

0730-011

OAKS AT BOCA RATON PLAT SIX 20040543897

57

A PLANNED UNIT DEVELOPMENT BEING A PART OF RAINBOW PUD
 BEING A REPLAT OF A PORTION OF BLOCK 70, "PALM BEACH FARMS COMPANY PLAT NO. 3", AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54,
 AND TRACT A, OAKS AT BOCA RATON PLAT FIVE, AS RECORDED IN PLAT BOOK 100, PAGES 76 THROUGH 83,
 BOTH OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
 LYING IN SECTIONS 31 AND 32, TOWNSHIP 46 SOUTH, RANGE 42 EAST,
 AND SECTIONS 5 AND 6, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

NOTES COORDINATES, BEARINGS AND DISTANCES

COORDINATES SHOWN ARE GRID
 DATUM = NAD 83 1990 ADJUSTMENT
 ZONE = FLORIDA EAST
 LINEAR UNIT = US SURVEY FEET
 COORDINATE SYSTEM 1983 STATE PLANE
 TRANSVERSE MERCATOR PROJECTION
 ALL DISTANCES ARE GROUND
 SCALE FACTOR = 1.0002099
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 BEARINGS AS SHOWN HEREON ARE GRID DATUM, NAD 83 1990
 ADJUSTMENT, FLORIDA EAST ZONE.

STATE OF FLORIDA
 COUNTY OF PALM BEACH
 THIS PLAT WAS FILED FOR
 RECORD AT 2:47 P.M.
 THIS 17 DAY OF September
 A.D. 2004 AND DULY RECORDED
 IN PLAT BOOK 106 ON
 PAGES 87 AND 88

DOROTHY H. WILKEN
 CLERK CIRCUIT COURT

BY: *[Signature]*
 DEPUTY CLERK

SHEET 1 OF 7

DEDICATIONS AND RESERVATIONS:
 KNOW ALL MEN BY THESE PRESENTS THAT THE OAKS AT BOCA RATON VENTURE, L.P., A FLORIDA LIMITED PARTNERSHIP, WHOSE GENERAL PARTNER IS THE OAKS AT BOCA RATON DEVELOPMENT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN HEREON AS OAKS AT BOCA RATON PLAT SIX, A PLANNED UNIT DEVELOPMENT BEING A REPLAT OF A PORTION OF BLOCK 70, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, AND TRACT A, OAKS AT BOCA RATON PLAT FIVE, AS RECORDED IN PLAT BOOK 100, PAGES 76 THROUGH 83, BOTH OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTIONS 31 AND 32, TOWNSHIP 46 SOUTH, RANGE 42 EAST, AND SECTIONS 5 AND 6, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID OAKS AT BOCA RATON PLAT FIVE; THENCE N00°25'59"W ALONG THE EASTERLY LINE THEREOF, A DISTANCE OF 80.21 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N00°25'59"W, A RADIAL DISTANCE OF 199.53 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 100°35'00", A DISTANCE OF 350.28 FEET TO A POINT OF REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 100.00 FEET AND A CENTRAL ANGLE OF 110°1'37"; THENCE NORTHERLY ALONG THE ARC, A DISTANCE OF 19.25 FEET; THENCE N00°52'35"W, A DISTANCE OF 149.58 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 430.00 FEET AND A CENTRAL ANGLE OF 48°45'44"; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 365.96 FEET; THENCE N49°38'20"W, A DISTANCE OF 210.79 FEET; THENCE N49°38'20"W, A DISTANCE OF 101.46 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 970.00 FEET AND A CENTRAL ANGLE OF 11°51'13"; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 200.68 FEET; THENCE N37°47'07"W, A DISTANCE OF 36.44 FEET TO THE MOST SOUTHERLY CORNER OF SAID TRACT A (THE PREVIOUS ELEVEN COURSES AND DISTANCES BEING ALONG THE EASTERLY LINE OF SAID OAKS AT BOCA RATON PLAT FIVE); THENCE CONTINUE N37°47'07"W ALONG THE WESTERLY LINE OF SAID TRACT A, A DISTANCE OF 36.91 FEET; THENCE N33°52'57"W ALONG SAID WESTERLY LINE, A DISTANCE OF 140.14 FEET; THENCE N52°12'53"E ALONG SAID WESTERLY LINE, A DISTANCE OF 119.97 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 138.00 FEET AND A CENTRAL ANGLE OF 02°16'02"; THENCE NORTHEASTERLY ALONG THE ARC OF SAID WESTERLY LINE, A DISTANCE OF 5.46 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY LINE OF SAID OAKS AT BOCA RATON PLAT FIVE; THENCE N00°25'59"W ALONG SAID EASTERLY LINE, A DISTANCE OF 1,128.39 FEET TO A POINT OF INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF THE LAKE WORTH DRAINAGE DISTRICT L-39 CANAL, AS RECORDED IN OFFICIAL RECORD BOOK 6495, PAGE 761 OF SAID PUBLIC RECORDS; THENCE N89°34'01"E ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 1,950.07 FEET TO A POINT OF INTERSECTION WITH THE WESTERLY RIGHT-OF-WAY LINE OF LYONS ROAD, AS RECORDED IN OFFICIAL RECORD BOOK 11413, PAGES 1734 THROUGH 1749 OF SAID PUBLIC RECORDS; THENCE S00°26'13"E ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 1,943.85 FEET; THENCE S00°35'39"W, A DISTANCE OF 250.04 FEET; THENCE S00°28'13"E, A DISTANCE OF 120.00 FEET; THENCE S13°03'32"W, A DISTANCE OF 51.42 FEET; THENCE S00°26'13"E, A DISTANCE OF 270.51 FEET (THE PREVIOUS FIVE COURSES AND DISTANCES BEING ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID LYONS ROAD) TO A POINT OF INTERSECTION WITH THE SOUTH LINE OF TRACTS 125 THROUGH 128 OF SAID BLOCK 70, PALM BEACH FARMS COMPANY PLAT NO. 3; THENCE S89°34'01"W ALONG SAID SOUTH LINE, A DISTANCE OF 1,072.76 FEET TO THE POINT OF BEGINNING.

CONTAINING 4,480,514 SQUARE FEET OR 102,858 ACRES, MORE OR LESS.
 HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DO HEREBY DEDICATE AS FOLLOWS:

- PRIVATE STREETS**
 TRACT R, AS SHOWN HEREON IS HEREBY RESERVED FOR THE OAKS AT BOCA RATON PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE STREET PURPOSES AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- OPEN SPACE TRACTS**
 TRACTS L THROUGH L4, AS SHOWN HEREON ARE HEREBY RESERVED FOR THE OAKS AT BOCA RATON PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE OR LANDSCAPE BUFFER PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
 TRACT L3 IS SUBJECT TO THE RESTRICTIONS SET FORTH IN OFFICIAL RECORD BOOK 17078, PAGES 901-907 IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.
- FUTURE DEVELOPMENT TRACTS**
 TRACTS E, F, G2 AND S, AS SHOWN HEREON ARE HEREBY RESERVED FOR THE OAKS AT BOCA RATON VENTURE, L.P., A FLORIDA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, FOR FUTURE DEVELOPMENT PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- DRAINAGE, LAKE MAINTENANCE AND LAKE MAINTENANCE ACCESS EASEMENTS**
 THE DRAINAGE EASEMENTS AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
 THE LAKE MAINTENANCE ACCESS EASEMENTS AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR ACCESS TO STORMWATER MANAGEMENT AND DRAINAGE FACILITIES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACTS FOR PURPOSES OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
 PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS AND PRIVATE STREETS ASSOCIATED WITH SAID DRAINAGE SYSTEM.
- WATER MANAGEMENT TRACT**
 TRACTS W AND W1, AS SHOWN HEREON ARE HEREBY RESERVED FOR THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. TRACT W IS SUBJECT TO EXISTING LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT, AS RECORDED IN OFFICIAL RECORDS BOOK 15220, PAGE 890 AND OFFICIAL RECORD BOOK 17493, PAGE 1837 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- LANDSCAPE BUFFER EASEMENTS**
 THE LANDSCAPE BUFFER EASEMENTS AS SHOWN HEREON ARE HEREBY RESERVED FOR THE OAKS AT BOCA RATON PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE BUFFER PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- LIMITED ACCESS EASEMENTS**
 THE LIMITED ACCESS EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

TABULAR DATA

TOTAL AREA THIS PLAT	102.858 ACRES
AREA OF PRIVATE ROAD TRACT R	1.829 ACRES
AREA OF TRACTS L THROUGH L4	9.114 ACRES
AREA OF TRACTS W AND W1	28.961 ACRES
AREA OF TRACTS E, F, G2 AND S	55.318 ACRES
AREA OF RESIDENTIAL USE SINGLE FAMILY	7.636 ACRES
NUMBER OF UNITS - 30 (0.29 UNITS/ACRE)	
PETITION NO. 97-104C-021	

DEDICATION AND RESERVATIONS CONTINUED:

8. UTILITY EASEMENTS
 THE UTILITY EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES.

THE UTILITY EASEMENTS RUNNING ADJACENT AND PARALLEL TO THE TRACTS FOR PRIVATE ROAD PURPOSES, AS SHOWN HEREON, ARE NON-EXCLUSIVE 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, TELECOMMUNICATION 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. 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.

ALL TRACTS FOR PRIVATE STREET AND RESIDENTIAL ACCESS PURPOSES, AS SHOWN HEREON, ARE HEREBY SUBJECT TO AN OVERLYING NON-EXCLUSIVE EASEMENT 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, TELECOMMUNICATION LINES, CABLE TELEVISION LINES, GAS LINES, AND RELATED APPURTENANCES. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE TRACTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

THE PALM BEACH COUNTY UTILITY EASEMENTS IDENTIFIED ON THE PLAT HEREON ARE EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF POTABLE WATER PIPELINES, RAW WATER PIPELINES, RECLAIMED WATER PIPELINES, AND RELATED APPURTENANCES. THE MAINTENANCE OF THE LAND UNDERLYING THESE EASEMENTS SHALL BE A PERPETUAL OBLIGATION OF THE PROPERTY OWNER. 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 PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, THE OAKS AT BOCA RATON DEVELOPMENT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, LICENSED TO DO BUSINESS IN FLORIDA, THIS 17 DAY OF July, 2004.

THE OAKS AT BOCA RATON VENTURE, L.P.
 A FLORIDA LIMITED PARTNERSHIP

BY: *[Signature]*
 NAME
 MANAGER Richard Finkelsbraun

WITNESS: *[Signature]*
 PRINT *[Name]*
 PRINT *[Name]*

ACKNOWLEDGMENT:
 STATE OF FLORIDA
 COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED *[Signature]* WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED *[Signature]* AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF THE OAKS AT BOCA RATON DEVELOPMENT, LLC, THE GENERAL PARTNER OF THE OAKS AT BOCA RATON VENTURE, L.P., A FLORIDA LIMITED PARTNERSHIP, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/SHE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN AS SUCH OFFICER OF SAID COMPANY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 17 DAY OF July, 2004.

MY COMMISSION EXPIRES: 9/23/06
 NOTARY PUBLIC

COMMISSION NUMBER: 00141221
 PRINT NAME: *[Name]*

ACCEPTANCE OF RESERVATIONS:

STATE OF FLORIDA
 COUNTY OF PALM BEACH

THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 17 DAY OF July, 2004.

WITNESS: *[Signature]*
 PRINT NAME: *[Name]*

WITNESS: *[Signature]*
 PRINT NAME: *[Name]*

THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC. A FLORIDA CORPORATION NOT FOR PROFIT

BY: *[Signature]*
 NAME: *[Name]*

ACKNOWLEDGMENT:

STATE OF FLORIDA
 COUNTY OF Palm Beach

BEFORE ME PERSONALLY APPEARED *[Signature]* WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED *[Signature]* AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS *[Signature]* OF THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC. AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/SHE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND 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 THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 9 DAY OF July, 2004.

MY COMMISSION EXPIRES: 2/23/2006
 NOTARY PUBLIC

COMMISSION NUMBER: 20141221
 PRINT NAME: *[Name]*

MORTGAGEES CONSENT:

STATE OF FLORIDA
 COUNTY OF Palm Beach

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 RECORDS BOOK 14321 AT PAGE 1474 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 PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 9 DAY OF July, 2004.

CITY NATIONAL BANK OF FLORIDA,
 A BANKING CORPORATION AUTHORIZED TO DO BUSINESS IN FLORIDA

WITNESS: *[Signature]*
 PRINT NAME: *[Name]*

BY: *[Signature]*
 NAME: *[Name]*
 SERVICE PRESIDENT: *[Name]*

ACKNOWLEDGMENT:

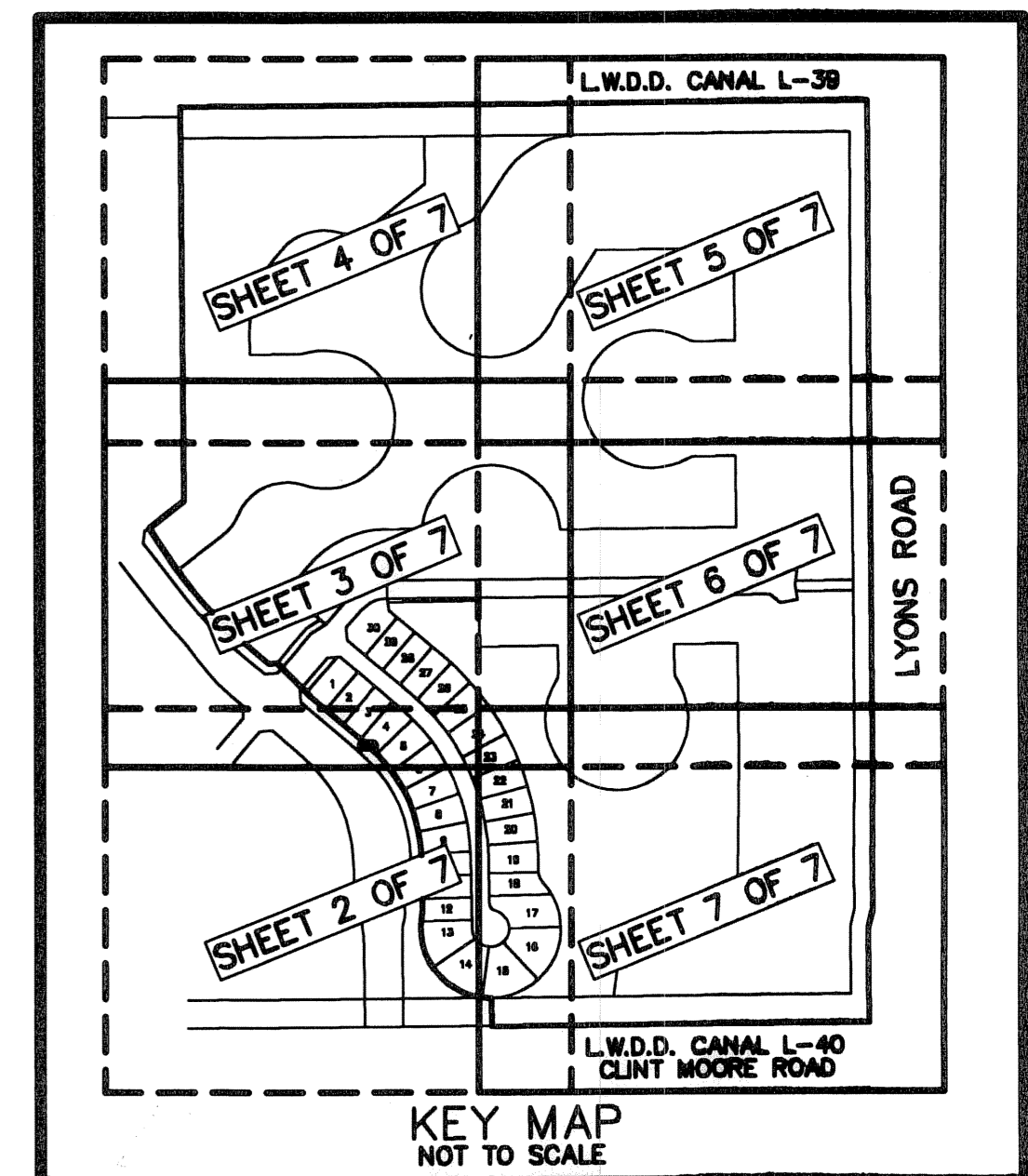
STATE OF FLORIDA
 COUNTY OF Palm Beach

BEFORE ME PERSONALLY APPEARED *[Signature]* WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED *[Signature]* AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF CITY NATIONAL BANK OF FLORIDA, A BANKING CORPORATION AUTHORIZED TO DO BUSINESS IN FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND 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 THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 9 DAY OF July, 2004.

MY COMMISSION EXPIRES: 12/22/08
 NOTARY PUBLIC

COMMISSION NUMBER: 00122992
 PRINT NAME: *[Name]*



TITLE CERTIFICATION:

STATE OF FLORIDA
 COUNTY OF PALM BEACH

I, CARL E. SIEGEL, 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 THE OAKS AT BOCA RATON VENTURE, L.P., A FLORIDA LIMITED PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; 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: Aug 19, 2004
[Signature]
 CARL E. SIEGEL
 ATTORNEY AT LAW
 LICENSED IN FLORIDA

COUNTY ENGINEER:

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 21 DAY OF September 2, 2004, 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]*
 GEORGE T. WEBB, P.E.
 COUNTY ENGINEER

SURVEYOR'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) HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS (P.C.P.'S) AND MONUMENTS ACCORDING TO SEC. 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE REQUIRED IMPROVEMENTS; 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: 8-20-04
[Signature]
 DAVID P. LINDLEY
 REG. LAND SURVEYOR #5005
 STATE OF FLORIDA
 LB #3591

SUBDIVISION OAKS AT BOCA RATON PLAT 6
 BOOK 109 PAGE 57
 FLOOD ZONE B
 QUAD # 52
 SE
 TAZ 880
 PUD NAME RAINBOW

THE OAKS AT BOCA RATON DEVELOPMENT, LLC
 THE OAKS AT BOCA RATON DEVELOPMENT, LLC NOTARY
 CITY NATIONAL BANK OF FLORIDA
 CITY NATIONAL BANK OF FLORIDA NOTARY
 COUNTY ENGINEER
 SURVEYOR
 THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC.
 THE OAKS AT BOCA RATON PROPERTY OWNERS' ASSOCIATION, INC. NOTARY