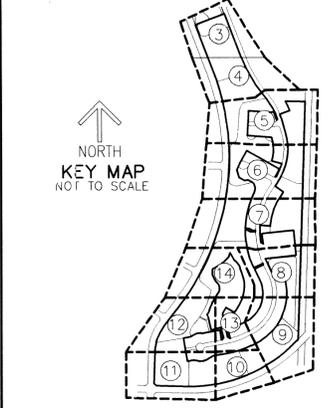


"NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DESCRIPTION OF THE SUBDIVISION DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY."

# WINDING TRAILS

BEING A REPLAT OF PORTIONS OF PARCELS F, H, J, K, M AND T, LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D. - PLAT 2A, AS RECORDED IN PLAT BOOK 64, PAGES 97 THROUGH 105 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, TOGETHER WITH PARCELS D, E, F AND G, LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D. - PLAT 2B, AS RECORDED IN PLAT BOOK 63, PAGES 27 THROUGH 31 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 18, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY DAVID P. LINDLEY OF CAULFIELD and WHEELER, INC. SURVEYORS - ENGINEERS - PLANNERS 7900 GLADES ROAD, SUITE 100 BOCA RATON, FLORIDA 33434 - (561)392-1991 CERTIFICATE OF AUTHORIZATION NO. LB3591 OCTOBER-2017



STATE OF FLORIDA COUNTY OF PALM BEACH RECORD AT 11:09 A.M. THIS 21 DAY OF December A.D. 2017 AND DULY RECORDED IN PLAT BOOK 125 ON PAGES 56 AND 57

SHARON R. BOCK CLERK AND COMPTROLLER

BY: *Debra McCaslin* DEPUTY CLERK

### DEDICATION AND RESERVATIONS:

KNOW ALL MEN BY THESE PRESENTS THAT W & W EQUINESTRIAN CLUB LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND THE ACME IMPROVEMENT DISTRICT, A DEPENDENT DISTRICT OF THE VILLAGE OF WELLINGTON, OWNERS OF THE LAND SHOWN HEREON AS WINDING TRAILS, BEING A REPLAT OF PORTIONS OF PARCELS F, H, J, K, M AND T, LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A, AS RECORDED IN PLAT BOOK 64, PAGES 97 THROUGH 105 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, TOGETHER WITH PARCELS D, E, F AND G, LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, AS RECORDED IN PLAT BOOK 63, PAGES 27 THROUGH 31 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 18, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 18, TOWNSHIP 44 SOUTH, RANGE 41 EAST; THENCE S88°44'05"E ALONG THE NORTH LINE OF SECTION 18, A DISTANCE OF 3163.63 FEET; THENCE DEPARTING SAID SECTION 18, S01°15'55"W, A DISTANCE OF 242.46 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF AEROC CLUB DRIVE AS SHOWN IN PLAT BOOK 53, PAGES 159 THROUGH 160 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND THE WEST LINE OF PARCEL J OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A, AND A POINT OF BEGINNING; THENCE N69°00'56"E, A DISTANCE OF 575.01 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF COUNTRY GOLF DRIVE AS SHOWN IN PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A; THENCE S20°59'04"E ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 567.23 FEET TO A POINT OF CURVATURE; THENCE ALONG SAID RIGHT-OF-WAY AND THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 1625.00 FEET AND A CENTRAL ANGLE OF 17°12'03", A DISTANCE OF 487.84 FEET TO A POINT OF TANGENCY; THENCE S38°11'07"E ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 97.09 FEET TO A POINT OF CURVATURE; THENCE ALONG SAID RIGHT-OF-WAY AND THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 775.00 FEET AND A CENTRAL ANGLE OF 20°56'55", A DISTANCE OF 283.36 FEET TO A NON TANGENT POINT; THENCE S33°19'10"W ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 13.01 FEET TO A POINT ON A NON TANGENT CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND ALONG THE EASTERLY LINE OF LOT 100A OF THE PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT AS RECORDED IN PLAT BOOK 80, PAGES 131 THROUGH 136 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, HAVING A RADIUS OF 765.00 FEET, A CENTRAL ANGLE OF 08°09'23", AND WHOSE LONG CHORD BEARS N20°41'14"W, A DISTANCE OF 125.00 FEET TO A POINT ON A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT AND SAID RIGHT-OF-WAY HAVING A RADIUS OF 650.00 FEET, A CENTRAL ANGLE OF 14°58'56", AND WHOSE LONG CHORD BEARS S23°33'50"W, A DISTANCE OF 169.97 FEET TO A POINT OF NON TANGENCY; THENCE S75°12'43"W ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 14.48 FEET TO A POINT ON A NON TANGENT CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND ALONG THE EASTERLY LINE OF LOT 82A OF THE PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT, HAVING A RADIUS OF 640.00 FEET, A CENTRAL ANGLE OF 09°56'31", AND WHOSE LONG CHORD BEARS N27°00'53"E, A DISTANCE OF 111.05 FEET; THE FOLLOWING SIXTEEN COURSES BEING COINCIDENT WITH SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT; THENCE N60°37'55"W, A DISTANCE OF 449.81 FEET; THENCE S29°22'05"W, A DISTANCE OF 175.01 FEET TO A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 04°48'29", AND WHOSE LONG CHORD BEARS S26°57'50"W, A DISTANCE OF 4.20 FEET TO A POINT OF NON TANGENCY; THENCE S24°33'55"W, A DISTANCE OF 67.90 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 40°19'55", A DISTANCE OF 17.60 FEET TO A POINT OF TANGENCY; THENCE S15°37'56"E, A DISTANCE OF 86.33 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 5.00 FEET, A CENTRAL ANGLE OF 44°59'59", A DISTANCE OF 3.93 FEET TO A POINT OF TANGENCY; THENCE S60°37'55"E, A DISTANCE OF 79.00 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 5.00 FEET, A CENTRAL ANGLE OF 45°00'01", A DISTANCE OF 3.93 FEET TO A POINT OF TANGENCY; THENCE N74°22'04"E, A DISTANCE OF 14.64 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 45.00 FEET, A CENTRAL ANGLE OF 45°00'01", A DISTANCE OF 35.34 FEET TO A POINT OF TANGENCY; THENCE S68°35'55"E, A DISTANCE OF 25.33 FEET TO A POINT OF TANGENCY; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 95.00 FEET, A CENTRAL ANGLE OF 66°58'37", A DISTANCE OF 144.21 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 1050.00 FEET, A CENTRAL ANGLE OF 24°42'38", A DISTANCE OF 452.84 FEET TO A NON TANGENT POINT; THENCE S88°21'56"E ALONG THE SOUTH LINE OF TRACT R-2 OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT, A DISTANCE OF 49.08 FEET; THENCE S59°38'04"E, DEPARTING SAID TRACT LINE, A DISTANCE OF 41.25 FEET; THENCE S88°22'08"E, A DISTANCE OF 39.97 FEET TO A POINT ON A NON TANGENT CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND WESTERLY RIGHT-OF-WAY LINE OF SAID COUNTRY GOLF DRIVE, HAVING A RADIUS OF 925.00 FEET, A CENTRAL ANGLE OF 00°54'19", AND WHOSE LONG CHORD BEARS S00°02'47"E, A DISTANCE OF 14.61 FEET TO A POINT OF NON TANGENCY; THENCE S88°50'33"W ALONG THE NORTH LINE OF A PORTION OF LOT 56A OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT, A DISTANCE OF 68.45 FEET; THENCE N61°24'38"W DEPARTING SAID LOT LINE, A DISTANCE OF 42.86 FEET; THENCE N89°20'19"W, A DISTANCE OF 20.90 FEET TO A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND REAR LOT LINES OF LOTS 49A THROUGH 56A OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D. - PLAT 2A REPLAT AND EASTERLY LINE OF PARCEL T OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A, HAVING A RADIUS OF 1050.00 FEET, A CENTRAL ANGLE OF 25°33'29", AND WHOSE LONG CHORD BEARS S120°7'04"E, A DISTANCE OF 468.37 FEET TO THE SOUTHWESTERLY CORNER OF TRACT R-1 OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT; THENCE N65°06'11"E ALONG THE SOUTHERLY LINE OF SAID TRACT R-1, A DISTANCE OF 125.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID COUNTRY GOLF DRIVE AND TO A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND SAID RIGHT-OF-WAY LINE, HAVING A RADIUS OF 925.00 FEET, A CENTRAL ANGLE OF 00°30'27", AND WHOSE LONG CHORD BEARS S25°09'01"E, A DISTANCE OF 8.19 FEET TO A POINT OF TANGENCY; THENCE S25°24'13"E ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 5.84 FEET; THENCE S64°35'47"W ALONG THE NORTHERLY LINE OF LOT 100 OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, A DISTANCE OF 120.00 FEET; THE FOLLOWING SIXTEEN COURSES BEING COINCIDENT WITH PARCEL G OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B; THENCE S25°24'13"E, A DISTANCE OF 145.61 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 380.00 FEET, A CENTRAL ANGLE OF 89°55'31", A DISTANCE OF 594.20 FEET TO A POINT OF TANGENCY; THENCE S64°11'18"W, A DISTANCE OF 59.65 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 830.00 FEET, A CENTRAL ANGLE OF 11°21'14", A DISTANCE OF 164.48 FEET TO A POINT OF TANGENCY; THENCE S14°22'29"E, A DISTANCE OF 120.00 FEET; THENCE N50°23'42"W, A DISTANCE OF 35.39 FEET; THENCE N14°19'55"W, A DISTANCE OF 229.70 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 125.00 FEET, A CENTRAL ANGLE OF 44°59'52", A DISTANCE OF 98.17 FEET TO A POINT OF TANGENCY; THENCE N30°39'57"E, A DISTANCE OF 41.43 FEET; THENCE S59°20'03"E, A DISTANCE OF 120.00 FEET; THENCE N30°39'57"E, A DISTANCE OF 125.54 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 420.00 FEET, A CENTRAL ANGLE OF 57°34'22", A DISTANCE OF 422.03 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 75.00 FEET, A CENTRAL ANGLE OF 13°19'43", A DISTANCE OF 17.45 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 170.00 FEET, A CENTRAL ANGLE OF 37°36'38", A DISTANCE OF 111.59 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 75.00 FEET, A CENTRAL ANGLE OF 20°09'11", A DISTANCE OF 26.38 FEET TO A POINT OF TANGENCY; THENCE N33°20'09"W, A DISTANCE OF 89.49 FEET TO A NON TANGENT POINT ON THE EASTERLY LINE OF SAID PARCEL D OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT AND SAID PARCEL D, HAVING A RADIUS OF 200.00 FEET, A CENTRAL ANGLE OF 43°27'40", AND WHOSE LONG CHORD BEARS S37°09'57"W, A DISTANCE OF 151.71 FEET TO A POINT OF TANGENCY; THE FOLLOWING NINE COURSES BEING COINCIDENT WITH THE EASTERLY LINE OF SAID PARCEL D OF THE PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B; THENCE S58°57'52"W, A DISTANCE OF 138.61 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 2.00 FEET, A CENTRAL ANGLE OF 50°21'41", A DISTANCE OF 1.76 FEET TO A POINT OF TANGENCY; THENCE P08°36'11"W, A DISTANCE OF 12.84 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 170.00 FEET, A CENTRAL ANGLE OF 55°06'54", A DISTANCE OF 163.53 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 100.00 FEET, A CENTRAL ANGLE OF 14°12'14", A DISTANCE OF 134.70 FEET TO A POINT OF TANGENCY; THENCE S30°39'57"W, A DISTANCE OF 150.58 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 295.00 FEET, A CENTRAL ANGLE OF 20°38'49", A DISTANCE OF 106.31 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 45.00 FEET, A CENTRAL ANGLE OF 53°55'59", A DISTANCE OF 42.36 FEET TO A POINT ON THE EASTERLY LINE OF PARCEL F OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, THE FOLLOWING ELEVEN COURSES BEING COINCIDENT WITH SAID PARCEL F; THENCE S26°02'53"E, A DISTANCE OF 47.98 FEET TO A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 295.00 FEET, A CENTRAL ANGLE OF 09°35'28", AND WHOSE LONG CHORD BEARS S09°32'11"E, A DISTANCE OF 49.38 FEET TO A POINT OF TANGENCY; THENCE S14°19'55"E, A DISTANCE OF 101.58 FEET; THENCE N75°40'05"E, A DISTANCE OF 120.00 FEET; THENCE S14°19'55"E, A DISTANCE OF 123.20 FEET; THENCE S33°00'50"W, A DISTANCE OF 36.77 FEET; THENCE S80°21'35"W, A DISTANCE OF 2.78 FEET; THENCE N09°38'25"W, A DISTANCE OF 120.00 FEET; THENCE S80°21'35"W, A DISTANCE OF 98.61 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 276.00 FEET, A CENTRAL ANGLE OF 15°38'33", A DISTANCE OF 27.39 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 170.00 FEET, A CENTRAL ANGLE OF 13°25'03", AND WHOSE LONG CHORD BEARS S63°03'20"W, A DISTANCE OF 39.81 FEET TO A NON TANGENT CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 95.00 FEET, A CENTRAL ANGLE OF 32°57'11", AND WHOSE LONG CHORD BEARS S63°52'54"W, A DISTANCE OF 54.64 FEET TO A POINT OF TANGENCY; THENCE S80°21'35"W, A DISTANCE OF 55.73 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 2.00 FEET, A CENTRAL ANGLE OF 90°00'00", A DISTANCE OF 3.14 FEET TO A POINT OF TANGENCY; THENCE S09°38'25"E, A DISTANCE OF 276.00 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 2.00 FEET, A CENTRAL ANGLE OF 90°00'00", A DISTANCE OF 3.14 FEET; THENCE N80°21'35"E, A DISTANCE OF 41.31 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF

150.00 FEET, A CENTRAL ANGLE OF 25°00'28", A DISTANCE OF 65.47 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 170.00 FEET, A CENTRAL ANGLE OF 51°53'45", A DISTANCE OF 153.98 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 200.00 FEET, A CENTRAL ANGLE OF 26°53'17", A DISTANCE OF 93.86 FEET TO A POINT OF TANGENCY; THENCE N80°21'35"E, A DISTANCE OF 129.24 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 1120.00 FEET, A CENTRAL ANGLE OF 16°10'17", A DISTANCE OF 316.11 FEET TO A POINT OF TANGENCY; THENCE N64°11'18"E, A DISTANCE OF 59.65 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT BEING COINCIDENT WITH THE NORTHWESTERLY AND WESTERLY LINES OF PARCELS E AND F OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, HAVING A RADIUS OF 670.00 FEET, A CENTRAL ANGLE OF 88°25'19", A DISTANCE OF 1033.98 FEET TO A NON TANGENT POINT; THENCE S65°45'59"W ALONG THE NORTHERLY LINE OF LOT 1 OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, A DISTANCE OF 120.00 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF COUNTRY GOLF DRIVE AND TO A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND SAID RIGHT-OF-WAY LINE, HAVING A RADIUS OF 550.00 FEET, A CENTRAL ANGLE OF 01°10'12", AND WHOSE LONG CHORD BEARS N24°49'07"W, A DISTANCE OF 11.23 FEET TO A POINT OF TANGENCY; THENCE N25°24'13"W ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 151.45 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT AND SAID RIGHT-OF-WAY, HAVING A RADIUS OF 875.00 FEET, A CENTRAL ANGLE OF 03°21'12", A DISTANCE OF 48.92 TO A NON TANGENT POINT; THENCE N84°29'50"E ALONG THE NORTH LINE OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, A DISTANCE OF 373.56 FEET; THENCE N05°30'10"W ALONG EAST LINE OF LOTS 28A THROUGH 35A OF SAID PLAT, HAVING A RADIUS OF 750.00 FEET, A CENTRAL ANGLE OF 31°37'38", AND WHOSE LONG CHORD BEARS N20°18'17"E, A DISTANCE OF 414.00 FEET TO A POINT OF TANGENCY; THENCE N36°07'08"E ALONG THE EASTERLY LINE OF SAID LOT 28A, A DISTANCE OF 26.84 FEET; THENCE N53°52'24"W ALONG THE NORTHERLY LINE OF SAID LOT 28A, A DISTANCE OF 125.00 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF SAID COUNTRY GOLF DRIVE; THENCE N36°07'06"E ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 41.54 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND SAID RIGHT-OF-WAY, HAVING A RADIUS OF 700.00 FEET, A CENTRAL ANGLE OF 52°14'33", A DISTANCE OF 638.26 FEET TO A POINT OF TANGENCY; THENCE N16°07'27"W ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 165.52 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND SAID RIGHT-OF-WAY LINE, HAVING A RADIUS OF 825.00 FEET, A CENTRAL ANGLE OF 04°27'49", A DISTANCE OF 64.27 FEET TO A NON TANGENT POINT; THENCE N69°24'44"E ALONG THE SOUTHERLY LINE OF LOT 27A OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT, A DISTANCE OF 125.00 FEET TO A NON TANGENT POINT; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND THE EASTERLY LINE OF LOTS 26A AND 27A OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A REPLAT, HAVING A RADIUS OF 950.00 FEET, A CENTRAL ANGLE OF 07°31'38", AND WHOSE LONG CHORD BEARS N24°21'05"W, A DISTANCE OF 124.81 FEET; THENCE S89°09'18"E DEPARTING SAID LOT LINES, A DISTANCE OF 238.73 FEET TO THE EAST LINE OF PARCEL K OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A; THENCE S01°50'42"W ALONG THE EAST LINE OF SAID PARCEL K AND EAST LINE OF PARCEL F OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, A DISTANCE OF 2850.62 FEET TO A POINT ON THE SOUTH LINE OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B AND THE NORTHERLY RIGHT-OF-WAY LINE OF GREENBRIAR BOULEVARD; THE FOLLOWING FOUR COURSES BEING ALONG THE SOUTHERLY LINE OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B AND THE NORTHERLY RIGHT-OF-WAY LINE OF GREENBRIAR BOULEVARD; THENCE S43°46'25"W, A DISTANCE OF 27.55 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1780.07 FEET, A CENTRAL ANGLE OF 47°59'26", A DISTANCE OF 1480.62 FEET TO A POINT OF TANGENCY; THENCE N88°34'09"W, A DISTANCE OF 365.32 FEET; THENCE N43°34'09"W, A DISTANCE OF 35.36 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF AEROC CLUB DRIVE AND THE WESTERLY LINE OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B; THENCE N01°25'51"E ALONG SAID RIGHT-OF-WAY LINE AND SAID PLAT, A DISTANCE OF 385.03 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT AND ALONG SAID RIGHT-OF-WAY LINE AND SAID PLAT, HAVING A RADIUS OF 540.00 FEET, A CENTRAL ANGLE OF 36°05'05", A DISTANCE OF 340.09 FEET TO A POINT OF TANGENCY; THENCE N37°30'56"E ALONG SAID RIGHT-OF-WAY LINE AND SAID PLAT, A DISTANCE OF 294.66 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND ALONG THE EASTERLY RIGHT-OF-WAY LINE OF AEROC CLUB DRIVE AND THE WESTERLY LINE OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B, HAVING A RADIUS OF 2945.00 FEET, A CENTRAL ANGLE OF 17°01'59", A DISTANCE OF 875.50 FEET TO THE NORTHWESTERLY CORNER OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2B; THENCE CONTINUE ALONG THE ARC OF A CURVE TO THE LEFT AND ALONG SAID RIGHT-OF-WAY LINE AND THE WESTERLY LINE OF SAID PLAT OF LAKEFIELD OF THE LANDINGS AT WELLINGTON P.U.D.-PLAT 2A, HAVING A RADIUS OF 2945.00 FEET, A CENTRAL ANGLE OF 41°28'01" AND WHOSE LONG CHORD BEARS N01°15'04"W, A DISTANCE OF 2131.40 FEET TO A POINT OF TANGENCY; THENCE N20°59'04"W ALONG SAID RIGHT-OF-WAY LINE AND SAID PLAT, A DISTANCE OF 571.55 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN THE VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA, CONTAINING 2,907,033 FEET/66.7363 ACRES MORE OR LESS.

### AND DO HEREBY DEDICATE AS FOLLOWS:

**PARCELS 1 THROUGH 9**  
PARCELS 1 THROUGH 9, AS SHOWN HEREON, ARE HEREBY RESERVED BY W & W EQUINESTRIAN CLUB LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR THE PURPOSES CONSISTENT WITH THE CURRENT ZONING CODE AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID W & W EQUINESTRIAN CLUB LLC, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**WATER MANAGEMENT TRACTS**  
TRACTS L1 THROUGH L5, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT, LITTORAL ZONE, FILTER MARSH AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**OPEN SPACE TRACTS**  
TRACTS OS1 THROUGH OS13, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**WATER MANAGEMENT EASEMENTS**  
THE WATER MANAGEMENT EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT, LITTORAL ZONE, FILTER MARSH AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**LIMITED ACCESS EASEMENTS**  
THE LIMITED ACCESS EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE VILLAGE OF WELLINGTON, FLORIDA FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

**BRIDLE TRAIL EASEMENTS**  
THE BRIDLE TRAIL EASEMENTS (BTE), AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE VILLAGE OF WELLINGTON, ITS SUCCESSORS AND ASSIGNS, FOR THE PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF THE VILLAGE OF WELLINGTON AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS.

**MULTI PURPOSE PATH EASEMENTS**  
THE MULTI PURPOSE PATH EASEMENTS (MPPE) AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF THE VILLAGE OF WELLINGTON AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS.

**SHARED ACCESS EASEMENTS**  
THE SHARED ACCESS EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE ACCESS USES, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**CANAL MAINTENANCE EASEMENT**  
THE CANAL MAINTENANCE EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE VILLAGE OF WELLINGTON, FLORIDA FOR THE PURPOSE OF MAINTENANCE OF THE C-2 CANAL.

**UTILITY EASEMENTS**  
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. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

### DEDICATIONS AND RESERVATIONS CONTINUED:

**DRAINAGE, LAKE MAINTENANCE AND LAKE MAINTENANCE ACCESS EASEMENTS**  
THE DRAINAGE EASEMENTS (DE), LAKE MAINTENANCE EASEMENTS (LME) AND LAKE MAINTENANCE ACCESS EASEMENTS (LMAE) AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR ACCESS, CONSTRUCTION, OPERATION AND MAINTENANCE OF STORMWATER MANAGEMENT, DRAINAGE FACILITIES, LITTORAL ZONES AND FILTER MARSHES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACT FOR THE PURPOSE OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**LANDSCAPE BUFFER EASEMENTS**  
LANDSCAPE BUFFER EASEMENTS (LBE), AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE BUFFER AND DRAINAGE PURPOSES, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

**UTILITY EASEMENTS**  
THE UTILITY EASEMENTS RUNNING ADJACENT AND PARALLEL TO THE TRACTS FOR PRIVATE ROAD PURPOSES, AS SHOWN HEREON, ARE NON-EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO THE PUBLIC FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF UTILITIES, BOTH PUBLIC AND PRIVATE, INCLUDING, BUT NOT LIMITED TO, POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTEWATER PIPELINES, RECLAIMED WATER PIPELINES, ELECTRIC POWER LINES, TELECOMMUNICATION LINES, CABLE TELEVISION LINES, GAS LINES, AND RELATED APPURTENANCES. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE VILLAGE OF WELLINGTON, ITS SUCCESSORS AND ASSIGNS.

**WATER, SEWER AND RAW WATERMAIN EASEMENTS**  
THE WATER, SEWER AND RAW WATERMAIN EASEMENTS, AS SHOWN HEREON, ARE DEDICATED TO THE VILLAGE OF WELLINGTON, FLORIDA, ITS SUCCESSORS AND ASSIGNS, FOR THE ACCESS, CONSTRUCTION, OPERATION AND MAINTENANCE OF PUBLIC WATER, SEWER AND RAW WATERMAIN FACILITIES AND ARE THE PERPETUAL MAINTENANCE OBLIGATIONS OF WINDING TRAILS PROPERTY OWNERS' ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS. LANDSCAPING WITHIN THESE EASEMENTS MUST RECEIVE APPROVAL FROM THE VILLAGE OF WELLINGTON, FLORIDA, ITS SUCCESSORS AND ASSIGNS.

**VILLAGE OF WELLINGTON RIGHTS TO THE DEDICATIONS**  
THE VILLAGE OF WELLINGTON, FLORIDA, ITS SUCCESSORS AND ASSIGNS SHALL HAVE THE RIGHT BUT NOT THE OBLIGATION TO ACCESS, UTILIZE, MONITOR, INSPECT AND MAINTAIN THE WATER MANAGEMENT TRACTS, WATER MANAGEMENT EASEMENTS, MULTI PURPOSE PATH EASEMENTS, SHARED ACCESS EASEMENTS, DRAINAGE EASEMENTS, LAKE MAINTENANCE ACCESS EASEMENTS, LITTORAL ZONES AND FILTER MARSHES, AND FURTHER MORE HAS 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 OR ADJACENT PROPERTIES THAT USE THIS PROPERTY FOR DRAINAGE.

IN WITNESS WHEREOF, THE ABOVE NAMED W & W EQUINESTRIAN CLUB LLC, A FLORIDA LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, W & W EC MANAGEMENT LLC, A WYOMING LIMITED LIABILITY COMPANY, THIS 18th DAY OF November 2017.

W & W EQUINESTRIAN CLUB LLC  
A FLORIDA LIMITED LIABILITY COMPANY

BY: *W & W EC MANAGEMENT LLC*  
W & W EC MANAGEMENT LLC  
A WYOMING LIMITED LIABILITY COMPANY  
MANAGER

BY: *JAMES J. WARD III*  
JAMES J. WARD III  
ITS MANAGER

BY: *Patricia Ward Holloway*  
PATRICIA WARD HOLLOWAY  
ITS MANAGER

WITNESS: *Umar Ulin*  
PRINT NAME: *MARK HOLLOWAY*

WITNESS: *Derek R. Schwartz*  
PRINT NAME: *Derek R. Schwartz*

### ACKNOWLEDGMENT:

(STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED JAMES J. WARD III AND PATRICIA WARD HOLLOWAY, WHO ARE PERSONALLY KNOWN TO ME, OR HAVE PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGERS OF W & W EC MANAGEMENT LLC, A WYOMING LIMITED LIABILITY COMPANY, MANAGER OF W & W EQUINESTRIAN CLUB LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH MANAGERS OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE SEAL OF SAID COMPANY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR COMPANY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 18th DAY OF November 2017

MY COMMISSION EXPIRES: 3-4-2020  
COMMISSION NUMBER: FF939446

*Laura Meyer*  
NOTARY PUBLIC  
*Laura Meyer*  
PRINT NAME

W & W EC MANAGEMENT LLC  
NOTARY

IN WITNESS WHEREOF, THE ABOVE NAMED ACME IMPROVEMENT DISTRICT, A DEPENDENT DISTRICT OF THE VILLAGE OF WELLINGTON, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT, THIS 14th DAY OF November 2017

ACME IMPROVEMENT DISTRICT,  
A DEPENDENT DISTRICT OF THE VILLAGE OF WELLINGTON

BY: *Anne Gerwig*  
ANNE GERWIG  
PRESIDENT

### ACKNOWLEDGMENT:

(STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED ANNE GERWIG AND CHEVELLE NUBIN, WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND VILLAGE CLERK OF THE ACME IMPROVEMENT DISTRICT, A DEPENDENT DISTRICT OF THE VILLAGE OF WELLINGTON, A FLORIDA MUNICIPAL CORPORATION AND WHO SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID DISTRICT, THAT THE SEAL AFFIXED TO SUCH INSTRUMENT IS THE SEAL OF SAID DISTRICT AND THAT IT WAS AFFIXED BY DUE AND REGULAR DISTRICT AUTHORITY, AND THAT SAID INSTRUMENT IS