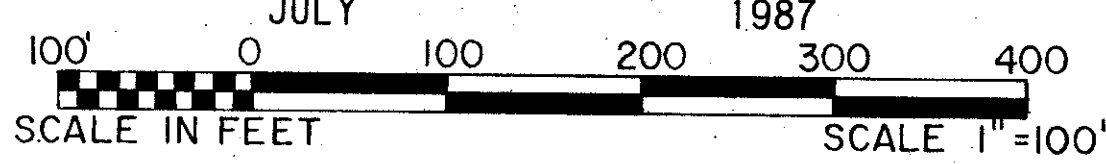


PLAT NO. FOUR - VIA VERDE P.U.D. IN PART OF SECTION 22, TOWNSHIP 47 SOUTH, RANGE 42 EAST PALM BEACH COUNTY, FLORIDA IN ONE SHEET SHEET NO. 1

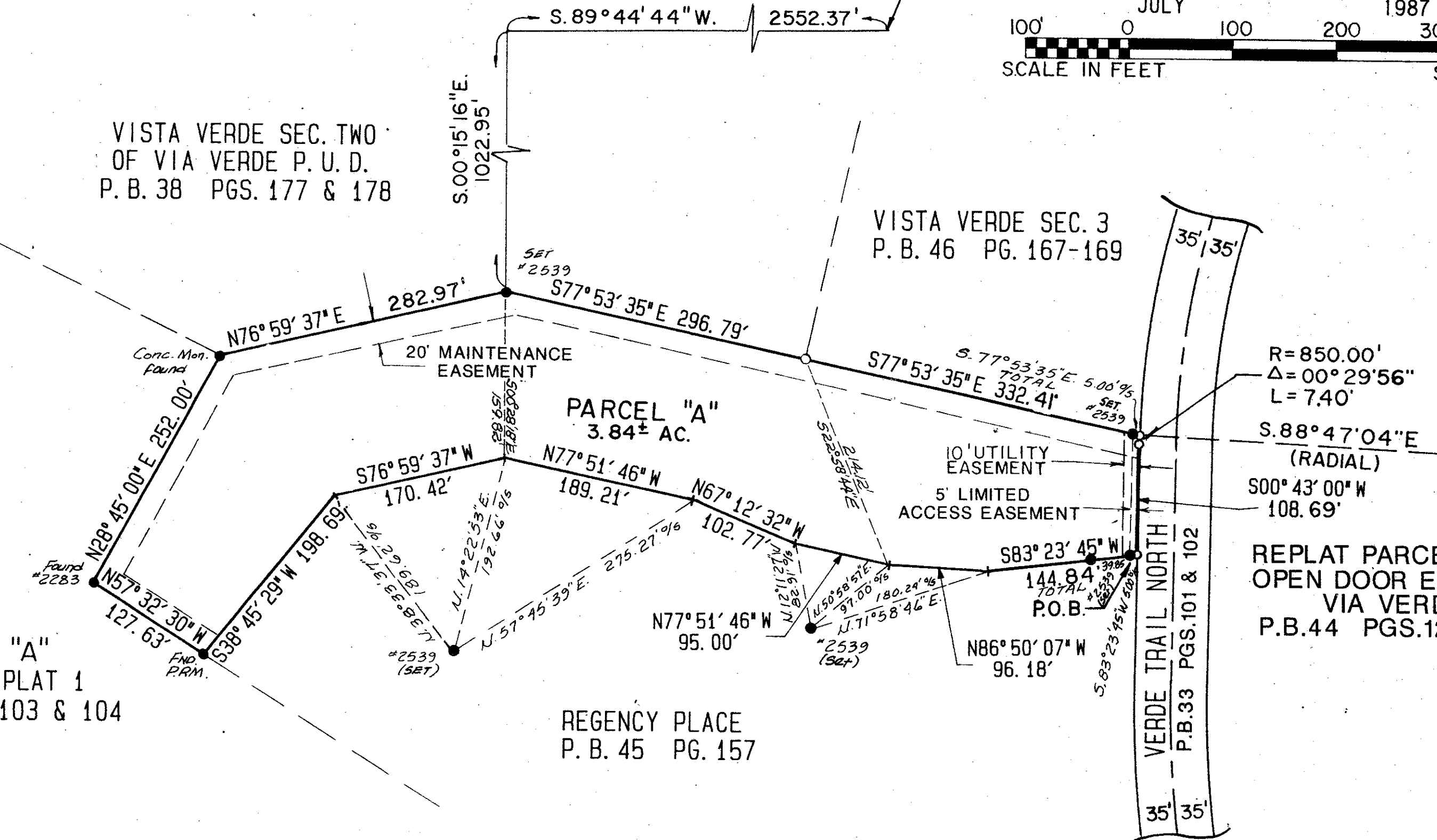
GEE & JENSON ENGINEERS - ARCHITECTS - PLANNERS, INC. WEST PALM BEACH, FLORIDA JULY 1987



VISTA VERDE SEC. TWO OF VIA VERDE P.U.D. P.B. 38 PGS. 177 & 178

N.E. CORNER SECTION 22 TWP. 47S., RG. 42 E.

VISTA VERDE SEC. 3 P.B. 46 PG. 167-169



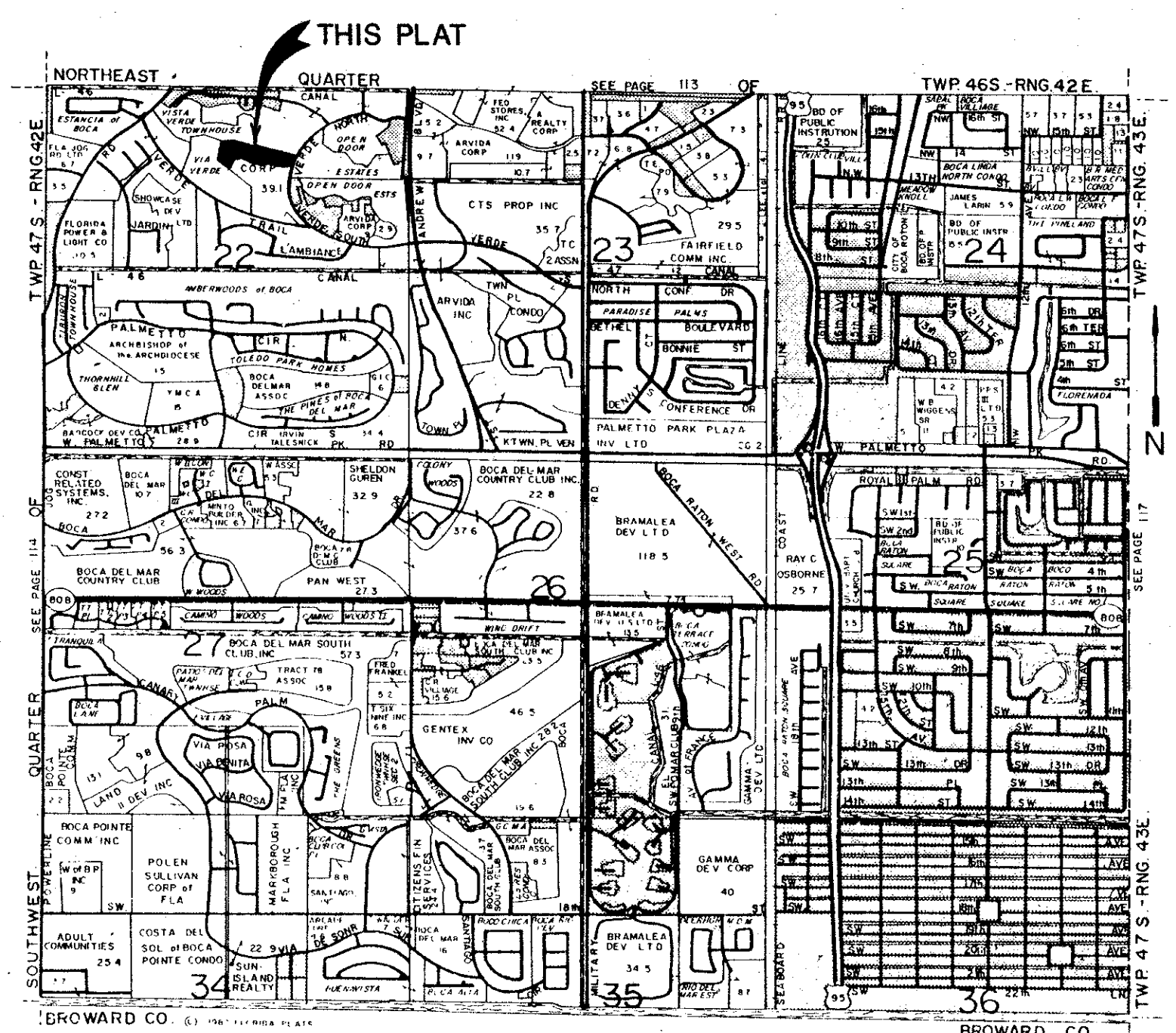
TRACT "A" VIA VERDE PLAT 1 P.B. 31 PGS. 103 & 104

REGENCY PLACE P.B. 45 PG. 157

VERDE TRAIL NORTH P.B. 33 PGS. 101 & 102

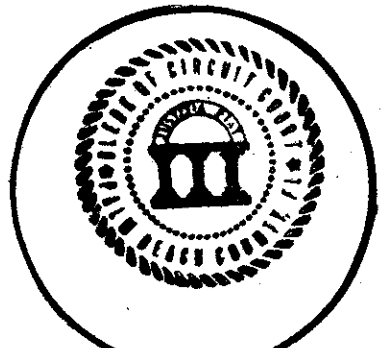
R=850.00' Δ=00°29'56" L=740' S.88°47'04"E (RADIAL) 500'43'00"W 108.69'

REPLAT PARCELS A & B OPEN DOOR ESTATES OF VIA VERDE P.B.44 PGS.123 & 124



STATE OF FLORIDA COUNTY OF PALM BEACH This plat was filed for record at 11:50a this 28 day of Nov. 1988, and duly recorded in Plat Book No. 61 on Pages 107 thru

JOHN B. DUNKLE Clerk Circuit Court By: [Signature] D.C.



CLERK SEAL

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PALM BEACH BEFORE ME personally appeared Steven Parker and Nancy Olson to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as President and Secretary of the VIA VERDE HOMEOWNERS' ASSOCIATION, INC., a Florida Not for Profit 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 instrument is the free act and deed of said Corporation. WITNESS my hand and official seal, this 27th day of September, 1988. My commission expires: June 29, 1991 [Signature] Notary Public

TITLE CERTIFICATION

STATE OF FLORIDA COUNTY OF PALM BEACH We, GOLD COAST TITLE COMPANY, a Title Insurance Company 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 to VIA VERDE HOMEOWNERS' ASSOCIATION, INC., a Florida Not for Profit Corporation; that the current taxes have been paid; and that We find that the property is free of encumbrances.

GOLD COAST TITLE COMPANY

By: [Signature] J. Herman Dance, President Date: 10-4-88

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA COUNTY OF PALM BEACH 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 and that said survey is accurate to the best of my knowledge and belief and that (P.R.M.'s) Permanent Reference Monument have been placed as required by law and further that the Boundary Survey Data complies with all the requirements of 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.

MICHAEL G. PURMORT AND ASSOCIATES, INC.

[Signature] Michael G. Purmort, Professional Land Surveyor Florida Registration No. 2720 Date: 10/5/88

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA COUNTY OF PALM BEACH KNOW ALL MEN BY THESE PRESENTS that the undersigned does hereby certify that on 10-7-88, 1988, the hereon plat was prepared and delineated under my supervision and is a correct representation of the lands described as surveyed by MICHAEL G. PURMORT AND ASSOCIATES, INC.

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

THIS INSTRUMENT PREPARED BY John H. Dillingham 2090 Palm Beach Lakes Boulevard West Palm Beach, Florida

[Signature] John H. Dillingham, Professional Land Surveyor Florida Registration No. 4141, Date: 10/7/88

DEDICATION

STATE OF FLORIDA COUNTY OF PALM BEACH KNOW ALL MEN BY THESE PRESENTS that VIA VERDE HOMEOWNERS' ASSOCIATION, INC., a Florida Not for Profit Corporation, authorized to do business in the State of Florida as per Official Record Book 5294, Page 789 of the Public Record of Palm Beach County, Florida, the owner of the land shown hereon, being in Section 22, Township 47 South, Range 42 East, Palm Beach County, Florida, shown hereon as PLAT NO. FOUR - VIA VERDE P.U.D. being more particularly described as follows:

Beginning at the Northeast Corner of Regency Place as shown on Plat, as recorded in Plat Book 45, Page 157 of the Public Records of Palm Beach County, Florida, said point of beginning being on the West line of Verde Trail North per Plat of Open Door Estates of Via Verde-P.U.D. in Plat Book 33, Pages 101 & 102, Palm Beach County records; the next seven courses are following the Northerly line of said Regency Place; thence South 83°23'45" West, a distance of 144.84 feet; thence North 86°50'07" West, a distance of 96.18 feet; thence North 77°51'46" West, a distance of 95.00 feet; thence North 67°12'32" West, a distance of 102.77 feet; thence North 77°51'46" West, a distance of 189.21 feet; thence South 76°59'37" West, a distance of 170.42 feet; thence South 38°45'29" West, a distance of 198.69 feet to the Northeastly line of Tract "A" of Via Verde Plat No. 1 as recorded in Plat Book 31, Pages 103 & 104 of Palm Beach County records; thence North 57°32'30" West along said plat, a distance of 127.63 feet; thence North 28°45'00" East along said plat, a distance of 252.00 feet to a point on the Southerly line of Vista Verde Section Two of Via Verde P.U.D. recorded in Plat Book 38, Pages 177 & 178 Palm Beach County Records; thence North 76°59'37" East along said plat line, a distance of 296.79 feet to the Southeast Corner of said plat and the Southwest corner of Vista Verde Section Three of Via Verde P.U.D. as recorded in Plat Book 46, Pages 167, 168 & 169, Palm Beach County Records; thence South 77°53'35" East along said Plat Line, a distance of 332.41 feet to a point on the West line of Verde Trail North, said point being on a curve commencing to the Southeast having a radius of 850.00 feet and central angle of 00°29'56" a radial line bears South 88°47'04" East at this Point, thence Southerly along the arc of said curve, a distance of 7.40 feet; thence South 00°43'00" West along the tangent of said curve, a distance of 108.69 feet to the POINT OF BEGINNING.

have caused the same to be surveyed and platted as shown and do hereby dedicate as follows:

- 1. Parcel "A" is a Water Management Tract and is hereby dedicated to the VIA VERDE HOMEOWNERS ASSOCIATION, INC., and is the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Palm Beach County, Florida.
2. The 5' Limited Access Easement as shown is for the control and jurisdiction over access rights and is hereby dedicated to Palm Beach County, Florida
3. The 20' Maintenance Easement as shown is for the maintenance of adjacent Lake and is hereby dedicated to VIA VERDE HOMEOWNERS' ASSOCIATION, INC. and is the perpetual maintenance obligation of said Association, its successors and assigns without recourse to Palm Beach County, Florida.

IN WITNESS WHEREOF, the above named Corporation has caused these presents to be signed by its President and attested to by its Secretary and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 27th day of September, 1988.

VIA VERDE HOMEOWNERS' ASSOCIATION, INC., a Florida Not for Profit Corporation Attest: Nancy Olson, Secretary By: Steven Parker, President

NOTES

• denotes Permanent Reference Monument. /

All Bearings shown hereon are relative to an assumed bearing, the East Line of Section 22 is assumed to bear South 00°28'57" East.

There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of this County.

APPROVALS

BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this 27th day of November, 1988.

By: Carol Elmqvist Carol A. Roberts, Chair

Attest: JOHN B. DUNKLE, Clerk

By: [Signature] Deputy Clerk

COUNTY ENGINEER

This plat is hereby approved for record this 27th day of November, 1988.

By: [Signature] A.F. Kahleff, P.E., County Engineer

NOTES

There shall be no construction, landscaping or above ground encroachment within the Lake Maintenance Easement.

Approval of landscaping on utility easements other than water and sewer shall be only with the approval of all utilities occupying the same.

No buildings or any kind of construction shall be placed on utility and drainage easement.

No structures, trees, or shrubs shall be placed on drainage easements.

Notary Seal, County Seal, Commissioner Seal, Engineer Seal, Surveyor's Seal, and other official seals with handwritten text 'VIA VERDE PLAT 4' and '6/107'.

Vertical handwritten notes on the left margin: 'Via Verdet 4', '107', 'RS 8/1-171', '33733', '61 B', '39', 'TAX 692', '2/24/92'.

Table with columns: COMPUTED, DRAWN, CHECKED, COMMENTS, APPROVED, REVISION. Row 1: JHD, PAC, [Signature]