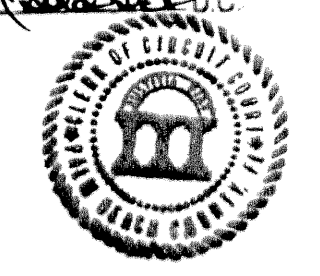


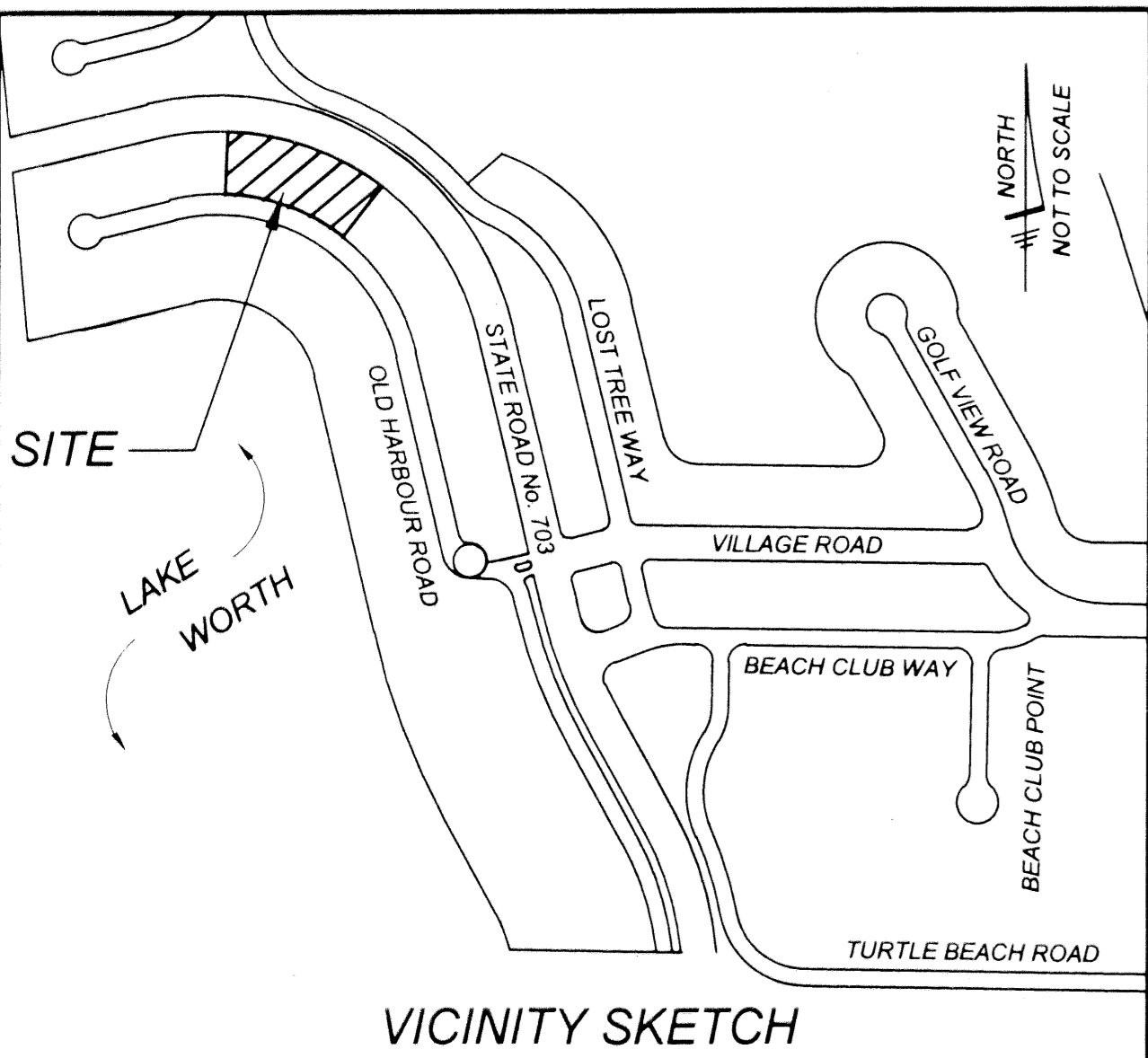
# OLD PORT VILLAGE PLAT NO. 1-A REPLAT NO. 2

Being a replat of Lot 42A, Lot 43A and Harbour Entrance, Old Port Village Plat No. 1-A, according to the plat thereof, recorded in Plat Book 28, Page 130, Public Records of Palm Beach County, Florida, lying in Section 4, Township 42 South, Range 43 East, Palm Beach County, Florida.  
MARCH, 2001

COUNTY OF PALM BEACH )  
STATE OF FLORIDA )  
This Plat was filed for record at 1:01 P.M.  
This day of April, 2002  
and duly recorded in Plat Book No. 94  
on pages 132-133  
DOROTHY H. WILKEN, Clerk of Circuit Court  
*Sherry R. Wilken*



SHEET 1 OF 2



**DEDICATION**  
KNOW ALL MEN BY THESE PRESENTS that Jack W. Nicklaus and Barbara B. Nicklaus and Lewis W. Dickey, Jr., and John W. Dickey, owners of the land shown hereon being in Section 4, Township 42 South, Range 43 East, Palm Beach County, Florida, shown hereon as OLD PORT VILLAGE PLAT NO. 1-A REPLAT NO. 2, being a replat of Lot 42A, 43A and Harbour Entrance, OLD PORT VILLAGE PLAT NO. 1-A, according to the plat thereof, recorded in Plat Book 28, Page 130, Public Records of Palm Beach County, Florida, lying in Section 4, Township 42 South, Range 43 East, Palm Beach County, Florida, being more particularly described as follows:

**DESCRIPTION**  
Lot 42A, 43A and Harbour Entrance, OLD PORT VILLAGE PLAT NO. 1-A, according to the plat thereof, recorded in Plat Book 28, Page 130, Public Records of Palm Beach County, Florida;  
All lying and being in Section 4, Township 42 South, Range 43 East, Palm Beach County, Florida.  
Containing in all 1.326 acres, more or less.  
have caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

**Limited Access Easement**  
The limited access easement as shown hereon 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, We Jack W. Nicklaus and Barbara B. Nicklaus and Lewis W. Dickey, Jr. and John W. Dickey, do hereunto set our hands and seals this 19<sup>th</sup> day of November, 2001.

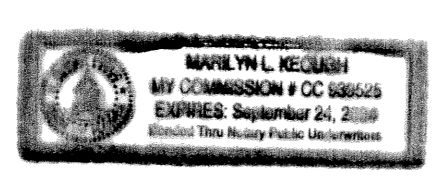
WITNESS: Robyn Tarashuk BY: Jack W. Nicklaus  
Robyn Tarashuk Printed Name  
WITNESS: Rose Garrido BY: Barbara B. Nicklaus  
Rose Garrido Printed Name  
WITNESS: Robyn Tarashuk BY: Barbara B. Nicklaus  
Robyn Tarashuk Printed Name  
WITNESS: Rose Garrido BY: Barbara B. Nicklaus  
Rose Garrido Printed Name  
WITNESS: Wendy L. Wise BY: Lewis W. Dickey, Jr. 2/21/02  
Wendy L. Wise Printed Name  
WITNESS: Robert A. Parker BY: Lewis W. Dickey, Jr. 2/21/02  
Robert A. Parker Printed Name  
WITNESS: Wendy L. Wise BY: John W. Dickey 2/21/02  
Wendy L. Wise Printed Name  
WITNESS: Robert A. Parker BY: John W. Dickey 2/21/02  
Robert A. Parker Printed Name

**ACKNOWLEDGEMENT**  
State of FLORIDA  
County of PALM BEACH

BEFORE ME personally appeared Jack W. Nicklaus, who is personally known to me or has produced \_\_\_\_\_ as identification, and who executed the foregoing instrument, and acknowledged before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 19<sup>th</sup> day of November, 2001.

My Commission Expires: SEPTEMBER 24, 2004  
Marilyn L. Keough Signature of Notary Public  
Marilyn L. Keough Printed Name of Notary Public

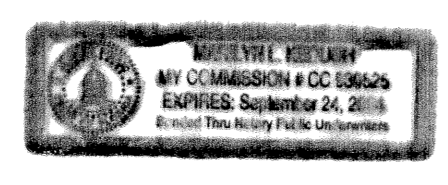


**ACKNOWLEDGEMENT**  
State of FLORIDA  
County of PALM BEACH

BEFORE ME personally appeared Barbara B. Nicklaus, who is personally known to me or has produced \_\_\_\_\_ as identification, and who executed the foregoing instrument, and acknowledged before me that she executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 19<sup>th</sup> day of November, 2001.

My Commission Expires: SEPTEMBER 24, 2004  
Marilyn L. Keough Signature of Notary Public  
Marilyn L. Keough Printed Name of Notary Public

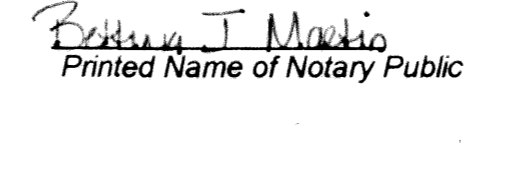


**ACKNOWLEDGEMENT**  
State of Georgia  
County of DeKalb

BEFORE ME personally appeared Lewis W. Dickey, Jr., who is personally known to me or has produced \_\_\_\_\_ as identification, and who executed the foregoing instrument, and acknowledged before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 21<sup>st</sup> day of February, 2002.

My Commission Expires: July 19, 2004  
Patricia M. Moore Signature of Notary Public  
Patricia J. Moore Printed Name of Notary Public

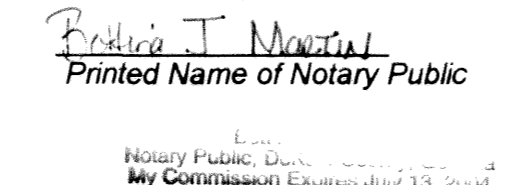


**ACKNOWLEDGEMENT**  
State of Georgia  
County of DeKalb

BEFORE ME personally appeared John W. Dickey, who is personally known to me or has produced \_\_\_\_\_ as identification, and who executed the foregoing instrument, and acknowledged before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 21<sup>st</sup> day of February, 2002.

My Commission Expires: July 19, 2004  
Patricia M. Moore Signature of Notary Public  
Patricia J. Moore Printed Name of Notary Public



**MORTGAGEE'S CONSENT**  
State of Massachusetts  
County of Suffolk

The undersigned hereby certifies that it is the holder of a mortgage, upon a portion of 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 11592 at Page 1322 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 attested by its Officer, and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 28<sup>th</sup> day of February, 2002.

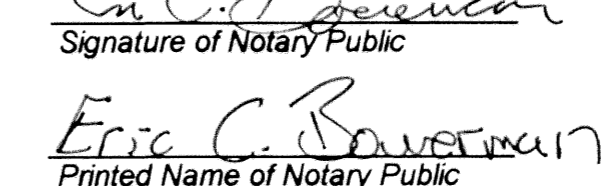
ATTEST: [Signature] BY: [Signature]  
Robert R. Blake, Vice President Printed Name, Title  
Boston Safe Deposit and Trust Company

**ACKNOWLEDGEMENT**  
State of Massachusetts  
County of Suffolk

Before me personally appeared Robert R. Blake and Eric C. Bowerman, whom are personally known to me or have produced \_\_\_\_\_ as identification and who executed the foregoing instrument as Vice President and Officer, respectively, of Boston Safe Deposit and Trust Company, and severally acknowledged 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 28<sup>th</sup> day of February, 2002.

My Commission Expires: 9/23/05  
Eric C. Bowerman Signature of Notary Public  
Eric C. Bowerman Printed Name of Notary Public



**MORTGAGEE'S CONSENT**  
State of Georgia  
County of Fulton

The undersigned hereby certifies that it is the holder of a mortgage, upon a portion of 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 11592 at Page 1338 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 attested by its Vice President, and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 25<sup>th</sup> day of February, 2002.

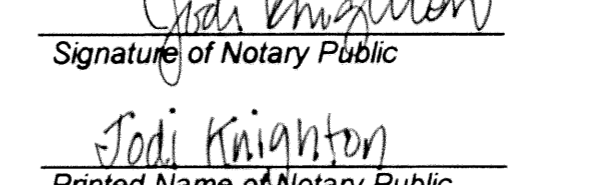
ATTEST: [Signature] BY: [Signature]  
Teri Gann, Vice President Printed Name, Title  
Susan Helms, Vice President Printed Name, Title  
Bank of America, N.A. d/b/a Nationsbank, N.A.

**ACKNOWLEDGEMENT**  
State of Georgia  
County of Fulton

Before me personally appeared Teri Gann and Susan Helms, whom are personally known to me or have produced \_\_\_\_\_ as identification and who executed the foregoing instrument as Vice President and Vice President, respectively, of Bank of America, N.A. d/b/a Nationsbank, N.A., and severally acknowledged 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 25<sup>th</sup> day of February, 2002.

My Commission Expires: Feb. 08, 2004  
Jodi Knighton Signature of Notary Public  
Jodi Knighton Printed Name of Notary Public



**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 monuments according to Sec. 177.091 (9) F.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 ordinances of Palm Beach County, Florida.

**COUNTY APPROVAL**  
**COUNTY ENGINEER:**  
This plat is hereby approved for record pursuant to Palm Beach County Ordinance 95-33, and in accordance with Sec. 177.071(2), F.S., this 11 day of April, 2002, and has been reviewed by a Professional Surveyor & Mapper employed by Palm Beach County in accordance with Sec. 177.081 (1), F.S.

George T. Webb, P.E.  
County Engineer

**TITLE CERTIFICATION**  
I, David M. Shaw, Esquire, 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 Jack W. Nicklaus and Barbara B. Nicklaus and Lewis W. Dickey, Jr. and John W. Dickey; that the current taxes have been paid; 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 created by this plat.

Dated this 12 day of November, 2001.  
22 February, 2002  
David M. Shaw  
DAVID M. SHAW, Esq.

David M. Shaw  
David M. Shaw, Esquire  
Attorney-at-Law licensed in Florida  
Florida Bar No. 359713

- NOTES**
- Coordinates shown are grid.
  - Datum = NAD 83, 1990 adjustment.
  - Zone = Florida East
  - Linear unit = US foot
  - Coordinate system 1983 State Plane Transverse Mercator Projection
  - All distances are ground.
  - Scale factor = 1.0000428
  - Ground distance x scale factor = grid distance
  - Bearings shown hereon are based on the East line of the Southeast quarter of Section 5, Township 42 South, Range 43 East, which is assumed to bear N 1°54'09" W and all other bearings are relative thereto.
  - No building or any kind of construction, trees or shrubs shall be placed on any easement without prior written consent of all easement beneficiaries and all applicable county approvals or permits as required for such encroachments.
  - This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not recorded on this plat that may be found in the public records of this county.
  - This instrument prepared by: Craig L. Wallace  
Wallace Surveying Corporation  
901 Northpoint Parkway, Suite 117  
West Palm Beach, Florida 33407  
561/640-4551

**TABULAR DATA:**

PETITION No.: 73-30  
PROJECT NAME: LOST TREE VILLAGE  
RESIDENTIAL UNIT TYPE: SINGLE FAMILY  
TOTAL AREA: 1.326 ACRES  
TOTAL UNITS: 2  
DENSITY: 0.66 DU/AC

NOTARY:	NOTARY:	NOTARY:	NOTARY:	BOSTON SAFE DEPOSIT and TRUST COMPANY:	NOTARY:	BANK OF AMERICA	NOTARY:	ENGINEER:	SURVEYOR:

**OLD PORT VILLAGE PLAT No. 1-A REPLAT No. 2**

**WALLACE SURVEYING**  
CORP. LICENSED BUSINESS # 4569  
901 NORTHPOINT PARKWAY, SUITE 117 WEST PALM BEACH, FLORIDA 33407 (561) 640-4551

FIELD: F.G. JOB No.: 83-324 "C" F.B.: PG.:  
OFFICE: R.C. DATE: JUNE, 2000 DWG No.: 83-324-2  
C/K'D: REF: 83-324P.ZAK SHEET 1 OF 2