

A REPLAT OF A PORTION OF AN AMMENDED (SIC) PLAT OF PALM BEACH HEIGHTS ADDITION TO WEST PALM BEACH FLA., RECORDED IN PLAT BOOK 2, PAGE 74, PALM BEACH COUNTY RECORDS, TOGETHER WITH A REPLAT OF A PORTION OF MOSS AND HEISLER ADDITION TO PALM BEACH HEIGHTS, RECORDED IN PLAT BOOK 2, PAGE 61, PALM BEACH COUNTY RECORDS, TOGETHER WITH A REPLAT OF A PORTION OF MODEL LAND COMPANY'S ADDITION TO THE CITY OF WEST PALM BEACH - PALM BEACH COUNTY - FLORIDA, RECORDED IN PLAT BOOK 1, PAGE 106, PALM BEACH COUNTY RECORDS, TOGETHER WITH A REPLAT OF A PORTION OF PLAT OF ADDITION TO WEST PALM BEACH FOR THE HIGHLAND PARK LAND CO. (INC.), RECORDED IN PLAT BOOK 1, PAGE 122, PALM BEACH COUNTY RECORDS, LYING IN SECTIONS 21 AND 28, TOWNSHIP 43 SOUTH, RANGE 43 EAST, CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA

IN WITNESS WHEREOF, THE ABOVE NAMED OWNERS HAVE CAUSED THESE PRESENTS TO BE SIGNED BY THEIR RESPECTIVE AUTHORIZED SIGNATORIES AND THEIR RESPECTIVE SEALS TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF THEIR BOARD OF COMMISSIONERS AND PARTNERSHIP, RESPECTFULLY, THIS 30 DAY OF March, 2001.

THE CITY OF WEST PALM BEACH

BY: Joel T. Daves
JOEL T. DAVES, MAYOR
ATTEST: Michelle du Bouchet
NAME: Michelle du Bouchet
TITLE: City Clerk

WEST PALM BEACH COMMUNITY REDEVELOPMENT AGENCY

BY: Joel T. Daves
JOEL T. DAVES, CHAIRMAN
ATTEST: Michelle du Bouchet
NAME: Michelle du Bouchet
TITLE: Secretary

CITYPLACE RETAIL, L.L.C.

A DELAWARE LIMITED LIABILITY COMPANY
BY: CITYPLACE PARTNERS,
A FLORIDA GENERAL PARTNERSHIP,
ITS SOLE MANAGER
BY: RELATED CITYPLACE ASSOCIATES, L.P.,
A DELAWARE LIMITED PARTNERSHIP,
ITS GENERAL PARTNER AND ADMINISTRATIVE PARTNER
BY: RELATED CITYPLACE L.L.C.,
A DELAWARE LIMITED LIABILITY COMPANY
ITS GENERAL PARTNER
BY: Michael J. Brenner
MICHAEL J. BRENNER
EXECUTIVE VICE PRESIDENT

ACKNOWLEDGEMENT:

STATE OF NEW YORK)
) SS
COUNTY OF NEW YORK)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27th DAY OF March, 2001, BY MICHAEL J. BRENNER, AS EXECUTIVE VICE PRESIDENT OF RELATED CITYPLACE L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, AS GENERAL PARTNER OF RELATED CITYPLACE ASSOCIATES, L.P., A DELAWARE LIMITED PARTNERSHIP, AS GENERAL PARTNER AND ADMINISTRATIVE PARTNER OF CITYPLACE PARTNERS, A FLORIDA GENERAL PARTNERSHIP, AS SOLE MANAGER OF CITYPLACE RETAIL, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF OF EACH OF SUCH ENTITIES. HE IS PERSONALLY KNOWN TO ME OR HAVE PRODUCED FLORIDA (STATE) DRIVERS' LICENSES OR KNOWLEDGE EXISTED) AS IDENTIFICATION

Willy Spall Kimberly Segall
NOTARY PUBLIC, State of New York
MY COMMISSION EXPIRES: May 1, 2012 (SEAL)
No. 02566040901

TITLE CERTIFICATION:

STATE OF FLORIDA)
) SS
COUNTY OF PALM BEACH)

WE, FLAGLER TITLE COMPANY, A TITLE INSURANCE COMPANY DULY LICENSED IN THE STATE OF FLORIDA, AS AGENT FOR CHICAGO TITLE INSURANCE COMPANY, 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 WEST PALM BEACH COMMUNITY REDEVELOPMENT AGENCY, THE CITY OF WEST PALM BEACH, AND CITYPLACE RETAIL, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, 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: THIS 30 DAY OF March, 2001.

FLAGLER TITLE COMPANY
BY: Edward T. Bierce
NAME: EDWARD T. BIERCE
TITLE: Exec. Vice-Pres

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
) SS
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JOEL T. DAVES AND Michelle du Bouchet, WHO ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED NA AND NA, RESPECTFULLY, AS IDENTIFICATION, AND DID/DID NOT TAKE AN OATH, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MAYOR AND Michelle du Bouchet ON BEHALF OF THE CITY OF WEST PALM BEACH, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICIALS, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE OFFICIAL SEAL OF THE CITY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR MUNICIPAL AUTHORITY AND IS THE FREE ACT AND DEED OF THE CITY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 30 DAY OF MARCH, 2001.

Linda L. Schaefer
NOTARY PUBLIC
STATE OF FLORIDA
MY COMMISSION EXPIRES:

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
) SS
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JOEL T. DAVES AND Michelle du Bouchet, WHO ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED NA AND NA, RESPECTFULLY, AS IDENTIFICATION, AND DID/DID NOT TAKE AN OATH, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS CHAIRMAN AND Michelle du Bouchet ON BEHALF OF THE WEST PALM BEACH COMMUNITY REDEVELOPMENT AGENCY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICIALS AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE OFFICIAL SEAL OF THE AGENCY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR MUNICIPAL AUTHORITY AND IS THE FREE ACT AND DEED OF SUCH AGENCY

WITNESS MY HAND AND OFFICIAL SEAL THIS 30 DAY OF March, 2001.

Linda L. Schaefer
NOTARY PUBLIC
STATE OF FLORIDA
MY COMMISSION EXPIRES:

JOINDER AND CONSENT:

STATE OF NEW YORK)
) SS
COUNTY OF NEW YORK)

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 10820, PAGE 1913, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AS SUBSEQUENTLY MODIFIED IN OFFICIAL RECORD BOOK 11424, PAGE 1630, OFFICIAL RECORD BOOK 11424, PAGE 1832, AND OFFICIAL RECORD BOOK _____, PAGE _____, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

KEYBANK NATIONAL ASSOCIATION, AS AGENT

BY: Assoc E Nowson
NAME: Assoc E Nowson
TITLE: Vice President

WITNESS MY HAND AND OFFICIAL SEAL THIS 22nd DAY OF MARCH, 2001.

Ronan J. Killean
NOTARY PUBLIC
STATE OF NEW YORK
MY COMMISSION EXPIRES: November 24, 2001 (SEAL)
No. 02K15088649

SURVEYOR'S NOTES:

- 1. DENOTES A SET #2424 PERMANENT REFERENCE MONUMENT (P.R.M.).
- 2. THE BASE BEARING IS SOUTH 00°52'32" WEST ALONG THE WEST RIGHT-OF-WAY LINE OF THE FLORIDA EAST COAST RAILWAY AS SHOWN HEREON.

GENERAL EASEMENT NOTES & RESTRICTIVE COVENANTS:

- 1. BUILDING SETBACKS SHALL CONFORM TO THE CITY OF WEST PALM BEACH ZONING CODE.
- 2. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OF WEST PALM BEACH APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- 3. WHERE DRAINAGE AND UTILITY EASEMENTS INTERSECT, THE AREAS WITHIN THE INTERSECTION ARE UTILITY AND DRAINAGE EASEMENTS. CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES SHALL NOT INTERFERE WITH THE DRAINAGE FACILITIES WITHIN THESE AREAS OF INTERSECTION.

CITY APPROVAL:

STATE OF FLORIDA)
) SS
COUNTY OF PALM BEACH)
CITY OF WEST PALM BEACH)

THIS PLAT, AS SHOWN HEREON HAS BEEN APPROVED FOR RECORD BY THE CITY COMMISSION OF THE CITY OF WEST PALM BEACH, FLORIDA, AND THE CITY DOES HEREBY FORMALLY ACCEPT THE OFFERS TO DEDICATE CONTAINED ON THIS PLAT AND DOES HEREBY ABANDON AND VACATE ALL STREETS AND ALLEYS AS SHOWN ON THE UNDERLYING PLATS THAT LIE WITHIN THE LIMITS OF THIS PLAT THIS 30 DAY OF March, 2001

BY: Joel T. Daves
JOEL T. DAVES, MAYOR

APPROVED: February 21 2001.

BY: David Schulz
DAVID SCHULZ, CHAIRMAN

CITY SURVEYOR'S APPROVAL:

THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH CHAPTER 98-20, SECTION 177.061, FLORIDA STATUTES.

BY: Vincent J. Noel DATE: 3-29, 2001.
VINCENT J. NOEL
PROFESSIONAL SURVEYOR AND MAPPER NO. 4169
STATE OF FLORIDA



BENCH MARK
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