"THE HAMMOCK OF SANDALFOOT"

BEING A REPLAT OF A PORTION OF "THE GREENHOUSE OF BOCA" PLAT BOOK 33, PAGE 81 & 82
SECTION 30, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY
FLORIDA

PREPARED BY: DIANA MACKLEIN IN THE OFFICE OF
CAULFIELD, NASH & ASSOCIATES, INC.
2501 WEST HILLSBORO BOULEVARD
DEERFIELD BEACH, FLORIDA

MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF DADE

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 3147, Page 0578 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 Vice President and attested to by its secretary and its corporate seal to be affixed hereon by and with the authority of its Board of Directors this 2 day of NOVEMBER, 1979

Walter E. Heller & Company Southeast, a corporation in the State of Florida

BY: JAMES C. SPECTOR — Vice President

ATTEST: MARTHA J. ATHY — Secretary

ACKNOWLEDGEMENT

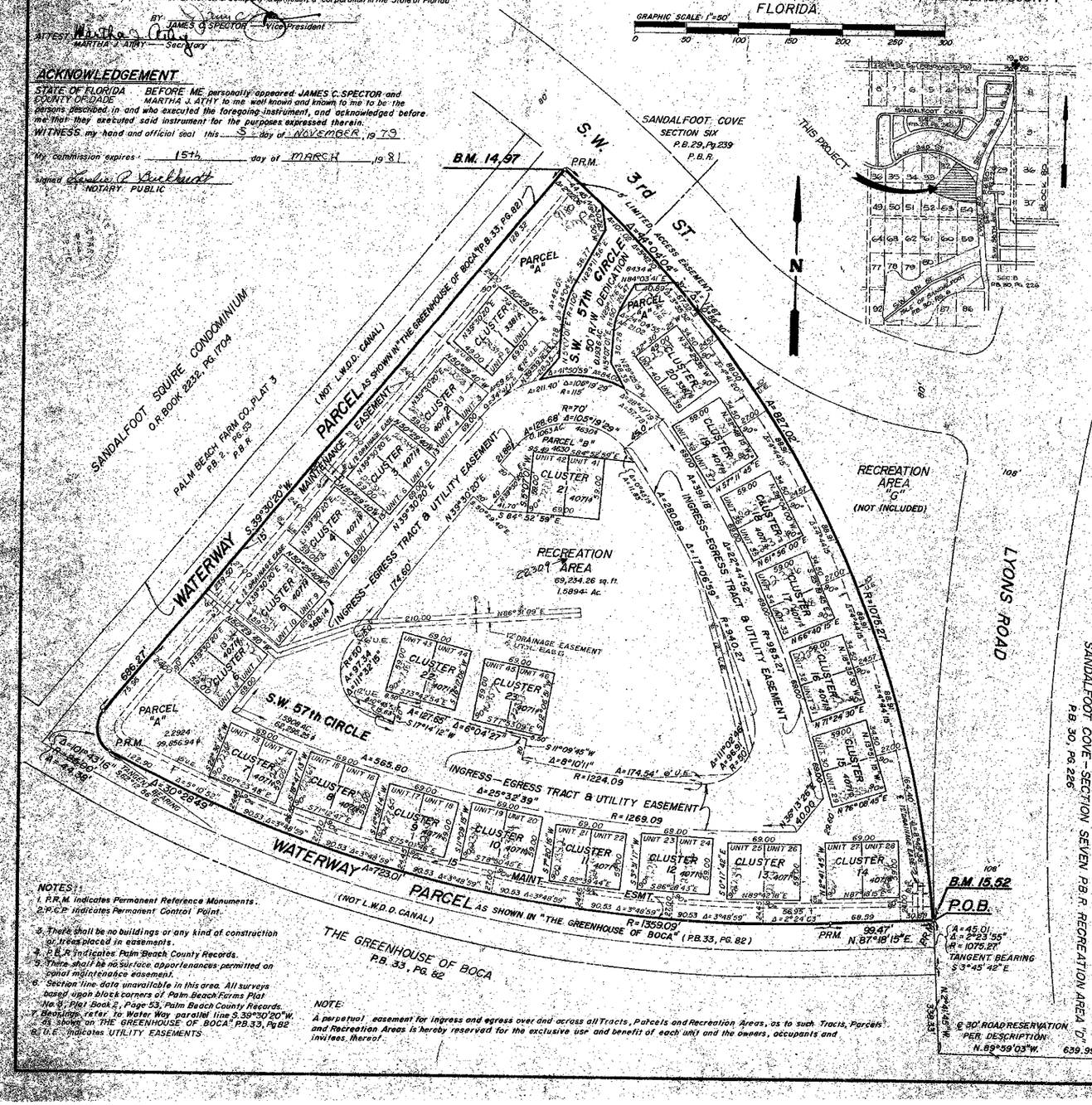
STATE OF FLORIDA
COUNTY OF DADE

BEFORE ME personally appeared JAMES C. SPECTOR and MARTHA J. ATHY to me well known and known to me to be the persons described in and who executed the foregoing instrument, and acknowledged before me that they executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 5 day of NOVEMBER, 1979

My commission expires 15th day of MARCH, 1981

Signed Linda A. Buckhardt
NOTARY PUBLIC



NOTES:
1. P.R.M. indicates Permanent Reference Monuments.
2. P.C.P. indicates Permanent Control Point.
3. There shall be no buildings or any kind of construction or trees placed in easements.
4. P.B.R. indicates Palm Beach County Records.
5. There shall be no surface appurtenances permitted on canal maintenance easement.
6. Section line data unavailable in this area. All surveys based upon block corners of Palm Beach Farms Plat No. 3, Plat Book 2, Page 53, Palm Beach County Records.
7. Bearings refer to Water Way parallel line S.39°30'20"W. as shown on "THE GREENHOUSE OF BOCA" P.B.33, Pg 82
8. U.E. indicates UTILITY EASEMENTS

NOTE:
A perpetual easement for ingress and egress over and across all Tracts, Parcels and Recreation Areas, as to such Tracts, Parcels and Recreation Areas is hereby reserved for the exclusive use and benefit of each unit and the owners, occupants and invitees, thereof.

DEDICATION and RESERVATION

KNOW ALL MEN BY THESE PRESENTS: That B.H.R. CORPORATION, a Florida corporation, owner of the lands shown hereon, being in Sec. 30, Township 47 S., Range 42 E., Palm Beach County, Florida, shown hereon as "THE HAMMOCK OF SANDALFOOT", being a portion of "THE GREENHOUSE OF BOCA", P.B. 33, Pg. 81 & 82, of the public records of Palm Beach County, Florida, being more particularly described as follows:

Commencing at the intersection of the centerline of that certain 50 foot road reservation lying East of and adjacent to Lot 56, of Block 81, PALM BEACH FARM COMPANY'S PLAT NO. 3, according to the plat thereof recorded in Plat Book 2, Page 53 of the public records of Palm Beach County, Florida, and the centerline of that certain 30 foot road reservation lying South of and adjacent to said Lot 56; thence N.89°59'03"W. along the centerline of the said 30 foot road reservation a distance of 639.99 feet; thence N.00°00'00"W. a distance of 338.33 feet to a point of curve; thence Northwesterly along the arc of a circular curve to the left, having a radius of 1075.27 feet, a central angle of 2°23'55", an arc distance of 45.01 feet to the Point of Beginning; thence continue Northwesterly along the arc of said circular curve to the left, having a radius of 1075.27 feet, a central angle of 24°00'04", an arc distance of 450.57 feet; thence S.39°30'20"W. a distance of 686.27 feet to a point of curve; thence Southerly and Easterly along the arc of a circular curve to the left having a radius of 25.00 feet, a central angle of 101°42'40", an arc distance of 44.38 feet to a point of tangency; thence Southeasterly along the arc of a circular curve to the left whose tangent bears S.62°12'36"E. with a radius of 1359.09 feet, a central angle of 30°28'49", an arc distance of 723.01 feet to a point of tangency; thence N.87°18'15"E. a distance of 99.47 feet to the Point of Beginning, has caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

That S.W. 57th Circle, shall be used for road purposes as shown and are hereby dedicated to the Board of County Commissioners of Palm Beach County, Florida, for perpetual use of the public for proper purposes and hereby grants to each and every owner of a unit in THE HAMMOCK OF SANDALFOOT OWNERS ASSOCIATION and are the perpetual maintenance obligation of said association, and not to the County, for the sole purpose of access and parking. The recreation area, as shown, is hereby dedicated to THE HAMMOCK OF SANDALFOOT OWNERS ASSOCIATION and is the perpetual maintenance obligation of said association in order to provide utility, drainage, ingress, egress, pedestrian access and other governmental services to each Cluster, and the 20' public utility easement and other easements for similar purposes are hereby granted over, across, and thru Parcel "A" & "B", recreation areas, S.W. 57th Circle, except those areas that are to be occupied by any building or structure. The 12' Drainage easements as shown are hereby dedicated in perpetuity for the construction and maintenance of drainage. The 15' maintenance easement as shown are hereby dedicated in perpetuity for maintenance and operation of drainage.

IN WITNESS WHEREOF, the above named corporation has caused its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this its President and its Assistant Secretary and its corporate seal to be affixed hereto by and with the authority of its Board of Directors, this 1st day of November, 1979.

B.H.R. CORPORATION, a Florida corporation

BY: HELEN A. VACCA — President

ATTEST: KAREN MERCADO — Secretary

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME, personally appeared HELEN A. VACCA and KAREN MERCADO to me well known, and known to me to be the individuals described in and who executed the foregoing instrument as President and Secretary of B.H.R. Corporation, and severally acknowledged to and before me that they executed such instrument as such officers thereunto duly authorized; that the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that it was affixed to said instrument by due and regular corporate authority, and that said instrument is a free act and deed of said corporation.

WITNESS my hand and official seal this 5th day of NOVEMBER, 1979

My commission expires April 7, 1982

NOTARY PUBLIC

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, HARRY A. JOHNSTON II, 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 that the title to the property is vested in B.H.R. Corporation, a Florida corporation, that current taxes have been paid, and that the property is encumbered by the mortgage as shown hereon, and that I find that all mortgages are shown and are true and correct, and the property is free of certain deed restrictions, reservations and easements, if applicable and do not affect the subdivision of the property.

SIGNED

SURVEYOR'S CERTIFICATE

0306-302

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 and that said survey is accurate to the best of my knowledge and belief and that the Permanent Reference Monuments (P.R.M.'s) have been placed as required by law and that Permanent Control Points (P.C.P.'s) will be set under the guarantees posted with Palm Beach County for the Required Improvements and further that the survey data complies with all the requirements of Chapter 177, Florida Statutes as amended and Ordinances of Palm Beach County, Florida.

CAULFIELD, NASH AND ASSOCIATES, INC.

REGISTERED LAND SURVEYOR, REG. NO.

STATE OF FLORIDA

The Hammock of Sandalfoot

APPROVALS

BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this ____ day of ____, 19__.

COUNTY ENGINEER

This plat is hereby found to meet all requisite State and County laws and Ordinances.

ATTEST: John B. Dunkle, Clerk By: ____ Deputy Clerk

30-41-42

30-302