EAST.
- 02. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE TOWN APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- 03. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT TOWN OF HAVERHILL ZONING REGULATIONS.
- 04. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES DETERMINED BY USE OF RIGHTS GRANTED.
- 05. ALL LINES WHICH INTERSECT CURVED LINES ARE NON-RADIAL UNLESS NOTED AS BEING RADIAL.
- 06. NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SURVEYOR'S CERTIFICATE

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; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'s) HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS (P.C.P.'s) AND MONUMENTS ACCORDING TO SEC. 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE TOWN OF HAVERHILL, FLORIDA FOR THE REQUIRED IMPROVEMENTS AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE TOWN OF HAVERHILL, FLORIDA.

Jeff S. Hodapp
JEFF S. HODAPP, P.S.M.
LICENSE NO. LS511
STATE OF FLORIDA
PERIMETER SURVEYING & MAPPING, INC.
949A CLINT MOORE ROAD
BOCA RATON, FL 33487
CERTIFICATION OF AUTHORIZATION NO. LB7264
DATE 8-20-2014

DR Horton, Inc. TOWN OF HAVERHILL TOWN ENGINEER DR HORTON, INC. EMERALD COVE HOMEOWNERS ASSOCIATION, INC. SURVEYOR

EMERALD COVE

A PORTION OF THE NW 1/4 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 42 EAST,
TOWN OF HAVERHILL, PALM BEACH COUNTY, FLORIDA
AUGUST, 2014

PERIMETER
SURVEYING & MAPPING
Prepared by: Jeff S. Hodapp, P.S.M.
Certificate of Authorization No. LB7264
949A Clint Moore Road
Boca Raton, Florida 33487
Tel: (561) 241-9988
Fax: (561) 241-5182

DESCRIPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT D.R. HORTON, INC., A DELAWARE CORPORATION, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, AS OWNERS OF THE LAND AS SHOWN ON THIS PLAT, BEING A PORTION OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE EAST THREE HUNDRED THIRTY (330) FEET OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, LESS AND EXCEPT THAT PORTION IN ORDER OF TAKING RECORDED IN OFFICIAL RECORDS BOOK 11222, PAGE 341; LESS AND EXCEPT CANAL RIGHT-OF-WAY ALONG BELVEDERE ROAD (OFFICIAL RECORDS BOOK 1229, PAGE 129).

SAID LANDS LYING IN THE TOWN OF HAVERHILL, PALM BEACH COUNTY, FLORIDA AND CONTAIN 4.611 ACRES, MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS "EMERALD COVE" AND FURTHER DEDICATES AS FOLLOWS:

- 1. TRACTS B-1, B-2, B-3, B-4 AND B-5, AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE EMERALD COVE HOMEOWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE TOWN OF HAVERHILL.
- 2. TRACT Z-1, AS SHOWN HEREON, IS HEREBY RESERVED FOR THE COUNTY OF PALM BEACH FOR RIGHT-OF-WAY PURPOSES.
- 3. TRACT Z-2, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE TOWN OF HAVERHILL AS PUBLIC RIGHT-OF-WAY FOR STREET, DRAINAGE AND UTILITY PURPOSES.
- 4. THE LIMITED ACCESS EASEMENTS (L.A.E.) AS SHOWN HEREON ARE HEREBY DEDICATED TO THE TOWN OF HAVERHILL FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.
- 5. THE LANDSCAPE BUFFER EASEMENTS (L.B.E.), AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE EMERALD COVE HOMEOWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE TOWN OF HAVERHILL.
- 6. THE DRAINAGE EASEMENTS (D.E.) AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE EMERALD COVE HOMEOWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE TOWN OF HAVERHILL.

THE TOWN OF HAVERHILL, ITS SUCCESSORS AND ASSIGNS, 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, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

7. THE TEN FOOT WIDE UTILITY EASEMENTS (U.E.) RUNNING ADJACENT AND PARALLEL TO PUBLIC ROADS, AS SHOWN HEREON, ARE NON-EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO THE PUBLIC FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF UTILITIES, BOTH PUBLIC AND PRIVATE, INCLUDING BUT NOT LIMITED TO POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTEWATER PIPELINES, RECLAIMED WATER PIPELINES, ELECTRIC POWER LINES, TELECOMMUNICATION LINES, CABLE TELEVISION LINES, AND RELATED APPURTENANCES. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE TRACTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

8. THE PALM BEACH COUNTY UTILITY EASEMENTS (P.B.C.U.E.) 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.

9. THE LIFT STATION EASEMENT (L.S.E.), IDENTIFIED ON THE PLAT HEREON, IS AN EXCLUSIVE EASEMENT AND IS HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF A WASTEWATER LIFT STATION AND APPURTENANCES. THIS EASEMENT MAY BE FENCED IN BY PALM BEACH COUNTY FOR ACCESS CONTROL PURPOSES. THE MAINTENANCE OF THE UNFENCED PORTIONS OF THE LAND UNDERLYING THIS EASEMENT SHALL BE THE PERPETUAL OBLIGATION OF THE PROPERTY OWNER. IF OTHERWISE APPROVED BY PALM BEACH COUNTY, NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THIS LIFT STATION EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF, THE ABOVE-NAMED D.R. HORTON, A DELAWARE CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED THIS 26th DAY OF August, 2014.

D.R. HORTON, INC.
A DELAWARE CORPORATION
WITNESS: *Jan Hillborn*
PRINT NAME Jan Hillborn
WITNESS: *Marie M. Vacula*
PRINT NAME Marie M. Vacula

Rafael J. Roca
BY: Rafael J. Roca
TITLE: VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH } SS

BEFORE ME PERSONALLY APPEARED Rafael J. Roca, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF D.R. HORTON, INC., A DELAWARE 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 CORPORATION SEAL OF SAID COMPANY AND THAT IT IS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATION AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 26th DAY OF August, 2014.

MY COMMISSION EXPIRES: July 23, 2015
Francis J. Guerra EE093275
NOTARY PUBLIC
STATE OF FLORIDA

HOMEOWNERS' ASSOCIATION ACCEPTANCE

STATE OF FLORIDA
COUNTY OF PALM BEACH } SS
EMERALD COVE HOMEOWNERS' 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 26th DAY OF August, 2014.
EMERALD COVE HOMEOWNERS' ASSOCIATION, INC.
A FLORIDA CORPORATION, NOT FOR PROFIT

WITNESS: *Barbara Roqueta* BY: *Karl Albertson*
PRINT NAME: Barbara Roqueta KARL ALBERTSON, VICE PRESIDENT

WITNESS: *Sharon Cino*
PRINT NAME: Sharon Cino

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH } SS

BEFORE ME PERSONALLY APPEARED KARL ALBERTSON, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF EMERALD COVE HOMEOWNERS' 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 IS 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 August, 2014.

MY COMMISSION EXPIRES: EE093275
NOTARY PUBLIC
Francis J. Guerra
FRANCIS J. GUERRA
PRINT NAME:

TABULAR DATA

LOTS 1-22	127,399 SF
TRACT B-1	29,458 SF
TRACT B-2	1,530 SF
TRACT B-3	2,264 SF
TRACT B-4	1,368 SF
TRACT B-5	2,437 SF
TRACT Z-1	4,950 SF
TRACT Z-2	31,432 SF
TOTAL	200,838 SF

TOWN OF HAVERHILL APPROVAL OF PLAT

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 16 DAY OF SEPTEMBER, 2014, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY THE TOWN OF HAVERHILL IN ACCORDANCE WITH SECTION 177.081(1), FLORIDA STATUTES.

BY: *Jeffrey D. Renault*
JEFFREY D. RENULT, PE, TOWN ENGINEER
BY: *Janice C. Rutan*
JANICE C. RUTAN, TOWN ADMINISTRATOR
BY: *Jeffrey D. Renault*
JEFFREY D. RENULT, PE, TOWN ENGINEER