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WELLINGTON REGIONAL MEDICAL CENTER

BEING A REPLAT OF A PORTION OF TRACT 17, ALL OF TRACTS 18 AND 19, AND A PORTION OF TRACTS 20, 21, 22, 27, 28, BLOCK 18, TOGETHER WITH A PORTION OF THE 25' WIDE RESERVATION FOR ROAD, DYKE AND DITCH PURPOSES, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, AT PAGES 45 THROUGH 54 INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

SECTION 12, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA

NOVEMBER 2024

WELLINGTON MEDICAL CONDOMINIUM, INC.
DEDICATION ACCEPTANCE:

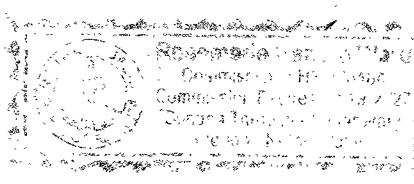
WELLINGTON MEDICAL CONDOMINIUM, INC., A FLORIDA NON-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, HEREBY ACCEPTS THE DEDICATIONS AND RESERVATIONS TO SAID CORPORATION AS ARE STATED AND SHOWN HEREON AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREIN.

DATED THIS 24th DAY OF April, 2025.WELLINGTON MEDICAL CONDOMINIUM, INC.,
A FLORIDA NON-PROFITBY: 
ARMONDO MARULL, MD., ITS PRESIDENTWITNESS: samantha rubin
PRINT NAME: samantha rubinWITNESS: Rosemarie S. Ward
PRINT NAME: Rosemarie S. Ward

ACKNOWLEDGMENT:

STATE OF Florida
COUNTY OF Palm Beach

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 24th DAY OF April, 2025, BY ARMONDO MARULL, MD., THE PRESIDENT OF WELLINGTON MEDICAL CONDOMINIUM, INC., A FLORIDA NON-PROFIT, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION.


 NOTARY PUBLIC, STATE OF Florida
 MY COMMISSION EXPIRES: 12-19-2027
HH468484
WRMC IV CONDOMINIUM ASSOCIATION, INC.
DEDICATION ACCEPTANCE:

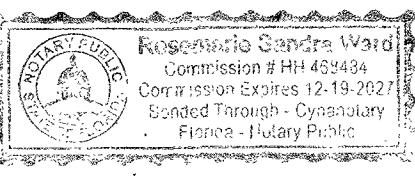
WRMC IV CONDOMINIUM ASSOCIATION, INC., A FLORIDA NON-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, HEREBY ACCEPTS THE DEDICATIONS AND RESERVATIONS TO SAID ASSOCIATION AS ARE STATED AND SHOWN HEREON AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREIN.

DATED THIS 29 DAY OF Jan, 2025WRMC IV CONDOMINIUM ASSOCIATION, INC.,
A FLORIDA NON-PROFIT CORPORATIONBY: 
STEVEN FERN, ITS PRESIDENTWITNESS: Stephanie Ocejo
PRINT NAME: Stephanie OcejoWITNESS: Jynn Perez
PRINT NAME: Jynn PerezWITNESS: Janya Remy
PRINT NAME: Janya Remy

ACKNOWLEDGMENT:

STATE OF Florida
COUNTY OF Palm Beach

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS 29 DAY OF Jan, 2025, BY STEVEN FERN, THE PRESIDENT OF WRMC IV CONDOMINIUM ASSOCIATION, INC., A FLORIDA NON-PROFIT CORPORATION, WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION.


 NOTARY PUBLIC, STATE OF Florida
 MY COMMISSION EXPIRES: 12-19-2027
HH468484

MORTGAGEE'S CONSENT:

STATE OF _____
COUNTY OF _____

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON A PORTION OF THE PROPERTY DESCRIBED HEREIN 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, 28406 AT PAGE 14 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE UNDERSIGNED ENTITY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 25th DAY OF August, 2025.

PNC BANK NATIONAL ASSOCIATION
SUCCESSOR-IN-INTEREST TO
FIDELITY FEDERAL SAVINGS BANK OF FLORIDA

BY: _____

WITNESS: _____
PRINTED NAME: _____WITNESS: _____
PRINTED NAME: _____

TITLE: _____

ACKNOWLEDGMENT:

STATE OF _____
COUNTY OF _____

THE FOREGOING WAS ACKNOWLEDGED BEFORE ME THIS 25th DAY OF August, 2025, BY AS OF PNC MORTGAGE, A DIVISION OF PNC BANK, NATIONAL ASSOCIATION, f/k/a/ FIDELITY FEDERAL BANK & TRUST, ON BEHALF OF THE ASSOCIATION. HE/SHE WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.

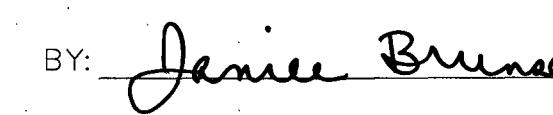
NOTARY PUBLIC, STATE OF _____
MY COMMISSION EXPIRES: _____

MORTGAGEE'S CONSENT:

STATE OF Florida
COUNTY OF Palm Beach

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON A PORTION OF THE PROPERTY DESCRIBED HEREIN 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 AND SECURITY AGREEMENT IN FAVOR OF 1ST UNITED BANK RECORDED IN OFFICIAL RECORD BOOK 20911, PAGE 1841, AS MODIFIED BY MORTGAGE MODIFICATION AGREEMENT BY AND BETWEEN HGM PROPERTIES, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND VALLEY NATIONAL BANK, AS SUCCESSOR IN INTEREST TO 1ST UNITED BANK, RECORDED IN OFFICIAL RECORD BOOK 29054, PAGE 2 AND ITS MORTGAGE, RECORDED IN OFFICIAL RECORD BOOK 34949, PAGE 30, ALL IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BOTH BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE UNDERSIGNED ENTITY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 25th DAY OF August, 2025.

VALLEY NATIONAL BANK, A NATIONAL
BANKING ASSOCIATIONBY: 
Janice BrunsonWITNESS: Beth-ann Morrison
PRINTED NAME: Beth-ann MorrisonWITNESS: Lam Ruben
PRINTED NAME: Lam RubenWITNESS: Janice Brunson
PRINTED NAME: Janice BrunsonTITLE: Vice President

ACKNOWLEDGMENT:

STATE OF Florida
COUNTY OF Palm Beach

THE FOREGOING WAS ACKNOWLEDGED BEFORE ME THIS 25th DAY OF Aug, 2025, BY Janice Brunson AS OF VALLEY NATIONAL BANK, A NATIONAL BANKING ASSOCIATION. HE/SHE WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.


 NOTARY PUBLIC, STATE OF Florida
 MY COMMISSION EXPIRES: NOV 6, 2025

 Linda Hobucina
 NOTARY PUBLIC, STATE OF Florida
 MY COMMISSION EXPIRES: NOV 6, 2025

THIS INSTRUMENT WAS PREPARED BY:
 DAVID A. BOWER, P.S.M. #5888 IN THE OFFICES
 OF DENNIS J. LEAVY & ASSOCIATES, INC., LB #6599
 460 BUSINESS PARK WAY, SUITE B
 ROYAL PALM BEACH, FLORIDA 33411
 (561) 753 - 0650

DENNIS J. LEAVY & ASSOCIATES, INC.
LAND SURVEYORS AND MAPPERS
460 BUSINESS PARK WAY * SUITE B * ROYAL PALM BEACH, FL * 33411
PHONE: (561) 753-0650 FAX: (561) 753-0290
SCALE: N/A CHECKED BY: D.B. DATE: 10/20/2008
DRAWN BY: E.B. JOB NO.: 04-052-06PLAT

SHEET 3 OF 20