

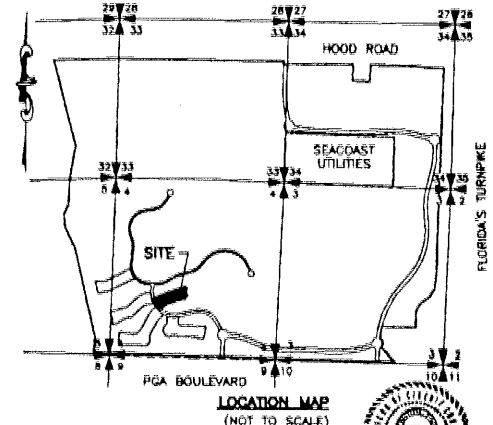
66

STATE OF FLORIDA
 COUNTY OF PALM BEACH

THIS PLAT WAS FILED FOR RECORD ON 11 DAY OF December AD. 2000 AND DULY RECORDED IN PLAT BOOK 89 ON PAGES 66

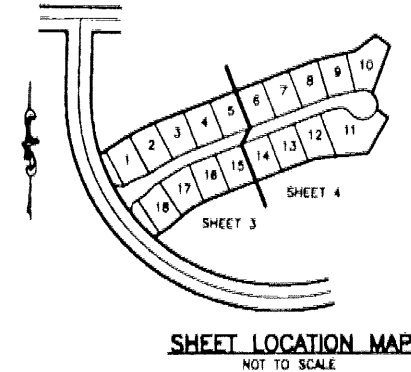
DOROTHY H. WILKEN, CLERK
 BY: *[Signature]* D.C.

CIRCUIT COURT SEAL



MIRASOL PARCEL ONE

PART OF GOLF DIGEST P.C.D.
 SECTION 4, TOWNSHIP 42 SOUTH, RANGE 42 EAST,
 CITY OF PALM BEACH GARDENS,
 PALM BEACH COUNTY, FLORIDA
 NOVEMBER, 2000 SHEET 1 OF 4



DEDICATION

KNOWN ALL MEN BY THESE PRESENTS THAT TAYLOR WOODROW COMMUNITIES AT MIRASOL, LTD., A FLORIDA LIMITED PARTNERSHIP, LICENSED TO DO BUSINESS IN FLORIDA, OWNER OF THE LAND SHOWN HEREON, BEING IN SECTION 4, TOWNSHIP 42 SOUTH, RANGE 42 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA AND BEING PART OF GOLF DIGEST P.C.D., AND SHOWN HEREON AS "MIRASOL PARCEL ONE", BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND SITUATE IN SECTION 4, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 4; THENCE NORTH 01°54'07" EAST, ALONG THE WEST LINE OF SAID SECTION 4, A DISTANCE OF 1804.84 FEET; THENCE SOUTH 88°05'53" EAST, DEPARTING SAID WEST LINE, A DISTANCE OF 1365.83 FEET TO THE POINT OF BEGINNING; THENCE NORTH 57°23'40" EAST, A DISTANCE OF 105.75 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 885.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11°26'33", AN ARC DISTANCE OF 132.81 FEET TO THE POINT OF TANGENCY; THENCE NORTH 88°50'13" EAST, A DISTANCE OF 805.14 FEET; THENCE NORTH 77°08'47" EAST, A DISTANCE OF 111.83 FEET; THENCE NORTH 55°55'31" EAST, A DISTANCE OF 120.88 FEET; THENCE SOUTH 52°47'11" EAST, A DISTANCE OF 70.87 FEET; THENCE SOUTH 20°03'11" WEST, A DISTANCE OF 183.18 FEET TO THE POINT ON THE ARC OF A CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 53.00 FEET FROM WHICH A RADIAL LINE BEARS SOUTH 40°58'21" WEST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 88°45'27", AN ARC DISTANCE OF 61.75 FEET; THENCE SOUTH 52°19'48" EAST, ALONG A NON-RADIAL LINE TO THE LAST DESCRIBED CURVE, A DISTANCE OF 50.48 FEET; THENCE SOUTH 29°11'51" WEST, A DISTANCE OF 145.00 FEET; THENCE SOUTH 84°29'44" WEST, A DISTANCE OF 188.17 FEET; THENCE SOUTH 68°50'13" WEST, A DISTANCE OF 401.23 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 355.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°45'09", AN ARC DISTANCE OF 140.87 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 46°05'04" WEST, A DISTANCE OF 8.07 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 245.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11°18'58", AN ARC DISTANCE OF 48.38 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 87°23'40" WEST, A DISTANCE OF 81.12 FEET TO THE POINT ON THE ARC OF A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 880.00 FEET FROM WHICH A RADIAL LINE BEARS NORTH 42°07'58" EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°31'28", AN ARC DISTANCE OF 382.27 FEET TO THE POINT OF BEGINNING.

CONTAINING 343,970.04 SQUARE FEET OR 7.90 ACRES, MORE OR LESS. HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- TRACT A, AS SHOWN HEREON, IS HEREBY DEDICATED TO CAPRI AT MIRASOL PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE STREET, DRAINAGE, UTILITY AND OTHER PURPOSES NOT INCONSISTENT WITH THIS DEDICATION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS AND WITHOUT RECOURSE TO NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.
- TRACTS B AND C, AS SHOWN HEREON, ARE HEREBY RESERVED FOR CAPRI AT MIRASOL PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE, LANDSCAPING AND SIGNAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.
- THE UTILITY EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER PUBLIC UTILITIES.
- THE PEDESTRIAN ACCESS EASEMENT, AS SHOWN HEREON, IS DEDICATED TO MIRASOL MASTER MAINTENANCE ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR PEDESTRIAN ACCESS PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF PALM BEACH GARDENS.

5. A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER TRACT A IS HEREBY DEDICATED TO SEACREST UTILITY AUTHORITY, ITS SUCCESSORS AND ASSIGNS, FOR ACCESS PURPOSES ONLY, SAID LAND BEING THE PERPETUAL MAINTENANCE OBLIGATION OF CAPRI AT MIRASOL PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS. A NON-EXCLUSIVE EASEMENT ON, OVER AND UNDER STREET TRACT A IS HEREBY DEDICATED TO SEACREST UTILITY AUTHORITY, ITS SUCCESSORS AND ASSIGNS, FOR INSTALLATION, OPERATION AND MAINTENANCE OF WATER AND SEWER FACILITIES, AND NO ABOVE GROUND UTILITIES OR APPURTENANCES THERETO ARE TO BE CONSTRUCTED THAT WOULD OBSTRUCT OR PREVENT ACCESS OVER TRACT A.

6. AN INGRESS-EGRESS EASEMENT OVER ALL OF TRACT A, AS SHOWN HEREON, IS HEREBY DEDICATED IN PERPETUITY ON A NON-EXCLUSIVE BASIS TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPICID), INCLUDING ITS STAFF AND AUTHORIZED CONSULTANTS, CONTRACTORS AND AGENTS, FOR PEDESTRIAN, VEHICULAR AND EQUIPMENT INGRESS AND EGRESS TO AND FROM NPICID WATER MANAGEMENT FACILITIES, LANDS AND EASEMENTS (WHETHER WITHIN OR WITHOUT THE AREA WHICH IS THE SUBJECT OF THIS PLAT) FOR WATER MANAGEMENT PURPOSES, WITHOUT RECOURSE TO NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.

IN WITNESS WHEREOF, TWO MIRASOL, INC., A FLORIDA CORPORATION, AS GENERAL PARTNER OF TAYLOR WOODROW COMMUNITIES AT MIRASOL, LTD., A FLORIDA LIMITED PARTNERSHIP, 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 30 DAY OF November, 2000.

TAYLOR WOODROW COMMUNITIES AT MIRASOL, LTD.,
 A FLORIDA LIMITED PARTNERSHIP, 1/4/0 TWC/GOLF DIGEST, LTD.
 BY: TWC/MIRASOL, INC., A FLORIDA CORPORATION,
 1/4/0 JCB GOLF VENTURES, INC.,
 AS GENERAL PARTNER OF TAYLOR WOODROW COMMUNITIES AT
 MIRASOL, LTD.

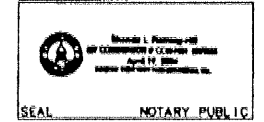
WITNESS: *[Signature]* BY: *[Signature]*
 PRINT NAME: CHRISTOPHER E. BUCKNER PRINT NAME: John R. Peckham
 WITNESS: *[Signature]* President
 PRINT NAME: Danielle LaFrance

ACKNOWLEDGEMENT

STATE OF FLORIDA)
 COUNTY OF SARASOTA)

BEFORE ME PERSONALLY APPEARED John R. Peckham WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED [Signature] AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS THE President OF TWC/MIRASOL, INC., A FLORIDA CORPORATION, AS GENERAL PARTNER OF TAYLOR WOODROW COMMUNITIES AT MIRASOL, LTD., A FLORIDA LIMITED PARTNERSHIP, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT 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.

WITNESS MY HAND AND OFFICIAL SEAL THIS 30 DAY OF November, 2000.
 MY COMMISSION EXPIRES: 4/15/2004 DATE *[Signature]* NOTARY PUBLIC



ACCEPTANCE OF RESERVATIONS

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

MIRASOL MASTER MAINTENANCE ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, 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 28 DAY OF November, 2000.

MIRASOL MASTER MAINTENANCE ASSOCIATION, INC.
 A FLORIDA CORPORATION, NOT FOR PROFIT

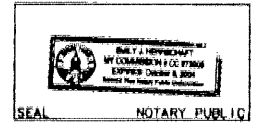
WITNESS: *[Signature]* BY: *[Signature]*
 PRINT NAME: GWYNETH GARCIA PRINT NAME: C.A. PEANA
 WITNESS: *[Signature]* President
 PRINT NAME: Barbara V. Hester

ACKNOWLEDGEMENT

STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED C.A. Peana WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED [Signature] AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF MIRASOL MASTER MAINTENANCE ASSOCIATION, INC., A FLORIDA CORPORATION, NOT FOR PROFIT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT 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 28 DAY OF November, 2000.
 MY COMMISSION EXPIRES: 11/15/2004 DATE *[Signature]* NOTARY PUBLIC



APPROVALS

CITY OF PALM BEACH GARDENS
 COUNTY OF PALM BEACH, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD DATED THIS 21 DAY OF December, 2000.

ATTEST: *[Signature]* BY: *[Signature]*
 CAROL GOLF CITY CLERK JOSEPH R. RUSSO, MAYOR

CITY ENGINEER:
 THIS PLAT IS HEREBY ACCEPTED FOR RECORD DATED THIS 11 DAY OF December, 2000.

BY: *[Signature]*
 LENNART E. LINDELL, P.E., CITY ENGINEER

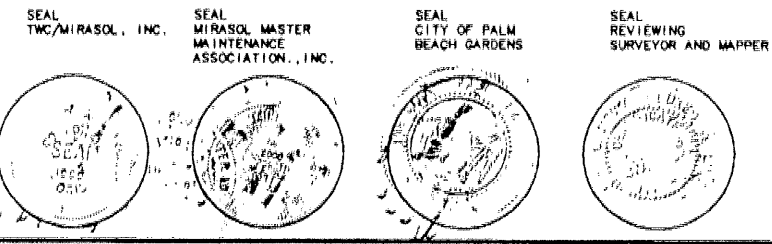
REVIEWING SURVEYOR
 STATE OF FLORIDA)
 COUNTY OF PALM BEACH)

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.081(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]* DATE: December 8, 2000
 O. HOWARD DUKE'S
 PROFESSIONAL SURVEYOR AND MAPPER LICENSE NO. 4533

| NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT LAND USE CLASSIFICATION | CODE |
|---|------|
| SINGLE FAMILY(OTHER) | SFO |
| EXEMPT ACREAGE | EXM |

| P.C.D. TABULAR DATA | LAND USE CODE |
|-----------------------|----------------|
| LOT 1 | 0.34 ACRES SFO |
| LOT 2 | 0.35 ACRES SFO |
| LOT 3 | 0.35 ACRES SFO |
| LOT 4 | 0.33 ACRES SFO |
| LOT 5 | 0.33 ACRES SFO |
| LOT 6 | 0.33 ACRES SFO |
| LOT 7 | 0.33 ACRES SFO |
| LOT 8 | 0.34 ACRES SFO |
| LOT 9 | 0.33 ACRES SFO |
| LOT 10 | 0.47 ACRES SFO |
| LOT 11 | 0.82 ACRES SFO |
| LOT 12 | 0.34 ACRES SFO |
| LOT 13 | 0.33 ACRES SFO |
| LOT 14 | 0.33 ACRES SFO |
| LOT 15 | 0.33 ACRES SFO |
| LOT 16 | 0.33 ACRES SFO |
| LOT 17 | 0.36 ACRES SFO |
| LOT 18 | 0.36 ACRES SFO |
| TRACT A | 1.20 ACRES EXM |
| TRACT B | 0.10 ACRES EXM |
| TRACT C | 0.10 ACRES EXM |
| TOTAL AREA 7.90 ACRES | |



THIS INSTRUMENT WAS PREPARED BY MARY HANNA CLODFELTER, P.S.M. IN THE OFFICES OF MOCK, ROOS & ASSOCIATES, INC., 5720 CORPORATE WAY, WEST PALM BEACH, FLORIDA 33407.

SCALE: N/A
 P.A. NO.: 99313.00
 DATE: MARCH, 2000
 DRAWING NO.: 42-42-D4-34

FLORIDA L.B. NO. 48
MOCK ROOS
 ENGINEERS ARCHITECTS PLANNERS
 5720 Corporate Way, West Palm Beach, Florida 33407
 (561) 883-3113, fax 478-7248

MIRASOL PARCEL ONE
 PART OF GOLF DIGEST P.C.D.
 SITUATE IN SECTION 4,
 TOWNSHIP 42 SOUTH, RANGE 42 EAST,
 CITY OF PALM BEACH GARDENS,
 PALM BEACH COUNTY, FLORIDA