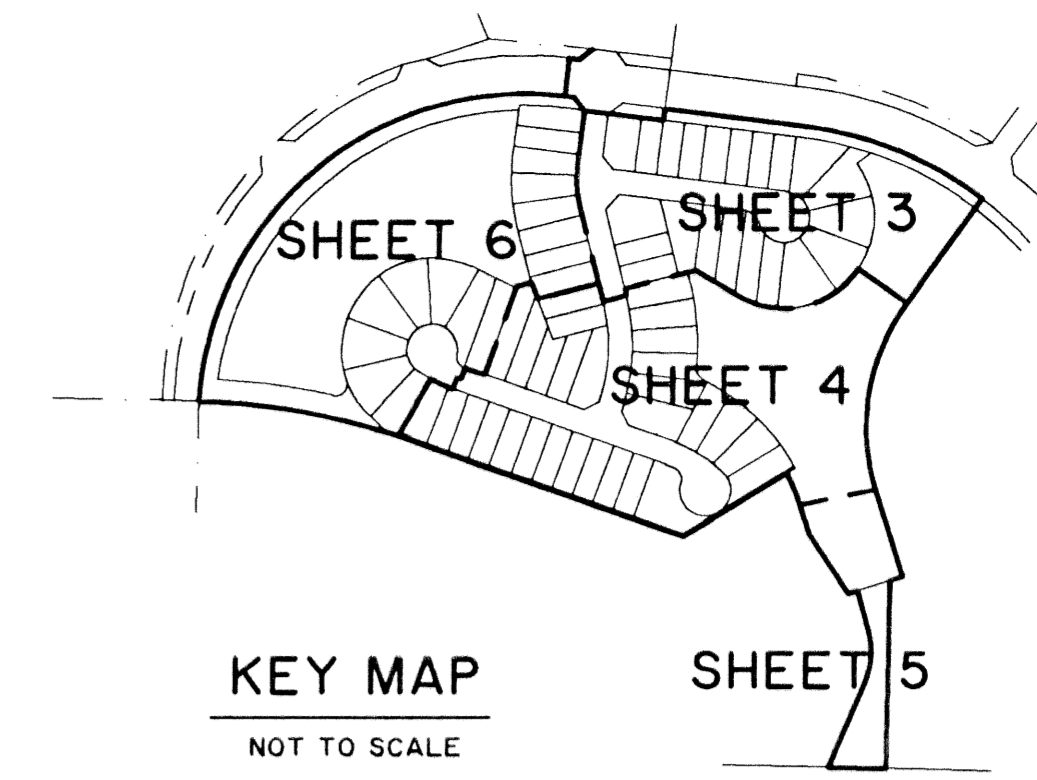


BAYWINDS R.P.D. PLAT NO. 10

BEING A PORTION OF SECTION 19, TOWNSHIP 43 SOUTH, RANGE 42 EAST, AND THE REPLAT OF TRACT "O-4", BAYWINDS R.P.D. PLAT NO. 6 AS RECORDED IN PLAT BOOK 9I, PAGES 49 AND 50, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, ALL LYING IN SECTION 19, TOWNSHIP 43 SOUTH, RANGE 42 EAST, CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA.
SHEET 2 OF 6



STATE OF FLORIDA SS
 COUNTY OF PALM BEACH
 THIS PLAT WAS FILED FOR RECORD AT _____
 _____ M., THIS _____ DAY OF _____ 2003
 AND DULY RECORDED IN PLAT BOOK NO. _____
 ON PAGE _____
 DOROTHY H. WILKEN,
 CLERK OF THE CIRCUIT COURT
 BY _____ D.C.

MORTGAGEE'S CONSENT

STATE OF OHIO
 COUNTY OF CUYAHOGA

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 RECORD BOOK 10079 AT PAGE 1550 AND SUBSEQUENTLY ASSIGNED AND MODIFIED IN OFFICIAL RECORD BOOK 11662, PAGE 1254 AND OFFICIAL RECORD BOOK 11662, PAGE 1261 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 15th DAY OF January, 2003.

OHIO SAVINGS BANK, A FEDERAL SAVINGS BANK
 BY: Ralph C. Kirk
 RALPH C. KIRK, VICE PRESIDENT

WITNESS: Ursula E. Johnson
 PRINTED NAME: Ursula E. Johnson
 WITNESS: Walter J. Pichard
 PRINTED NAME: Walter J. Pichard

SURVEYOR'S NOTES:

- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY ORDINANCES OF THE CITY OF WEST PALM BEACH.
- THERE SHALL BE NO BUILDING OR ANY HABITABLE STRUCTURE PLACED ON DRAINAGE EASEMENTS OR UTILITY EASEMENTS.
- THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE EASEMENTS.
- LANDSCAPING ON OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL UTILITY COMPANIES OCCUPYING SAME.
- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OVERLAP, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY THE USE OF RIGHTS GRANTED.
- | | | |
|--------|---|------------------------------|
| P.C.P. | = | PERMANENT CONTROL POINT |
| P.R.M. | = | PERMANENT REFERENCE MONUMENT |
| C.M. | = | CONCRETE MONUMENT |
| O.R.B. | = | OFFICIAL RECORD BOOK |
| P.C. | = | PAGE |
| P.B. | = | PLAT BOOK |
| R/W | = | RIGHT OF WAY |
| C | = | CENTERLINE |
| U. E. | = | UTILITY EASEMENT |
| D. E. | = | DRAINAGE EASEMENT |
| R | = | RADIUS |
| L | = | ARC LENGTH |
| Δ | = | CURVE CENTRAL ANGLE |
| ● | = | SET P.C.P. LB 4396 |
| ■ | = | SET P.R.M. LB 4396 |
| □ | = | P.R.M. FOUND (AS NOTED) |
| O | = | ZERO LOT LINE |
| C.B. | = | CHORD BEARING |
| C. | = | CHORD LENGTH |
| L.M.E. | = | LAKE MAINTENANCE EASEMENT |
| F.P.E. | = | FLOOD PLAIN EASEMENT |
| R.L. | = | RADIAL LINE |
| F | = | FLOATER LOT |
| P.O.B. | = | POINT OF BEGINNING |
- ALL BEARINGS SHOWN HEREON ARE ASSUMED TO BE NON-RADIAL UNLESS OTHERWISE NOTED AS RADIAL (R.L.).
- BEARINGS AS SHOWN HEREON ARE BASED UPON THE CENTERLINE OF BAYWINDS DRIVE AS SHOWN ON THE PLAT OF BAYWINDS R.P.D. PLAT NO. 2, AS RECORDED IN PLAT BOOK 85, PAGES 148-151, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, HAVING A PLATTED BEARING OF SOUTH 82°51'50" EAST AND ALL OTHER BEARINGS ARE RELATIVE THERETO.

ACKNOWLEDGMENT

STATE OF OHIO
 COUNTY OF CUYAHOGA

BEFORE ME PERSONALLY APPEARED RALPH C. KIRK WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF OHIO SAVINGS BANK, A FEDERAL SAVINGS BANK 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 January, 2003.
 MY COMMISSION EXPIRES: 6/13/03
 SUSAN J. DELZANI
 NOTARY PUBLIC
 SUSAN DELZANI
 PRINTED NAME
 COMMISSION NO. Not Applicable in Ohio

TITLE CERTIFICATION

STATE OF FLORIDA
 COUNTY OF BROWARD

I, GERALD L. KNIGHT, 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 LENNAR LAND PARTNERS, A FLORIDA GENERAL PARTNERSHIP; 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 DEPICTED BY THIS PLAT.

DATED: 1/16/03
 GERALD L. KNIGHT, ATTORNEY AT LAW

APPROVALS - CITY OF WEST PALM BEACH

STATE OF FLORIDA
 COUNTY OF PALM BEACH

THIS PLAT IS HEREBY APPROVED FOR RECORD BY THE CITY COMMISSION OF WEST PALM BEACH, FLORIDA AND THE COMMISSION ACCEPTS THE DEDICATIONS TO THE CITY OF WEST PALM BEACH CONTAINED ON THIS PLAT, THIS 19th DAY OF February, 2003.

BY: Joel T. Daves
 JOEL T. DAVES, MAYOR
 CITY PLANNING BOARD
 BY: Kenneth Spillias
 PLANNING BOARD CHAIRMAN, KENNETH SPILLIAS

CITY SURVEYOR'S APPROVALS

THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH CHAPTER 98-20, SECTION 177.081, FLORIDA STATUTES.

BY: Vincent J. Noel DATE: 2-11-03
 VINCENT J. NOEL, P.S.M.
 PROFESSIONAL SURVEYOR AND MAPPER, REGISTER # LS 4169

TABULATION DATA

TRACT	UNIT OF DEVELOPMENT NO. 5B	ACRES
TRACT "O-1"		0.57 ACRES
TRACT "O-2"		0.40 ACRES
TRACT "O-3"		1.32 ACRES
TRACT "W-1"		4.47 ACRES
TRACT "W-2"		4.27 ACRES
TRACT "S-2"		2.45 ACRES
LOTS 1-66		10.87 ACRES
TOTAL AREA		24.35 ACRES

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACCEPTANCE:

STATE OF FLORIDA
 COUNTY OF PALM BEACH

THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HEREBY ACCEPTS THE INGRESS-EGRESS EASEMENT OVER ALL OF TRACT "S-2" AS SHOWN HEREON; AND HEREBY ACKNOWLEDGES THAT SAID DISTRICT HAS NO MAINTENANCE OBLIGATIONS ON OR UNDER THE LANDS OVER WHICH SAID EASEMENT LIES, AND FURTHER ACKNOWLEDGES THAT THERE ARE NO OTHER MAINTENANCE OBLIGATIONS INCURRED BY, NOR DEDICATIONS TO, SAID DISTRICT ON THIS PLAT.

IN WITNESS WHEREOF, THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HAS CAUSED THESE PRESENTS TO BE SIGNED BY PAMELA M. RAUCH, ITS PRESIDENT, BOARD OF SUPERVISORS, AND ATTESTED BY PETER L. PIMENTEL, ITS SECRETARY, BOARD OF SUPERVISORS THIS 22nd DAY OF February, 2003.

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT
 ATTEST: Peter Pimentel BY: Pamela M. Rauch
 PETER L. PIMENTEL, SECRETARY BOARD OF SUPERVISOR PAMELA M. RAUCH, PRESIDENT, BOARD OF SUPERVISOR

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA
 COUNTY OF PALM BEACH

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS MADE UNDER MY DIRECTION AND SUPERVISION AND 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; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND PERMANENT CONTROL POINTS (P.C.P.'S) AND MONUMENTS ACCORDING TO SECTION 177.091 (9), FLORIDA STATUTES WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF WEST PALM BEACH, FLORIDA FOR THE REQUIRED IMPROVEMENTS; AND FURTHER THAT THE PLAT DATA COMPLIES WITH WITH ALL THE REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF THE CITY OF WEST PALM BEACH, FLORIDA.

DATE: 1/22/03
 CRAIG S. PUSEY
 PROFESSIONAL SURVEYOR AND MAPPER
 STATE OF FLORIDA CERTIFICATE NO. LS 5019
 LANDMARK SURVEYING AND MAPPING, INC.
 1850 FOREST HILL BLVD. SUITE 100
 WEST PALM BEACH, FLORIDA 33406
 CERTIFICATE OF AUTHORIZATION L.B. # 4396

NOTICE: 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 WAS PREPARED BY LESLIE C. BISPOTT, P.S.M. UNDER THE SUPERVISION OF CRAIG S. PUSEY, P.S.M. OF LANDMARK SURVEYING AND MAPPING, INC.

MORTGAGEE 	MORTGAGEE NOTARY SUSAN J. DELZANI COMMISSION EXPIRES: 6/13/03	NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT 	CITY OF WEST PALM BEACH 	SURVEYOR
---------------	---	---	-----------------------------	--------------

	Landmark Surveying & Mapping Inc. 1850 Forest Hill Boulevard Ph. (561) 433-5405 Suite 100 W.P.B. Florida LB # 4396
	BAYWINDS R.P.D. PLAT NO. 10 (TRACT "J")