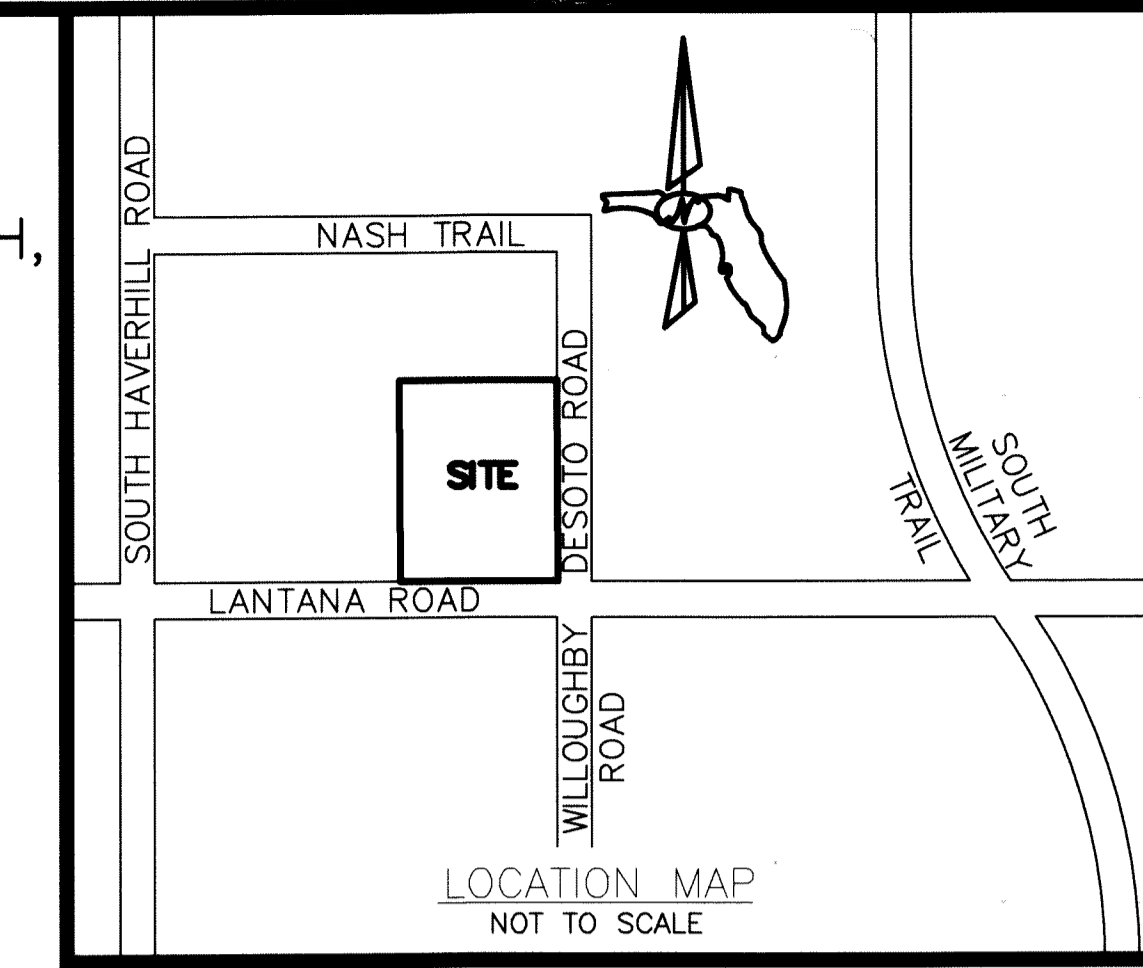


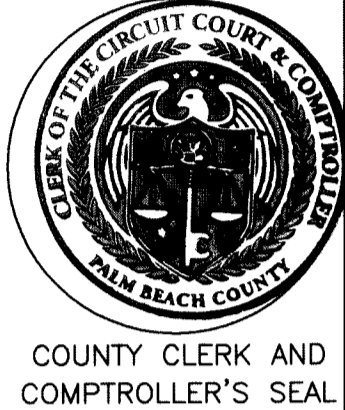
BURLINGTON SELF STORAGE OF LAKE WORTH NO.2

A REPLAT OF A PORTION OF TRACT 13, PLAT OF SEC. 36-T.44 S. R.42 E., RECORDED IN PLAT BOOK 3 PAGE 10, AND A REPLAT OF TRACT A, BURLINGTON SELF STORAGE OF LAKE WORTH, RECORDED IN PLAT BOOK 127, PAGE 156, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN THE SOUTHWEST QUARTER (S.W. 1/4), OF THE SOUTHWEST QUARTER (S.W. 1/4) OF SECTION 36, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

SHEET 1 OF 2



190
STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR RECORD AT 11:01 A.M. THIS 5 DAY OF April A.D. 2021 AND DULY RECORDED IN PLAT BOOK 131 ON PAGES 130 AND 131
JOSEPH ABRUZZO
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
BY: Denise McCall
DEPUTY CLERK



DEDICATION AND RESERVATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS THAT BURLINGTON SELF STORAGE OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN HEREON AS BURLINGTON SELF STORAGE OF LAKE WORTH NO.2, A REPLAT OF A PORTION OF TRACT 13, PLAT OF SEC. 36-T.44 S. R.42 E., RECORDED IN PLAT BOOK 3 PAGE 10, AND A REPLAT OF TRACT A, BURLINGTON SELF STORAGE OF LAKE WORTH, RECORDED IN PLAT BOOK 127, PAGE 156, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN THE SOUTHWEST QUARTER (S.W. 1/4), OF THE SOUTHWEST QUARTER (S.W. 1/4) OF SECTION 36, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT A, BURLINGTON SELF STORAGE OF LAKE WORTH, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 127, PAGE 156, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA TOGETHER WITH:

THE NORTH ONE-HALF (1/2) OF TRACT THIRTEEN (13), LESS THE EAST TWENTY-FIVE (E25) THEREOF FOR ROAD RIGHT OF WAY, AND LESS THE NORTH FIVE HUNDRED TEN FEET (N510) THEREOF IN THE SOUTHWEST QUARTER (SW1/4) OF SECTION 36, TOWNSHIP 44 SOUTH, RANGE 42 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 10, IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF SAID TRACT A; THENCE ALONG THE WEST BOUNDARY OF SAID TRACT A, AND THE NORTHERLY PROLONGATION THEREOF, N02°04'13"E FOR 817.77 FEET TO THE SOUTH LINE OF THE NORTH 510.00 FEET OF THE NORTH ONE-HALF (N.1/2) OF SAID TRACT 13; THENCE ALONG SAID SOUTH LINE, S88°06'14"E FOR 311.43 FEET TO THE WEST RIGHT-OF-WAY OF DESOTO ROAD, RECORDED IN DEED BOOK 982, PAGE 19, OF SAID PUBLIC RECORDS; THENCE ALONG SAID WEST RIGHT-OF-WAY, S02°01'00"W 180.30 FEET TO THE NORTHEAST CORNER OF SAID BURLINGTON STORAGE OF LAKE WORTH; THENCE ALONG SAID NORTH LINE, N88°18'09"W FOR 10.00 FEET TO THE NORTHEAST CORNER OF SAID TRACT A; THENCE ALONG THE BOUNDARY OF SAID TRACT A FOR THE FOLLOWING THREE (3) COURSES:

- 1) THENCE S02°01'00"W FOR 610.56 FEET;
- 2) THENCE S46°45'29"W FOR 35.20 FEET;
- 3) THENCE N88°30'01"W FOR 277.43 FEET TO THE POINT OF BEGINNING.

CONTAINING 5.693 ACRES, MORE OR LESS

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

1. TRACT A-1:

TRACT A-1, AS SHOWN HEREON, IS HEREBY RESERVED FOR BURLINGTON SELF STORAGE OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, FLORIDA, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID BURLINGTON SELF STORAGE OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

2. TRACT R-1:

TRACT R-1, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PERPETUAL USE OF THE PUBLIC FOR PUBLIC STREET PURPOSES.

3. GENERAL UTILITY EASEMENTS:

THE UTILITY EASEMENTS RUNNING ADJACENT AND PARALLEL TO PUBLIC STREETS, AS SHOWN HEREON, ARE NONEXCLUSIVE 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, TELECOMMUNICATIONS 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. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. IF OTHERWISE APPROVED BY PALM BEACH COUNTY, NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 21st DAY OF December, 2020.

BURLINGTON SELF STORAGE OF LAKE WORTH, LLC,
A FLORIDA LIMITED LIABILITY COMPANY

WITNESS: Diane K. Mast
Diane K. Mast
(PRINT NAME)

BY: Christopher M. Capozzoli
CHRISTOPHER M. CAPOZZOLI, MANAGER

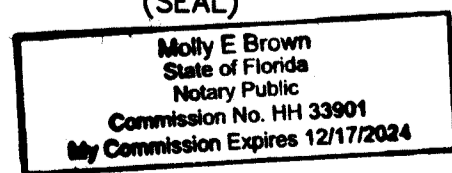
WITNESS: Lisa K. Martin
Lisa K. Martin
(PRINT NAME)

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 21st DAY OF December, 2020, BY CHRISTOPHER M. CAPOZZOLI, AS MANAGER FOR BURLINGTON SELF STORAGE OF LAKE WORTH, LLC, ON BEHALF OF THE LIMITED LIABILITY COMPANY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ (TYPE OF IDENTIFICATION) AS IDENTIFICATION.

MY COMMISSION EXPIRES: 12-17-2024 (SEAL)
Molly E. Brown (SIGNATURE)
Molly E. Brown (PRINT NAME)
NOTARY PUBLIC



MORTGAGEE'S JOINDER AND CONSENT

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF MIDDLESEX
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 30195 AT PAGE 646, 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 ^{SENDER} EXECUTIVE VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 21st DAY OF December, 2020
PEOPLES UNITED BANK NATIONAL ASSOCIATION as successor by merger to BELMONT SAVINGS BANK, A MASSACHUSETTS CORPORATION

BY: Carroll M. Lowenstein Jr. (SIGNATURE)
CARROLL M. LOWENSTEIN JR.
EXECUTIVE VICE PRESIDENT

WITNESS: Sebastian Fox (SIGNATURE)
Sebastian Fox (PRINT NAME)

WITNESS: Harvey K. Charnick (SIGNATURE)
Harvey K. Charnick (PRINT NAME)

ACKNOWLEDGEMENT

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF MIDDLESEX

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 21st DAY OF December, 2020, BY CARROLL M. LOWENSTEIN JR., AS EXECUTIVE VICE PRESIDENT FOR BELMONT SAVINGS BANK, ON BEHALF OF THE CORPORATION, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ (TYPE OF IDENTIFICATION) AS IDENTIFICATION.

MY COMMISSION EXPIRES: 10/10/24 (SEAL)
Sebastian Fox (SIGNATURE)
Sebastian Fox (PRINT NAME)
NOTARY PUBLIC

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

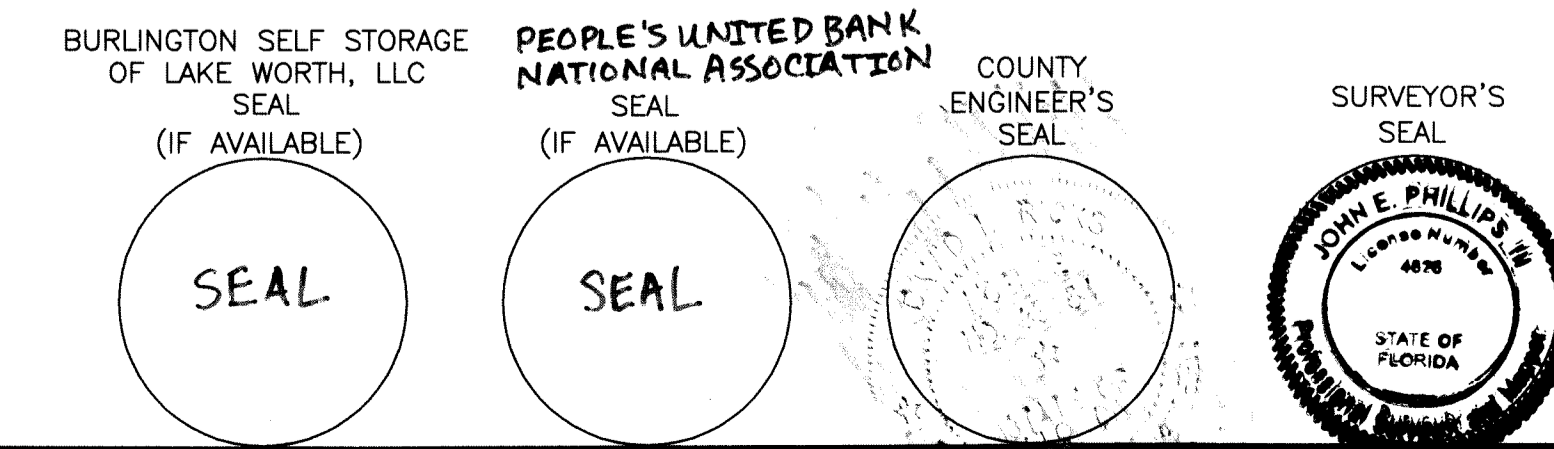
WE, PREMIER TITLE COMPANY, INC., A TITLE INSURANCE COMPANY, AS DULY AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED IN BURLINGTON SELF STORAGE OF LAKE WORTH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; 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.

DATED: 11/18/2021 BY: Sebastian Fox, President
(PRINT NAME & TITLE OF OFFICER)

SURVEYOR & MAPPER'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) AND MONUMENTS, ACCORDING TO SEC.177.091(9), F.S., HAVE BEEN PLACED AS REQUIRED BY LAW; AND FURTHER, THAT THE SURVEY DATA COMPLY WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

John E. Phillips III 1/20/21
JOHN E. PHILLIPS, III, P.S.M. DATE
LICENSE NO. 4826
STATE OF FLORIDA



COUNTY APPROVAL

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 5 DAY OF April, 2021, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1), F.S.

David L. Ricks, P.E.
DAVID L. RICKS, P.E.
COUNTY ENGINEER

SURVEYOR & MAPPER'S NOTES:

- 1. BEARINGS ARE BASED ON S88°30'01"E (GRID, NAD 83-1990 ADJUSTMENT) ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 36/44/42.
- 2. NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- 3. STATE PLANE COORDINATES:
 - A. COORDINATES SHOWN ARE GRID
 - B. DATUM - NAD 83, 1990 ADJUSTMENT
 - C. ZONE - FLORIDA EAST
 - D. LINEAR UNIT - US SURVEY FOOT
 - E. COORDINATE SYSTEM 1983 STATE PLANE
 - F. TRANSVERSE MERCATOR PROJECTION
 - G. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED
 - H. SCALE FACTOR - 1.000036
 - I. GROUND DISTANCE x SCALE FACTOR= GRID DISTANCE
 - J. ROTATION EQUATION: NONE
- 4. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES DETERMINED BY USE OF RIGHTS GRANTED.
- 5. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- 6. SITE DATA: ZONING CONTROL NUMBER: 2005-00427
- 7. 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 PALM BEACH COUNTY.

LEGEND:

- ABBREVIATIONS:
P.O.B. - POINT OF BEGINNING
ORB - OFFICIAL RECORD BOOK
D.B. - DEED BOOK
P.B. - PLAT BOOK
NO. - NUMBER
PG. - PAGE
R/W - RIGHT-OF-WAY
SEC. - SECTION
PBCo or PBC - PALM BEACH COUNTY
C - CENTERLINE
NAD - NORTH AMERICAN DATUM
(G) - GROUND DIMENSION
- LB - LICENSED BUSINESS
36/44/42 - SECTION 36, TOWNSHIP 44 SOUTH, RANGE 42 EAST
U.E. - UTILITY EASEMENT
B.E. - BUFFER EASEMENT
M.T.E. - MASS TRANSIT EASEMENT
L.A.E. - LIMITED ACCESS EASEMENT
LLC - LIMITED LIABILITY COMPANY
P.U.D. - PLANNED UNIT DEVELOPMENT
L.S.E. - LINE OF SIGHT EASEMENT
P.B.C.U.E. - PALM BEACH COUNTY UTILITY EASEMENT

- SYMBOLS:
 PERMANENT REFERENCE MONUMENT (P.R.M.), SET 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "LB6473"
 PERMANENT REFERENCE MONUMENT (P.R.M.), FOUND 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "LB6473"
 MONUMENT, SET 1/2" IRON ROD WITH "BROWN & PHILLIPS" CAP

PREPARING SURVEYOR & MAPPER'S STATEMENT

THIS INSTRUMENT WAS PREPARED BY
JOHN E. PHILLIPS III, P.S.M. 4826

BROWN & PHILLIPS, INC.
CERTIFICATE OF AUTHORIZATION # LB 6473
1860 OLD OKEECHOBEE RD., SUITE 509
WEST PALM BEACH, FLORIDA 33409
561-615-3988, 615-3986 FAX