

LONG LAKE VILLAGE

A MOBILE HOME RENTAL PARK

BEING A REPLAT OF A PORTION OF PLAT NO. 1, PALM BEACH PLANTATIONS AS RECORDED IN PLAT BOOK 10, PAGE 20, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA

SECTION 12, TOWNSHIP 44 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA

MARCH, 1987
SHEET 1 OF 3

EWING AND SHIRLEY, INC.
land surveyors and planners

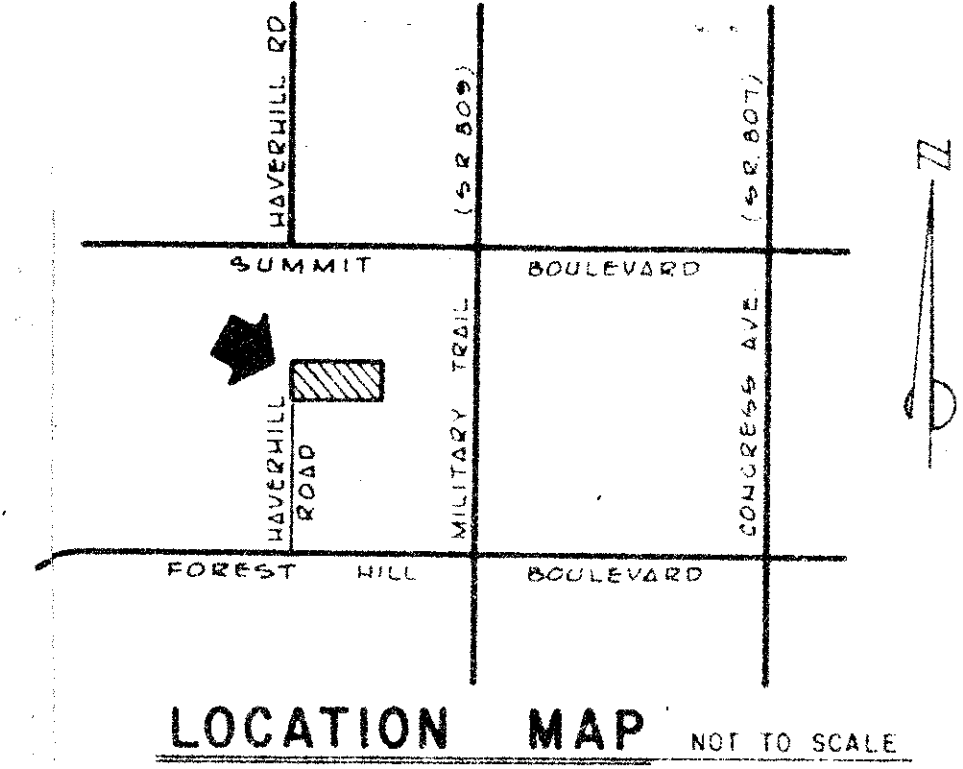
3767 Lake Worth Road • Suite 118 • Lake Worth Florida 33461 • (305) 968-0421

12/44/42

SUBDIVISION *Long Lake Village*
BOOK *SC* PAGE *34*
FLOOD ZONE *B* FLOOD MAP *153*
QUAD *17* ZONING
SE ZIP CODE *33461*
PUD NAME

34

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record on *233 P.*
this *22nd* day of *March*
19 *87*, and duly recorded in Plat Book *15*
36 on *3/15/87*
JOHN K. DUNN, Clerk of Court
Barbara A. Plad



DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, AS OWNER OF THE LAND SHOWN HEREON, BEING IN SECTION 12, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS LONG LAKE VILLAGE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH ONE HALF OF THE SOUTHWEST ONE QUARTER OF THE NORTHWEST ONE QUARTER, ALSO KNOWN AS THE NORTH ONE HALF OF TRACTS 7 AND 8, BLOCK 2, PLAT NO. 1 PALM BEACH PLANTATIONS, IN SECTION 12, TOWNSHIP 44 SOUTH, RANGE 42 EAST, ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, RECORDED IN PLAT BOOK 10, PAGE 20.

LESS, HOWEVER, THE FOLLOWING SPECIFICALLY DESCRIBED PARCEL OF LAND FOR HAVERHILL ROAD RIGHT OF WAY:

BEGIN AT THE NORTHWEST CORNER OF SAID TRACT 7; THENCE, NORTH 89°-58'-13" EAST, ALONG THE NORTH LINE OF SAID TRACT 7, A DISTANCE OF 40.04 FEET TO A POINT ON A LINE 40 FEET EAST OF, AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE WEST LINE OF SAID TRACT 7; THENCE, SOUTH 02°-36'-43" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 166.79 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 2904.79 FEET AND A CENTRAL ANGLE OF 03°-24'-55"; THENCE, SOUTHERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 173.15 FEET TO THE POINT OF TANGENCY; THENCE, SOUTH 00°-48'-12" WEST, A DISTANCE OF 164.91 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT SAID CURVE HAVING A RADIUS OF 2824.79 FEET AND A CENTRAL ANGLE OF 03°-15'-18"; THENCE, SOUTHERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 160.48 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH HALF OF SAID TRACT 7 AND THE END OF SAID CURVE; THENCE, NORTH 90°-00'-00" WEST, ALONG SAID SOUTH LINE OF THE NORTH HALF OF TRACT 7, A DISTANCE OF 20.03 FEET TO A POINT ON THE WEST LINE OF SAID TRACT 7; THENCE, NORTH 02°-36'-43" WEST, ALONG THE WEST LINE OF SAID TRACT 7, A DISTANCE OF 665.72 FEET TO THE POINT OF BEGINNING.

HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AND DOES HEREBY DEDICATE AS FOLLOWS:

1. EASEMENTS
THE LIMITED ACCESS EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

THE DRAINAGE EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, FOR CONSTRUCTION AND MAINTENANCE OF THE DRAINAGE SYSTEM WITHOUT RECOURSE TO PALM BEACH COUNTY. PALM BEACH COUNTY HAS THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ASSOCIATED WITH COUNTY MAINTAINED ROADS.

THE DRAINAGE MAINTENANCE EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, FOR PROPER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE UTILITY EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES.

THE BUFFER EASEMENTS AS SHOWN ARE HEREBY RESERVED FOR LANDSCAPING AND/OR OPEN SPACE AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

2. TRACTS
TRACT "R", AS SHOWN HEREON, IS HEREBY DEDICATED TO THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, AS A RECREATION AREA AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LONG LAKE ASSOCIATES, LTD., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.

THE ACCESS TRACT "S" AS SHOWN HEREON IS HEREBY DEDICATED TO THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, FOR INGRESS, EGRESS, UTILITY, DRAINAGE AND OTHER PROPER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LONG LAKE ASSOCIATES, LTD., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE WATER MANAGEMENT TRACT AS SHOWN HEREON IS HEREBY DEDICATED TO THE LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP, AS A DRAINAGE EASEMENT FOR THE PURPOSE OF WATER RETENTION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LONG LAKE ASSOCIATES, LTD., ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY.

IN WITNESS WHEREOF, ROBEN DEVELOPMENT CORPORATION, WHICH IS THE MANAGING GENERAL PARTNER OF LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED BY ITS VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS *29th* DAY OF *December*, 19 *86*.

LONG LAKE ASSOCIATES, LTD., A FLORIDA LIMITED PARTNERSHIP
BY ROBEN DEVELOPMENT CORPORATION,
A FLORIDA CORPORATION
MANAGING GENERAL PARTNER

BY: *Michael Berry*, V.P.
MICHAEL BERRY, VICE PRESIDENT

BY: *Robert Needle*, Pres.
ROBERT NEEDLE, PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED ROBERT NEEDLE AND MICHAEL BERRY, TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND VICE PRESIDENT OF ROBEN DEVELOPMENT CORPORATION, AS MANAGING GENERAL PARTNER, 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 *29th* DAY OF *December*, 19 *86*.

MY COMMISSION EXPIRES: *10-6-1990*

Shane C. Farley
NOTARY PUBLIC

MORTGAGEE'S 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 4870 AT PAGE 1962 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 REGIONAL VICE PRESIDENT AND ATTESTED TO BY ITS ASSISTANT VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS *20th* DAY OF *December*, 19 *86*.

ATTEST
Shane C. Farley
Shane C. Farley - Secretary

BY: *H. Bruce Gosman*
H. BRUCE GOSMAN, REGIONAL VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED H. BRUCE GOSMAN and *Shane C. Farley* TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS REGIONAL VICE PRESIDENT AND *Secretary* OF ENSIGN BANK, FSB, 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 *30th* DAY OF *December*, 19 *86*.

MY COMMISSION EXPIRES: *Feb 3, 1990*

Mary E. Wabser
NOTARY PUBLIC

MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE UNDERSIGNED HEREBY CERTIFIES THAT THEY ARE 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 THEIR MORTGAGE IS RECORDED IN OFFICIAL RECORD BOOK 5116 AT PAGE 1300 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF CITIZENS AND SOUTHERN TRUST COMPANY OF FLORIDA, N.A., AS TRUSTEE FOR DELRA FUNERAL HOMES, LTD., DO HERETO SET THEIR HAND AND SEAL THIS *4* DAY OF *February*, 19 *87*.

ATTEST:
Rochelle Gadagno
ROCHELLE GADAGNO
ADMINISTRATIVE OFFICER

BY: *Gary Cramer*
GARY CRAMER
VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED GARY CRAMER AND ROCHELLE GUADAGNO, TO ME WELL KNOWN, AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND ADMINISTRATIVE OFFICER OF CITIZENS AND SOUTHERN TRUST COMPANY, N.A., AS TRUSTEE, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID TRUST COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE SEAL OF SAID TRUST COMPANY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID TRUST COMPANY.

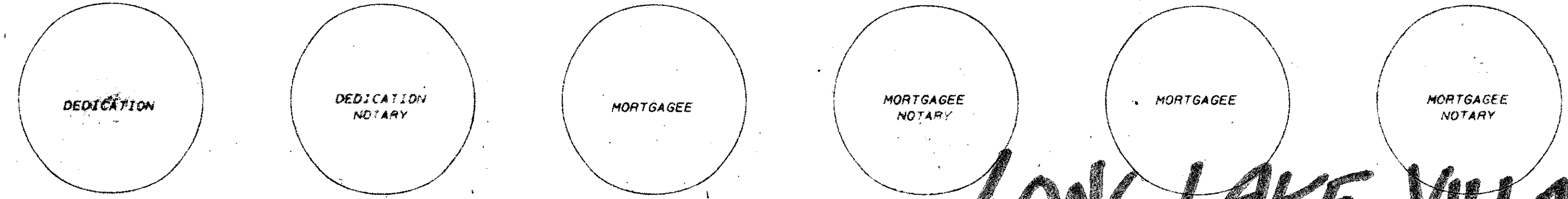
WITNESS MY HAND AND OFFICIAL SEAL THIS *4* DAY OF *February*, 19 *87*.

MY COMMISSION EXPIRES: *3/31/87*

Barbara A. Plad
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY STEPHEN L. SHIRLEY
IN THE OFFICE OF EWING AND SHIRLEY, INC.
3767 LAKE WORTH ROAD, SUITE 118
LAKE WORTH, FLORIDA 33461

0405-001



LONG LAKE VILLAGE 56/34

PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
RECORDED BY NUMBER 07248