

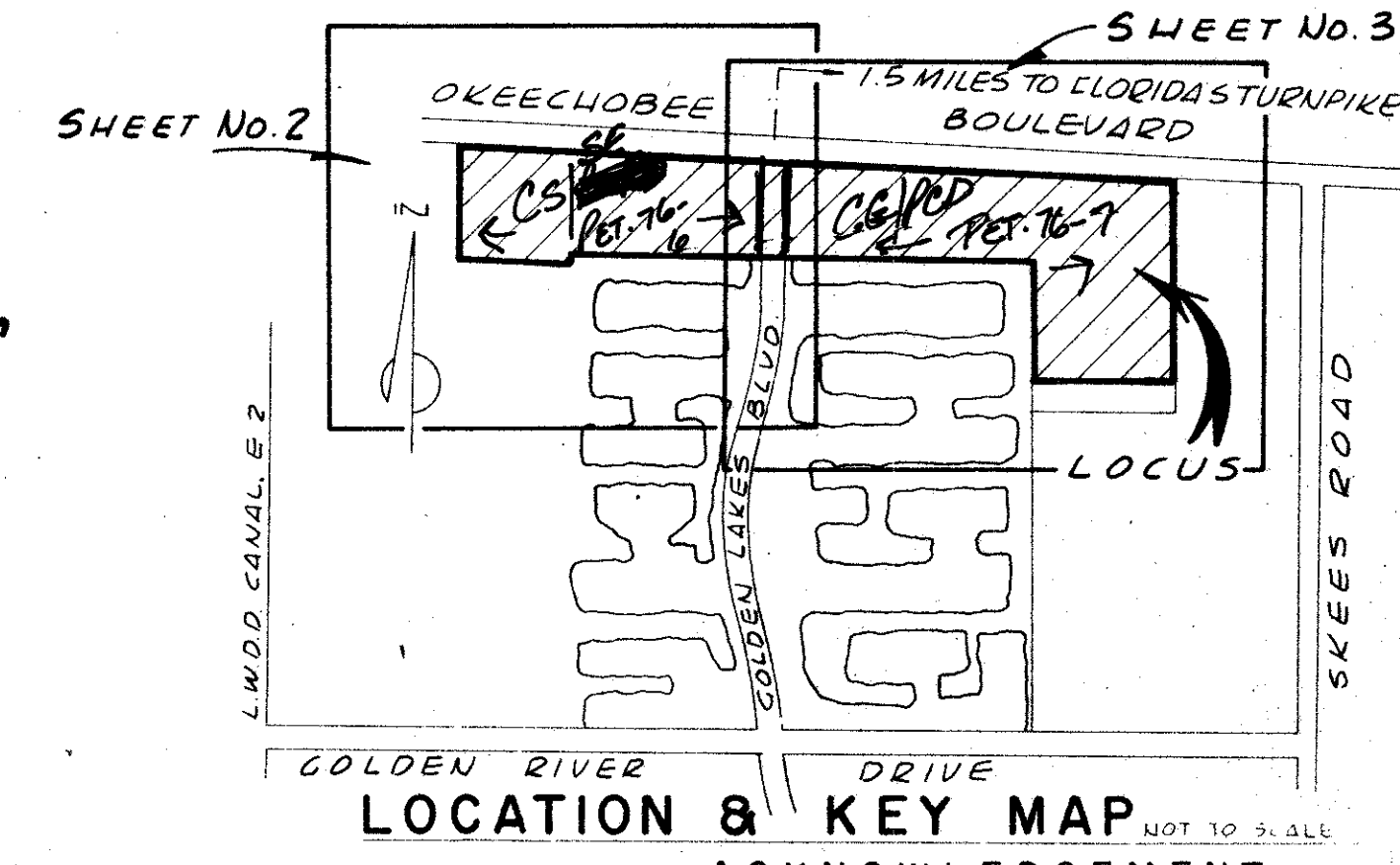
A PLANNED PROFESSIONAL OFFICE / BUSINESS PARK & A PLANNED COMMERCIAL DEVELOPMENT

GOLDEN LAKES OFFICE PARK & GOLDEN LAKES PLAZA

178

This instrument was prepared by David M. White in the office of Robert E. Owen & Associates, Inc., Engineers and Planners, Forum 111 Building 1675, Palm Beach Lakes Boulevard, West Palm Beach, Florida.

BEING A REPLAT OF A PART OF TRACTS 16,17,18,19,20 & 21 PALM BEACH FARMS COMPANY PLAT NO.9 (P.B. 5, PG. 58) AND A REPLAT OF A PART OF THE 7.75 FOOT WIDE DRAINAGE EASEMENTS LYING ON EITHER SIDE OF GOLDEN LAKES BOULEVARD, GOLDEN LAKES VILLAGE SECTION ONE (P.B. 30, Pp. 18 & 19) PALM BEACH COUNTY, FLORIDA SHEET 1 OF 3 SHEETS



25 May 1978
34 178,179+180
S. M. White

DESCRIPTION

Certain lands lying in Section 28 and 29, Township 43 South, Range 42 East, Palm Beach County, Florida, being a part of Tracts 16 through 21, inclusive, PALM BEACH FARMS COMPANY PLAT NO. 9, as same as recorded in Plat Book 5 at Page 58, Public Records of Palm Beach County, Florida, said lands being more particularly described as follows:

Tract 16 LESS the South 599 feet thereof.
The North 550 feet of Tract 17.

The North 550 feet of Tract 18 LESS all that part thereof lying easterly of the westerly right-of-way line of GOLDEN LAKES BOULEVARD as shown on GOLDEN LAKES VILLAGE SECTION ONE as same is recorded in Plat Book 30 at Pages 18 and 19, Public Records of Palm Beach County, Florida.

All that part of Tract 19 lying easterly of the easterly right-of-way line of GOLDEN LAKES BOULEVARD as shown on GOLDEN LAKES VILLAGE SECTION ONE as same is recorded in Plat Book 30 at Pages 18 and 19, Public Records of Palm Beach County, Florida, and lying northerly of GOLDEN LAKES VILLAGE SECTION FOUR as same is recorded in Plat Book 30 at Pages 197 and 198, Public Records of Palm Beach County, Florida.

All that part of Tract 20 lying northerly of GOLDEN LAKES VILLAGE SECTION FOUR as same is recorded in Plat Book 30 at Pages 197 and 198, Public Records of Palm Beach County, Florida, and lying easterly of said GOLDEN LAKES VILLAGE SECTION FOUR and of GOLDEN LAKES VILLAGE SECTION TWO as same is recorded in Plat Book 30 at Pages 50 and 51, Public Records of Palm Beach County, Florida.

Tract 21 LESS the East 75 feet thereof and LESS the South 75 feet thereof.

CONTAINING 54.3288 acres.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that ALLAN J. GLUCKSTERN and JACK TAYLOR, dba GLUCKSTERN-TAYLOR ENTERPRISES, and DANIEL L. BAKST, TRUSTEE and MID-COUNTY MEDICAL CENTER, INC., a non-profit Florida Corporation, owners of the lands shown hereon, being in Sections 28 and 29, Township 43 South, Range 42 East, Palm Beach County, Florida, and shown hereon as GOLDEN LAKES OFFICE PARK & GOLDEN LAKES PLAZA and described hereon, have caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

1. STREETS

The street shown hereon as BENOIST FARMS ROAD EXTENSION and Tracts S-1 and S-2, as shown hereon, are hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida, for the perpetual use of the public for proper purposes.

2. EASEMENTS

a) The utility easements, as shown hereon are hereby dedicated in perpetuity for the construction, operation and maintenance of utilities.

b) The drainage easements as shown hereon are hereby dedicated in perpetuity for the construction, operation and maintenance of drainage facilities.

c) The ingress-egress (service road) easements located within parcels 2 and 3, as shown hereon, are hereby dedicated to GOLDEN LAKES PROFESSIONAL PARK PROPERTY OWNERS ASSOCIATION, INC. for its perpetual non-exclusive use and shall be maintained by said Association as required by documents recorded in the office of the Clerk of the Circuit Court of Palm Beach County, Florida, Official Record Book 2855 Pages 613 and 652 for the purpose of access to and from parcels 1, 2 and 3, by the owners thereof, their lessees, invitees, heirs or assigns, and may be used by the U.S. Postal Authority, Fire and Police Departments and other Governmental or Quasi Governmental Agencies and their agents and employees while engaged in their respective official functions.

d) The ingress-egress (service road) easements located within parcel 4 as shown hereon are hereby dedicated to GOLDEN LAKES PLAZA PROPERTY OWNERS ASSOCIATION, INC. for its perpetual non-exclusive use and shall be maintained by said Association as required by documents recorded in the Office of the Clerk of the Circuit Court of Palm Beach County, Florida, Official Record Book 2855 Pages 657 and 692, for the purpose of access to and from Parcel 4 by the owners thereof, their lessees, invitees, heirs or assigns and may be used by the U.S. Postal Authority, Fire and Police Departments and other Governmental or Quasi Governmental Agencies and their agents and employees while engaged in their respective official functions.

e) The landscaping, maintenance and sign easements located with parcels 1, 2 and 3, as shown hereon, are hereby dedicated in perpetuity to GOLDEN LAKES PROFESSIONAL PARK PROPERTY OWNERS ASSOCIATION, INC. and shall be maintained by the just said Association, for the purpose of the construction and maintenance of signs and landscaping, and for the maintenance of nearby lakes.

f) The landscaping, maintenance and sign easements located with parcel 4, as shown hereon, are hereby dedicated in perpetuity to GOLDEN LAKES PLAZA PROPERTY OWNERS ASSOCIATION, INC. and shall be maintained by the just said Association for the purpose of the construction and maintenance of signs and landscaping and for the maintenance of nearby lakes.

3. OTHER PARCELS

a) Parcel W-1, as shown hereon, is hereby dedicated to GOLDEN LAKES PROFESSIONAL PARK PROPERTY OWNERS ASSOCIATION, INC. and shall be maintained by the just said Association.

b) Parcel W-2, as shown hereon, is hereby dedicated to GOLDEN LAKES PLAZA PROPERTY OWNERS ASSOCIATION, INC. and shall be maintained by the just said Association.

DEDICATION, (CONT'D.)

IN WITNESS WHEREOF, we, ALLAN J. GLUCKSTERN and JACK TAYLOR, dba GLUCKSTERN-TAYLOR ENTERPRISES, do hereunto set our hands and seals this 3rd day of JANUARY, A.D. 1978.

Witnesses: Allan J. Gluckstern, Jack Taylor

IN WITNESS WHEREOF, I, DANIEL L. BAKST, TRUSTEE, do hereunto set my hand and seal this 3rd day of JANUARY, A.D., 1978.

Witness: Daniel L. Bakst

IN WITNESS WHEREOF, the above named corporation has caused these presents to be signed by its PRESIDENT and attested by its SECRETARY and its corporate seal to be affixed hereto by and with the authority of the Board of Directors this 10th day of JANUARY, A.D. 1978.

Witness: Daniel L. Bakst, Trustee

ATTEST:

Lee Mosher

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF PALM BEACH

Before me personally appeared ALLAN J. GLUCKSTERN and JACK TAYLOR, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument and they severally acknowledged to and before me that they executed such instrument for the purposes expressed therein.

WITNESS my hand and official seal, this 10th day of JANUARY, A.D., 1978.

Notary Public: Karen J. Wilcox

My Commission Expires: MAY 12, 1981

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF PALM BEACH

Before me personally appeared DANIEL L. BAKST, TRUSTEE, to me well known and known to me to be the person described in and who executed the foregoing instrument, and he acknowledged to and before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 31st day of JANUARY, A. D., 1978.

Notary Public: Daniel Christian

My Commission Expires: 9/4/79

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF PALM BEACH

Before me personally appeared LAURENCE M. RING and LEO MOSHER, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as PRESIDENT and SECRETARY of MID-COUNTY MEDICAL CENTER, INC., a non-profit corporation of the State of Florida, and they severally acknowledged to and before me that they executed such instrument as such officers 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 10th day of JANUARY, A.D. 1978.

Notary Public: Karen J. Wilcox

My Commission Expires: 5/12/81

MORTGAGEE'S CONSENT

STATE OF FLA., COUNTY OF DADE

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 the dedication hereon by the owner thereof and agrees that its mortgage, which is recorded in Official Record Book 2068 at Pages 120 through 121, Public Records of Palm Beach County, Florida, shall be subordinated to the said dedication shown hereon.

IN WITNESS WHEREOF, INTERCONTINENTAL BANK OF MIAMI BEACH

Witness: Exec. Vice President, Asst. Vice President

Notary Public: Donald E. Knealy

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF PALM BEACH

Before me personally appeared DONALD E. WHEELER and BLANCA M. PARET, to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as EXEC. V. PRESIDENT and ASST. V. PRESIDENT of INTERCONTINENTAL BANK OF MIAMI BEACH, a FLA. BANKING CORP., and they severally acknowledged to and before me that they executed such instrument as such officers 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 3rd day of JANUARY, A.D. 1978.

Notary Public: June B. Eefting

My Commission Expires: 4/21/80

MORTGAGEE'S CONSENT

STATE OF FLORIDA, COUNTY OF PALM BEACH

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 the dedication hereon by the owner thereof and agrees that its mortgage, which is recorded in Official Record Book 2572 at Pages 5 through 6, Public Records of Palm Beach County, Florida, shall be subordinated to the said dedication shown hereon.

IN WITNESS WHEREOF, CITIZENS BANK OF PALM BEACH COUNTY

Witness: President, Executive Vice Pres.

Notary Public: Laurence

ACKNOWLEDGEMENT

STATE OF FLORIDA, COUNTY OF PALM BEACH

Before me personally appeared J. M. ... and J. ... to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as EXEC. V. PRES. and ASST. V. PRES. of INTERCONTINENTAL BANK OF MIAMI BEACH, a FLA. BANKING CORP., and they severally acknowledged to and before me that they executed such instrument as such officers 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 27th day of JANUARY, A.D. 1978.

Notary Public

TITLE CERTIFICATION

STATE OF FLORIDA, COUNTY OF PALM BEACH

We, ATLANTIC TITLE DIVISION OF LAWYERS TITLE INSURANCE CORPORATION, a title insurance company 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 ALLAN J. GLUCKSTERN and JACK TAYLOR dba Gluckstern-Taylor Enterprises, and in DANIEL L. BAKST, TRUSTEE and in MID-COUNTY MEDICAL CENTER, INC., a non-profit Florida Corporation; that the current taxes have been paid and that the property is encumbered by the mortgages shown hereon; and that we find that all mortgages are shown and are true and correct.

Date: March 3, 1978

Notary Public: Vance

My Commission Expires: 1/2/79

COUNTY APPROVALS

COUNTY ENGINEER

This plat is hereby approved for record, this 23 day of MAY, A.D. 1978.

Notary Public: Herbert F. Kahlert, P.E.

My Commission Expires: 1/2/79

BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record, this 23 day of May, A.D. 1978.

Notary Public: Rose Park

My Commission Expires: 1/2/79

ATTEST: John B. Dunkle, CLERK Board of County Commissioners

Notary Public: Margaret A. Jennings

My Commission Expires: 1/2/79

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY that the plat shown hereon 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 and that Permanent Reference Monuments (P.R.M.'s) have been placed as required by law and Permanent Control Points (P.C.P.'s) will be set under the guarantee of performance bond with the Board of County Commissioners, Palm Beach County, for the Required Improvements and I further certify that the survey data complies with all the requirements of Chapter 177 F.S., as amended, and ordinances of Palm Beach County.

DATE: May 5, 1978

Notary Public: David M. White

GOLDEN LAKES OFFICE PARK & PLAZA

Table with 4 columns: Field Book No. G-75 Pg. 36, Design, Draw, Check, Field, G. DIMMER; ROBERT E. OWEN & ASSOCIATES, INC. ENGINEERS - PLANNERS - SURVEYORS WEST PALM BEACH FLORIDA; GOLDEN LAKES OFFICE PARK 8 GOLDEN LAKES PLAZA SHEET ONE OF THREE SHEETS; 77-213, Date: May 25, 1978, 3, BF 2208 G