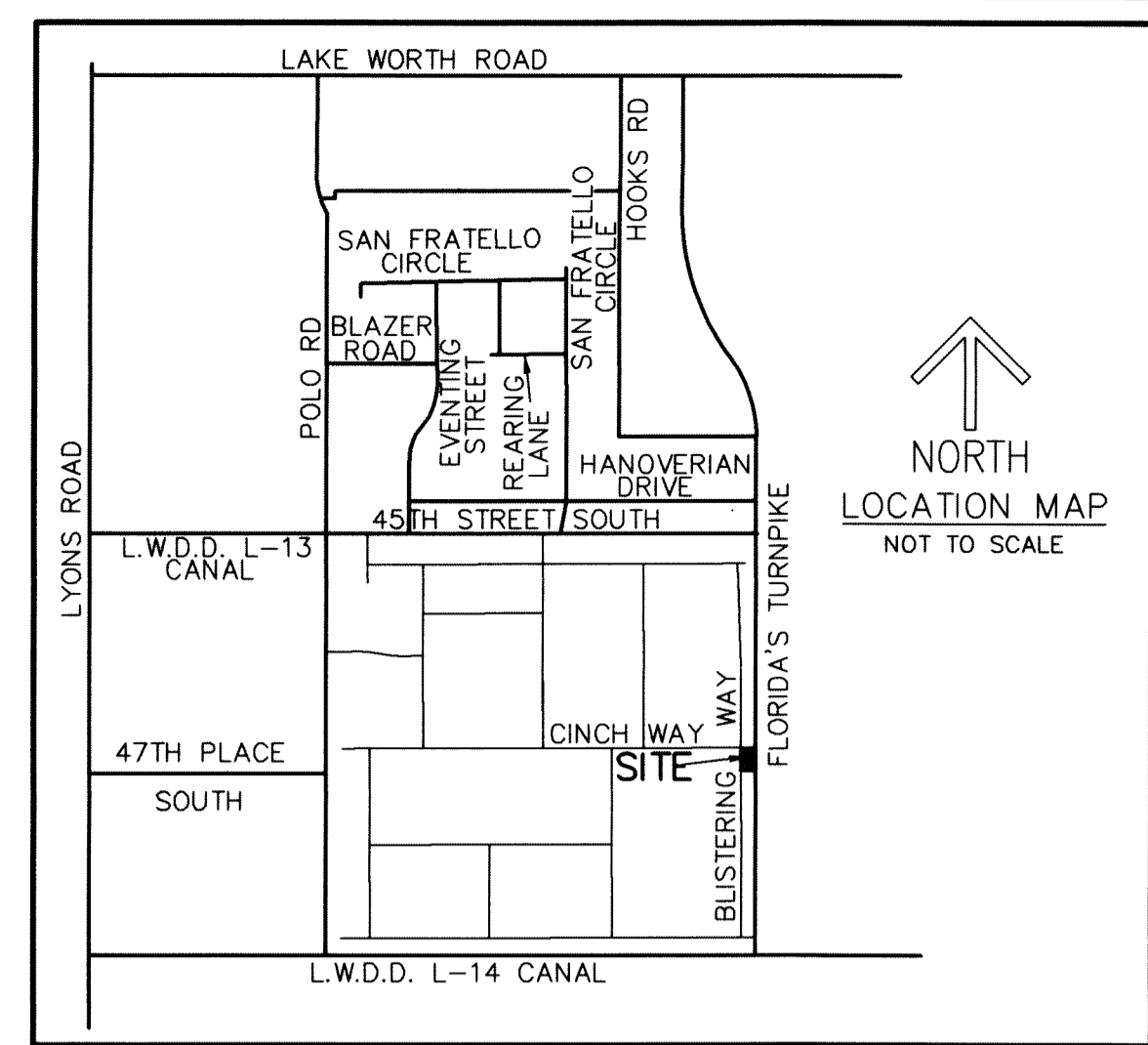


# FIELDS AT GULFSTREAM POLO PUD - PLAT SEVEN

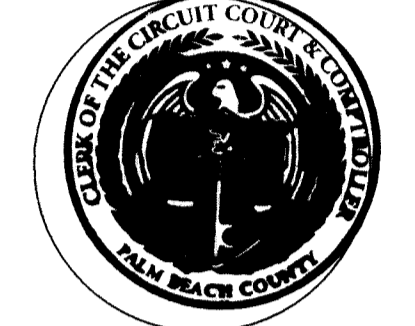
A PLANNED UNIT DEVELOPMENT  
BEING A REPLAT OF TRACT S10A, FIELDS AT GULFSTREAM POLO PUD - PLAT FOUR,  
AS RECORDED IN PLAT BOOK 128, PAGES 154 THROUGH 162 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,  
LYING IN SECTION 29, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

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



37  
STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT 3:21 P.M.  
THIS 11 DAY OF March  
A.D. 2021 AND DULY RECORDED  
IN PLAT BOOK 128 ON  
PAGES 37 THROUGH 38  
JOSEPH ABRUZZO,  
CLERK OF THE CIRCUIT COURT  
& COMPTROLLER  
BY: *Deaf McCarle*  
DEPUTY CLERK

CLERK OF THE CIRCUIT COURT  
& COMPTROLLER



SHEET 1 OF 2

### DEDICATION AND RESERVATION:

KNOW ALL MEN BY THESE PRESENTS THAT DIVOSTA HOMES, L.P., A DELAWARE LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN FLORIDA, OWNER OF THE LAND SHOWN HEREON AS FIELDS AT GULFSTREAM POLO PUD - PLAT SEVEN, A PLANNED UNIT DEVELOPMENT, BEING A REPLAT OF TRACT S10A, FIELDS AT GULFSTREAM POLO PUD - PLAT FOUR, AS RECORDED IN PLAT BOOK 128, PAGES 154 THROUGH 162 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 29, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

TRACT S10A, FIELDS AT GULFSTREAM POLO PUD - PLAT FOUR, AS RECORDED IN PLAT BOOK 128, PAGES 154 THROUGH 162 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

CONTAINING A TOTAL OF 18,022 SQUARE FEET/0.4137 ACRES MORE OR LESS.

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

- LOTS 630 THROUGH 632**  
LOTS 630 THROUGH 632, AS SHOWN HEREON ARE HEREBY RESERVED FOR DIVOSTA HOMES, L.P., A DELAWARE LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN FLORIDA, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, FLORIDA AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF DIVOSTA HOMES, L.P., A DELAWARE LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN FLORIDA, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- OPEN SPACE TRACTS**  
TRACTS LP7 AND LP27, AS SHOWN HEREON ARE HEREBY RESERVED FOR THE FIELDS HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, 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.
- MAINTENANCE AND OVERHANG EASEMENTS FOR ZERO LOT LINE PROPERTIES:**  
MAINTENANCE AND ROOF OVERHANG EASEMENTS ARE HEREBY RESERVED IN PERPETUITY TO THE OWNER OF THE LOT ABUTTING THE EASEMENT AND THE FIELDS HOMEOWNER'S ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR THE PURPOSE OF ACCESS TO AND MAINTENANCE OF IMPROVEMENTS, THE ROOF OVERHANG, EAVE, GUTTERS, DRAINAGE, UTILITY SERVICES, DECORATIVE ARCHITECTURAL TREATMENT AND IMPACT SHUTTERS, WITHIN AND ADJACENT TO SAID EASEMENT WITHOUT RECOURSE TO PALM BEACH COUNTY.

IN WITNESS WHEREOF, THE ABOVE-NAMED DELAWARE LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, DIVOSTA HOMES HOLDINGS, LLC A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, THIS 25<sup>th</sup> DAY OF March 2021.

DIVOSTA HOMES, L.P.  
A DELAWARE LIMITED PARTNERSHIP  
AUTHORIZED TO DO BUSINESS IN FLORIDA

BY: DIVOSTA HOMES HOLDINGS, LLC,  
A DELAWARE LIMITED LIABILITY COMPANY  
ITS GENERAL PARTNER  
AUTHORIZED TO DO BUSINESS IN FLORIDA

WITNESS: *Garrett Dinsmore*  
PRINT NAME **Garrett Dinsmore**

WITNESS: *Christopher C. Long*  
PRINT NAME **CHRISTOPHER C. LONG**

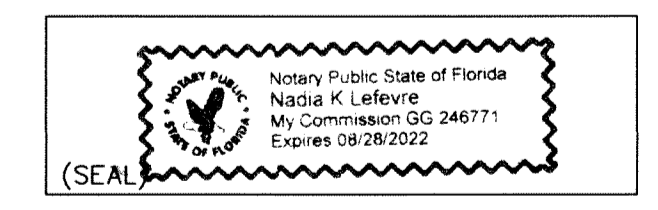
BY: *Patrick Gonzalez*  
PRINT NAME **PATRICK GONZALEZ**  
VICE PRESIDENT  
LAND AND ACQUISITION(SOUTHEAST FLORIDA)

### ACKNOWLEDGEMENT:

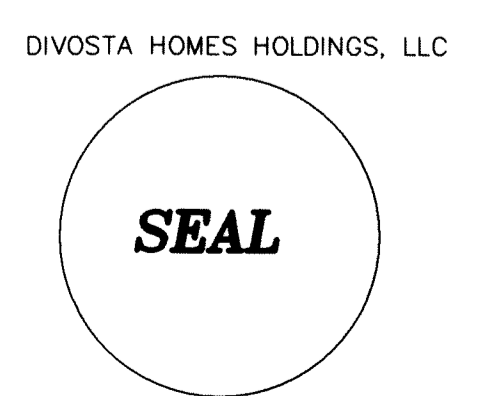
STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF  PHYSICAL PRESENCE OR  ONLINE NOTARIZATION, THIS 25<sup>th</sup> DAY OF March 2021, BY PATRICK GONZALEZ AS VICE PRESIDENT- LAND AND ACQUISITION(SOUTHEAST FLORIDA) OF DIVOSTA HOMES HOLDINGS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, GENERAL PARTNER OF DIVOSTA HOMES, L.P., A DELAWARE LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN FLORIDA, ON BEHALF OF THE LIMITED LIABILITY COMPANY, WHO IS  PERSONALLY KNOWN TO ME OR HAS PRODUCED  AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 25<sup>th</sup> DAY OF March 2021



*Nadia K. LeFevre*  
NOTARY PUBLIC  
PRINT NAME **Nadia K. LeFevre**  
MY COMMISSION EXPIRES: **8-28-2022**  
COMMISSION NUMBER: **GG246771**



### ACCEPTANCE OF RESERVATIONS:

STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

THE FIELDS HOMEOWNER'S ASSOCIATION, INC. HEREBY ACCEPTS THE DEDICATIONS AND/OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN STATED HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 25<sup>th</sup> DAY OF March 2021.

THE FIELDS HOMEOWNER'S ASSOCIATION, INC.  
A FLORIDA CORPORATION NOT FOR PROFIT

BY: *David Kanarek*  
PRINT NAME **DAVID KANAREK**  
PRESIDENT

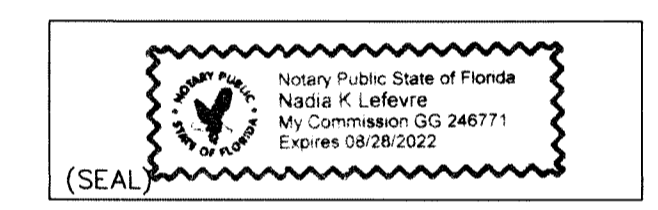
WITNESS: *Christopher C. Long*  
PRINT NAME **CHRISTOPHER C. LONG**

### ACKNOWLEDGEMENT:

STATE OF FLORIDA)  
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF  PHYSICAL PRESENCE OR  ONLINE NOTARIZATION, THIS 25<sup>th</sup> DAY OF March 2021, BY DAVID KANAREK AS PRESIDENT FOR THE FIELDS HOMEOWNER'S ASSOCIATION INC., A FLORIDA CORPORATION NOT FOR PROFIT, ON BEHALF OF THE CORPORATION, WHO IS  PERSONALLY KNOWN TO ME OR HAS PRODUCED  AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 25<sup>th</sup> DAY OF March 2021.



*Nadia K. LeFevre*  
NOTARY PUBLIC  
PRINT NAME **Nadia K. LeFevre**  
MY COMMISSION EXPIRES: **8-28-2022**  
COMMISSION NUMBER: **GG246771**

### TITLE CERTIFICATION:

STATE OF FLORIDA)  
COUNTY OF ORANGE)

I, DAVID P. BARKER, 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 DIVOSTA HOMES, L.P., A DELAWARE LIMITED PARTNERSHIP, AUTHORIZED TO DO BUSINESS IN FLORIDA; 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 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.

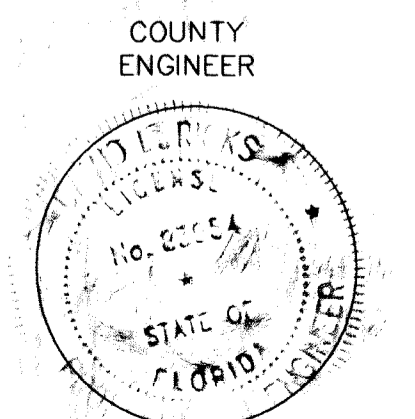
DATED: **4/8/2021**

*David P. Barker*  
DAVID P. BARKER  
ATTORNEY-AT-LAW  
LICENSED IN 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 7 DAY OF MAY 2021, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1), F.S.

BY: *David L. Ricks, P.E.*  
DAVID L. RICKS, P.E.  
COUNTY ENGINEER



### SURVEYOR & MAPPER'S NOTES:

- 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 BEING DETERMINED BY USE RIGHTS GRANTED.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF S.00°56'30"E. ALONG THE EAST LINE OF FIELDS AT GULFSTREAM POLO PUD - PLAT FOUR, AS RECORDED IN PLAT BOOK 128, PAGES 154 THROUGH 162 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, RELATIVE TO THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NORTH AMERICAN DATUM OF 1983 (90 ADJUSTMENT).
- COORDINATES SHOWN HEREON MEET OR EXCEED THE LOCAL ACCURACY REQUIREMENTS OF A 2 CENTIMETER GEODETIC CONTROL SURVEY AND ARE RELATIVE TO THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NORTH AMERICAN DATUM OF 1983 (1990 ADJUSTMENT) IN U.S. SURVEY FEET.
- ALL LINES INTERSECTING CURVES ARE NON-RADIAL UNLESS SHOWN OTHERWISE.
- "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.
- THERE ARE NO BLANKET EASEMENTS OF RECORD LYING WITHIN SUBJECT PROPERTY.

### 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 COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

DATED: **4-18-2021**

*David P. Lindley*  
DAVID P. LINDLEY  
REG. LAND SURVEYOR #5005  
STATE OF FLORIDA  
LB #3591

