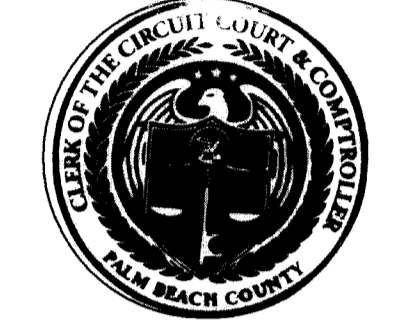


STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT 10:21 A.M.
THIS 27 DAY OF MAY
A.D. 2022 AND DULY RECORDED
IN PLAT BOOK 132 ON
PAGES 53 AND 54
JOSEPH A. BRUZZO
CLERK OF THE CIRCUIT COURT
COMPTROLLER

BY: Joseph A. Bruzzo
DEPUTY CLERK

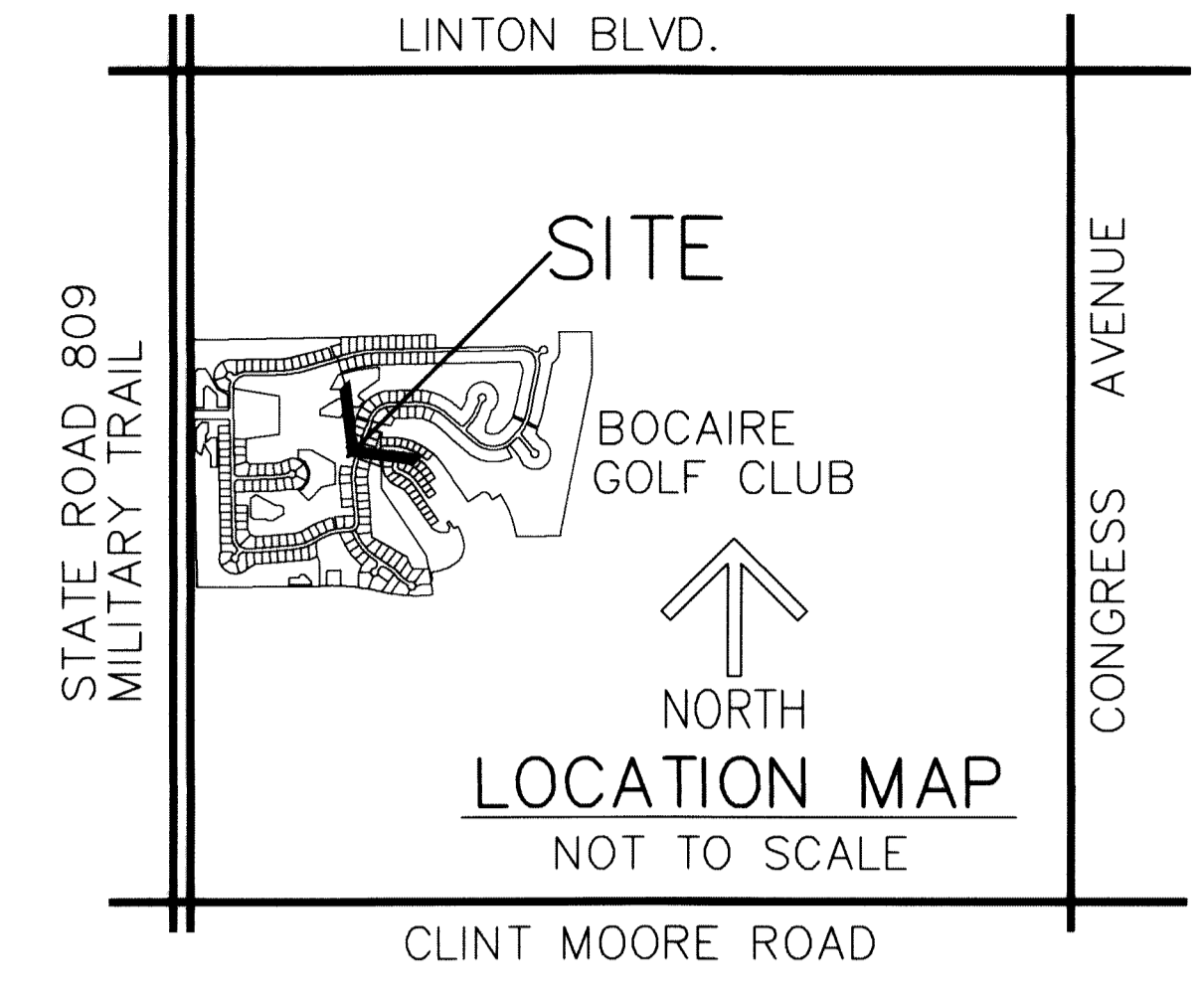
CLERK OF THE CIRCUIT COURT & COMPTROLLER



BOCAIRE GOLF CLUB NO. 5 PUD

A REPLAT OF A PORTION OF TRACT "D", BOCAIRE GOLF CLUB NO. 1, AS RECORDED IN PLAT BOOK 46, PAGES 34 THROUGH 37 AND A PORTION OF TRACT "E", BOCAIRE GOLF CLUB NO. 2, AS RECORDED IN PLAT BOOK 46 PAGES 38 THROUGH 42 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 36, TOWNSHIP 46 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



DEDICATION AND RESERVATION:

KNOW ALL MEN BY THESE PRESENTS THAT BOCAIRE COUNTRY CLUB, INC. A FLORIDA NOT FOR PROFIT CORPORATION, OWNER OF THE LANDS SHOWN HEREON AS BOCAIRE GOLF CLUB PLAT NO. 5 PUD, A REPLAT OF A PORTION OF TRACT "D", BOCAIRE GOLF CLUB NO. 1, AS RECORDED IN PLAT BOOK 46, PAGES 34 THROUGH 37 AND A PORTION OF TRACT "E", BOCAIRE GOLF CLUB NO. 2, AS RECORDED IN PLAT BOOK 46 PAGES 38 THROUGH 42 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 36, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 1, BLOCK L, BOCAIRE GOLF CLUB NO.3, AS RECORDED IN PLAT BOOK 49, PAGES 151 THROUGH 153 OF SAID PUBLIC RECORDS; THENCE S70°57'29"E ALONG THE SOUTH LINE OF SAID LOT 1, BLOCK L, A DISTANCE OF 150.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1, BLOCK L; THENCE S19°02'31"W ALONG THE WEST RIGHT-OF-WAY LINE OF BOCAIRE BOULEVARD, AS SHOWN ON AFORESAID BOCAIRE GOLF CLUB NO.1 AND NO. 2, A DISTANCE OF 104.77 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG SAID WEST RIGHT-OF-WAY LINE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 725.00 FEET, A CENTRAL ANGLE OF 8°26'08", AN ARC DISTANCE OF 106.74 FEET TO THE NORTHEAST CORNER OF LOT 5, BLOCK D OF SAID BOCAIRE GOLF CLUB NO.1; THENCE N79°23'37"W ALONG THE NORTH LINE OF SAID LOT 5, BLOCK D, A DISTANCE OF 150.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 5, BLOCK D; THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS POINT BEARS S79°23'37"E, HAVING A RADIUS OF 875.00 FEET, A CENTRAL ANGLE OF 8°26'08", AN ARC DISTANCE OF 128.83 FEET TO A POINT OF TANGENCY; THENCE N19°02'31"E, A DISTANCE OF 104.77 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, CONTAINING 33,383 SQUARE FEET/0.7664 MORE OR LESS. SUBJECT TO EASEMENTS, RESTRICTIONS, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DO HEREBY DEDICATE AS FOLLOWS:

1. LOT DEDICATION:
LOTS 1 AND 2, AS SHOWN HEREON ARE HEREBY RESERVED BY BOCAIRE COUNTRY CLUB, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, FLORIDA, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF BOCAIRE COUNTRY CLUB, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

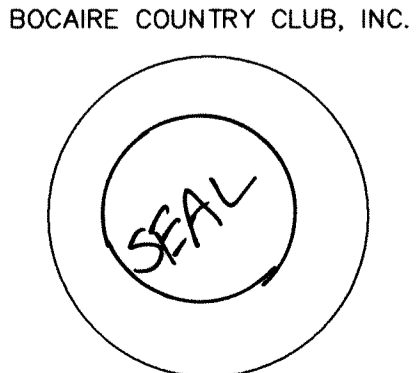
IN WITNESS WHEREOF, THE ABOVE NAMED FLORIDA NOT FOR PROFIT CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 27th DAY OF June, 2022

WITNESS: Rebecca Zissel
PRINT NAME Rebecca Zissel

WITNESS: [Signature]
PRINT NAME Tiffany Eastley

BOCAIRE COUNTRY CLUB, INC.
A FLORIDA NOT FOR PROFIT CORPORATION

BY: [Signature]
PRESIDENT
T.A. FISHER

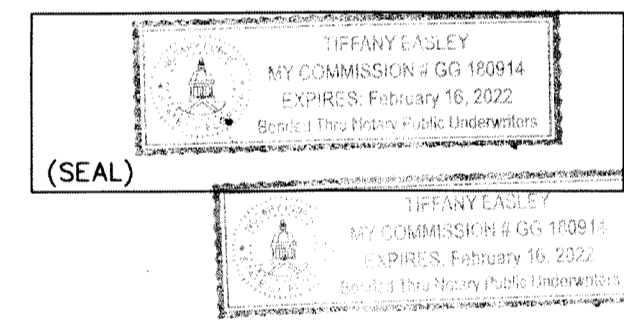


ACKNOWLEDGEMENT:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 27th DAY OF June, 2022, BY Philip Alexander Fisher PRESIDENT OF BOCAIRE COUNTRY CLUB, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ON BEHALF OF THE CORPORATION, WHO IS personally known to me OR HAS PRODUCED driver license AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 27th DAY OF June, 2022.



[Signature]
NOTARY PUBLIC
Tiffany Eastley
PRINT NAME
MY COMMISSION EXPIRES: 2/16/22
COMMISSION NUMBER: GG180914

TITLE CERTIFICATION:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

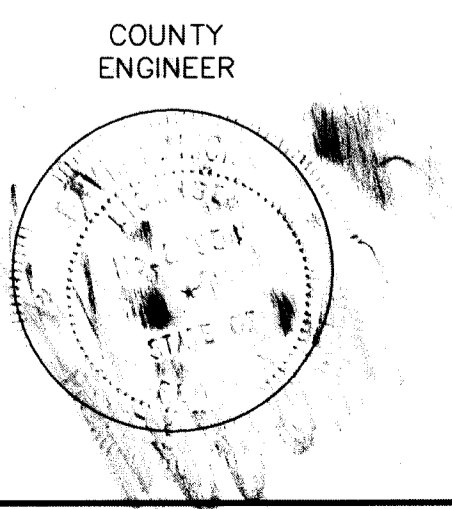
I, MICHAEL S. WEINER, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED IN BOCAIRE COUNTRY CLUB, INC., A FLORIDA NOT FOR PROFIT CORPORATION; THAT THE CURRENT TAXES HAVE BEEN 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: 2/16/2021
[Signature]
MICHAEL S. WEINER, ESQ.
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 11th DAY OF June, 2022, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1), F.S.

BY: [Signature]
DAVID L. RICKS, P.E.
COUNTY ENGINEER



SURVEYOR & MAPPER'S NOTES:

1. 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 SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
2. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
3. 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.
4. BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF SOUTH 85°25'01" WEST ALONG THE NORTH LINE OF LOT 2A, BOCAIRE GOLF CLUB NO.4, AS RECORDED IN PLAT BOOK 110, PAGES 31 THROUGH 33 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).
5. "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.
6. ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED.

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: 6-4-20
[Signature]
DAVID P. LINDLEY
PROFESSIONAL LAND SURVEYOR
FLORIDA REGISTRATION NO. 5005

