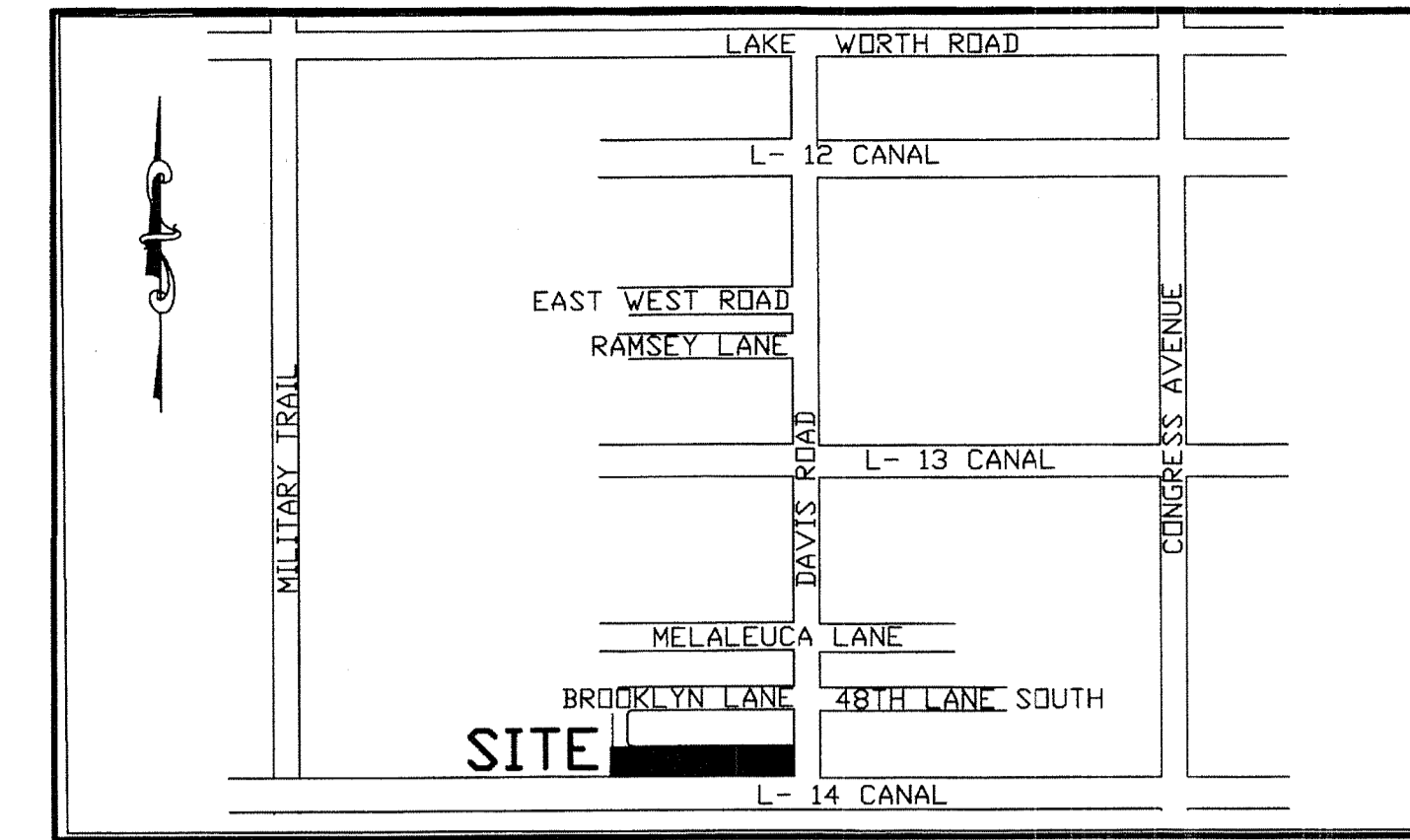


# DAVIS LANDINGS WEST

BEING A REPLAT OF A PORTION OF BLOCKS 119 AND 120, PALM BEACH FARMS CO. PLAT NO. 7, AS RECORDED IN PLAT BOOK 5, PAGE 72 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 30, TOWNSHIP 44 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY  
DAVID P. LINDLEY  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS - ENGINEERS - PLANNERS  
7900 GLADES ROAD, SUITE 100  
BOCA RATON, FLORIDA 33434 - (561)392-1991



LOCATION MAP  
SECTION 30 TOWNSHIP 44 SOUTH, RANGE 43 EAST  
PALM BEACH COUNTY, FLORIDA

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT 11:29 A.M.  
THIS 10 DAY OF February  
A.D. 2016 AND DULY RECORDED  
IN PLAT BOOK 12 ON  
PAGES 46 AND 47

SHARON R. BOCK  
CLERK AND COMPTROLLER

By: *Marisa R. Hudson*  
DEPUTY CLERK



### DEDICATIONS AND RESERVATIONS:

KNOW ALL MEN BY THESE PRESENTS THAT COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC., A FLORIDA NOT FOR PROFIT CORPORATION, OWNER OF THE LAND SHOWN HEREON AS DAVIS LANDINGS WEST, BEING A REPLAT OF PORTION OF BLOCKS 119 AND 120, PALM BEACH FARMS CO. PLAT NO. 7, AS RECORDED IN PLAT BOOK 5, PAGE 72 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 30, TOWNSHIP 44 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SECTION 30, TOWNSHIP 44 SOUTH RANGE 43 EAST, PALM BEACH COUNTY FLORIDA; THENCE N01°28'31"E ALONG THE WEST LINE OF THE EAST ONE-HALF OF SAID SECTION 30, A DISTANCE OF 65.01 FEET TO A POINT OF INTERSECTION WITH A LINE 65.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID SECTION 30; THENCE N87°35'29"W ALONG SAID PARALLEL LINE, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N87°35'29"W ALONG SAID PARALLEL LINE, A DISTANCE OF 635.51 FEET TO A POINT OF INTERSECTION WITH THE WEST LINE OF SAID BLOCK 119; THENCE N01°27'02"E ALONG SAID WEST LINE, A DISTANCE OF 311.65 FEET TO A POINT OF INTERSECTION WITH THE SOUTH LINE OF SAID SECTION 30; THENCE S87°39'12"E ALONG SAID SOUTH LINE, A DISTANCE OF 542.54 FEET TO THE NORTHWEST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORD BOOK 2997, PAGE 1708 OF SAID PUBLIC RECORDS; THENCE S02°20'48"W, A DISTANCE OF 120.00 FEET; THENCE S87°39'12"E, A DISTANCE OF 79.80 FEET TO A POINT OF INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF DAVIS ROAD, AS RECORDED IN OFFICIAL RECORD BOOK 27734, PAGE 1733 OF SAID PUBLIC RECORDS (THE PREVIOUS TWO COURSES AND DISTANCES ARE ALONG THE BOUNDARY SAID LANDS DESCRIBED IN OFFICIAL RECORD BOOK 2997, PAGE 1708; THENCE SOUTH 01°28'31" WEST, A DISTANCE OF 4.67 FEET TO A POINT OF CURVATURE OF A 25.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHWEST; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 71°18'30", AN ARC DISTANCE OF 31.11 FEET TO A POINT OF REVERSE CURVATURE OF A 58.00 FOOT RADIUS CURVE CONCAVE TO THE EAST; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 174°40'02", AN ARC DISTANCE OF 176.81 FEET; THENCE S01°26'31"W, A DISTANCE OF 52.83 FEET TO THE POINT OF BEGINNING.

CONTAINING 179,690 SQUARE FEET OR 4.1251 ACRES, MORE OR LESS.

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

#### 1. TRACT A

TRACT A, AS SHOWN HEREON IS HEREBY RESERVED BY COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE SOUTH 20.00 FEET OF TRACT A IS SUBJECT TO THE RESTRICTIONS SET FORTH IN OFFICIAL RECORD BOOK 25312, PAGE 1748, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.

#### 2. UTILITY EASEMENT

THE UTILITY EASEMENT SHOWN HEREON IS HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES.

IN WITNESS WHEREOF, THE ABOVE NAMED NOT-FOR-PROFIT CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT, AND ITS SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 9th DAY OF December 2015

WITNESS *Madeline Philossaint* COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC.,  
PRINT NAME Madeline Philossaint A FLORIDA NOT FOR PROFIT CORPORATION

WITNESS *Cindee Labourse-Brown* BY: *David P. Lindley*  
PRINT NAME Cindee Labourse-Brown HAZEL LUCAS  
PRESIDENT

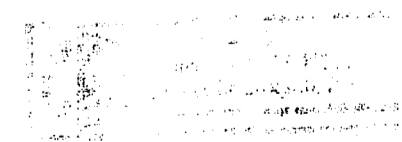
### ACKNOWLEDGMENT:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED HAZEL LUCAS, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC., A FLORIDA NOT FOR PROFIT CORPORATION AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT SHE EXECUTED SUCH INSTRUMENT AS PRESIDENT 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 December 2015

MY COMMISSION EXPIRES: 2-10-19 *Jany Ward*  
NOTARY PUBLIC  
COMMISSION NUMBER: FF 198331 *JANYA WARD*  
PRINT NAME



### MORTGAGEES 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 24673, AT PAGE 1137 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE POLITICAL SUBDIVISION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS ASSISTANT COUNTY ADMINISTRATOR AND ITS SEAL TO BE AFFIXED HEREOF BY AND WITH THE AUTHORITY OF ITS BOARD OF COUNTY COMMISSIONERS THIS 11th DAY OF January 2016

STATE OF FLORIDA  
COUNTY OF PALM BEACH

WITNESS: *Shannon Lorocque* BY: *Shannon Lorocque*  
PRINT NAME Shannon Lorocque SHANNON LOROCQUE  
ASSISTANT COUNTY ADMINISTRATOR

WITNESS: *Patrick A. Hindle*  
PRINT NAME Patrick A. Hindle

### ACKNOWLEDGMENT:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED SHANNON LOROCQUE, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS ASSISTANT COUNTY ADMINISTRATOR OF PALM BEACH COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT SHE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID POLITICAL SUBDIVISION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE SEAL OF SAID POLITICAL SUBDIVISION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR COUNTY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF PALM BEACH COUNTY, FLORIDA.

WITNESS MY HAND AND OFFICIAL SEAL THIS 11th DAY OF January 2016

MY COMMISSION EXPIRES: August 27, 2016  
COMMISSION NUMBER: FF 828575

*Barbara S. Kennedy*  
NOTARY PUBLIC  
PRINT NAME Barbara S. Kennedy

### MORTGAGEES CONSENT:

STATE OF FLORIDA  
COUNTY OF LEON

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 27802, AT PAGE 72 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID PUBLIC BODY CORPORATE AND POLITICAL ENTITY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS General Counsel AND ITS CORPORATE SEAL TO BE AFFIXED HEREOF BY AND WITH THE AUTHORITY OF ITS General Counsel THIS 21st DAY OF December, 2015

FLORIDA HOUSING FINANCE CORPORATION,  
A PUBLIC CORPORATION AND BODY CORPORATE AND  
POLITIC DULY CREATED AND EXISTING UNDER THE  
LAWS OF THE STATE OF FLORIDA

WITNESS: *Eric Sonderling* BY: *Hugh R. Brown*  
PRINT NAME ERIC SONDERLING TITLE General Counsel

WITNESS: *Jennifer A. Marshall*  
PRINT NAME Jennifer A. Marshall

### ACKNOWLEDGMENT:

STATE OF FLORIDA  
COUNTY OF LEON

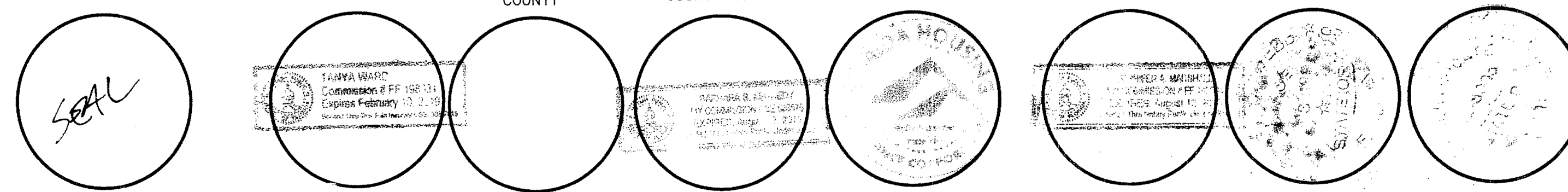
BEFORE ME PERSONALLY APPEARED Hugh R. Brown, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS General Counsel OF FLORIDA HOUSING FINANCE CORPORATION, A PUBLIC CORPORATION AND BODY CORPORATE AND POLITIC DULY CREATED AND EXISTING UNDER THE LAWS OF THE STATE OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/SHE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID PUBLIC BODY CORPORATE AND POLITICAL ENTITY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID PUBLIC BODY CORPORATE AND POLITICAL ENTITY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR PUBLIC BODY CORPORATE AND POLITICAL ENTITY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID PUBLIC BODY CORPORATE AND POLITICAL ENTITY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 21st DAY OF December 2015

MY COMMISSION EXPIRES: August 12, 2018  
COMMISSION NUMBER: FF 149994

*Jennifer A. Marshall*  
NOTARY PUBLIC  
PRINT NAME Jennifer A. Marshall

COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC.  
COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC. NOTARY  
PALM BEACH COUNTY  
PALM BEACH COUNTY NOTARY  
FLORIDA HOUSING FINANCE CORPORATION  
FLORIDA HOUSING FINANCE CORPORATION NOTARY  
COUNTY ENGINEER  
SURVEYOR



"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 PALM BEACH COUNTY.

TABULAR DATA

TOTAL AREA THIS PLAT	4.13 ACRES
CONTROL NUMBER	2011-450
USE	MULTI-FAMILY

### TITLE CERTIFICATION:

STATE OF FLORIDA  
COUNTY OF PALM BEACH

I, DAVID W. SCHMIDT, 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 IN COMMUNITY LAND TRUST OF PALM BEACH COUNTY, INC., A FLORIDA NOT FOR PROFIT CORPORATION; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; 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: 1/14/2016 *David W. Schmidt*  
DAVID W. SCHMIDT, ESQ.,  
ATTORNEY AT LAW  
FLORIDA BAR NO. 355062  
SIMON AND SCHMIDT  
140 N.E. FOURTH AVENUE, SUITE A  
DELRAY BEACH, FL 33483

### COUNTY ENGINEER:

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33, AND IN ACCORDANCE WITH SEC. 177.071(2), F.S. THIS 10th DAY OF February 2016 AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1), F.S.

By: *George T. Webb*  
GEORGE T. WEBB, P.E.  
COUNTY ENGINEER

### 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), PERMANENT CONTROL POINTS (P.C.P.'S), AND MONUMENTS ACCORDING TO SEC. 177.091(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 ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

DATED: 1-15-16 *David P. Lindley*  
DAVID P. LINDLEY  
REG. LAND SURVEYOR #5005  
STATE OF FLORIDA  
LB #3591