BEING A PORTION OF SECTION 30, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA. 1987 JUNE.

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

1. EASEMENTS:

- A. UTILITY EASEMENTS THE UTILITY EASIMENTS AS SHOWN ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES.
- B. DRAINAGE EASEMENTS THE DRAINAGE EXSEMENTS AS SHOWN ARE HEREBY DEDICATED TO FRENCHMAN'S CREEK PROPERTY OWNERS' ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS. FOR THE PROPER PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY AND WITHOUT RECOURSE TO THE NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT. PALM BEACH COUNTY RESERVES THE RIGHT, BUT NOT THE OBLIGATION. TO MAINTAIN THOSE FORTIONS OF THE PRIVATELY DEDICATED DRAINAGE SYSTEM THAT SERVES TO DRAIN SURFACE WATERS FROM ANY PUBLIC LANDS.
- C. STREETS EASEMENTS ARE HEREBY GRANTED WITHIN THE TRACTS FOR PRIVATE ROAD PURPOSES AS DEDICATED HEREON FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC AND PRIVATE UNDERGROUND UTILITIES.
- D. LIMITED ACCESS EASEMENTS THE LIMITED ACCESS EASEMENTS AS SHOWN HEREON ARE HEREPY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA FOR THE PURPOSES OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.
- THE 20 FOOT MAINTENANCE EASEMENTS SHOWN WITHIN THE WATER MANAGEMENT TRACTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE FRENCHMAN'S CREE! PROPERTY OWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH
- F. INGRESS-EGRESS EASEMENT AN INGRESS-EGRESS EASEMENT OVER ALL OF FRENCHMAN'S GREEK DRIVE, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT FOR ACCESS FOR WATER MANAGEMENT PURPOSES.

2. TRACTS:

- A. THE WATER MANAGEMENT TRACTS AS SHOWN ARE HEREBY DEDICATED TO FRENCHMAN'S CREEK PROPERTY OWNERS' ASSOCIATION. INC., ITS SUCCESSORS AND ASSIGNS, FOR THE PROPER PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY, AND WITHOUT RECOURSE TO THE NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT.
- B. LANDSCAPE BUFFER TRACTS (TRACT "L") AS SHOWN HEREON ARE HEREBY DEDICATED TO THE FRENCHMAN'S CREEK PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS IND ASSIGNS FOR LANDSCAPE BUFFER PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSCCIATION. ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY.
- 3. TRACTS FOR PRIVATE ROAD PURPOSES SHOWN AS:
- A. FRENCHMAN'S CREEK DRIVE
- B. BURGUNDY DRIVE NORTH C. BURGUNDY DRIVE SOUTH

ARE HEREBY DEDICATED TO THE FRENCHMAN'S CREEK PROPERTY OWNER'S ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR PRIVATE ROAD PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY NOR NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT.

IN WITNESS WHEREOF. THE ABOVE-NAMED PARTIES HAVE CAUSED THESE PRESENTS TO BE SIGNED THIS ______ DAY OF _____.

HAFT-GAINES ASSOCIATES, A FLORIDA GENERAL PARTNERSHIP.

BY: H-G ASSOCIATES. LTD.. A FLORIDA LIMITED PARTNERSHIP AND GENERAL PARTNER OF HAFT-GAINES ASSOCIATES.

BY: HAFT-GAINES GROUP. INC., A FLORIDA CORPORATION AND

CORPORATE GENERAL PARTNER OF H-G ASSOCIATES. LTD.

OWNERS OF THE LAND SHOWN HEREON. BEING A PORTIOLOF SECTION 30.
TOWNSHIP 41 SOUTH. RANGE 43 EAST. PALM BEACH COINTY. FLORIDA;
SHOWN HEREON AS PLAT OF FRENCHMAN'S CREEK PARCE E-1; BEING MORE

SHEET 4

VICINITY MAP N.T.S.

KNOW ALL MEN BY THESE PRESENTS THAT HAFT-GAINES ASSOCIATES, A

By: H-G Associates, Ltd., a Florida Limited Partnership and

AND CORPORATE GENERAL PARTNER OF H-G ASSOCIATES, LTD.

GENERAL PARTNER OF HAFT-GAINES ASSOCIATS:

BY: HAFT-GAINES GROUP, INC., A FLORIDA CORPIRATION AND

DONALD ROSS ROAD

DEDICATION

FLORIDA GENERAL PARTNERSHIP.

PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LYING IN THE SOUTHEAST ONE-QUARTER OF SECTION 30. Township 41 South. Range 43 East, Pilm Beach County. FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE EAST ONE-QUARTER CORNER OF SAID SECTION 30: THENCE SOUTH 01° 59' 49" WEST ALONG THE EAST LINE OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 30 A DISTANCE OF 1.754.91 FEET TO A POINT: THENCE NORTH 88" 00' 11" WEST A DISTANCE OF 110.00 FEET TO A POINT: THENCE SOUTH 01° 59' 49" WEST A DISTANCE OF 274.55 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 550.00 FEET AND A CENTRAL ANGLE OF 21° 38' 35"; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 207.76 FEET TO POINT ON A NON-TANGENT LINE; THENCE NORTH 43° 29' 34" WEST A TO POINT ON A NON-TANGENT LINE; THENCE NORTH 43° 29' 34" WEST A DISTANCE OF 364.35 FEET TO A POINT: THENCE NORTH 08° 44' 20" WEST A DISTANCE OF 132.10 FEET TO A POINT; THENCE NORTH 03° 29' 10" EAST A DISTANCE OF 325.08 FEET TO A POINT; THENCE NORTH 65° 01' 10" WEST A DISTANCE OF 752.77 FEET TO A POINT; THENCE NORTH 41° 17' 22" WEST A DISTANCE 58.25 FEET TO A POINT; THENCE NORTH 33° 17' 38" WEST A DISTANCE OF 46.28 FEET TO A POINT; THENCE NORTH 73° 02' 04" WEST A DISTANCE OF 227.65 FEET TO A POINT; THENCE NORTH 61° 08' 59" WEST A DISTANCE OF 178.15 FEET TO A POINT; THENCE NORTH 02° 07' 23" EAST A DISTANCE OF 273.94 FEET TO POINT; THENCE NORTH 89° 41' 06" EAST A DISTANCE OF 714.10 FEET TO A POINT; THENCE NORTH 84° 22' 37" EAST A DISTANCE OF 332.82 FEET TO A POINT; THENCE NORTH 84° 22' 37" EAST A DISTANCE OF 388.78 FEET TO A POINT ON A CURVE CONCAVE TO THE EAST, HAVING A RADIUS OF 7.240.79 FEET, A CENTRAL ANGLE OF 02° 13' 12" AND A RADIAL BEARING AT THIS POINT OF SOUTH 85' 15' 56" EAST; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 280.55 FEET NORTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 280.55 FEET TO A POINT ON THE EASTERLY BOUNDARY OF THE PLAT OF FRENCHMAN'S CREEK. PARCEL D. AS RECORDED IN PLAT BOOK 55. PAGES 40 THROUGH 44. OF THE PUBLIC RECORDS OF PALM BEACH COUNTY. FLORIDA: THENCE CONTINUE NORTHERLY ALONG THE NORTHERLY PROLONGATION OF THE LAST DESCRIBED COURSE THROUGH A CENTRAL ANGLE OF 01° 55' 47" A DISTANCE OF 243.87 FEET TO A POINT ON THE SOUTHERLY LINE OF THE PLAT OF FRENCHMAN'S CREEK PARCEL B AS RECORDED IN PLAT BOOK 55.

PAGES 130 THROUGH 136. OF THE PUBLIC RECORDS OF PALM BEACH COUNTY. FLORIDA: THENCE RADIALLY SOUTH 81° 06' 57" EAST A DISTANCE OF 80.00 FEET TO A POINT ON A CONCENTRIC CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 7.160.79 FEET AND A CENTRAL ANGLE OF 00° 45° 30"; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 94.77 FEET TO THE POINT OF BEGINNING.

BEARINGS RECITED HEREIN REFER TO AN ASSUMED BEARING OF SOUTH 01° 59° 49" WEST ALONG THE EAST LINE OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 30 AND ALL OTHER BEARINGS ARE RELATIVE THERETO.

CONTAINING IN ALL 29.614 ACRES MORE OR LESS.

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JACK GAINES AND BURT HAFT. TO ME WELL KNOWN. AND RNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND SECRETARY OF HAFT-GAINES GROUP. INC., A FLORIDA CORPORATION. AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION. AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

MOTARY MIRLIC, STATE OF FLORIDS MY COMMENCE EXPINES HINE AN ARRAY AREA

MORTGAGEE'S CONSENT

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 OWNER THEREOF AND AGREES THAT ITS MORTGAGE, WHICH IS RECORDED IN OFFICIAL RECORD BOOK 4752 AT PAGE 1647 OF THE PUBLIC RECORDS OF PAIN 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 ITS _______ AND ATTESTED TO BY ITS ______ AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS ______ DAY OF ______. 19

JOHN D. AND CATHERINE T. MACARTHUR FOUNDATION. AN ILLINOIS. NOT FOR PROFET. CORPORATION

OF THE JOHN D. AND CATHERINE T. MACARTHUR FOUNDATION. AN ILLINOIS. NOT FOR PROFIT. CORPORATION AND 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 ____ MY COMMISSION EXPIRES:

FRENCHMAN'S CREEK PARCEL EI (A PUD.

R.M. RODANO 1987

W. D. JORDAN

SHEET INDEX

SHEET NO. 1 SIGNATURE SHEET SHEET NO. 2 SIGNATURE SHEET SHEET NO. 3 LOT LAYOUT SHEET SHEET NO. 4 LOT LAYOUT SHEET

TABULAR DATA

NO. UNITS = 29 = LOZUNITS/ACRE

1805

HAFT - GAINES GROUP

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MACARTHUR