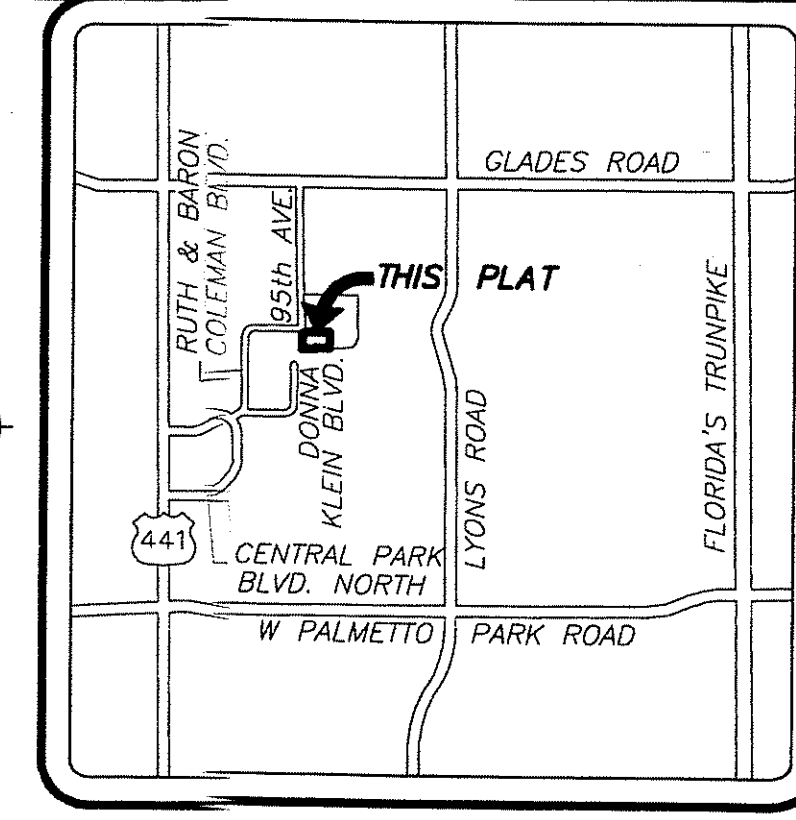


RAINBERRY P.U.D., PODS A, B, & C REPLAT NO.2

BEING A REPLAT OF POD A, RAINBERRY P.U.D. PODS A,B, & C, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 80, AT PAGE 24 THROUGH 26 INCLUSIVE, TOGETHER WITH A PORTION OF 95TH AVENUE AS SHOWN ON SAID PLAT, PARTIALLY ABANDONED PER OFFICIAL RECORDS BOOK 10856, AT PAGE 1563, REALIGNED PER OFFICIAL RECORDS 12340, AT PAGE 1641, ABANDONED PER OFFICIAL RECORDS BOOK 23005, AT PAGE 1505, BEING AFFECTED BY OFFICIAL RECORDS BOOK 23298, AT PAGE 1880, AND SUBJECT TO THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 24636, PAGE 1084, ALL BEING OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. SAID LANDS LYING AND SITUATE IN SECTION 19, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.



139
State of Florida }
County of Palm Beach } SS
THIS PLAT WAS FILED FOR RECORD AT 3:34 P.M.
THIS 31 DAY OF May A.D. 2016 AND DULY RECORDED
IN PLAT BOOK 80 ON PAGES 139 THROUGH 141
SHARON BOCK CLERK AND COMPROLLER
BY: DEPUTY CLERK
SHEET 1 OF 3 SHEETS

CERTIFICATE OF DEDICATION

State of Florida }
County of Palm Beach } SS

Know all men by these presents that SPBC Federation Housing, Inc., a Florida not-for profit corporation and Jewish Community Facilities Corporation (formerly known as SPBCJF Title Holding Corporation), a Florida not-for profit corporation, owners of the land shown hereon as RAINBERRY P.U.D., PODS A,B, & C REPLAT NO. 2, being a Replat of Pod A, RAINBERRY P.U.D. PODS A,B, & C, according to the plat thereof, as recorded in Plat Book 80, at Page 24 through 26 inclusive, together with a portion of 95th Avenue as shown on said plat, partially abandoned per Official Records Book 10856, at Page 1563, realigned per Official Records Book 12340, at Page 1641, abandoned per Official Records Book 23005, at Page 1505, being affected by Official Records Book 23298, at Page 1880, and subject to the reciprocal easement and operating agreement recorded in Official Records Book 24636, Page 1084, all being of the Public Records of Palm Beach County, Florida, said lands lying and situate in Section 19, Township 47 South, Range 42 East, Palm Beach County, Florida, and being more particularly described as follows:

All of Pod A, RAINBERRY P.U.D., PODS A, B, & C, according to the Plat thereof, as recorded in Plat Book 80, Pages 24 through 26, inclusive, of the Public Records of Palm Beach County, Florida, together with a portion of 95th Avenue as shown on said Plat, as partially abandoned per Resolution No. R-98-2104 recorded in Official Records Book 10856, Page 1563, as realigned per Utility Easement recorded in Official Records Book 12340, Page 1641, as abandoned per Resolution No. R-2008-2347 recorded in Official Records Book 23005, Page 1505, being affected by Official Records Book 23298, at Page 1880, and subject to the Reciprocal Easement and Operating Agreement recorded in Official Records Book 24636, Page 1084, all being of the Public Records of Palm Beach County, Florida, and being more particularly described as follows:

BEGINNING at the Southeast corner of said Pod A, said point being the POINT OF BEGINNING, the following three (3) courses being along the South lines of Pod A; Thence South 89°59'40" West, for 299.91 feet; Thence South 00°00'57" East, for 16.13 feet; Thence South 89°59'21" West, for 360.09 feet to the West line of said Pod A; Thence North 00°01'09" West along said West line and the Northerly extension thereof, for 411.17 feet to the Southwest corner of the plat of RAINBERRY P.U.D., PODS A, B, & C REPLAT NO. 1, according to the plat thereof as recorded in Plat Book 118, at Page 14 through 21 inclusive, of the Public Records of Palm Beach County, Florida; Thence North 89°59'40" East along the South line of said plat, for 660.02 feet to the East line of said Pod A; Thence South 00°00'57" East along said East line, for 395.00 feet to the POINT OF BEGINNING.

Subject to existing easements, rights-of-way, covenants, reservations and restrictions of record, if any.

Said lands lying and situate in Palm Beach County, Florida.

Have caused the same to be surveyed and platted as shown hereon and does hereby dedicate as follows:

1. Tract A-2, as shown hereon is hereby reserved for the owners, Jewish Community Facilities Corporation, a Florida not-for profit corporation and SPBC Federation Housing, Inc., a Florida not-for profit corporation their successors and assigns, for private street purposes and other purposes not inconsistent with this reservation and is the perpetual maintenance obligation of said Jewish Community Facilities Corporation, a Florida not-for profit corporation, its successors and assigns, without recourse to Palm Beach County. Subject to the Reciprocal Easement and Operating Agreement recorded in Official Records Book 24636, Page 1084 of the Public Records of Palm Beach County, Florida.

All tracts for private street purposes, and driveway/parking tracts, as shown hereon, are hereby subject to an overlying non-exclusive easement 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, gas lines, and related appurtenances. If otherwise approved by Palm Beach County, no buildings, structures, improvements, trees, walls or fences shall be installed within these tracts without the prior written approval of the Palm Beach Water Utilities Department, its successors and assigns.

2. Tract J, as shown hereon is hereby reserved for the owners, Jewish Community Facilities Corporation, a Florida not-for profit corporation and SPBC Federation Housing, Inc., a Florida not-for profit corporation their successors and assigns, for purposes consistent with the Zoning Regulations of Palm Beach County, Florida, and is the perpetual maintenance obligation of said Jewish Community Facilities Corporation, a Florida not-for profit corporation, its successors and assigns, without recourse to Palm Beach County.

IN WITNESS WHEREOF, the above-named 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 21 Day of MARCH 2016.

Jewish Community Facilities Corporation,
a Florida not-for profit corporation

Witness: Patty Mancuso By: Wesley Finch
Patty Mancuso Wesley Finch, President
(Print Name)

Witness: Douglas Zimmer
Douglas Zimmer
(Print Name)

ACKNOWLEDGMENT

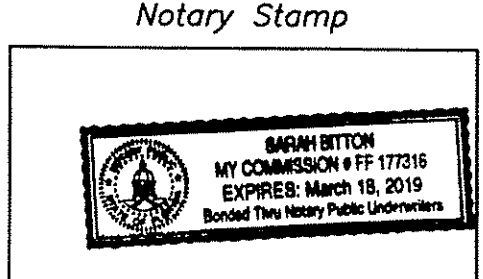
State of Florida }
County of Palm Beach } SS

Before me personally appeared Wesley Finch who is personally known to me, or has produced _____ as identification, and who executed the foregoing instrument as President of Jewish Community Facilities Corporation, 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 21 day of March, 2016.

My commission expires: March 17, 2019 (Date)

By: Sarah Bitton
Notary Public
Print Name: SARAH BITTON
Commission Number: FF177316



IN WITNESS WHEREOF, the above-named 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 21 Day of March 2016.

SPBC Federation Housing, Inc.,
a Florida not-for profit corporation

Witness: Patty Mancuso By: Wesley Finch
Patty Mancuso Wesley E. Finch, Pres.
(Print Name) (Print Name & Title)

Witness: Douglas Zimmer
Douglas Zimmer
(Print Name)

ACKNOWLEDGMENT

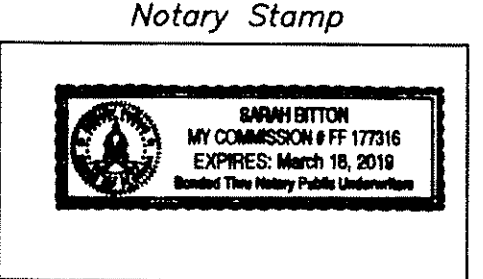
State of Florida }
County of Palm Beach } SS

Before me personally appeared Wesley Finch who is personally known to me, or has produced _____ as identification, and who executed the foregoing instrument as President of SPBC Federation Housing, 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 21 day of MARCH, 2016.

My commission expires: MARCH 17, 2019 (Date)

By: Sarah Bitton
Notary Public
Print Name: SARAH BITTON
Commission Number: FF177316



TITLE CERTIFICATION

State of Florida }
County of Palm Beach } SS

I, Harvey E. Oyer, 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 SPBC Federation Housing, Inc., a Florida not-for profit corporation and Jewish Community Facilities Corporation, a Florida not-for profit corporation; that the current taxes have been paid (if applicable); 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 or 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: 30 Mar. 2016

By: Harvey E. Oyer, III
Harvey E. Oyer, III, Attorney-at-Law
Licensed in Florida
Florida Bar No. 154024

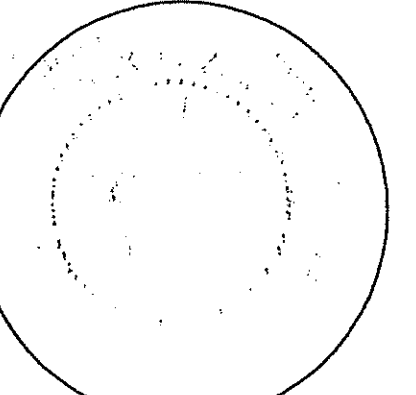
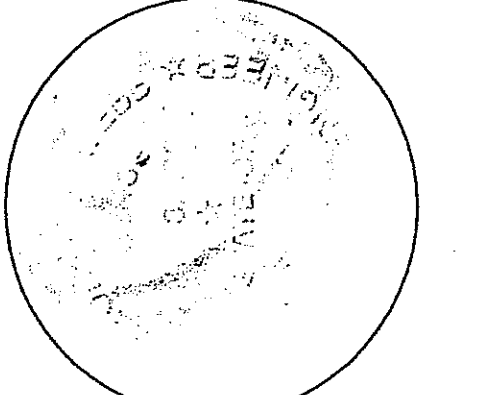
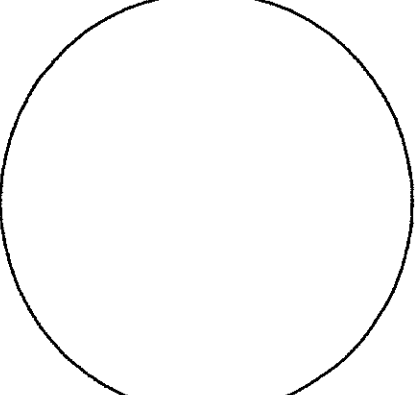
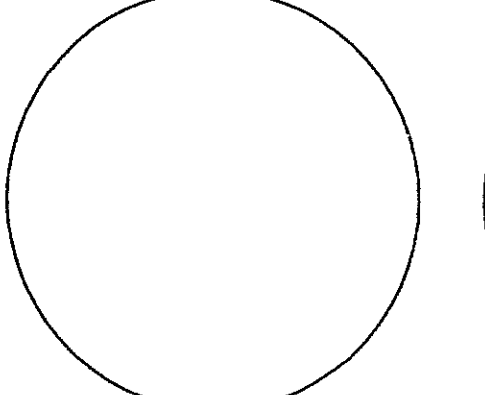
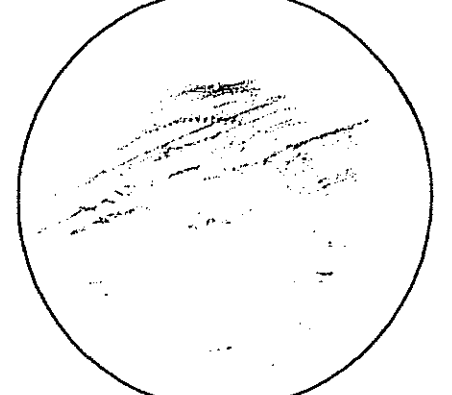
JEWISH COMMUNITY FACILITIES CORPORATION A FLORIDA NOT-FOR PROFIT CORPORATION

SPBC FEDERATION HOUSING INC., A FLORIDA NOT-FOR PROFIT CORPORATION

UNITED STATES OF AMERICA SECRETARY OF HOUSING AND URBAN DEVELOPMENT

PALM BEACH COUNTY ENGINEER

PROFESSIONAL SURVEYOR AND MAPPER



MORTGAGEE'S CONSENT

State of Florida }
County of Duval } SS

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 owners thereof and agrees that its mortgage which is recorded in Official Records Book 9984, at page 76 of the Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

In Witness whereof, the United States of America, acting by and through the Secretary of Housing and Urban Development ("HUD"), has caused these presents to be signed by its authorized agent by virtue of the authority vested in the undersigned by the National Housing Act, as amended, and the regulations published thereunder, this 16 day of April, 2016.

Witness: Ingrid Osborn
(Print Name)
Michael G. Haffon
(Print Name)

By: Daniel M. Carr
Branch Chief
(Print Name & Title)

United States of America,
acting by and through the
Secretary of Housing and
Urban Development ("HUD")

ACKNOWLEDGMENT

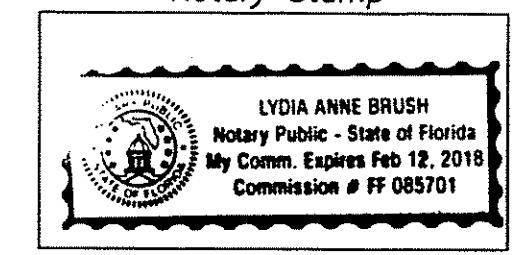
State of Florida }
County of Duval } SS

Before me personally appeared Daniel Ortiz who is personally known to me, or has produced _____ as identification, and who executed the foregoing instrument as Branch Chief of the United States of America, acting by and through the Secretary of Housing and Urban Development ("HUD"), and severally acknowledged to and before me that he/she executed such instrument by virtue of the authority vested in him/her by the National Housing Act, as amended, and the regulations published thereunder, and that the execution of said instrument is a free act and deed done on behalf of the Secretary of Housing and Urban Development for the uses, purposes and considerations therein set forth.

WITNESS my hand and official seal this 16 day of April, 2016.

My commission expires: _____ (Date)

By: Lydia Anne Brusch
Notary Public
Print Name: LYDIA ANNE BRUSCH
Commission Number: FF085701



PALM BEACH COUNTY APPROVAL

This Plat is hereby approved for record pursuant to Palm Beach County Ordinance 95-33, and in accordance with Section 177.071 (2), Florida Statutes, this 15th day of May, 2016, and has been reviewed by a Professional Surveyor and Mapper employed by Palm Beach County, Florida, in accordance with Section 177.081 (1), Florida Statutes.

By: George T. Webb, P.E.
County Engineer
Palm Beach County, Florida

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") and monuments according to Section 177.091(9), Florida Statutes, 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.

This 18th day of MARCH, 2016

By: Derek G. Zeman
Derek G. Zeman
Professional Surveyor and Mapper,
License No. 5655
State of Florida

TABULAR DATA:

RAINBERRY P.U.D., PODS A,B & C REPLAT NO. 2
Control Number: 194-00139
Total Area of Plat: 6.12 Acres±

Tract J:	=	5.46 Acres±
Tract A-2 (95th Avenue):	=	0.08 Acres±
Tract D:	=	0.42 Acres±
Tract E:	=	0.10 Acres±
Tract F:	=	0.02 Acres±
Tract G:	=	0.04 Acres±

SURVEYOR'S NOTES

- 1.) 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.
- 2.) The bearings shown hereon are Assumed North and based on the East line of Pod A, "RAINBERRY P.U.D. PODS A, B AND C, Plat Book 80, Page 24-26, Palm Beach County, Florida, said East line bears South 00°00'57" East and all other bearings recited hereon are relative thereto.
- 3.) The coordinate values shown hereon are State Plane Coordinates (Transverse Mercator Projection), Florida East Zone, North American Datum (NAD) 1983, (1990 adjustment). Control measurements meet or exceed closure for commercial/high risk linear: 1 foot in 1000 feet horizontally and were verified through a redundancy of measurements. All distances are ground distances in U.S. Survey Feet unless otherwise noted.
Scale Factor = 1.0021054
Grid Distance = (Ground Distance) x (Scale Factor)
Rotation Equation:
S 00°00'57" E (Plat Bearing)
S 00°23'46" E (Grid Bearing) = 00°22'49" Counter Clockwise
- 4.) Coordinates of monuments as shown on parent plat were evaluated and found to be in conflict. Physical monuments were found, held with new values shown hereon.
- 5.) 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 being determined by use rights granted.
- 6.) There shall be no building or any kind of construction or trees or shrubs placed on any easement without prior written consent of all easement beneficiaries and all applicable County approvals or permits, as required for such encroachment.
- 7.) The building setbacks shall be as required by current Palm Beach County Zoning Regulations.
- 8.) The Buffer Zone Tracts D, E, F and G are per dedication number 6 per Plat Book 80, at Page 2, Palm Beach County, Florida.

WGI

Wantman Group, Inc.

Engineering ♦ Planning ♦ Surveying ♦ Environmental
2035 VISTA PARKWAY, SUITE 100, WEST PALM BEACH, FL 33411
(866) 909-2220 phone (561) 687-1110 fax
CERTIFICATE OF AUTHORIZATION No. LB 7055
ORLANDO - PORT ST. LUCIE - TAMPA
THIS INSTRUMENT WAS PREPARED BY DEREK G. ZEMAN, P.S.M.
PROFESSIONAL SURVEYOR AND MAPPER, LICENSE NO. 5655
FOR THE FIRM: WANTMAN GROUP, INC.