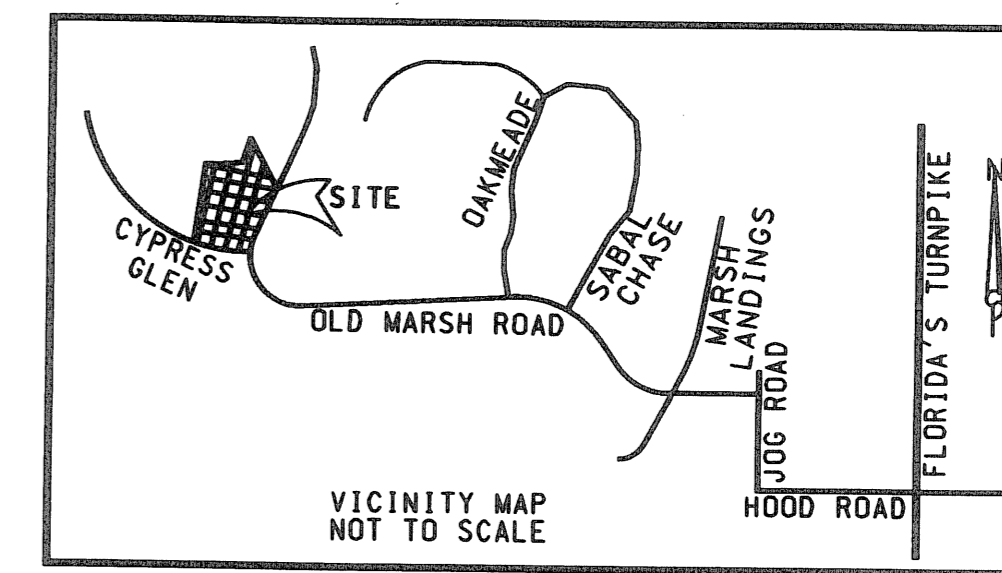
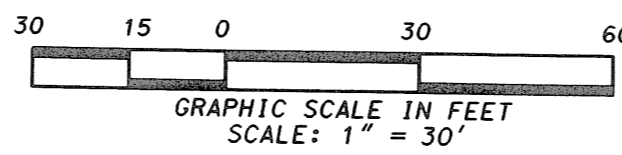
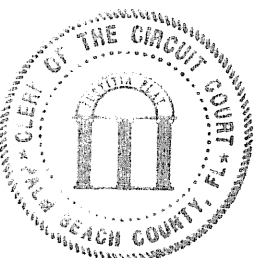


OLD MARSH GOLF CLUB REPLAT NO. 16

SITUATE IN SECTION 28, TOWNSHIP 41 SOUTH, RANGE 42 EAST, BEING A REPLAT OF LOT 170, OLD MARSH GOLF CLUB, A PLANNED UNIT DEVELOPMENT, AS RECORDED IN PLAT BOOK 58, PAGES 62 THROUGH 75, AND A REPLAT OF 169A, OLD MARSH GOLF CLUB REPLAT NO. 12, A P.U.D., AS RECORDED IN PLAT BOOK 93, PAGES 7 AND 8, ALL BEING IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
JANUARY, 2006 SHEET 1 OF 1



COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record at 12:17 P.M.
this 12 day of January 2006
and duly recorded in Plat Book No. 109
on page 54
HARON R. BOCK, Clerk & Comptroller
Haron R. Bock d.c.



DEDICATION AND RESERVATIONS:

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS THAT TIMOTHY M. DONAHUE AND JAYNE N. DONAHUE, HUSBAND AND WIFE, OWNERS OF THE LAND SHOWN HEREON AS OLD MARSH GOLF CLUB REPLAT NO. 16, SITUATE IN SECTION 28, TOWNSHIP 41 SOUTH, RANGE 42 EAST, BEING A REPLAT OF LOT 170, OLD MARSH GOLF CLUB, A PLANNED UNIT DEVELOPMENT, AS RECORDED IN PLAT BOOK 58, PAGES 62 THROUGH 75, AND A REPLAT OF 169A, OLD MARSH GOLF CLUB REPLAT NO. 12, A P.U.D., AS RECORDED IN PLAT BOOK 93, PAGES 7 AND 8, ALL IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION:

LOT 170, OLD MARSH GOLF CLUB, A PLANNED UNIT DEVELOPMENT, AS RECORDED IN PLAT BOOK 58, PAGES 62 THROUGH 75, AND LOT 169A, OLD MARSH GOLF CLUB REPLAT NO. 12, OR A P.U.D., AS RECORDED IN PLAT BOOK 93, PAGES 7 AND 8, ALL IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

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

DEDICATION:

1.) THE WATER MANAGEMENT MAINTENANCE EASEMENT, AS SHOWN HEREON IS HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF WATER MANAGEMENT AND WETLAND PRESERVATION FACILITIES, THE LANDS THEREIN AND THEREUNDER BEING THE PERPETUAL MAINTENANCE OBLIGATION OF THE OWNERS OF SAID LANDS, THEIR SUCCESSORS OR ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY AND THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.

IN WITNESS WHEREOF, WE TIMOTHY M. DONAHUE AND JAYNE N. DONAHUE, DO HEREBY SET OUR HANDS AND SEAL THIS 20th DAY OF January, 2006.

WITNESS: *[Signature]*
PRINT NAME: *Greg Cohen*
WITNESS: *[Signature]*
PRINT NAME: *Nicholas M. Allard*
WITNESS: *[Signature]*
PRINT NAME: *Greg Cohen*
WITNESS: *[Signature]*
PRINT NAME: *Nicholas M. Allard*

BY: *[Signature]*
TIMOTHY M. DONAHUE

BY: *[Signature]*
JAYNE N. DONAHUE

ACKNOWLEDGEMENT:

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED TIMOTHY M. DONAHUE AND JAYNE N. DONAHUE, PERSONALLY KNOWN TO ME OR HAVE PRODUCED A DRIVERS LICENSE, AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND THEY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20th DAY OF January 2006.

MY COMMISSION EXPIRES: 8-24-09

NOTARY

COMMISSION NUMBER: 465178

PRINT NAME

NOTARY SEAL:



TITLE CERTIFICATION:

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, GREGORY R. COHEN, 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 IN TIMOTHY M. DONAHUE AND JAYNE N. DONAHUE, HUSBAND AND WIFE; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT THERE ARE NO MORTGAGES OF RECORD AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: 1/15/06

BY: GREGORY R. COHEN
ATTORNEY AT LAW
FLORIDA BAR NO. 0087270

PALM BEACH COUNTY APPROVAL:

COUNTY ENGINEER:

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33, AND IN ACCORDANCE WITH SECTION 177.071(2) F.S., THIS 6th DAY OF March 2006 AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1) F.S.

[Signature]
GEORGE T. WEBB, P.E.
COUNTY ENGINEER

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACKNOWLEDGEMENT: (UNIT OF DEVELOPMENT NO. 21)

THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HEREBY ACCEPTS THE DEDICATION OF THE WATER MANAGEMENT MAINTENANCE EASEMENT, AS SHOWN HEREON; AND HEREBY ACKNOWLEDGES SAID DISTRICT HAS NO MAINTENANCE OBLIGATIONS ON OR UNDER THE LANDS OVER SAID EASEMENT. IN WITNESS WHEREOF, NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HAS CAUSED THESE PRESENTS TO BE SIGNED BY RONALD M. ASH, 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 25th DAY OF January, 2006.

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT

BY: *[Signature]*
RONALD M. ASH
PRESIDENT,
BOARD OF SUPERVISORS

ATTEST: *[Signature]*
O'NEAL BARDIN, JR.
SECRETARY,
BOARD OF SUPERVISORS

SURVEYOR'S NOTES:

BEARINGS SHOWN HEREON ARE BASED ON AND RELATIVE TO THE BEARING OF NORTH 53°02'44" EAST BETWEEN FOUND PCP'S ON THE CENTERLINE OF OLD MARSH ROAD AS DEPICTED ON THIS PLAT. SAME PCP'S ALSO SHOWN ON THE PLAT OF OLD MARSH GOLF CLUB, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 58, PAGE 62 THROUGH 75 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND ARE BASED ON THE DEFINITION OF A FOOT AS ADOPTED BY THE UNITED STATES BUREAU OF STANDARDS AND REFER TO THE HORIZONTAL PLANE.

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.

BUILDING SETBACKS SHALL BE AS REQUIRED BY PALM BEACH COUNTY ZONING REGULATIONS.

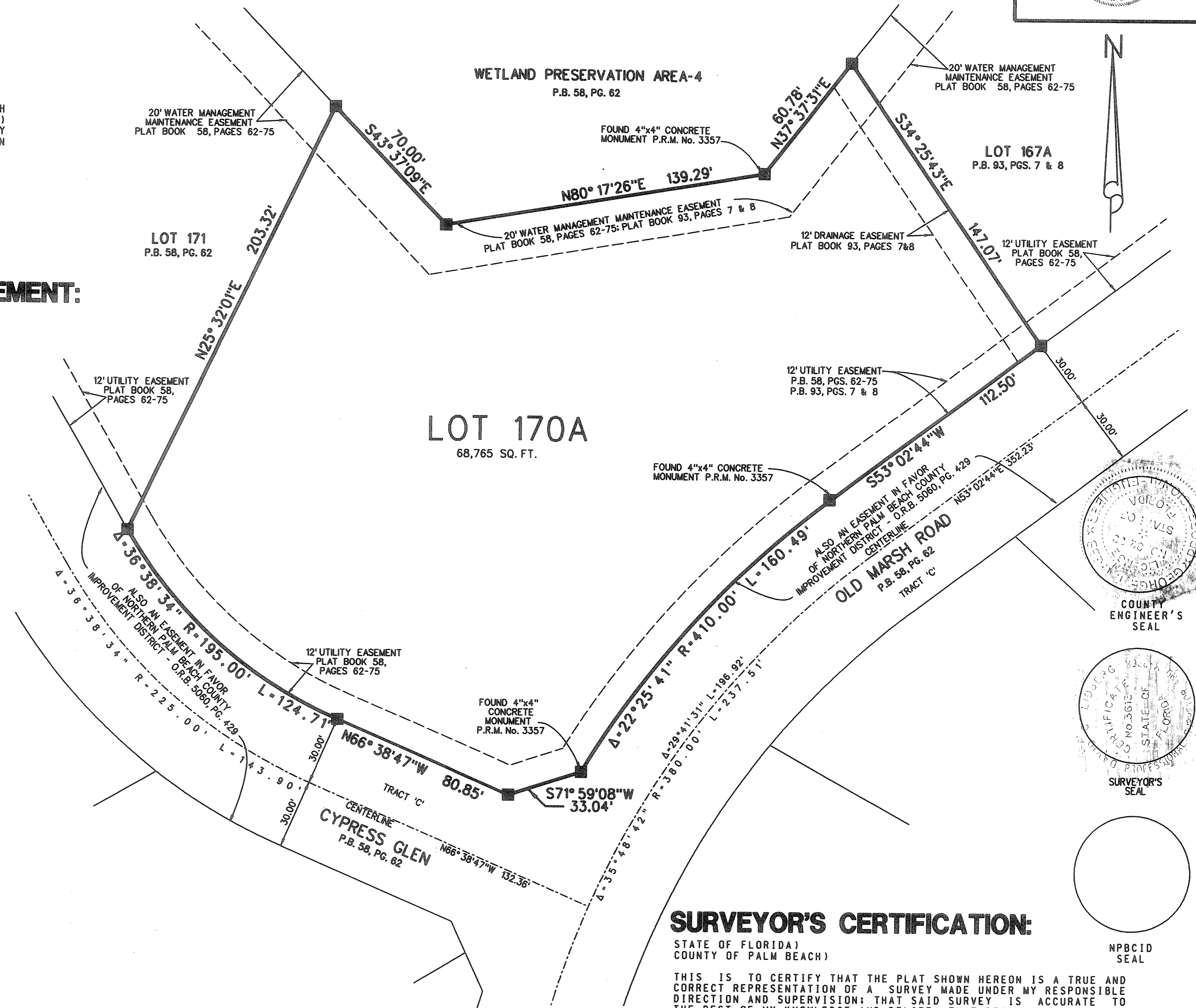
NO BUILDINGS, IMPROVEMENTS OF ANY KIND, TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.

LEGEND:

■ = SET 4"x4" CONCRETE MONUMENT & ALUMINUM DISK STAMPED "PRM LB 4431"

ABBREVIATIONS:

(C) = CALCULATED
(M) = MEASURED
ORB = OFFICIAL RECORD BOOK
PCP = PERMANENT CONTROL POINT
PRM = PERMANENT REFERENCE MONUMENT
SQ.FT. = SQUARE FEET

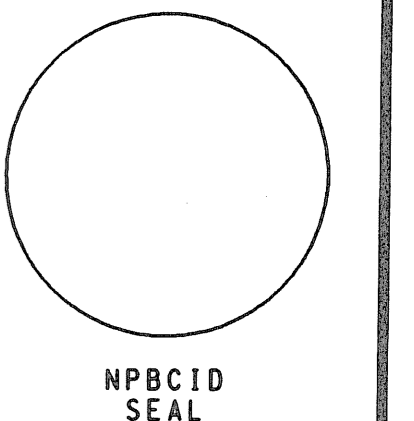
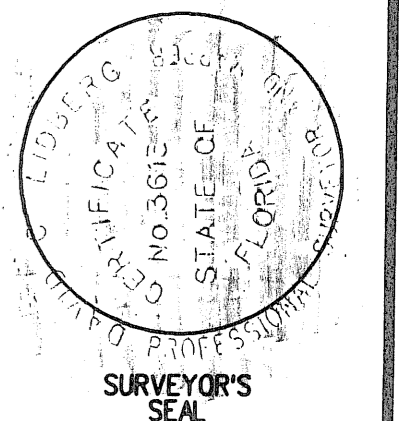
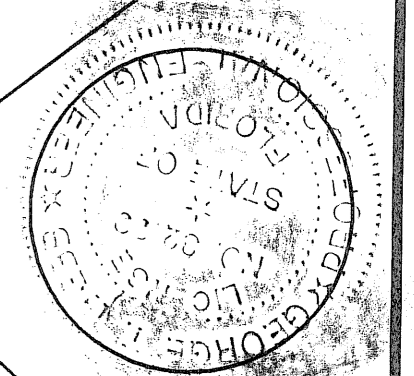


SURVEYOR'S CERTIFICATION:

STATE OF FLORIDA
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") AND MONUMENTS ACCORDING TO SEC. 177.091(9), F.S., HAVE BEEN PLACED AS REQUIRED BY LAW; 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.

DATE: January 18, 2006
DAVID C. LIDBERG, P.S.M.
STATE OF FLORIDA LICENSE NO. 3613



LIDBERG LAND SURVEYING, INC.
675 West Indiantown Road, Suite 200, Jupiter, Florida 33458 TEL. 561-748-8454

CAD: K:\UST\284142\58-62\05-086306\05-086306.DGN			
REF:			
FLD:	FB.	PG.	JOB 05-086-306
OFF: L.J.C.			DATE 06/15/05
CKD: D.C.L.	SHEET 1 OF 1	DWG: D05-086P	

STATION: Old Marsh Golf Club Replat No. 16
BOOK 54
PAGE 54
FLOOR: 1154
ZONE: BE
BLDG: 42
SK: 42
TAZ: 797
SUB: 16