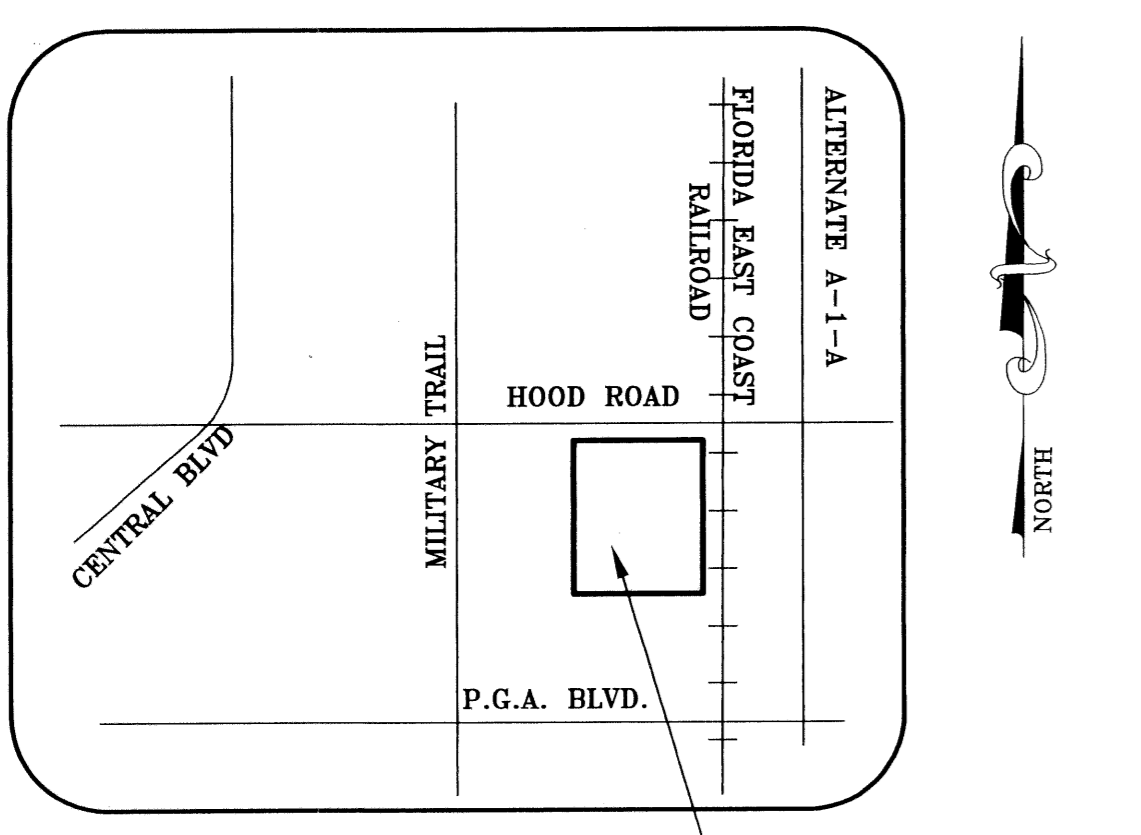


SEACOAST UTILITY AUTHORITY HOOD ROAD UTILITY COMPLEX

BEING A PORTION OF SECTION 36, TOWNSHIP 41 SOUTH, RANGE 42 EAST
CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.



VICINITY MAP
(NOT TO SCALE) PROJECT LOCATION

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD 10:12 A.M.
THIS 9 DAY OF December
AD, 2003 AND DULY RECORDED
IN PLAT BOOK 100 ON PAGES
150 AND 151
THRU
DOROTHY H. WILKEN, CLERK
BY: *[Signature]*
CIRCUIT COURT SEAL

LEGAL DESCRIPTION

BEING A PARCEL OF LAND LYING IN SECTION 36, TOWNSHIP 41 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA; SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF HOOD ROAD (A 125.00 FOOT WIDE RIGHT-OF-WAY) AS RECORDED IN DEED BOOK 1083, PAGE 141, PUBLIC RECORDS OF SAID COUNTY WITH THE WEST RIGHT-OF-WAY LINE OF THE FLORIDA EAST COAST RAILWAY, AS RECORDED IN ROAD PLAT BOOK 4, PAGE 222-231, PUBLIC RECORDS OF SAID COUNTY; THENCE SOUTH 01°18'49" WEST, DEPARTING SAID SOUTH RIGHT-OF-WAY LINE, AND ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE 1316.86 FEET TO A POINT ON THE NORTH LINE OF THE PLAT OF ISLES AT PALM BEACH GARDENS, AS RECORDED IN PLAT BOOK 91, PAGES 185-202, PUBLIC RECORDS OF SAID COUNTY; THENCE NORTH 88°41'13" WEST, DEPARTING SAID WEST RIGHT-OF-WAY LINE, AND ALONG SAID NORTH LINE, A DISTANCE OF 1316.94 FEET TO A POINT ON THE EAST LINE OF SAID PLAT; THENCE NORTH 01°18'47" EAST, DEPARTING SAID NORTH LINE, AND ALONG SAID EAST LINE, A DISTANCE OF 1329.55 FEET TO A POINT ON SAID SOUTH RIGHT-OF-WAY LINE OF HOOD ROAD; THENCE SOUTH 88°08'05" EAST, DEPARTING SAID EAST LINE, AND ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 1317.01 FEET TO THE POINT OF BEGINNING.
SAID PARCEL CONTAINING 40.00 ACRES, MORE OR LESS.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT SEACOAST UTILITY AUTHORITY, A SEPARATE LEGAL ENTITY UNDER THE LAWS OF FLORIDA, PURSUANT TO CHAPTER 163, FLORIDA STATUTES, AS THE OWNER OF THE LAND SHOWN HEREON, HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY MAKE THE FOLLOWING RESERVATION:

- 1. THERE ARE NO DEDICATIONS ON THIS PLAT.

IN WITNESS WHEREOF, SEACOAST UTILITY AUTHORITY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE CHAIR AND ITS SEAL TO BE AFFIXED HERETO THIS DAY 22 OF October, 2003,

SEACOAST UTILITY AUTHORITY
WITNESS: *[Signature]* RIM BISHOP BY: *[Signature]* ROBERT WEISMAN, CHAIR
WITNESS: *[Signature]* MARY ANN STILES
MARY ANN STILES

ACKNOWLEDGMENT:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)
BEFORE ME HAS PERSONALLY APPEARED Robert Weisman WHO IS PERSONALLY KNOWN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS CHAIR OF SEACOAST UTILITY AUTHORITY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS OFFICER OF SEACOAST UTILITY AUTHORITY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE SEAL OF SEACOAST UTILITY AUTHORITY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR AUTHORITY, AND THAT THE SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID SEACOAST UTILITY AUTHORITY.
WITNESS MY HAND AND OFFICIAL STAMP, THIS 22 DAY OF October, 2003.
MY COMMISSION EXPIRES: _____
NOTARY SEAL: *[Seal]*
Adele Dingee
NOTARY PUBLIC - STATE OF FLORIDA
Adele Dingee
PRINT NAME

APPROVALS

CITY OF PALM BEACH GARDENS
COUNTY OF PALM BEACH, FLORIDA
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 20TH DAY OF November, 2003.
ATTEST: *[Signature]* PATRICIA SNIDER, CITY CLERK BY: *[Signature]* ERIC JABLON, MAYOR
CITY ENGINEER:
THIS PLAT IS HEREBY ACCEPTED FOR RECORD DATED THIS 20 DAY OF November, 2003.
BY: *[Signature]* DANIEL P. CLARK, P.E., CITY ENGINEER

REVIEWING SURVEYOR

STATE OF FLORIDA)
COUNTY OF PALM BEACH)
THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.08(1) OF THE FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF THE GEOMETRIC DATA, PERMANENT CONTROL POINTS (PCP'S) OR MONUMENTS AT LOT CORNERS.
BY: *[Signature]* ELIZABETH A. LINDSAY, P.L.S., PROFESSIONAL SURVEYOR AND MAPPER DATE: 10/16/03
LICENSE NO. 4724

TITLE CERTIFICATION

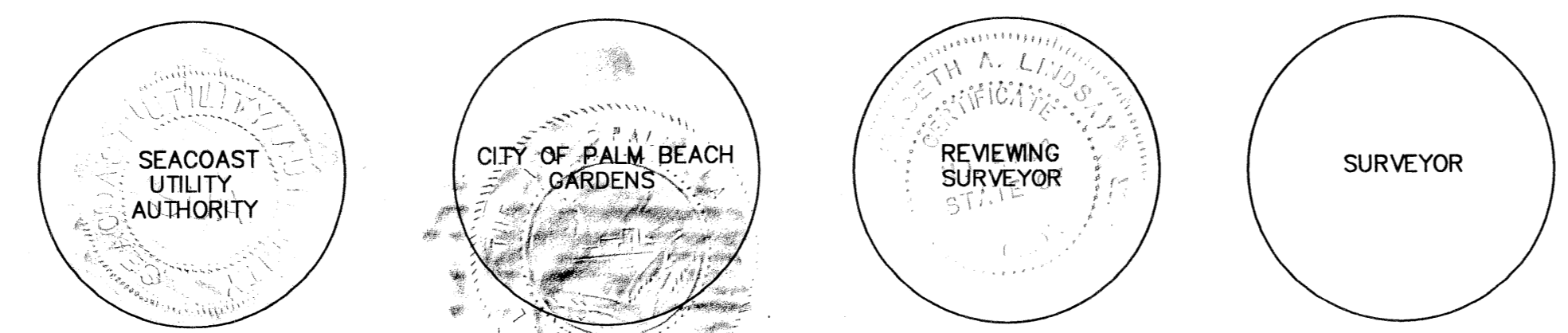
STATE OF FLORIDA)
COUNTY OF PALM BEACH)
I, ALAN I. ARMOUR II, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED TO SEACOAST UTILITY AUTHORITY; THAT SEACOAST UTILITY AUTHORITY IS TAX EXEMPT UNDER THE LAWS OF FLORIDA; THAT THERE ARE NO MORTGAGES OF RECORD; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.
DATE: 10/9/03 BY: *[Signature]* PARTNER
FLORIDA BAR NO. 0500100

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT THE PLAT HEREON WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND 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 (PRM'S), HAVE BEEN PLACED AS REQUIRED BY LAW, AND THAT PERMANENT CONTROL POINTS (PCP'S), AND MONUMENTS ACCORDING TO CHAPTER 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF PALM BEACH GARDENS FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE PLAT AND SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA.
THIS 23 DAY OF September 2003.
[Signature]
CLINTON HESS KNOBLOCH, PSM
STATE OF FLORIDA,
REGISTRATION NO. 5053

BEARING BASE:

THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 41 SOUTH RANGE 42 EAST, IS TAKEN TO BEAR SOUTH 01°40'30" WEST, AND ALL OTHER BEARINGS SHOWN HEREON, ARE RELATIVE THERETO.



lbfh THIS PLAT WAS PREPARED BY:
INC. CLINTON HESS KNOBLOCH, PSM

lbfh CONSULTING CIVIL ENGINEERS, SURVEYORS & MAPPERS
"Partners For Results, Value By Design"
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(772) 286-3863 Fax: (772) 286-3925
BPR & FBPE License No: 959 www.lbfh.com

Drawn: Home_PUB-0287\3\SEACOAST\FEAT-AND-BNUT\PLAT01.dwg - Plotted By: Clint-K - Date: Sep 23, 2003 - 10:50am - LBFH, Inc.