

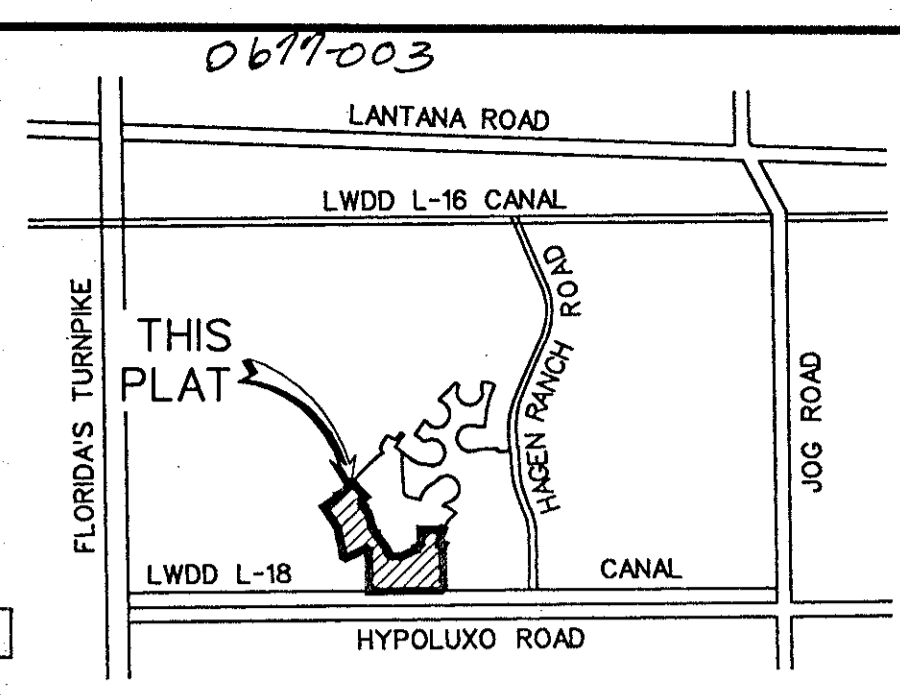
THIS INSTRUMENT WAS PREPARED BY:

**JEFF S. HODAPP OF**  
**CARMAHAN-PROCTOR AND ASSOCIATES, INC.**  
**CONSULTING ENGINEERS**  
 SURVEYORS ENGINEERS PLANNERS  
 6191 WEST ATLANTIC BLVD., MARGATE, FLORIDA 33063  
 DECEMBER 1997 950508K JSH

SMITH DAIRY EAST P.U.D.

# SMITHBROOKE

A REPLAT OF A PORTION OF BLOCK 38, "PALM BEACH FARMS CO. PLAT NO. 3"  
 (P.B.2, PGS.45-54, P.B.C.R.) AND THE RIGHTS-OF-WAY INCLUDED THEREIN,  
 IN SECTION 4, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA



# 28

STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 THIS PLAT WAS FILED FOR  
 RECORD AT 8:10 AM  
 THIS 5th DAY OF August,  
 1998, AND DULY RECORDED  
 IN PLAT BOOK 83 ON PAGES  
 28 THROUGH 31.  
 DOROTHY H. WILKEN, CLERK  
 By: *L. J. Hodapp*

SHEET 1 OF 4 SHEETS

**KEY MAP**  
 NOT TO SCALE

*PET. 95-87  
 Aug. 11 1998  
 5/2/2/E*



**ACREAGE TABULATION**

TRACTS A-1 - A-6	3.853 AC.
TRACTS B-1 - B-4	2.073 AC.
TRACT C	1.552 AC.
TRACTS D-1 - D-3	1.964 AC.
TRACTS E-1 - E-12	6.795 AC.
LOTS 1-240	9.031 AC.
TOTAL	25.268 AC.

### DESCRIPTION, DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS, THAT TRANSEASTERN PROPERTIES, INC., A FLORIDA CORPORATION, OWNERS OF THE LANDS SHOWN HEREON, BEING A REPLAT OF A PORTION OF BLOCK 38, "PALM BEACH FARMS CO. PLAT NO. 3", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND OF THE RIGHTS OF WAY INCLUDED THEREIN, SAID PORTION BEING IN SECTION 4, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, AND SHOWN HEREON AS "SMITHBROOKE", AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF TRACT E, LAKEVIEW ESTATES PHASE 1, AS RECORDED IN PLAT BOOK 81, PAGES 58-63 OF SAID PUBLIC RECORDS; THENCE SOUTH 89°07'17" WEST ALONG THE SOUTH LINE OF TRACTS 122-128 OF SAID BLOCK 38, A DISTANCE OF 994.91 FEET; THENCE NORTH 00°52'43" WEST, A DISTANCE OF 629.00 FEET; THENCE SOUTH 63°39'40" WEST, A DISTANCE OF 387.65 FEET; THENCE NORTH 11°14'29" WEST, A DISTANCE OF 444.57 FEET; THENCE NORTH 31°00'39" WEST ON A LINE RADIAL TO THE NEXT DESCRIBED CURVE, A DISTANCE OF 350.00 FEET TO A POINT ON THE ARC OF A CIRCULAR CURVE TO THE LEFT; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 915.00 FEET AND A CENTRAL ANGLE OF 14°27'13", A DISTANCE OF 230.82 FEET TO THE POINT OF TANGENCY; THENCE NORTH 44°32'08" EAST, A DISTANCE OF 285.00 FEET; THENCE SOUTH 43°12'52" EAST, A DISTANCE OF 272.86 FEET; THENCE SOUTH 46°47'08" WEST, A DISTANCE OF 55.00 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE SOUTHWESTERLY, SOUTHERLY, AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 53.00 FEET AND A CENTRAL ANGLE OF 83°00'00", A DISTANCE OF 76.78 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 36°12'52" EAST, A DISTANCE OF 64.00 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE SOUTHEASTERLY, AND SOUTHERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 400.00 FEET AND A CENTRAL ANGLE OF 26°25'27", A DISTANCE OF 184.48 FEET TO THE POINT OF REVERSE CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE SOUTHERLY, AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 500.00 FEET AND A CENTRAL ANGLE OF 25°25'27", A DISTANCE OF 221.87 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 35°12'52" EAST, A DISTANCE OF 153.00 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 800.00 FEET AND A CENTRAL ANGLE OF 12°20'08", A DISTANCE OF 172.24 FEET TO THE POINT OF REVERSE CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE SOUTHEASTERLY, AND EASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 60.00 FEET AND A CENTRAL ANGLE OF 67°59'59", A DISTANCE OF 71.21 FEET TO THE POINT OF TANGENCY; THENCE NORTH 89°07'17" EAST, A DISTANCE OF 134.17 FEET; THENCE NORTH 62°07'17" EAST, A DISTANCE OF 204.99 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 60.00 FEET AND A CENTRAL ANGLE OF 22°00'00", A DISTANCE OF 23.04 FEET TO THE POINT OF TANGENCY; THENCE NORTH 40°07'17" EAST, A DISTANCE OF 72.30 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE NORTHEASTERLY, AND NORTHERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 60.00 FEET AND A CENTRAL ANGLE OF 41°00'00", A DISTANCE OF 42.94 FEET TO THE POINT OF TANGENCY; THENCE NORTH 00°52'43" WEST, A DISTANCE OF 171.91 FEET; THENCE NORTH 89°07'17" EAST, A DISTANCE OF 306.94 FEET TO A POINT ON THE ARC OF A CIRCULAR CURVE TO THE LEFT, AT WHICH THE RADIUS POINT BEARS SOUTH 66°08'49" EAST; THENCE SOUTHWESTERLY, AND SOUTHERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 490.00 FEET AND A CENTRAL ANGLE OF 24°43'54", A DISTANCE OF 211.51 FEET; THENCE NORTH 89°07'17" EAST ALONG A LINE NON-RADIAL TO THE NEXT DESCRIBED CURVE, A DISTANCE OF 43.24 FEET TO A POINT ON THE ARC OF A CIRCULAR CURVE TO THE LEFT, AT WHICH THE RADIUS POINT BEARS SOUTH 83°34'51" EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 400.00 FEET AND A CENTRAL ANGLE OF 07°17'52", A DISTANCE OF 50.95 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 00°52'43" EAST, A DISTANCE OF 579.19 FEET; THENCE SOUTH 44°07'17" WEST, A DISTANCE OF 42.43 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, AND CONTAIN 25.268 ACRES, MORE OR LESS.

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

- TRACT "A-1", AS SHOWN HEREON, IS HEREBY RESERVED FOR THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE STREET PURPOSES AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACT "B-1", "B-2", "B-3", AND "B-4", AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR RESIDENTIAL ACCESS STREET PURPOSES AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACTS "B-1", "B-2", "B-3", AND "B-4", AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, AS A PARKING TRACT SERVING ABUTTING LOTS FOR INGRESS, EGRESS, UTILITIES, DRAINAGE, AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACT "C", (THE RECREATION AREA), IS HEREBY RESERVED FOR THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR RECREATIONAL PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACTS "D-1" AND "D-2", AS SHOWN HEREON ARE HEREBY RESERVED FOR THE SMITH DAIRY CENTRAL MAINTENANCE ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE BUFFER PURPOSES, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. THE AREAS OF THIS TRACT ENCUMBERED BY EASEMENTS ARE SUBJECT TO NOTE #2 CONTAINED HEREON.

- TRACT "D-3" AS SHOWN HEREON IS HEREBY RESERVED FOR THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE BUFFER PURPOSES, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. THE AREAS OF THESE TRACTS ENCUMBERED BY EASEMENTS ARE SUBJECT TO NOTE #2 CONTAINED HEREON.
- TRACTS "E-1", "E-2", "E-3", "E-4", "E-5", "E-6", "E-7", "E-8", "E-9", "E-10", "E-11", AND "E-12", AS SHOWN HEREON ARE HEREBY RESERVED FOR THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. THE AREAS OF THESE TRACTS ENCUMBERED BY EASEMENTS ARE SUBJECT TO NOTE #2 CONTAINED HEREON.
- THE DRAINAGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE SMITH DAIRY CENTRAL MAINTENANCE ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR CONSTRUCTION, OPERATION, AND MAINTENANCE OF STORMWATER AND DRAINAGE FACILITIES. THE MAINTENANCE OF ALL FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE SMITH DAIRY CENTRAL MAINTENANCE ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, LAKE MAINTENANCE ACCESS EASEMENTS, AND PRIVATE ROADS ASSOCIATED WITH SAID DRAINAGE SYSTEM.
- 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 LIMITED ACCESS EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

IN WITNESS WHEREOF, TRANSEASTERN PROPERTIES, INC., A FLORIDA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 22nd DAY OF June, 1998.

WITNESS: *Cora DiFiore*  
 PRINT NAME: CORA DiFiore

WITNESS: *Alan J. Polin*  
 PRINT NAME: ALAN J. POLIN

BY: *Arthur J. Falcone*  
 ARTHUR J. FALCONE, PRESIDENT

**ACKNOWLEDGEMENT**

STATE OF FLORIDA )  
 COUNTY OF BROWARD ) SS

BEFORE ME PERSONALLY APPEARED ARTHUR J. FALCONE, WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF TRANSEASTERN PROPERTIES, INC., A FLORIDA CORPORATION, AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, THAT THE SEAL AFFIXED HERETO IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED HERETO 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 22nd DAY OF June, 1998.

MY COMMISSION EXPIRES: *Cora DiFiore*  
 NOTARY PUBLIC-STATE OF FLORIDA  
 COMMISSION NO.

**TITLE CERTIFICATION**

STATE OF FLORIDA )  
 COUNTY OF BROWARD ) SS

I, ALAN J. POLIN, 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 TRANSEASTERN PROPERTIES, INC., A FLORIDA CORPORATION; 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 THIS PLAT.

BY: *Alan J. Polin 6/22/98*  
 ALAN J. POLIN  
 ATTORNEY AT LAW

**COUNTY ENGINEER**

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33, AND IN ACCORDANCE WITH SEC. 177.071(2), F.S., THIS 3rd DAY OF Aug, 1998.

BY: *George F. Webb*  
 GEORGE F. WEBB, P.E.  
 COUNTY ENGINEER

**ACCEPTANCE OF RESERVATIONS**

STATE OF FLORIDA )  
 COUNTY OF PALM BEACH ) SS

THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC. HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 27th DAY OF May, 1998.

WITNESS: *Charles Grell*  
 PRINT NAME: Charles Grell

WITNESS: *Judith Wunch*  
 PRINT NAME: JUDITH WUNCH

BY: *Ronald L. Yuter*  
 RONALD L. YUTER  
 PRESIDENT

**ACKNOWLEDGEMENT**

STATE OF FLORIDA )  
 COUNTY OF PALM BEACH ) SS

BEFORE ME PERSONALLY APPEARED RONALD L. YUTER, WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF THE SMITHBROOKE HOMEOWNERS ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION, AND ACKNOWLEDGED TO AND BEFORE ME THAT (S)HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 May, 1998.

MY COMMISSION EXPIRES: *Debra A. Fullen*  
 COMMISSION NO. NOTARY PUBLIC-STATE OF FLORIDA

**ACCEPTANCE OF RESERVATIONS**

STATE OF FLORIDA )  
 COUNTY OF PALM BEACH ) SS

THE SMITH DAIRY CENTRAL MAINTENANCE ASSOCIATION, INC. HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 19th DAY OF June, 1998.

WITNESS: *Jeff Butcher*  
 PRINT NAME: JEFF BUTCHER

WITNESS: *Debra A. Fullen*  
 PRINT NAME: Debra A. Fullen

BY: *Jack D. Butcher*  
 JACK D. BUTCHER  
 PRESIDENT

**ACKNOWLEDGEMENT**

STATE OF FLORIDA )  
 COUNTY OF PALM BEACH ) SS

BEFORE ME PERSONALLY APPEARED JACH D. BUTCHER, WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF THE SMITH DAIRY CENTRAL MAINTENANCE ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION, AND ACKNOWLEDGED TO AND BEFORE ME THAT (S)HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 19th DAY OF June, 1998.

MY COMMISSION EXPIRES: *Debra A. Fullen*  
 COMMISSION NO. NOTARY PUBLIC-STATE OF FLORIDA

**P.U.D. STATISTICS**

PETITION NO. PDD 95-87  
 ACREAGE 25.268 AC.  
 UNITS 240  
 DENSITY 9.50 D.U./AC.  
 TYPE OF UNITS TOWNHOMES

### MORTGAGEE'S CONSENT

STATE OF FLORIDA )  
 COUNTY OF BROWARD ) SS

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 10477 AT PAGE 1133 OF THE PUBLIC RECORDS OF PALM 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 VICE-PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 2nd DAY OF June, 1998.

WITNESS: *Cora DiFiore*  
 PRINT NAME: CORA DiFiore

WITNESS: *Alan J. Polin*  
 PRINT NAME: ALAN J. POLIN

BY: *David Albright*  
 NAME: David Albright  
 VICE-PRESIDENT

**ACKNOWLEDGEMENT**

STATE OF FLORIDA )  
 COUNTY OF BROWARD ) SS

BEFORE ME PERSONALLY APPEARED DAVID ALBRIGHT, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE-PRESIDENT OF CITY NATIONAL BANK OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT (S)HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 22nd DAY OF JUNE, 1998.

MY COMMISSION EXPIRES: *Alan J. Polin*  
 COMMISSION NO. NOTARY PUBLIC - STATE OF FLORIDA

**SURVEYOR'S CERTIFICATE**

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") WILL BE SET UNDER GUARANTEES POSTED WITH THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

BY: *Jeff S. Hodapp*  
 JEFF S. HODAPP, DATE 5-21-98  
 SURVEYOR AND MAPPER  
 FLORIDA LICENSE NO. LS5111

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# 0677-003

TAB 94Z  
 38436  
 SMITH DAIRY EAST P.D.  
 DATE: 21-May-98