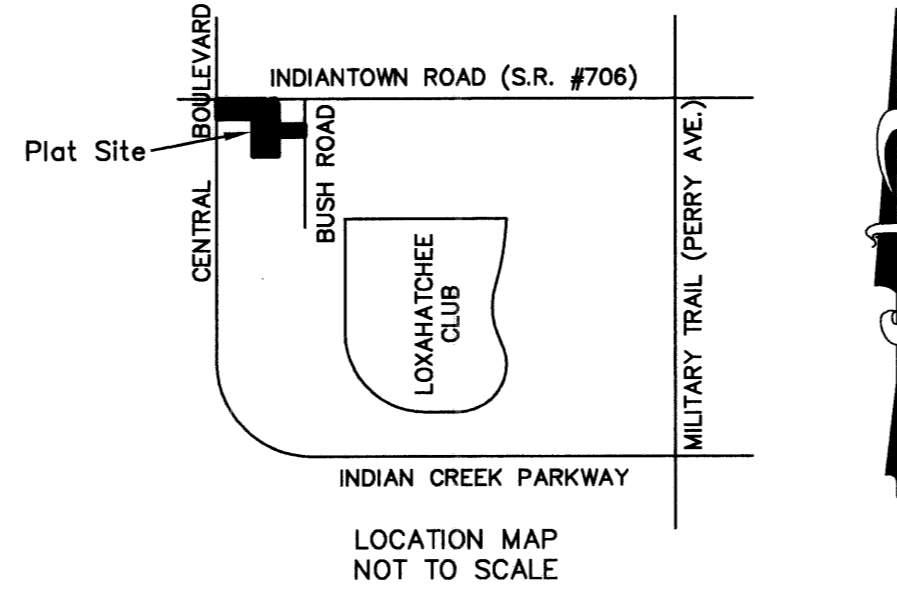


"CHASEWOOD PLAZA"

BEING A REPLAT OF A PORTION OF LOTS 1, 2 AND 5 THROUGH 13, "CINQUEZ PARK", AS RECORDED IN PLAT BOOK 20, PAGE 81, AND BEING A REPLAT OF A PORTION OF LOT 1 AND 2, AND ALL OF LOT 3 OF "WILL BUSH'S ADDITION TO JUPITER, FLORIDA", AS RECORDED IN PLAT BOOK 23, PAGE 233, BOTH AS RECORDED IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND A PORTION OF THE EAST ONE-HALF (E. 1/2) SECTION 3, TOWNSHIP 41 SOUTH, RANGE 42 EAST TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA
AUGUST, 2002

SHEET 1 OF 2 SHEETS



DEDICATION

STATE OF FLORIDA)
) SS
 COUNTY OF PALM BEACH)

KNOW ALL MEN BY THESE PRESENTS: That REGENCY CENTERS, L.P. a DELAWARE LIMITED PARTNERSHIP (the surviving business entity), owner of the lands described and shown hereon, being in Section 3, Township 41 South, Range 42 East, Town of Jupiter, Palm Beach County, Florida, shown hereon as "CHASEWOOD PLAZA", being more particularly described as follows:

Being a replat of a portion of Lots 1, 2 and 5 through 13, "CINQUEZ PARK", as recorded in Plat Book 20, Page 81, AND being a replat of a portion of Lot 1 and 2 and all of Lot 3 of "WILL BUSH'S ADDITION TO JUPITER, FLORIDA", as recorded in Plat Book 23, Page 233, both as recorded in the Public Records of Palm Beach County, Florida AND a portion of the East one-half (E 1/2) of Section 3, Township 41 South, Range 42 East, Palm Beach County, Florida and being more particularly described as follows:

Commencing at the Southwest corner of the Southeast quarter of said Section 3; thence North 01°54'20" East along the West line of the Southeast quarter of said Section 3, a distance of 2431.77 feet; thence South 89°24'50" East along the South line of the North 259.87 feet of the Northwest quarter of the Southeast quarter of said Section 3, a distance of 70.02 feet to the Point of Beginning of the herein described parcel;

Thence North 01°54'20" East along a line parallel to and 70.00 feet Easterly of (as measured at right angles from) the aforementioned West line of the Southeast quarter of said Section 3, a distance of 227.63 feet; thence North 45°08'23" East, a distance of 34.25 feet; thence North 88°22'25" East along the Southerly right-of-way line of State Road 706 (Indiantown Road), a distance of 1016.06 feet; thence South 00°46'10" West along the East line of Lot 5, Plat of Cinquez Park as shown in Plat Book 20, Page 81, Public Records of Palm Beach County, Florida, a distance of 31.33 feet to the Southeast corner of said Lot 5; thence South 89°24'50" East along the South line of said plat of Cinquez Park (said South line also being the North line of the Northwest quarter of the Southeast quarter of said Section 3), a distance of 100.00 feet to the Southwest corner of Lot 2, said Plat of Cinquez Park; thence North 00°46'10" East along the West line of said Lot 2, a distance of 55.41 feet to a point on the Southerly right-of-way line of State Road 706 (Indiantown Road); thence Easterly along the arc of a curve concave to the South having a chord bearing of South 89°40'39" East, a radius of 3340.66 feet, through a central angle of 03°51'40", a distance of 225.12 feet; thence South 01°49'32" West, a distance of 56.45 feet to a point on the North line of Lot 1 - WILL BUSH'S ADDITION TO JUPITER, FLORIDA, according to the plat thereof as recorded in Plat Book 23, page 233 of the Public records of Palm Beach County, Florida, (said North line also being the North line of the Northeast quarter of the Southeast quarter of said Section 3); thence South 89°24'50" East along said North line, a distance of 24.46 feet to the Northeast corner of the West one-half (W 1/2) of said Lot 1; thence South 01°49'32" West along the East line of the West one-half of Lots 1 and 2 of WILL BUSH'S ADDITION, a distance of 293.46 feet to a point on the North line of Lot 3 of said Plat; thence South 89°24'50" East along said North line, a distance of 148.50 feet to the Northeast corner of said Lot 3; thence South 01°49'32" West along the East line of said Lot 3, a distance of 146.73 feet to the Southeast corner of said Lot 3; thence North 89°24'50" West along the South line of said Lot 3, a distance of 297.00 feet to the Southwest corner of said Lot 3; thence South 01°49'32" West along the East line of the West one-half of the Southeast one-quarter of said Section 3, also being the West line of said WILL BUSH'S ADDITION, a distance of 395.00 feet; thence North 89°24'50" West along the North line of the plat of CHASEWOOD NORTH, as recorded in Plat Book 47, Page 170 of the Public Records of Palm Beach County, Florida, a distance of 551.47 feet; thence North 01°54'20" East along a line parallel to and 758.00 feet Easterly of (as measured at right angles from) the aforementioned West line of Southeast quarter of Section 3, a distance of 575.28 feet; thence North 89°24'50" West, a distance of 688.18 feet to the Point of Beginning.

Containing 750,228 square feet or 17.2229 acres more or less.

Has caused the same to be surveyed and platted and does hereby make the following dedication:

The Town of Jupiter shall have the right, but not the obligation, to maintain any portion of the drainage system shown by this plat, including the right to utilize for public purposes any and all Drainage, Lake Maintenance, Lake Maintenance Access Easements, Roads, Private or public and parking and access Tracts associated with such Drainage System. Should the Town deem it necessary to maintain any portion of the Drainage shown by this plat, for public purposes, The Town of Jupiter may require the property owners, assigns or successors to pay all or part of the maintenance cost.

The utility easements, as shown hereon, are hereby dedicated in perpetuity for the construction and maintenance of utility facilities, including cable television systems. The installation of cable television systems shall not interfere with the construction and maintenance of other utilities.

The 35' Access Easement, as shown hereon, is hereby reserved for the owners of Parcels "A" and "B", their successors and assigns, as a driveway easement serving the abutting parcels for public ingress, egress, utilities, drainage and other purposes not inconsistent with this reservation and is the perpetual maintenance obligation of said owner or owners, their successors and assigns, without recourse to the Town of Jupiter.

No structure or building or any kind of landscaping shall not be placed on or within any easement without prior written consent of all easement beneficiaries and the Town engineer.

The 15 foot Landscape Buffer Easements, as shown hereon, are hereby reserved for the owner or owners of Parcel "A", their successors and assigns, for landscape purposes and are the perpetual maintenance obligation of said owner or owners, their successors and assigns, without recourse to the Town of Jupiter.

IN WITNESS WHEREOF: The above-named Limited Partnership has caused these presents to be signed by its General Partner, Regency Centers Corporation, A Florida Corporation, this 8 day of May, 2003.

REGENCY CENTERS, L.P.
 A DELAWARE LIMITED PARTNERSHIP

By: John H. Pharr
 A FLORIDA CORPORATION, SOLE GENERAL PARTNER

By: John H. Pharr
 Name Printed: JOHN H. PHARR
 Sr. Vice President
 Title: _____

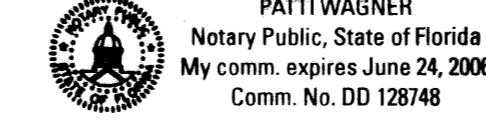


ACKNOWLEDGMENT

STATE OF FLORIDA)
) SS
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JOHN H. PHARR, who is personally known to me, and STATE OF PALM BEACH) who executed the foregoing instrument, as SR VICE PRESIDENT of REGENCY CENTERS CORPORATION, a Florida Corporation, SOLE GENERAL PARTNER of REGENCY CENTERS L.P., a Delaware Limited Partnership, on behalf of the partnership, and acknowledged before me that he executed said instrument as SR VICE PRESIDENT, of said corporation and that the seal was 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 8 day of May, 2002 2003
 My Commission expires JUNE 24, 2006 Notary Public: Patti Wagner



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.

TITLE CERTIFICATION

STATE OF FLORIDA)
) SS
 COUNTY OF PALM BEACH)

I, RICHARD B. WARREN, 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 REGENCY CENTERS, L.P., a DELAWARE LIMITED PARTNERSHIP, (the surviving business entity); that the current taxes have been paid; and 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 11th day of June, 2003 By: Richard B. Warren
 Richard B. Warren

TOWN OF JUPITER APPROVALS

STATE OF FLORIDA)
) SS
 COUNTY OF PALM BEACH)

This plat titled "CHASEWOOD PLAZA" is hereby approved for record pursuant to the Ordinances of the Town of Jupiter and in accordance with Section 177.071 (2), FLORIDA STATUTES, this 19th day of JUNE, 2003, and has been reviewed by a professional surveyor and mapper under contract with the Town of Jupiter, in accordance with Section 177.081 (1), FLORIDA STATUTES.

By: Doug P. Koennicke Doug P. Koennicke, P.E., Town Engineer

By: Karen J. Golonka Karen J. Golonka, Mayor

ATTEST

By: Sally M. Boylan Sally M. Boylan, Town Clerk

SURVEYOR'S CERTIFICATION

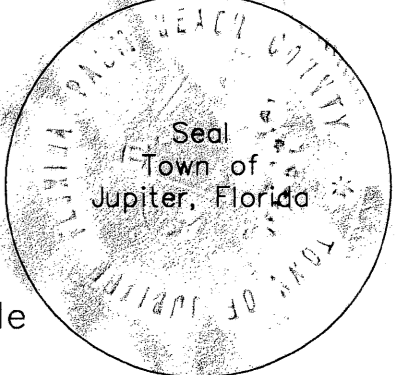
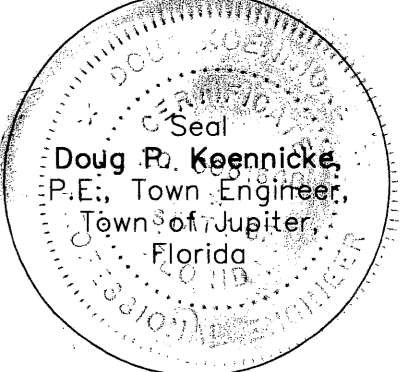
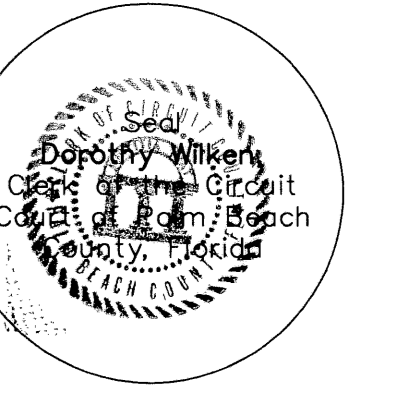
STATE OF FLORIDA)
) SS
 COUNTY OF PALM BEACH)

I HEREBY CERTIFY: That the attached 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 monuments according to Section 177.091(9), Florida Statutes, will be set under guarantees posted with the Town of Jupiter for the required improvements; and further that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended, and ordinances of the Town of Jupiter, Florida.

By: Jerald A. McLaughlin Dated this 6th day of May, 2003.

Jerald A. McLaughlin
 Registered Land Surveyor No. 5269
 State of Florida.
 for McLAUGHLIN ENGINEERING COMPANY
 400 Northeast 3rd Avenue
 Fort Lauderdale, Florida 33301
 Certificate of Authorization Number: LB 285

This instrument was prepared by:
 Jerald A. McLaughlin, P.L.S. 5269, in and for the offices of
 McLaughlin Engineering Company
 400 Northeast 3rd Avenue
 Fort Lauderdale, Florida 33301



STATE OF FLORIDA)
) SS
 COUNTY OF PALM BEACH)

THIS PLAT WAS FILED FOR RECORD AT 8:13 THIS 20th DAY OF June, 2003 AND DULY RECORDED IN PLAT BOOK NO. 99 ON PAGES 45-46.

DOROTHY WILKEN
 CLERK OF THE CIRCUIT COURT
 By: Shirley D. Holcomb
 DEPUTY CLERK