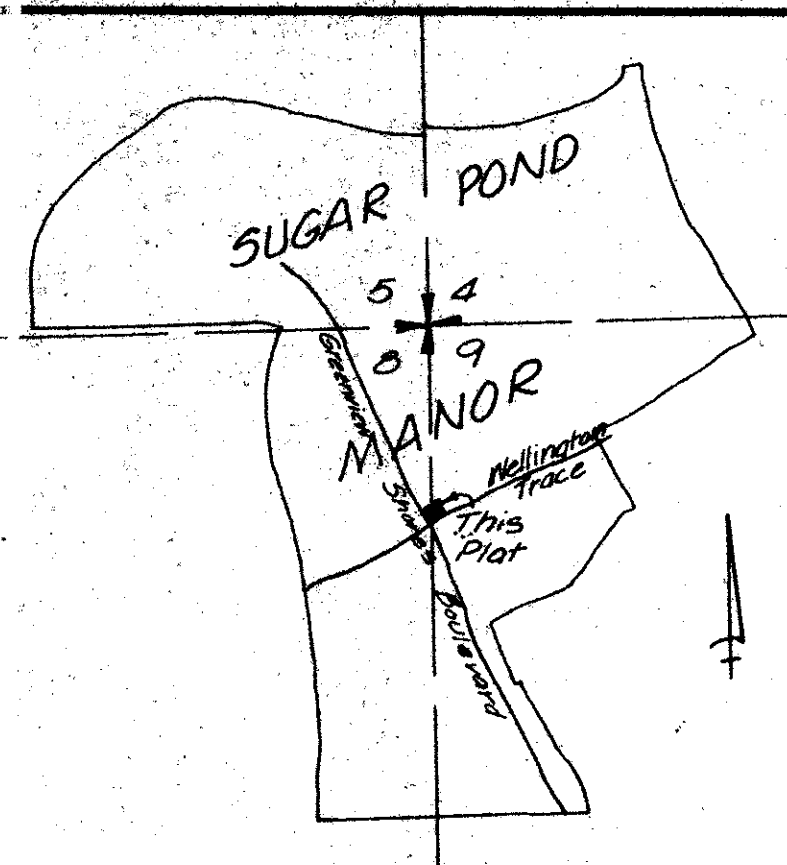


45/52



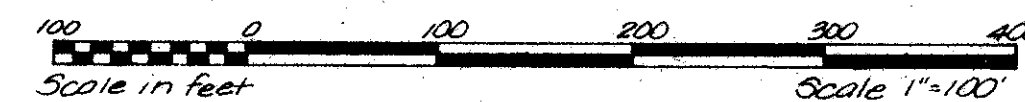
PARCEL ONE OF TRACT A OF SUGAR POND MANOR

WELLINGTON P.U.D.

IN PART OF SECTIONS 8 & 9, TOWNSHIP 44 SOUTH, RANGE 41 EAST

PALM BEACH COUNTY, FLORIDA

GEE & JENSON
ENGINEERS - ARCHITECTS - PLANNERS INC.
WEST PALM BEACH, FLORIDA
OCTOBER 1982



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STATE OF FLORIDA
COUNTY OF PALM BEACH
This plat was filed for record at 10:25 AM, this 30 day of January, 1983, and duly recorded in Plat Book No. 45 on Page 52.
JOHN B. DUNKLE
Clerk Circuit Court
By: *[Signature]*

DESCRIPTION

Being a replat of part of TRACT A OF SUGAR POND MANOR OF WELLINGTON P.U.D., as recorded in Plat Book 30, Pages 20 through 32 Inclusive of the Public Records of Palm Beach County, Florida, said parcel lying in part of Sections 8 and 9, Township 44 South, Range 41 East, Palm Beach County, Florida, and being more particularly described as follows:

Commencing at the Northwest Corner of said TRACT "A"; thence S. 22°09'18" E. along the Westerly Line of said TRACT A, a distance of 675.88 feet to the POINT OF BEGINNING of this description; thence N. 67°50'42" E., a distance of 54.20 feet to a point on the West Line of said Section 9; thence continue N. 67°50'42" E., a distance of 154.83 feet; thence S. 22°09'18" E., a distance of 209.04 feet to a point on the Northerly Right-of-Way Line of WELLINGTON TRACE as shown on said plat of SUGAR POND MANOR; thence S. 67°50'42" W. along said Northerly Line, a distance of 184.03 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 southwesterly, westerly and northwesterly along the arc of said curve, a distance of 39.27 feet to a point on the Easterly Right-of-Way Line of GREENVIEW SHORES BOULEVARD (formerly Lake Worth Road); thence N. 22°09'18" W. along the tangent of said curve and said Easterly Line a distance of 56.35 feet to a point on the East Line of said Section 8; thence continue N. 22°09'18" W., a distance of 127.69 feet to the POINT OF BEGINNING.

Containing 1.0 acre, more or less.

Subject to existing Easements, Rights-of-Way, Restrictions and Reservations of record.

NOTES

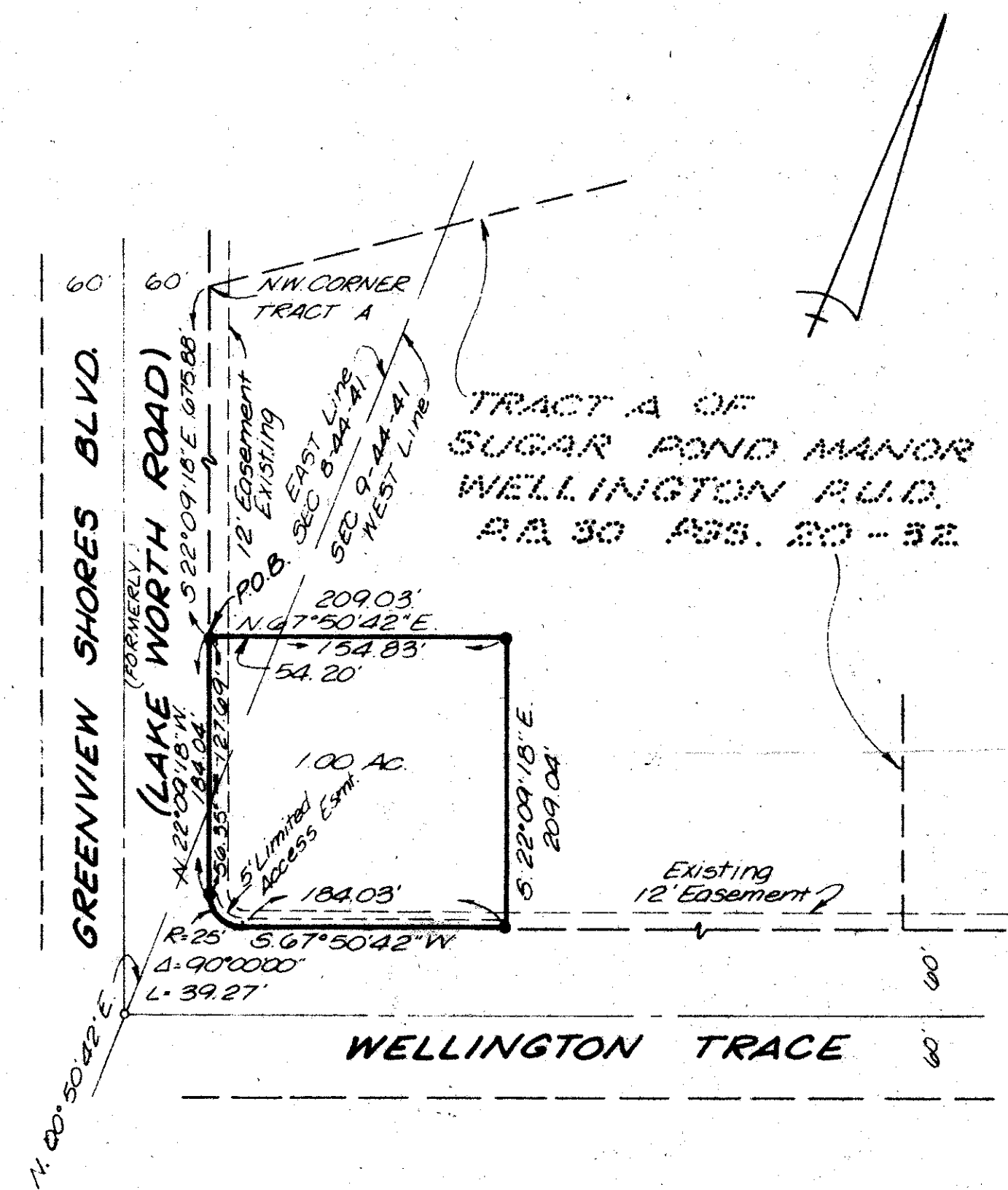
All bearings shown hereon are relative to an assumed meridian used throughout Wellington.

Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.

There shall be no buildings or any kind of construction or trees or shrubs placed on Utility or Drainage Easements.

Easements are for Public Utilities, unless otherwise noted.

- denotes Permanent Reference Monument.
- o denotes Permanent Control Point.



DEDICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS, that GOULD FLORIDA INC., a Delaware Corporation, the owner of the land shown hereon as PARCEL ONE OF TRACT A OF SUGAR POND MANOR, WELLINGTON P.U.D., being in part of Sections 8 and 9, Township 44 South, Range 41 East, Palm Beach County, Florida and more particularly described to the left under Description; have caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

The Limited Access Easement is hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida for the purpose of control and jurisdiction over access rights.

IN WITNESS WHEREOF, the above named Corporation has caused these presents to be signed by its officers and its corporate seal to be affixed by and with the authority of its Board of Directors this 16th day of December, 1982.

GOULD FLORIDA, INC., a Delaware Corporation

Attest: *[Signature]* James J. Ogorek, Assistant Secretary
By: *[Signature]* Guerry Stribling, President

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME personally appeared GUERRY STRIBLING and JAMES J. OGOREK, to me well known and known to me to be the individuals described in and who executed the foregoing instrument as President and Assistant Secretary, respectively, of GOULD FLORIDA INC., a Delaware Corporation, and severally acknowledged to and before me that they executed such instrument as such officers 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 December, 1982.

My commission expires: *[Signature]* June 27, 1986
[Signature] Victoria Olson
Notary Public, State of Florida at large

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

I LARRY B. ALEXANDER, 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 GOULD FLORIDA INC., a Delaware Corporation; that the current taxes have been paid; that the property is found to contain deed reservations which are not applicable and do not affect the subdivision of the property, and that I find there are no other encumbrances of record.

[Signature]
Larry B. Alexander, Attorney at Law
Licensed in Florida, Date: OCTOBER 29, 1982

SURVEYOR'S CERTIFICATION 0332-350

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS, that the undersigned does hereby certify that on 12-21, 1982, that they completed the survey of lands as shown on the hereon plat; that said plat is a correct representation of the lands therein described and platted; that permanent reference monuments have been set as required by law and that permanent control points will be set under the guarantees posted with the Board of County Commissioners of Palm Beach County, Florida, for the required improvements and that the survey data complies with all the requirements of Part 1, Chapter 177, Florida Statutes, as Amended and Minimum Technical Standards for Land Surveying in the State of Florida and Ordinances of Palm Beach County, Florida.

DAILEY - FOTORNY, INC.
[Signature]
Nick Miller, Professional Land Surveyor
Florida Registration No. 3888, Date: Dec 21, 1982

PARCEL 1 TR. A. SURVEYOR'S CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS that the undersigned does hereby certify that on Dec 21, 1982, the hereon plat was prepared and delineated under my supervision and is a correct representation of the lands described as surveyed by DAILEY - FOTORNY, INC.

GEE & JENSON - Engineers, Architects, Planners, Inc.

THIS INSTRUMENT PREPARED BY STUART H. CUNNINGHAM 2090 Palm Beach Lakes Boulevard West Palm Beach, Florida

[Signature]
Stuart H. Cunningham, Professional Land Surveyor
Florida Registration No. 3896, Date: 12-21-82

PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record this 18 day of January, 1983.

By: *[Signature]*
Peggy B. Egan, CHAIRMAN

Attest: JOHN B. DUNKLE, Clerk

By: *[Signature]*
Elizabeth Richards, Deputy Clerk

COUNTY ENGINEER

This plat is hereby approved for record this 18 day of January, 1983.

By: *[Signature]*
H.F. Kahlert, County Engineer

