

LEGACY

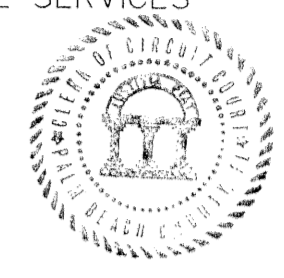
REPLAT OF TRACT "G-1" AND TRACT "G-2", SHERWOOD FOREST PLAT NO. 1, (P.B. 62, PG. 163-168, P.B.C.R.) A PORTION OF SECTION 13, TOWNSHIP 46 SOUTH, RANGE 42 EAST PALM BEACH COUNTY, FLORIDA

THIS PLAT OF LEGACY AS APPROVED ON
THE 5 DAY OF NOVEMBER, A.D. 2002 BY THE CITY
COMMISSION OF THE CITY OF DELRAY BEACH, FLORIDA.

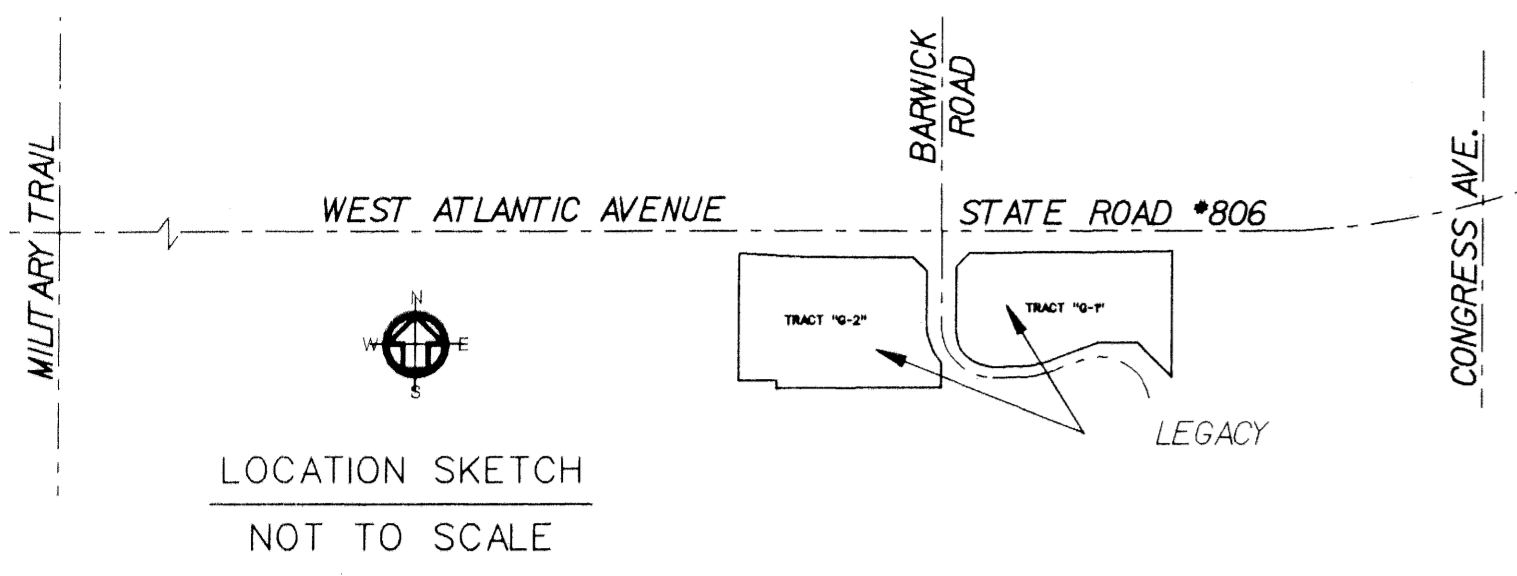
Dan DeLo Schmitt
MAYOR
Barbara Anute
ATTEST: CITY CLERK

AND REVIEWED, ACCEPTED, AND CERTIFIED BY:
Paul Dorly
DIRECTOR OF PLANNING AND ZONING
Ronald H. Kuyumcu
CITY ENGINEER
W.S. Adams
FIRE MARSHALL
[Signature]
CHAIRPERSON, PLANNING AND ZONING BOARD
[Signature]
DIRECTOR OF ENVIRONMENTAL SERVICES

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR RECORD
AT 11:05 A.M., THIS 20 DAY
OF NOVEMBER, 2002 AND DULY
RECORDED IN PLAT BOOK NO. 96
ON PAGE(S) 126-128
DOROTHY H. WILKEN, CLERK OF THE
CIRCUIT COURT
BY: Thany McDevick D.C.



SHEET 1 OF 3



DEDICATION AND RESERVATION

KNOWN ALL MEN BY THESE PRESENTS: THAT SHERWOOD PARK COUNTRY CLUB, INC., A FLORIDA CORPORATION, OWNER OF THE LAND AS SHOWN HEREON, BEING IN SECTION 13, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS LEGACY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT "G-1" AND TRACT "G-2", SHERWOOD FOREST PLAT NO. 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 62, PAGES 163 THROUGH 168, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

HAS CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AS "LEGACY" AND FURTHER DEDICATES AS FOLLOWS:

TRACT A AND TRACT D, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, AS A PRIVATE STREET TO BE OWNED AND MAINTAINED BY SAID ASSOCIATION. A UTILITY EASEMENT FOR THE PURPOSE OF ACCESS CONSTRUCTION, MAINTENANCE AND OPERATION ACTIVITIES OF WATER, SEWER AND DRAINAGE WITHIN SAID TRACTS IS HEREBY DEDICATED TO THE CITY OF DELRAY BEACH.

TRACTS B, C, E AND F, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE PARKS TO BE OWNED AND MAINTAINED BY SAID ASSOCIATION.

THE DRAINAGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR DRAINAGE PURPOSES, TO BE OWNED AND MAINTAINED BY SAID ASSOCIATION WITHOUT RECOURSE TO THE CITY OF DELRAY BEACH.

LOTS 1 THROUGH 72, AS SHOWN HEREON, ARE PLATTED FOR PRIVATE PURPOSES AS ALLOWED PURSUANT TO THE ZONING REGULATIONS OF THE CITY OF DELRAY BEACH, FLORIDA.

THE LANDSCAPE AND WALL EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR LANDSCAPE AND WALL PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION WITHOUT RECOURSE TO THE CITY OF DELRAY BEACH, FLORIDA.

THE GENERAL UTILITY EASEMENTS, AS SHOWN HEREON, ARE DEDICATED TO ANY PUBLIC OR PRIVATE UTILITY, INCLUDING, BUT NOT LIMITED TO, STORM DRAINAGE, SANITARY SEWER, ELECTRIC POWER, WATER SERVICE, GAS SERVICE, TELEPHONE LINES AND CABLE TELEVISION SERVICES, PROVIDED HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITY AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY.

THE LIFT STATION EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE CITY OF DELRAY BEACH, ITS SUCCESSORS AND OR ASSIGNS, FOR THE PURPOSE OF ACCESS, CONSTRUCTION, MAINTENANCE, AND OTHER OPERATION ACTIVITIES OF THE LIFT STATION.

IN WITNESS WHEREOF, THE ABOVE-NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT, AND ITS CORPORATE SEAL AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 15th DAY OF November, 2002.

WITNESS: [Signature]
WITNESS: [Signature]
BY: [Signature]
BRADLEY DRESSLER
PRESIDENT

SHERWOOD PARK COUNTRY CLUB, INC.
A FLORIDA CORPORATION

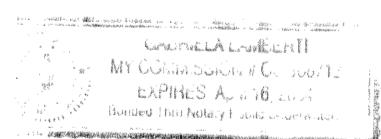
STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED BRADLEY DRESSLER, WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF SHERWOOD PARK COUNTRY CLUB, INC., A FLORIDA CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 15th DAY OF November, 2002

MY COMMISSION EXPIRES: April 16, 2004

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; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.S) HAVE BEEN PLACED AS REQUIRED BY LAW, AND THAT PERMANENT CONTROL POINTS (P.C.P.S) AND MONUMENTS WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF DELRAY BEACH FOR THE REQUIRED IMPROVEMENT OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF DELRAY BEACH, FLORIDA.

DATE: 11/14/02
[Signature]
SCOTT A. GUZZI
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 5108
SCOTT A. GUZZI & ASSOCIATES, INC.
6047 KIMBERLY BOULEVARD, SUITE T
NORTH LAUDERDALE, FLORIDA 33068
CERTIFICATE OF AUTHORIZATION L.B. NO. 6893

SURVEYOR
SHERWOOD PARK COUNTRY CLUB, INC., A FLORIDA CORPORATION
LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC.
TURTLE BAY COUNTRY CLUB, INC.
REVIEWING SURVEYOR
CITY OF DELRAY BEACH

ACCEPTANCE OF RESERVATION:

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS AND RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND ACCEPTS ITS MAINTENANCE OBLIGATION FOR SAME AS STATED HEREON, DATED THIS 15th DAY OF November, 2002.

LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC. A FLORIDA CORPORATION NOT FOR PROFIT

ATTEST: [Signature]
PRINTED NAME: AL GOMEZ
TITLE: SECRETARY
BY: [Signature]
PRINTED NAME: Stephen Margolis
TITLE: President

ACKNOWLEDGEMENT:

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED STEPHEN MARGOLIS WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF "LEGACY AT SHERWOOD FOREST HOMEOWNERS ASSOCIATION, INC.", A FLORIDA NOT FOR PROFIT CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 15th DAY OF November, 2002.

MY COMMISSION EXPIRES: April 16, 2004



[Signature]
NOTARY PUBLIC
GABRIELLA LAMBERTI
PRINTED NAME OF NOTARY

TITLE CERTIFICATION:

STATE OF FLORIDA
COUNTY OF PALM BEACH

WE, RELIANCE TITLE COMPANY, A TITLE INSURANCE COMPANY, DULY LICENSED 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 SHERWOOD PARK COUNTRY CLUB, INC.; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT THERE ARE NO MORTGAGES OF RECORD, EXCEPT TURTLE BAY COUNTRY CLUB, INC.; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED ON THIS PLAT.

DATED: 11/14/02

[Signature]
LARI ROTHENBERG
PRESIDENT, RELIANCE TITLE COMPANY

REVIEWING SURVEYOR:

O'BRIEN, SUITER & O'BRIEN
2601 NORTH FEDERAL HIGHWAY
DELRAY BEACH, FL. 33483

THIS IS TO CERTIFY THAT THE UNDERSIGNED PROFESSIONAL SURVEYOR AND MAPPER, UNDER CONTRACT WITH THE CITY OF DELRAY BEACH, FLORIDA, HAS REVIEWED THIS PLAT OF LEGACY, AS REQUIRED BY CHAPTER 177.081(1), FLORIDA STATUTES, AND FINDS THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES.

DATE: 11/14/02
[Signature]
THOMAS E. ADAMS, P.S.M.
LICENSE NO. 3489
STATE OF FLORIDA

MORTGAGEE'S CONSENT:

STATE OF
COUNTY OF

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS 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 11845, AT PAGE 32, 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 PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 15th DAY OF November, 2002.

WITNESS: [Signature]
WITNESS: [Signature]
PRINTED NAME: Robert Stiegale
PRINTED NAME: NICHOLAS GLUCKMAN
TURTLE BAY COUNTRY CLUB, INC., A FLORIDA CORPORATION
BY: [Signature]
BRADLEY DRESSLER, PRESIDENT
TURTLE BAY COUNTRY CLUB, INC.

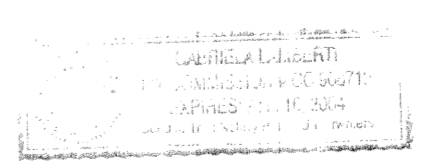
ACKNOWLEDGEMENT:

STATE OF
COUNTY OF

BEFORE ME PERSONALLY APPEARED Bradley Dressler WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MORTGAGE HOLDER AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS MORTGAGE HOLDER AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE [Signature] SEAL, 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 MORTGAGE HOLDER.

WITNESS MY HAND AND OFFICIAL SEAL THIS 15th DAY OF November, 2002.

MY COMMISSION EXPIRES: April 16, 2004 NOTARY PUBLIC: [Signature] PRINTED NAME OF NOTARY: Gabriella Lamberti



SCOTT A. GUZZI & ASSOC., INC.
Surveyors and Mappers
6047 KIMBERLY BOULEVARD
SUITE T
NORTH LAUDERDALE, FLORIDA 33068

LEGACY