

THE FARMS AT EQUESTRIAN CLUB

A REPLAT OF A PORTION OF EQUESTRIAN CLUB
SECTION 22, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON,
PALM BEACH COUNTY, FLORIDA
APRIL 2003

THIS INSTRUMENT PREPARED BY SCOTT A. GUZZI
SCOTT A. GUZZI AND ASSOCIATES, INC. - SURVEYORS AND MAPPERS
6041 KIMBERLY BOULEVARD, SUITE H, NORTH LAUDERDALE, FLORIDA, 33068

ACCEPTANCE OF RESERVATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss
WELLINGTON EQUESTRIAN CLUB MASTER 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 24th DAY OF April, 2003.

WELLINGTON EQUESTRIAN CLUB MASTER ASSOCIATION, INC. A FLORIDA CORPORATION NOT FOR PROFIT
WITNESS: [Signature] PRINTED NAME: John T. Metzger BY: [Signature]
WITNESS: [Signature] PRINTED NAME: Andrew J. Von Gustadt MICHAEL B. PALMER
AS PRESIDENT

ACKNOWLEDGEMENT:

BEFORE ME PERSONALLY APPEARED MICHAEL B. PALMER, WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF WELLINGTON EQUESTRIAN CLUB MASTER ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT 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 24th DAY OF April, 2003.
MY COMMISSION EXPIRES: April 12, 2006 NOTARY PUBLIC: [Signature] PRINTED NAME OF NOTARY: John T. Metzger

ACCEPTANCE OF RESERVATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss
WELLINGTON EQUESTRIAN CLUB SUB 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 24th DAY OF April, 2003.

WELLINGTON EQUESTRIAN CLUB SUB HOMEOWNERS ASSOCIATION, INC. A FLORIDA CORPORATION NOT FOR PROFIT
WITNESS: [Signature] PRINTED NAME: John T. Metzger BY: [Signature]
WITNESS: [Signature] PRINTED NAME: Andrew J. Von Gustadt MICHAEL B. PALMER
AS PRESIDENT

ACKNOWLEDGEMENT:

BEFORE ME PERSONALLY APPEARED MICHAEL B. PALMER, WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF WELLINGTON EQUESTRIAN CLUB SUB 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 24th DAY OF April, 2003.
MY COMMISSION EXPIRES: April 12, 2006 NOTARY PUBLIC: [Signature] PRINTED NAME OF NOTARY: John T. Metzger

MORTGAGEE'S CONSENT:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss
THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS HOLDER OF THREE MORTGAGES 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 MORTGAGES WHICH ARE RECORDED IN OFFICIAL RECORDS BOOK 13357, AT PAGE 1360 (AS AMENDED IN O.R. BOOK 14019, AT PAGE 937), OFFICIAL RECORDS BOOK 14019, AT PAGE 941, AND OFFICIAL RECORDS BOOK 14447, AT PAGE 103, ALL 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 CHARLES CUSHING, VICE PRESIDENT, AND ITS CORPORATE SEAL AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 25th DAY OF April, 2003.
WITNESS: [Signature] PRINTED NAME: Dana Walden PALMETTO CAPITAL CORPORATION
WITNESS: [Signature] PRINTED NAME: Claudette B. Smith BY: [Signature]
PRINTED NAME: CHARLES M. CUSHING
TITLE: AS VICE PRESIDENT AND GENERAL COUNSEL

ACKNOWLEDGEMENT:

STATE OF GEORGIA }
COUNTY OF FULTON } ss
BEFORE ME PERSONALLY APPEARED CHARLES M. CUSHING, WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF PALMETTO CAPITAL CORPORATION, A GEORGIA 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 25th DAY OF April, 2003.
MY COMMISSION EXPIRES: August 16, 2003 NOTARY PUBLIC: [Signature] PRINTED NAME OF NOTARY: Debra L. Portock

MORTGAGEE'S CONSENT:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss
THE UNDERSIGNED HEREBY CERTIFIES THAT HE 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 HIS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 13643, AT PAGE 1172 (AS MODIFIED IN O.R. BOOK 13942, AT PAGE 1384), OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, I BRAD SARGENT, DO HEREUNTO SET MY HAND AND SEAL THIS 28 DAY OF April, 2003.
WITNESS: [Signature] PRINTED NAME: DAGMAR DUSKOVA
WITNESS: [Signature] PRINTED NAME: MICHAEL B. PALMER BY: [Signature]
BRAD SARGENT

ACKNOWLEDGEMENT:

STATE OF CALIFORNIA }
COUNTY OF SANTA CLARA } ss
BEFORE ME PERSONALLY APPEARED BRAD SARGENT, WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS HIS FREE ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 28 DAY OF April, 2003.
MY COMMISSION EXPIRES: May 26, 2004 NOTARY PUBLIC: [Signature] PRINTED NAME OF NOTARY: Ziggie Dudziuk

PALMETTO MORTGAGE CORPORATION
A GEORGIA CORPORATION
MORTGAGE HOLDER
(ORB 13357, PG. 1360)
(ORB 14019, PG. 941)
(O.R.B. 14447, PG. 103)

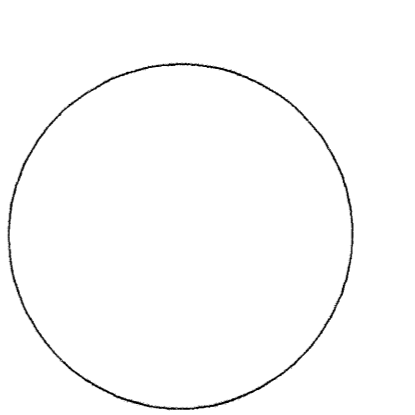
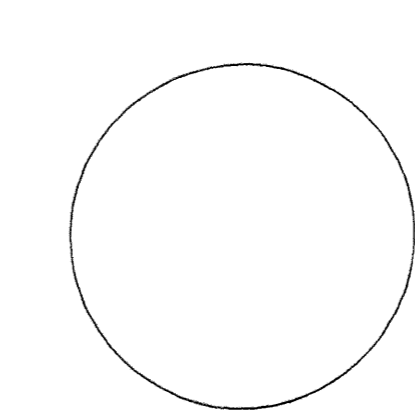
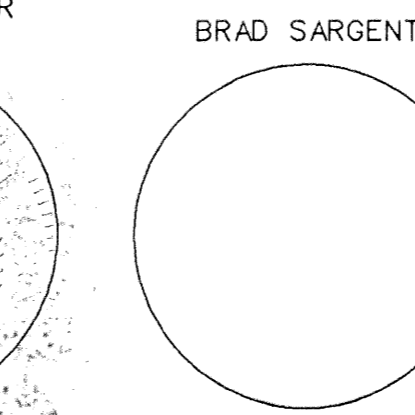
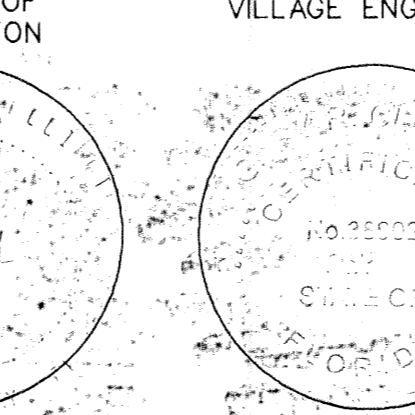
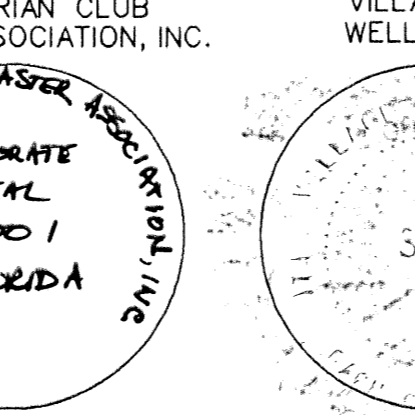
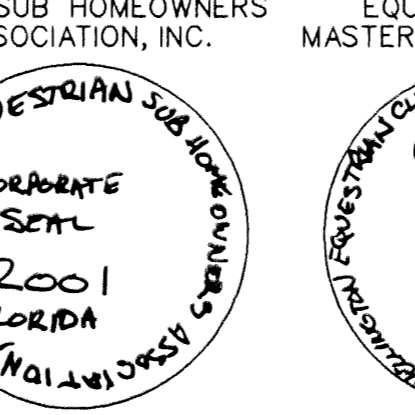
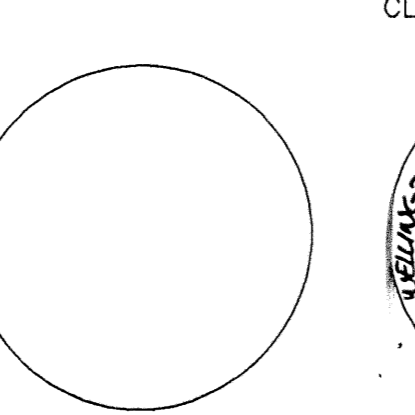
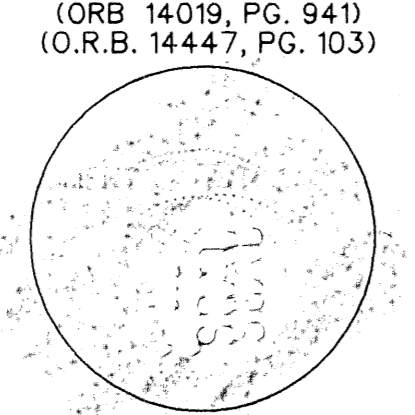
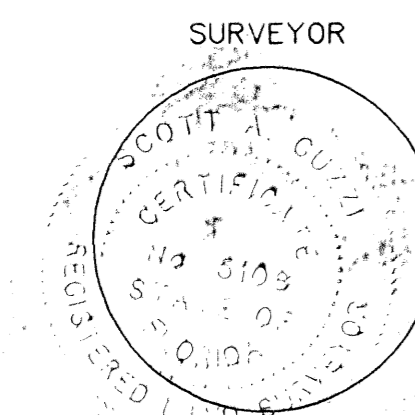
WELLINGTON EQUESTRIAN CLUB SUB HOMEOWNERS ASSOCIATION, INC.

WELLINGTON EQUESTRIAN CLUB MASTER ASSOCIATION, INC.

VILLAGE OF WELLINGTON

VILLAGE ENGINEER

BRAD SARGENT



SCOTT A. GUZZI & ASSOC., INC.
Surveyors and Mappers
6041 KIMBERLY BOULEVARD
SUITE H
NORTH LAUDERDALE, FLORIDA 33068
**THE FARMS
AT EQUESTRIAN CLUB**

VILLAGE OF WELLINGTON APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss

THE VILLAGE OF WELLINGTON, ITS SUCCESSORS AND ASSIGNS, HEREBY APPROVES THE PLAT AND ACCEPTS THE DEDICATION TO SAID VILLAGE OF WELLINGTON AS STATED AND SHOWN HEREON, DATED THIS 12th DAY OF MAY, 2003.

VILLAGE OF WELLINGTON
A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA
BY: [Signature]
THOMAS M. WENHAM
MAYOR

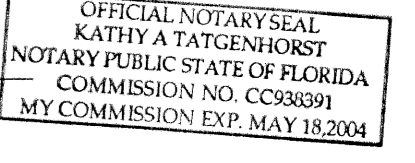
ATTEST: [Signature]
AWILDA RODRIGUEZ
VILLAGE CLERK

ACKNOWLEDGEMENT:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss

BEFORE ME PERSONALLY APPEARED THOMAS M. WENHAM AND AWILDA RODRIGUEZ, WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MAYOR AND VILLAGE CLERK, OF THE VILLAGE OF WELLINGTON, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID VILLAGE, THE SEAL AFFIXED TO SAID INSTRUMENT IS THE SEAL OF SAID VILLAGE AND THAT IT WAS AFFIXED BY DUE AND REGULAR VILLAGE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID VILLAGE.

WITNESS MY HAND AND OFFICIAL SEAL THIS 12th DAY OF May, 2003.
MY COMMISSION EXPIRES: 5-11-04 NOTARY PUBLIC: [Signature] PRINTED NAME OF NOTARY: Kathy A. Tatgenhorst



VILLAGE OF WELLINGTON ENGINEER'S APPROVAL:

THIS PLAT IS HEREBY APPROVED FOR RECORD, THIS 13th DAY OF May, 2003, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY THE VILLAGE OF WELLINGTON IN ACCORDANCE WITH SEC. 177.081 (1) F.S.
[Signature]
GARY R. CLOUGH, P.E. VILLAGE ENGINEER

TITLE CERTIFICATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss

I, JOHN T. METZGER, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE REVIEWED COMMONWEALTH LAND TITLE INSURANCE COMPANY POLICY NO. FD2-535716 FOR THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED IN GRAND PRIX FARMS, INC.; THAT THE 2002 AND PRIOR YEARS' TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR 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.

DATE: April 16, 2003
REID, METZGER & BERNHARDT, P.A.
BY: [Signature]
JOHN T. METZGER, AS ITS VICE PRESIDENT

SURVEYOR'S CERTIFICATION:

STATE OF FLORIDA }
COUNTY OF PALM BEACH } ss

HEREBY 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 ACCORDING TO SEC. 177.091 (9), F.S. WILL BE SET UNDER THE GUARANTEES POSTED WITH THE VILLAGE OF WELLINGTON FOR THE REQUIRED IMPROVEMENTS; AND FURTHER, THAT THE SURVEY AND PLAT COMPLY WITH ALL THE REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE VILLAGE OF WELLINGTON, FLORIDA.

SCOTT A. GUZZI, PROFESSIONAL SURVEYOR AND MAPPER, FLORIDA CERTIFICATE NO. 5108
SCOTT A. GUZZI & ASSOCIATES, INC.
6041 KIMBERLY BOULEVARD, SUITE H, NORTH LAUDERDALE, FLORIDA 33068
CERTIFICATE OF AUTHORIZATION L.B. NO. 6893

DATE: APRIL 29, 2003

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 THIS PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.