

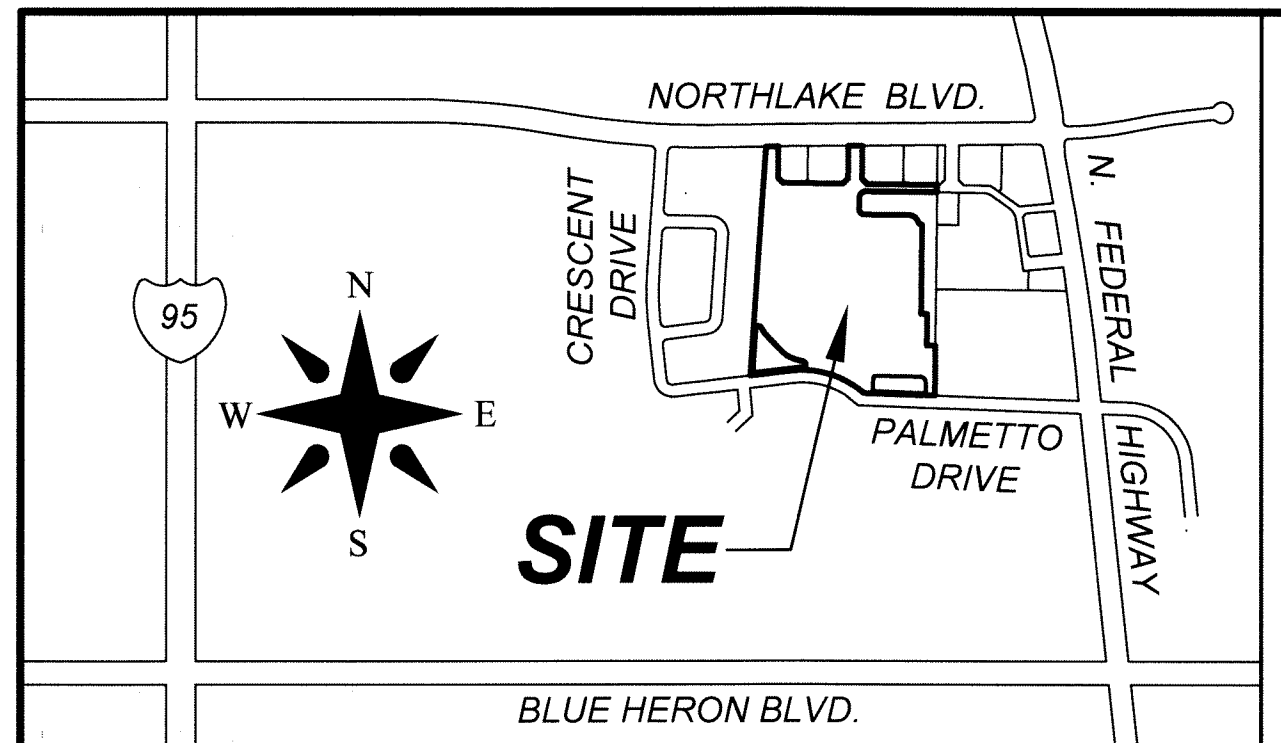
STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT 3:54 PM  
THIS 23 DAY OF JULY  
A.D. 2017 AND DULY RECORDED  
IN PLAT BOOK 124 ON  
PAGES 21-53



SHARON R. BOCK  
CLERK AND COMPTROLLER  
BY: *[Signature]*  
DEPUTY CLERK

# NORHLAKE PROMENADE SHOPPES, A PUD, REPLAT No. 1

Being a replat of a portion of Parcel 7, NORHLAKE PROMENADE SHOPPES, a PUD, according to the Plat thereof, as recorded in Plat Book 102, Pages 130 and 131, of the Public Records of Palm Beach County, Florida, lying in Section 21, Township 42 South, Range 43 East, Town of Lake Park and the Village of North Palm Beach, Palm Beach County, Florida.



VICINITY SKETCH  
(NOT TO SCALE)

THIS INSTRUMENT WAS PREPARED BY:  
ROBERT J. CAJAL, PSM  
WALLACE SURVEYING CORPORATION  
LICENSED BUSINESS NUMBER 4569  
5563 VILLAGE BOULEVARD  
WEST PALM BEACH, FL 33407  
561/640-4551

### MORTGAGEE'S JOINDER AND 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 RECORDS BOOK 28816 AT PAGE 1605, 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 J.P. AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 16 DAY OF MAY, 2017.

WITNESS: *[Signature]*  
INGRID BAENER  
PRINTED NAME

FIRST GREEN BANK,  
A FLORIDA CORPORATION  
BY: *[Signature]*  
DEBI SAITO, SVP  
PRINTED NAME, TITLE

WITNESS: *[Signature]*  
Chloe Dietz  
PRINTED NAME

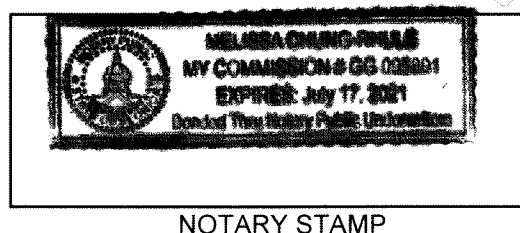
### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF Broward

BEFORE ME PERSONALLY APPEARED Drew Saito, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION AND WHO EXECUTED THE FOREGOING INSTRUMENT AS SVP OF FIRST GREEN BANK, A FLORIDA CORPORATION, AND SEVERALLY ACKNOWLEDGED BEFORE ME THAT HE/SHE 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 16th DAY OF May, 2017.

Greg 095891  
MY COMMISSION NO.:  
1/1/2021  
MY COMMISSION EXPIRES:



*[Signature]*  
SIGNATURE OF NOTARY PUBLIC  
Melissa Chung-Rhule  
PRINTED NAME OF NOTARY PUBLIC

### TITLE CERTIFICATION

STATE OF FLORIDA  
COUNTY OF \_\_\_\_\_

WE, FIRST AMERICAN TITLE INSURANCE COMPANY, A TITLE INSURANCE COMPANY, AS DULY AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY, THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED IN NORHLAKE PROMENADE SHOPPES LLC, A FLORIDA LIMITED LIABILITY COMPANY, 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 SUBDIVISION DEPICTED BY THIS PLAT.

DATED THIS 17 DAY OF May, 2017.

FIRST AMERICAN TITLE INSURANCE COMPANY  
BY: *[Signature]*  
PRINTED NAME, TITLE: V.P. Fl. Agency Production Manager  
Ashley Lovelace

### SURVEYOR & MAPPER'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 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 THE TOWN OF LAKE PARK AND THE VILLAGE OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA.

DATED THIS 19th DAY OF MAY, 2017.

*[Signature]*  
CRAIG L. WALLACE  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA CERTIFICATE NUMBER LS 3357  
WALLACE SURVEYING CORPORATION  
LICENSED BUSINESS NUMBER 4569  
5563 VILLAGE BOULEVARD  
WEST PALM BEACH, FL 33407

### DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS THAT NORHLAKE PROMENADE SHOPPES LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN HEREON AS BEING A REPLAT OF A PORTION OF PARCEL 7, NORHLAKE PROMENADE SHOPPES, A PUD, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 102, PAGES 130 AND 131, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 21, TOWNSHIP 42 SOUTH, RANGE 43 EAST, TOWN OF LAKE PARK AND THE VILLAGE OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

### DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF PARCEL 7, NORHLAKE PROMENADE SHOPPES, A PUD, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 102, PAGES 130 AND 131, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF SAID PARCEL 7; THENCE NORTH 89°24'28" EAST, ALONG THE NORTH LINE OF SAID PARCEL 7 (SAID NORTH LINE ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF NORHLAKE BOULEVARD AS SHOWN ON SAID PLAT); A DISTANCE OF 60.00 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, CONTINUE ALONG THE LIMITS OF SAID PARCEL 7 THROUGH THE FOLLOWING FIVE (5) COURSES; SOUTH 00°34'03" WEST A DISTANCE OF 152.89 FEET; THENCE SOUTH 44°25'57" EAST A DISTANCE OF 35.38 FEET; THENCE SOUTH 89°25'57" EAST A DISTANCE OF 291.00 FEET; THENCE NORTH 45°34'03" EAST A DISTANCE OF 35.38 FEET; THENCE NORTH 00°34'03" EAST A DISTANCE OF 159.59 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF SAID NORHLAKE BOULEVARD; THENCE CONTINUE ALONG SAID SOUTH RIGHT-OF-WAY LINE AND THE LIMITS OF SAID PARCEL 7, NORTH 89°24'28" EAST, A DISTANCE OF 68.00 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, CONTINUE ALONG THE LIMITS OF SAID PARCEL 7 THROUGH THE FOLLOWING THREE (3) COURSES; SOUTH 00°34'03" WEST A DISTANCE OF 160.97 FEET; THENCE SOUTH 44°25'57" EAST A DISTANCE OF 35.36 FEET; THENCE SOUTH 89°25'57" EAST A DISTANCE OF 333.36 FEET TO A POINT ON THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 42 SOUTH, RANGE 43 EAST, SAID EAST LINE ALSO BEING THE CORPORATE LIMITS BETWEEN THE TOWN OF LAKE PARK AND THE VILLAGE OF NORTH PALM BEACH; THENCE SOUTH 01°37'50" WEST, ALONG SAID EAST LINE AND CORPORATE LIMITS, A DISTANCE OF 35.51 FEET TO A POINT ON THE NORTH LINE OF PARCEL R-1 AS SHOWN ON SAID PLAT OF NORHLAKE PROMENADE SHOPPES, A PUD; THENCE DEPARTING SAID EAST LINE, CONTINUE ALONG THE COMMON LINE BETWEEN SAID PARCEL R-1 AND SAID PARCEL 7 THROUGH THE FOLLOWING EIGHT (8) COURSES; NORTH 89°25'57" WEST A DISTANCE OF 341.72 FEET TO THE BEGINNING OF A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 29.50 FEET AND A CENTRAL ANGLE OF 90°00'00"; THENCE WESTERLY AND SOUTHERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 46.34 FEET TO A POINT OF TANGENCY; THENCE SOUTH 00°34'03" WEST A DISTANCE OF 56.50 FEET TO THE BEGINNING OF A CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 25.00 FEET AND A CENTRAL ANGLE OF 90°00'00"; THENCE SOUTHERLY AND EASTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET TO A POINT OF TANGENCY; THENCE SOUTH 89°25'57" EAST A DISTANCE OF 218.76 FEET TO THE BEGINNING OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 44.50 FEET, A CENTRAL ANGLE OF 72°24'17" AND A CHORD BEARING OF SOUTH 53°13'48" EAST; THENCE EASTERLY AND SOUTHERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 56.23 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.50 FEET, A CENTRAL ANGLE OF 72°24'17" AND A CHORD BEARING OF SOUTH 53°13'48" EAST; THENCE SOUTHERLY AND EASTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 24.84 FEET TO A POINT OF TANGENCY; THENCE SOUTH 89°25'57" EAST A DISTANCE OF 2.49 FEET TO A POINT ON THE WEST LINE OF A PARCEL OF LAND AS DESCRIBED IN DEED RECORDED IN OFFICIAL RECORDS BOOK 21438, PAGE 1854, SAID PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE DEPARTING SAID COMMON LINE, CONTINUE ALONG THE WEST LINE OF SAID PARCEL SOUTH 00°43'35" WEST A DISTANCE OF 429.49 FEET TO A POINT ON THE SOUTH LINE OF SAID PARCEL; THENCE CONTINUE ALONG THE SOUTH LINE OF SAID PARCEL, SOUTH 89°26'22" EAST A DISTANCE OF 30.65 FEET TO A CORNER POINT ON THE EASTERLY LIMITS OF SAID PARCEL 7; THENCE CONTINUE ALONG THE EASTERLY LIMITS OF SAID PARCEL 7 THROUGH THE FOLLOWING THREE (3) COURSES; SOUTH 00°33'38" WEST A DISTANCE OF 152.65 FEET; THENCE SOUTH 89°23'56" EAST A DISTANCE OF 41.13 FEET; THENCE SOUTH 00°35'06" WEST A DISTANCE OF 240.37 FEET TO A POINT ON THE SOUTH LINE OF SAID PARCEL 7; THENCE NORTH 88°04'33" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 297.97 FEET TO THE BEGINNING OF A CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 148.25 FEET, A CENTRAL ANGLE OF 35°00'00" AND A CHORD BEARING OF NORTH 70°34'33" WEST; THENCE WESTERLY AND NORTHWESTERLY, ALONG THE ARC OF SAID CURVE AND SOUTH LINE OF SAID PARCEL 7, A DISTANCE OF 89.34 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 416.42 FEET, A CENTRAL ANGLE OF 43°20'25" AND A CHORD BEARING OF NORTH 74°44'45" WEST; THENCE NORTHWESTERLY AND WESTERLY, ALONG THE ARC OF SAID CURVE AND SOUTH LINE OF SAID PARCEL 7, A DISTANCE OF 314.99 FEET TO A POINT OF TANGENCY; THENCE CONTINUE ALONG SAID SOUTH LINE, SOUTH 83°35'02" WEST, A DISTANCE OF 219.69 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 7; THENCE NORTH 03°51'25" EAST, ALONG THE WEST LINE OF SAID PARCEL 7, A DISTANCE OF 1105.23 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 7 AND THE POINT OF BEGINNING.

LESS AND EXCEPT PARCELS R-2 AND R-3, NORHLAKE PROMENADE SHOPPES, A PUD, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 102, PAGES 130 AND 131, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING IN ALL, 16.68 ACRES, MORE OR LESS

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

PARCELS 8, 9, 10 AND 10A, AS SHOWN HEREON, ARE HEREBY RESERVED BY NORHLAKE PROMENADE SHOPPES LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF THEIR RESPECTIVE MUNICIPALITIES, THE VILLAGE OF NORTH PALM BEACH AND THE TOWN OF LAKE PARK, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID NORHLAKE PROMENADE SHOPPES LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF NORTH PALM BEACH AND THE TOWN OF LAKE PARK.

IN WITNESS WHEREOF THE ABOVE-NAMED FLORIDA LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT THIS 16 DAY OF MAY, 2017.

WITNESS: *[Signature]*  
Chloe Dietz  
PRINTED NAME  
NORHLAKE PROMENADE SHOPPES LLC,  
A FLORIDA LIMITED LIABILITY COMPANY  
BY: *[Signature]*  
SORAYA TYRIVER, VICE PRESIDENT

WITNESS: *[Signature]*  
Bern P. Neese  
PRINTED NAME

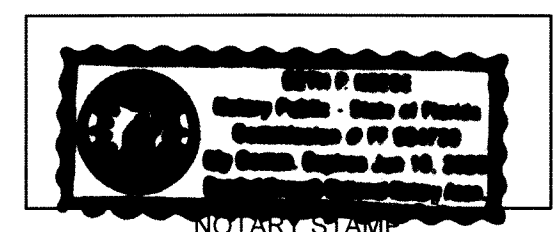
### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED SORAYA TYRIVER, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF NORHLAKE PROMENADE SHOPPES LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT SHE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

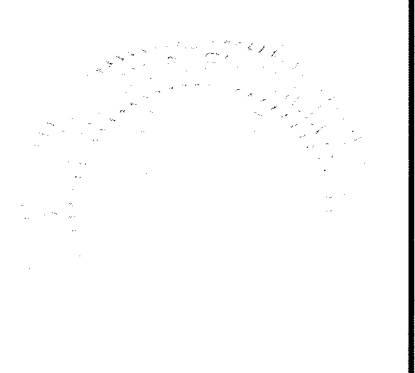
WITNESS MY HAND AND OFFICIAL SEAL THIS 16 DAY OF MAY, 2017.

6-18-2021  
MY COMMISSION EXPIRES:  
FE 9/14/23  
MY COMMISSION NO.:

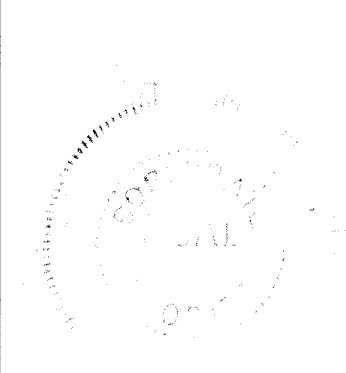


*[Signature]*  
SIGNATURE OF NOTARY PUBLIC  
Bern P. Neese  
PRINTED NAME OF NOTARY PUBLIC

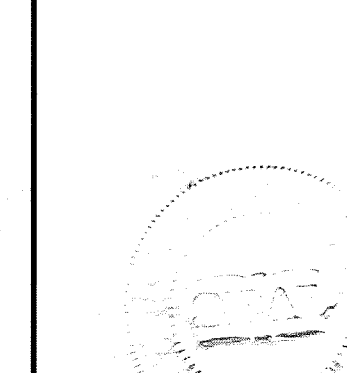
### TOWN ENGINEER



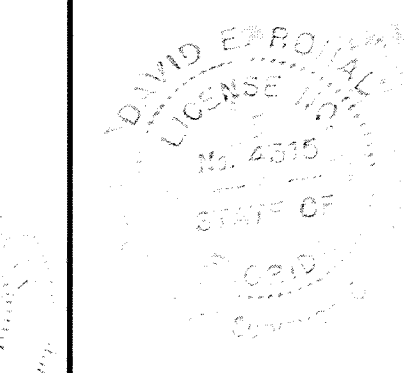
### FIRST GREEN BANK SEAL



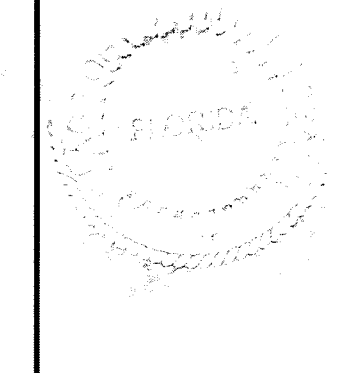
### TOWN OF LAKE PARK SEAL



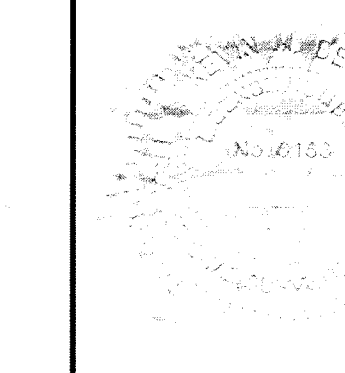
### LAKE PARK REVIEWING SURVEYOR'S SEAL



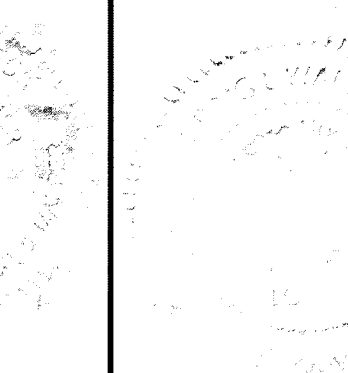
### VILLAGE OF NORTH PALM BEACH SEAL



### V.O.N.P.B. REVIEWING SURVEYOR'S SEAL



### SURVEYOR'S SEAL



### NORHLAKE PROMENADE SHOPPES, A PUD, REPLAT No. 1



|              |                     |           |           |
|--------------|---------------------|-----------|-----------|
| FIELD:       | JOB No.: 16-1594.9  | F.B.      | PG.       |
| OFFICE: R.C. | DATE: DECEMBER 2016 | DWG. No.: | 16-1594-7 |
| CK'D:        | REF.: 16-1594-DWG   | SHEET     | 1 OF 3    |