

JONATHAN'S LANDING REPLAT OF PORTIONS OF PLAT EIGHT P.U.D. SHEET 1 OF 3 BEING A REPLAT OF PARCELS FW6, JJ, AND G.C.8, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 48, PAGE 88, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND LYING IN SECTION 7, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA

122

AREA SUMMARY TRACT 1 24.01 ACRES TOTAL AREA 24.01 ACRES

DEDICATION:

STATE OF FLORIDA ) SS COUNTY OF PALM BEACH )

KNOW ALL MEN BY THESE PRESENTS, THAT JONATHAN'S LANDING GOLF CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, OWNER OF THE LAND SHOWN HEREON AS "JONATHAN'S LANDING REPLAT OF PORTIONS OF PLAT EIGHT P.U.D.", BEING A REPLAT OF PARCELS FW6, JJ, AND G.C.8, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 48, PAGE 88, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND LYING IN SECTION 7, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCELS FW6, JJ, AND G.C.8 (INCLUDING THAT AREA SHOWN AS "RESERVED FOR GOLF COURSE MAINTENANCE AREA" WITHIN PARCEL G.C.8) OF JONATHAN'S LANDING PLAT EIGHT P.U.D., ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 48, PAGE 88, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

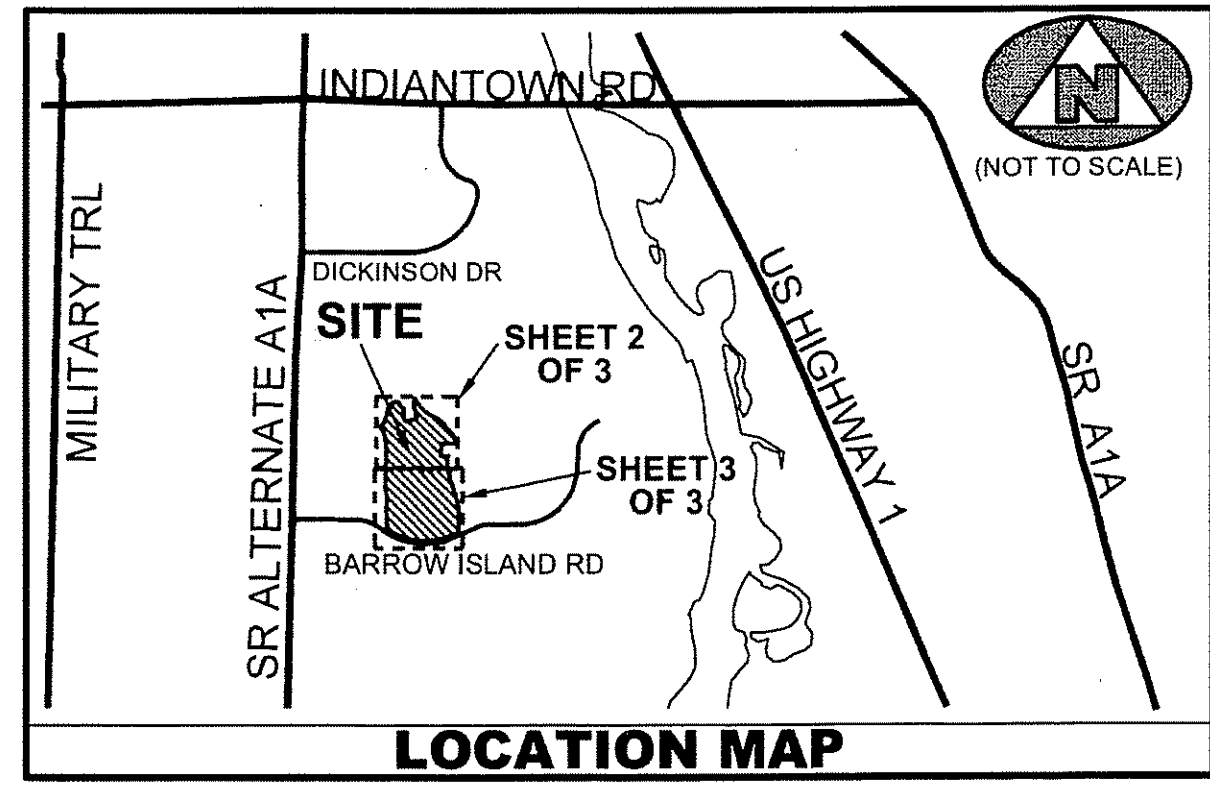
TOTAL CONTAINING: 24.01 ACRES, MORE OR LESS

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, AND RIGHTS OF WAY OF RECORD.

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

TRACT 1, AS SHOWN HEREON IS HEREBY RESERVED FOR JONATHAN'S LANDING GOLF CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, FLORIDA, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE UTILITY EASEMENT AS 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, JONATHAN'S LANDING GOLF CLUB, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 22nd DAY OF March, 2016.

JONATHAN'S LANDING GOLF CLUB, INC. A FLORIDA NOT-FOR-PROFIT CORPORATION

WITNESS (1): [Signature] BY: Lou Schneider, PRESIDENT

PRINT NAME: Tim Richards

WITNESS (2): STEVEN S. SCHIMPF

PRINT NAME: Ste S. Schimpf

ACKNOWLEDGEMENT:

STATE OF FLORIDA ) SS COUNTY OF PALM BEACH )

BEFORE ME PERSONALLY APPEARED Lou Schneider, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF JONATHAN'S LANDING GOLF 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 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 22nd DAY OF March, 2016.

MY COMMISSION EXPIRES: 11/15/17 BY: Lisa M. Berry, NOTARY PUBLIC, SEAL: [Seal] PRINTED NAME: Lisa M. Berry COMMISSION NO. FFD71288

TITLE CERTIFICATION:

STATE OF FLORIDA ) SS COUNTY OF PALM BEACH )

I, CHARLES W. EDGAR, 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 THE TITLE TO THE PROPERTY IS VESTED IN JONATHAN'S LANDING GOLF CLUB, 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 THERE ARE NO MORTGAGES OF RECORD; AND THAT THERE ARE ENCUMBRANCES OF RECORD, BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION CREATED BY THIS PLAT

DATE: March 21, 2016 BY: Charles W. Edgar, III, ATTORNEY-AT-LAW LICENSED IN FLORIDA FLORIDA BAR NO. 291862 8409 N. MILITARY TRAIL, SUITE 123 PALM BEACH GARDENS, FL 33410

SURVEYOR'S CERTIFICATION:

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) ACCORDING TO SEC. 177.081(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.

BY: Stephen L. Shirley, P.S.M. 3918 DATED THIS 29th DAY OF MARCH, 2016.

NOTES

- 1. NOTICE: THIS PLAT AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LAND DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED 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.
2. THIS INSTRUMENT WAS PREPARED BY STEPHEN L. SHIRLEY, P.S.M. 3918, IN AND FOR THE OFFICES OF ASSOCIATED LAND SURVEYORS, INC., 4152 WEST BLUE HERON BOULEVARD, SUITE 123, RIVIERA BEACH, FLORIDA, 33404
3. THE LINEAR DIMENSIONS SHOWN HEREON ARE GROUND DISTANCES IN U.S. FEET AND DECIMAL PARTS THEREOF.
4. THE COORDINATES SHOWN HEREON ARE STATE PLANE GRID COORDINATES ACCORDING TO THE TRANSVERSE MERCATOR PROJECTION OF THE FLORIDA EAST ZONE, N.A.D.83, PER THE 1990 ADJUSTMENT.
5. THE GROUND DISTANCE TO GRID DISTANCE SCALE FACTOR IS 1.000042254 (GROUND DISTANCE x SCALE FACTOR = GRID DISTANCE)
6. ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED.
7. THE BEARING BASIS (BASE BEARING), AS SHOWN HEREON, IS BASED ON THE PLATTED BEARING OF NORTH 11° 45' 06" EAST, ALONG THE EASTERLY LINE OF PARCEL G.C.8, JONATHAN'S LANDING PLAT EIGHT P.U.D., AS RECORDED IN PLAT BOOK 48, PAGE 88, AS SHOWN HEREON, AND ALL OTHER BEARINGS ARE RELATIVE HERETO. BEARING ROTATION PLAT TO GRID IS 00° 23' 52" (COUNTERCLOCKWISE).
EASTERLY LINE OF G.C.8 N01°45'06"E (PLAT) N01°21'14"E (GRID)

STATE OF FLORIDA COUNTY OF PALM BEACH

This Plat was filed for record on 12-30-16 at 1:38 PM, this 12th day of April, 2016, and duly recorded in Plat Book 48, Page 88, Public Records of Palm Beach County, Florida, by Notary Public, Lisa M. Berry.



GENERAL EASEMENT NOTES & RESTRICTIVE COVENANTS:

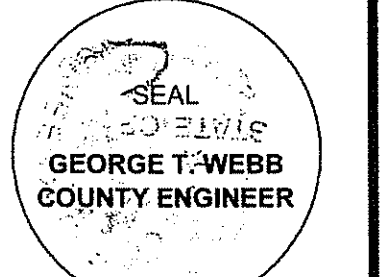
- 1. BUILDING SETBACKS SHALL CONFORM TO THE PALM BEACH COUNTY UNIFIED LAND DEVELOPMENT CODE (ULDC).
2. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALLEASEMENT BENEFICIARIES AND ALL APPLICABLE PALM BEACH COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
3. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR 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.

PALM BEACH COUNTY APPROVAL:

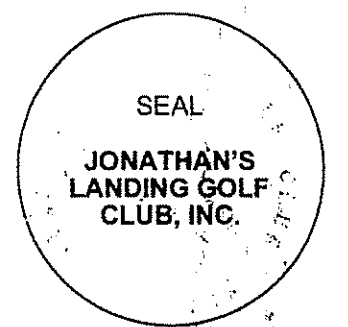
COUNTY ENGINEER OF PALM BEACH COUNTY

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33 AND IN ACCORDANCE WITH SECTION 177.07(1), F.S., THIS 19th DAY OF April, A.D. 2016 AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SECTION 177.081(1), F.S.

BY: George T. Webb, P.E. COUNTY ENGINEER



LEGEND table with symbols and descriptions for monument types, bearings, and distances.



ASSOCIATED LAND SURVEYORS, INC. 4152 W. BLUE HERON BLVD, SUITE 121 RIVIERA BEACH, FLORIDA 33404 PHONE: (561) 848-1102 FAX: (561) 844-9659 LB NO. 7344 EMAIL: als@alssurvey.net

JONATHAN'S LANDING REPLAT OF PORTIONS OF PLAT EIGHT P.U.D. SCALE: 1" = 40' WO.NO.: P311 DWN: BLS SHEET 1 OF 3