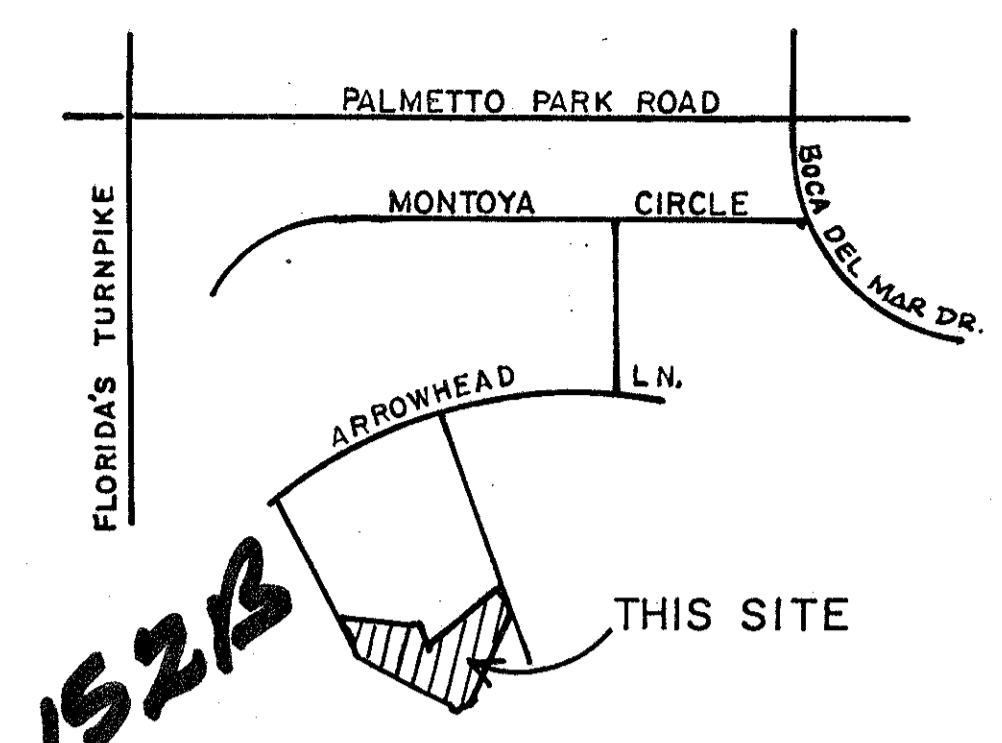


THIS INSTRUMENT PREPARED BY DAVID P. LINDLEY OF CAULFIELD and WHEELER, INC. CONSULTING ENGINEERS - LAND PLANNERS - SURVEYORS 7301-A WEST PALMETTO PARK ROAD, SUITE 100A BOCA RATON, FLORIDA 33433 - (407)392-1991 FEBRUARY - 1994

BEGAS PLAT A REPLAT OF LOT 44 AND LOT 52 THORNHILL GREEN P.U.D., AS RECORDED IN PLAT BOOK 34, PAGE 95 & 96, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. LYING IN SECTION 28, TOWNSHIP 47 SOUTH, RANGE 42 EAST PALM BEACH COUNTY, FLORIDA.

SHEET 1 OF 2



73

STATE OF FLORIDA COUNTY OF PALM BEACH THIS PLAT WAS FILED FOR RECORD AT 9:40 A.M. THOS 10th DAY OF FEBRUARY A.D. 1995 AND DULY RECORDED IN PLAT BOOK 74 ON PAGES 73 AND 74 DOROTHY H. WILKEN CLERK CIRCUIT COURT BY: [Signature] DEPUTY CLERK

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS that Albert Begas and Evelyn Begas together with Salvador and Leslie Abady, owners of the land shown hereon, being in Section 28, Township 47, Range 42, Palm Beach County, Florida, shown hereon as "BEGAS PLAT", A replat of Lot 44 and Lot 52, "THORNHILL GREEN, P.U.D.", as recorded in Plat Book 34, Pages 95 & 96 of the Public Records of Palm Beach County, Florida, lying in Section 28, Township 47 South, Range 42 East, Palm Beach County, Florida, being more particularly described as follows: Lot 44 and Lot 52, "THORNHILL GREEN P.U.D.", as recorded in Plat Book 34, Pages 95 and 96 of the Public Records of Palm Beach County, Florida.

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 is recorded in Official Records Book 7076 at Page 1557 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 Vice President and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 28th day of December 1994.

ACKNOWLEDGEMENT:

STATE OF FLORIDA ) COUNTY OF PALM BEACH) BEFORE ME personally appeared RAY WEEKS who is personally known to me, or has produced identification and did not take an oath, and who executed the foregoing instrument as SENIOR VICE PRESIDENT of BARNETT BANK a 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 28th day of DECEMBER 1994.

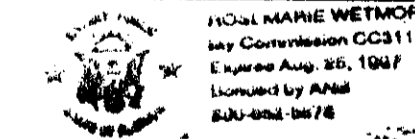
NOTARY PUBLIC:

My Commission Expires: JUDITH K. ROWAN Notary Public JUDITH K. ROWAN cc 148519

ACKNOWLEDGEMENT:

STATE OF FLORIDA ) COUNTY OF PALM BEACH) BEFORE ME personally appeared THOM G. BAMBENEK who is personally known to me, or has produced identification and did not take an oath, and who executed the foregoing instrument as SENIOR VICE PRESIDENT of SUN BANK SOUTH FLORIDA NATIONAL ASSOCIATION, a 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 1994.



NOTARY PUBLIC:

My Commission Expires: AUG. 25, 1997 Notary Public Rosanne Wetmore

COUNTY APPROVALS:

BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA: This plat is hereby approved for record this 7 day of Feb 1995.

ATTEST:

Dorothy H. Wilken, Clerk By: [Signature] Deputy Clerk

COUNTY ENGINEER:

This plat is hereby approved for record this 7 day of Feb 1995. George T. Webb, P.E. County Engineer

LOCATION MAP

SURVEY NOTES:

- 1. Building setback lines shall be as required by current Palm Beach County Zoning Regulations. 2. No building or any kind of construction or trees or shrubs shall be placed on an easement without prior written consent of all easement beneficiaries and all applicable County approvals or permits as required for such encroachments. 3. Bearings shown hereon are relative to "THORNHILL GREEN", as recorded in Plat Book 34, Pages 95 and 96 of the Public Records of Palm Beach County, Florida, based on the East line of Lot 44 bearing S 15 20' 31" W. 4. P.R.M. - indicates 4" x 4" x 24" Permanent Reference Monument marked No. 5005. 5. There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of Palm Beach County.

TITLE CERTIFICATION:

STATE OF FLORIDA ) COUNTY OF PALM BEACH) I, Michelle M. Lenoff, 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 to Albert Begas and Evelyn Begas and Salvador and Leslie Abady that the current taxes have been paid; and 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 creation of the subdivision depicted by this plat.

Dated: 12-20-94

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 Permanent Control Points ("P.C.P.'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 Palm Beach County, Florida. 12/16/94 David P. Lindley, P.L.S. Reg. Land Surveyor #5005 State of Florida

SURVEYOR



OWNER NOTARY, MORTGAGEE NOTARY, MORTGAGEE, MORTGAGEE NOTARY, BOARD OF COUNTY COMMISSIONERS. BEGAS PLAT

ACKNOWLEDGEMENT:

STATE OF FLORIDA ) COUNTY OF PALM BEACH) BEFORE ME personally appeared Albert Begas and Evelyn Begas, who are personally known to me, or have produced identification and did not take an oath, and who executed the foregoing instrument, and acknowledged before me that they executed said instrument for the purposes expressed therein. WITNESS my hand and official seal this 19th day of December 1994.

My Commission Expires: Notary Public Bobbi Anne Neighbors

ACKNOWLEDGEMENT:

STATE OF FLORIDA ) COUNTY OF PALM BEACH) BEFORE ME personally appeared Salvador Abady and Leslie Abady, who are personally known to me, or have produced identification and did not take an oath, and who executed the foregoing instrument, and acknowledged before me that they executed said instrument for the purposes expressed therein. WITNESS my hand and official seal this 19th day of December 1994.

My Commission Expires: Notary Public Bobbi Anne Neighbors

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 is recorded in Official Records Book 8169 at Page 53 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 Senior Vice President and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 16th day of December 1994.

SUN BANK/SOUTH FLORIDA NATIONAL ASSOCIATION a Florida corporation

WITNESS: Rosanne Wetmore By: Thom G. Bambenek

Subdivision Begas Pl... BOOK 74 PAGE 73 FLOOD MAP #2406 FLOOD ZONE B BOCA DEL MAR PLAT 73-05-04-52-01-0001 CODE 33453 SE 73-05-04-52-01-0001 THORNHILL GREEN PUD BOCA DEL MAR PUD

TRACT 13 BOCA DEL MAR PUD