LOT 1 REPLAT OF HOTEL COMPLEX PLAT REPLAT

BEING A REPLAT OF LOT 1, HOTEL COMPLEX PLAT REPLAT, RECORDED IN PLAT BOOK 110, PAGES 125 THROUGH 129 PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, SITUATE IN SECTION 1, TOWNSHIP 42 SOUTH, RANGE 42 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA FEBRUARY 2009 SHEET 1 OF 3

October 12

STATE OF FLORIDA COUNTY OF PALM BEACH THIS PLAT WAS FILED AND DULY RECORDED IN PLAT NO. 113 ON PAGES 49 THRU 5

SHARON R. BOCK CLERK AND COMPTROLLER

DEDICATIONS AND RESERVATIONS:

STATE OF MARYLAND) COUNTY OF ANNE ARUNDEL)

KNOW ALL MEN BY THESE PRESENTS THAT THI IV PBG LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNERS OF THE LAND SHOWN HEREON AS "LOT 1 REPLAT OF HOTEL COMPLEX PLAT REPLAT", LYING IN THE SOUTHEAST ONE-QUARTER OF SECTION 1, TOWNSHIP 42 SOUTH, RANGE 42 EAST. CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

LOT 1 OF HOTEL COMPLEX PLAT REPLAT, RECORDED IN PLAT BOOK 110, PAGES 125 THROUGH 129, PUBLIC RECORDS PALM BEACH COUNTY.

CONTAINING 349,334 SQUARE FEET / 8.02 ACRES MORE OR LESS, AND SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, COVENANTS AND

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS

1. LOT 1, AS SHOWN HEREON IS HEREBY RESERVED TO THE IV PBG LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR COMMERCIAL PURPOSES IN ACCORDANCE WITH WITH THE ZONING REGULATIONS OF THE CITY OF PALM BEACH GARDENS AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THI IV PBG LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS. **EASEMENTS**

2. THE WATER AND SEWER EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO SEACOAST UTILITY AUTHORITY, ITS SUCCESSORS AND ASSIGNS, FOR INSTALLATION, OPERATION AND MAINTENANCE OF WATER AND SEWER FACILITIES, SAID LANDS ENCUMBERED BY SAID EASEMENTS BEING THE PERPETUAL MAINTENANCE OBLIGATION OF THE OWNER OR OWNERS OF THE FEE SIMPLE INTEREST IN SAID LANDS, THEIR SUCCESSORS

3. THE 5-FEET-WIDE LIMITED ACCESS EASEMENTS AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE CITY OF PALM BEACH GARDENS, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS. SAID LANDS SHALL REMAIN THE PERPETUAL MAINTENANCE OBLIGATION OF THE OWNER OR OWNERS OF THE LANDS HEREIN BEING REPLATTED, ALONG WITH THEIR SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

IN WITNESS WHEREOF, THE ABOVE NAMED LIMITED COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS,

THIS 237 DAY	OF JANUARY, 2009.
WITNESS:	Andorth the Winheart on
PRINT NAME:	MALCOLM B. WISEHEART TU

A DELAWARE LIMITED LIABILITY COMPANY

rin Gaithier



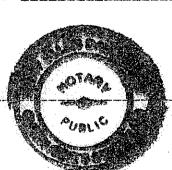
ACKNOWLEDGEMENT:

STATE OF MARYLAND) COUNTY OF ANNE ARUNDEL)

BEFORE ME. PERSONALLY APPEARED CARROLL M. WARFIELD, WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF THI IV PBG, LLC. A DELAWARE LIMITED LIABILITY COMPANY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SAID INSTRUMENT AS SUCH OFFICER OF SAID COMPANY AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 23 DAY OF January

MARY Ellen Davenport



COMMISSION NO .: NOT APPLICABLE IN THE STATE OF MARYLAND

ABBREVIATIONS:

= 4"x4" CONCRETE MONUMENT STAMPED

"P.R.M. LB4897" OR AS NOTED. MAG NAIL & DISK STAMPED "P.R.M. LB4897" P.R.M. = PERMANENT REFERENCE MONUMENT

CONC. = CONC.MON, = MONUMENT

C/L = CENTERLINE R = RADIUSL = ARC LENGTH

STA. = STATION

 Δ = DELTA CB = CHORD BEARING

P.C. = POIMT OF CURVATURE P.T. = POINT OF TANGENCY

SUA = SEACOAST UTILITY AUTHORITY

FDOT = FLORIDA DEPARTMENT OF TRANSPORTATION W.L.E. = WATER LINE EASEMENT U.E. = UTILITY EASEMENT N.P.B.C.I.D. = NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT

FPL = FLORIDA POWER & LIGHT L.A.E. = LIMITED ACCESS EASEMENT L.B.E. = LANDSCAPE BUFFER EASEMENT LME = LAKE MAINTENANCE EASEMENT LB = LICENSED BUSINESS

ORB = OFFICIAL RECORD BOOK PB = PLAT BOOK

PG = PAGEP.C.P. = PERMANENT CONTROL POINT

MORTGAGEE'S CONSENT:

STATE OF NORTH CAROLINA COUNTY OF MECKLENBERG)

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 OWNERS THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 20222, PAGE 1789, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID NATIONAL ASSOCIATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE-PRESIDENT WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS.

THIS 26 DAY OF JANUARY

LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE REGISTERED HOLDERS OF BANC OF AMERICA

COMMERCIAL MORTGAGE INC., COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-2

BY: WACHOVIA BANK, NATIONAL ASSOCIATION, SOLELY IN ITS CAPACITY AS SUB-SERVICER, AS AUTHORIZED UNDER THAT CERTAIN SUB-SERVICING AGREEMENT DATED AS OF JUNE 1, 2006.

CAROLYN J. HALL VICE PRESIDENT WACHOVIA REAL ESTATE ASSET MANAGEMENT

ACKNOWLEDGEMENT:

STATE OF NORTH CAROLINA) COUNTY OF MECKLENBERG)

BEFORE ME, PERSONALLY APPEARED CAROLYN HALL, WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE—PRESIDENT OF WACHOVIA BANK, NATIONAL ASSOCIATION, SOLEY IN ITS CAPACITY AS SUB-SERVICER, AS AUTHORIZED UNDER THAT CERTAIN POOLING AND SERVICING AGREEMENT DATED AS OF JUNE 1, 2006 AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT SHE EXECUTED SAID INSTRUMENT AS SUCH OFFICER OF SAID NATIONAL ASSOCIATION, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID NATIONAL ASSOCIATION.

MY COMMISSION EXPIRES: 3-27-2010 NOTARY PUBLIC:

JANET LOARNER

THE PARTY OF THE PARTY. MARKIN OTROVE A C

COMMISSION NO. 2 6 8 5 0 9 6 8 8 2 5

TITLE CERTIFICATION:

STATE OF FLORIDA) COUNTY OF BROWARD)

WE, CHICAGO TITLE INSURANCE COMPANY, A TITLE INSURANCE COMPANY AS 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 IN THI IV PBG LLC, A DELAWARE LIMITED LIABILITY COMPANY 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

DATED: THIS EC. DAY OF JULIANI. 2009

BY: NAME: ALAN WEISSMAN TITLE: VICE PRESIDENT

REVIEWING SURVEYOR:

STATE OF FLORIDA) COUNTY OF PALM BEACH)

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.081(1) OF THE FLORIDA STATUTES AND THE ORDINANCES FOR THE CITY OF PALM BEACH GARDENS, FLORIDA. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF THE GEOMETRIC DATA OR THE FIELD VERIFICATION OF THE PERMANENT REFERENCE MARKERS

(P.R.M.'S) OR PERMANENT CONTROL POINTS (P.C.P.'S). PROFESSIONAL SURVEYOR AND MAPPER FLORIDA CERTIFICATE NO.: 4382

DATED THIS Z DAY OF February 2009

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (UNIT No. 02)

THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HEREBY ACKNOWLEDGES. THAT THERE ARE NO DEDICATIONS TO NOR ANY MAINTENANCE OBLIGATIONS BEING INCURRED BY SAID DISTRICT ON THIS PLAT.

IN WITNESS WHEREOF, NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HAS CAUSED THESE PRESENTS TO BE SIGNED BY DEBORAH A. DIAZ, ITS PRESIDENT, AND O'NEAL BARDIN, JR, ITS SECRETARY, AND ITS SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF SUPERVISORS, THIS 28 TH DAY OF JANUARY

O'NEAL BARDIN, JR. SECRETARY BOARD OF SUPERVISORS

Nutrue a Mine DEBORAH A. DIAZ, PRESIDENT BOARD OF SUPERVISORS



APPROVALS:

STATE OF FLORIDA)

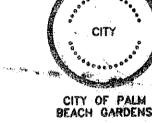
COUNTY OF PALM BEACH)

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 197 DAY OF FEBRUARY

take PATRICIA SNIDER CITY CLERK, CMC

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 1914 DAY OF FEBRUARY

LEO GIANGRANDE, ACTING CITY ENGINEER



SURVEYOR'S NOTES:

1) ALL BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING ALONG THE WEST LINE OF THE SOUTHEAST ONE QUARTER OF SECTION 1, TOWNSHIP 42 SOUTH, RANGE 42 EAST AS SHOWN ON THE PLAT OF HOTEL COMPLEX PLAT RECORDED IN PLAT BOOK 79, PAGES 165 & 166 AND AS SHOWN ON THE STATE OF FLORIDA STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP, SECTION 93220-2407; THE LINE IS ASSUMED TO BEAR NORTH 02'09'41" EAST AS SHOWN ON SAID PLAT AND SAID RIGHT-OF-WAY MAP AND ALL OTHER BEARINGS SHOWN HEREON ARE RELATIVE

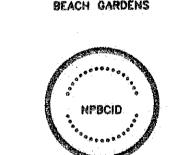
2) NO STRUCTURE OR BUILDING OR ANY KIND OF LANDSCAPING SHALL BE PLACED ON OR WITHIN ANY EASEMENT WITHOUT THE PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND THE CITY ENGINEER.

3) IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY

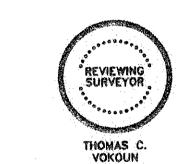
4) THERE SHALL BE NO TREES, SHRUBS OR LANDSCAPING PLACED ON WATER, SEWER OR DRAINAGE EASEMENTS, EXCEPT AS SHOWN ON THE APPROVED FINAL DEVELOPMENT PLAN AND/OR LANDSCAPE PLAN, BY THE CITY OF PALM BEACH GARDENS, FLORIDA. APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH THE APPROVAL OF THE UTILITIES OCCUPYING SAME.

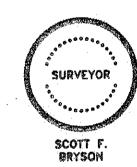
5) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL-IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

6) THIS INSTRUMENT WAS PREPARED BY SCOTT F. BRYSON, IN AND FOR THE OFFICES OF KESHAVARZ & ASSOCIATES, INC. 711 NORTH DIXIE HIGHWAY, SUITE 201, WEST PALM BEACH, FLORIDA 33401 TELEPHONE (561) 689-8600.



NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT





SURVEYOR'S CERTIFICATION:

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 ACCORDING TO SECTION 177.091 (9), FLORIDA STATUTES, WILL BE SET UNDER THE CUARANTEES POSTED WITH THE CITY OF PALM BEACH GARDENS FOR THE REQUIRED IMPROVEMENTS. AND, FURTHER, THAT THE SURVEY AND PLAT DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, ELORIDA

Scott f. Bryson PROFESSIONAL SURVEYOR AND MAPPER FLORIDA CERTIFICATE No. 5991

DATED: THIS 22 nd DAY OF _________, 2009

Z:\2007\07-012 CONFERENCE CENTER\DWG\ LOT 1 REPLAT OF HOTEL COMPLEX PLAT REPLAT.DWG CHECKED: SB PROJECT No. DATE: 06-09-08 07 - 012SCALE: N.T.S. APPROVED: SB DWG No. DO7-012P

Keshavarz & Associates, Inc. CONSULTING ENGINEERS - SURVEYORS 711 North Dixie Highway, Suite 201 West Palm Beach, Florida 33401 Tel: (561) 689-8600 Fax: (561) 689-7476 LB 4897