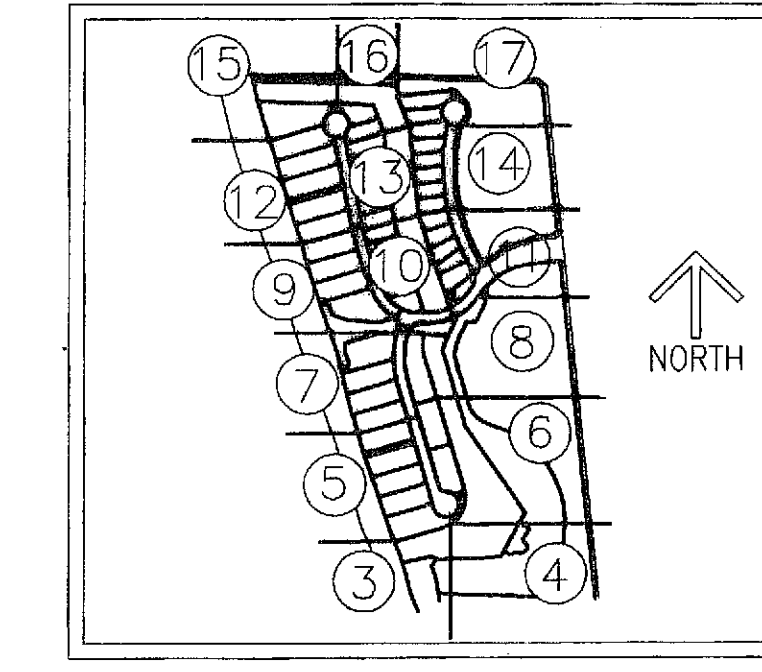
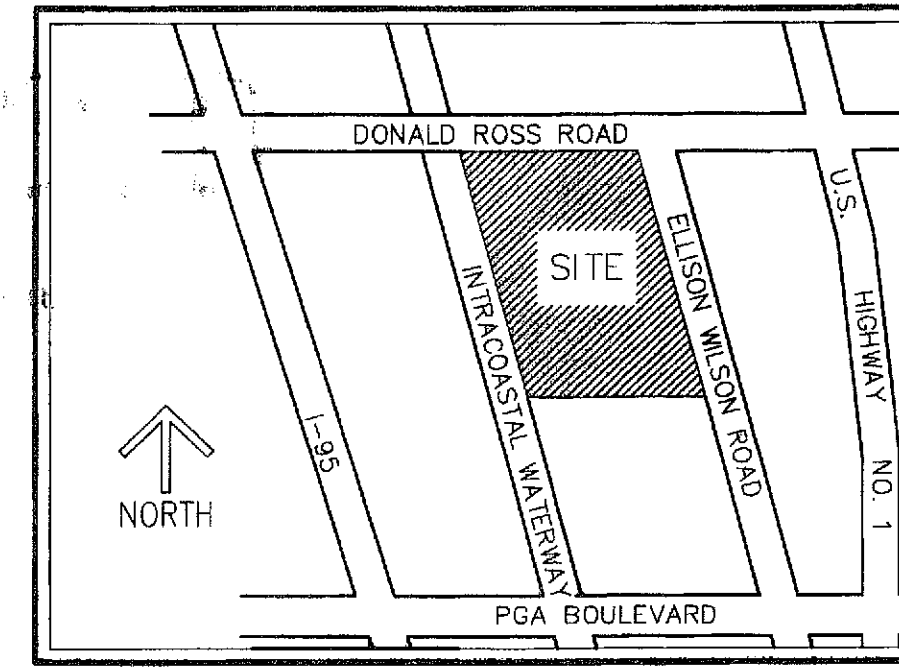


# PARCEL 32, P.U.D.

A PLANNED UNIT DEVELOPMENT  
BEING A PLAT OF A PORTION OF THE NORTHEAST ONE-QUARTER OF  
SECTION 29, TOWNSHIP 41 SOUTH, RANGE 43 EAST,  
PALM BEACH COUNTY, FLORIDA



# 80

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT 1:51 P.M.  
THIS 23 DAY OF August  
A.D. 2011 AND DULY RECORDED  
IN PLAT BOOK 1111 ON  
PAGES 82 AND 91

SHARON R. BOCK  
CLERK AND COMPTROLLER  
BY: *[Signature]*  
DEPUTY CLERK

THIS INSTRUMENT PREPARED BY  
DAVID LINDLEY  
OF  
**CAULFIELD and WHEELER, INC.**  
SURVEYORS - ENGINEERS - PLANNERS  
7301-A WEST PALMETTO PARK ROAD, SUITE 100A  
BOCA RATON, FLORIDA 33433 - (561)392-1991  
JANUARY- 2010

### SHEET 1 OF 18



### DEDICATIONS AND RESERVATIONS:

KNOW ALL MEN BY THESE PRESENTS THAT TOLL FL V LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP, OWNER OF THE LAND SHOWN HEREON AS PARCEL 32, P.U.D., A PLANNED UNIT DEVELOPMENT BEING A PLAT OF A PORTION OF THE NORTHEAST ONE-QUARTER OF SECTION 29, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 29; THENCE NORTH 87°55'03" WEST (AS A BASIS OF BEARINGS) ALONG THE NORTH LINE OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF SAID SECTION 29, A DISTANCE OF 600.46 FEET TO A POINT BEING ON THE WEST RIGHT-OF-WAY LINE OF ELLISON WILSON ROAD AS RECORDED IN OFFICIAL RECORD BOOK 539, PAGE 486 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE SOUTH 05°48'20" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 141.70 FEET TO THE SOUTHEAST CORNER OF PARCEL 105 AS RECORDED IN OFFICIAL RECORD BOOK 9577, PAGE 178 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 05°48'20" EAST, A DISTANCE OF 2,561.10 FEET TO A POINT BEING ON THE SOUTH LINE OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF SAID SECTION 29 (THE PRECEDING COURSE BEING COINCIDENT WITH THE WEST RIGHT-OF-WAY LINE OF ELLISON WILSON ROAD AS RECORDED IN OFFICIAL RECORD BOOK 539, PAGE 486, OFFICIAL RECORD BOOK 539, PAGE 492 AND OFFICIAL RECORD BOOK 812, PAGE 557 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE NORTH 88°03'47" WEST ALONG SAID SOUTH LINE, A DISTANCE OF 813.35 FEET TO A POINT BEING ON THE EAST RIGHT-OF-WAY LINE OF THE INTRACOASTAL WATERWAY AS RECORDED IN PLAT BOOK 17, PAGE 7 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE CONTINUE NORTH 88°03'47" WEST, A DISTANCE OF 185.55 FEET TO A POINT BEING ON THE EASTERLY LINE OF THE FORMER FLORIDA EAST COAST CANAL AS DEPICTED ON THE PLAT OF THE INTRACOASTAL WATERWAY AS RECORDED IN PLAT BOOK 17, PAGE 7 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE NORTH 17°02'45" WEST, A DISTANCE OF 308.07 FEET; THENCE NORTH 22°23'00" WEST, A DISTANCE OF 112.33 FEET; THENCE NORTH 17°11'19" WEST, A DISTANCE OF 418.52 FEET; THENCE NORTH 19°19'30" WEST, A DISTANCE OF 575.91 FEET; THENCE NORTH 18°49'20" WEST, A DISTANCE OF 478.71 FEET; THENCE NORTH 16°52'40" WEST, A DISTANCE OF 464.20 FEET; THENCE NORTH 15°06'01" WEST, A DISTANCE OF 347.76 FEET TO THE SOUTHWEST CORNER OF PARCEL 101 AS RECORDED IN OFFICIAL RECORDS BOOK 9577, PAGE 178 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA (THE PRECEDING SEVEN (7) COURSES BEING COINCIDENT WITH SAID EASTERLY LINE OF THE FORMER FLORIDA EAST COAST CANAL); THENCE NORTH 89°38'42" EAST ALONG THE SOUTH LINE OF SAID PARCEL 101, A DISTANCE OF 259.50 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 101, ALSO BEING THE SOUTHWEST CORNER OF PARCEL 102 AS RECORDED IN OFFICIAL RECORDS BOOK 9577, PAGE 178 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND ALSO BEING ON THE EAST RIGHT-OF-WAY LINE OF SAID INTRACOASTAL WATERWAY; THENCE NORTH 89°38'42" EAST, A DISTANCE OF 143.68 FEET TO THE POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE EASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 18,615.37 FEET, A CENTRAL ANGLE OF 02°27'05" FOR A DISTANCE OF 796.46 FEET; THENCE SOUTH 87°54'13" EAST, A DISTANCE OF 328.38 FEET TO THE NORTHWEST CORNER OF PARCEL 105 AS RECORDED IN OFFICIAL RECORD BOOK 9577, PAGE 178 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA (THE PRECEDING THREE (3) COURSES BEING COINCIDENT WITH THE SOUTH LINE OF SAID PARCEL 102); THENCE SOUTH 46°51'16" EAST ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL 105, A DISTANCE OF 52.54 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN PALM BEACH COUNTY, FLORIDA, CONTAINING 76.29 ACRES, MORE OR LESS.

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

### 1. PRIVATE ROAD TRACTS

THE PRIVATE ROAD TRACTS A-1, A-2, A-3 AND A-4 AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE STREET PURPOSES AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

### 2. UTILITY EASEMENTS (UE)

THE UTILITY EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY TO THE PUBLIC 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.

ALL TRACTS FOR PRIVATE STREET PURPOSES, AND DRIVEWAY/PARKING TRACTS, 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, IF OTHERWISE APPROVED BY PALM BEACH COUNTY, NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE TRACTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS.

THE UTILITY EASEMENTS RUNNING ADJACENT AND PARALLEL TO THE TRACTS FOR PRIVATE ROAD PURPOSES AND DRIVEWAY/PARKING TRACTS, 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, UNLESS OTHERWISE APPROVED BY PALM BEACH COUNTY, NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE TRACTS WITHOUT THE PRIOR WRITTEN APPROVAL OF PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS.

### 3. LIFT STATION EASEMENTS (LSE)

THE LIFT STATION EASEMENTS (LS-1, LS-2 AND LS-3) AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF WASTEWATER LIFT STATIONS AND RELATED APPURTENANCES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

### 4. WATER MANAGEMENT EASEMENTS

THE WATER MANAGEMENT EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) FOR INGRESS, EGRESS, CONSTRUCTION, OPERATION, INSPECTION, REPAIR, REPLACEMENT, UPGRADE AND MAINTENANCE OF THE WATER MANAGEMENT SYSTEM INCLUDING, BUT NOT LIMITED TO, REMOVAL OF ANY SURFACE IMPROVEMENTS NECESSARY TO MAINTAIN THE WATER MANAGEMENT SYSTEM. THE MAINTENANCE OF THE DRAINAGE FACILITIES WITHIN THESE EASEMENTS SHALL BE THE MAINTENANCE RESPONSIBILITY OF THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID). THE LANDS HEREIN AND THEREUNDER SHALL BE THE MAINTENANCE OBLIGATION OF FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY.

### 5. PUBLIC CIVIC PARCEL

TRACT P-1, AS SHOWN HEREON, IS HEREBY RESERVED FOR THE FEE SIMPLE OWNER, ITS SUCCESSORS AND ASSIGNS FOR USES IN ACCORDANCE WITH ZONING APPROVAL OF RECORD FOR THIS SITE ON FILE WITH THE PALM BEACH COUNTY ZONING DIVISION, (RESOLUTION NO. 2004-0731), AND INCLUDING ANY FUTURE AMENDMENTS THAT WILL BE FILED. DRAINAGE ASSOCIATED WITH THE FUTURE DEVELOPMENT OF THIS TRACT SHALL BE ACCOMMODATED WITHIN AND ALLOWED TO DISCHARGE INTO THE STORM WATER MANAGEMENT FACILITIES OF THE PUD, SUBJECT TO PERMITTING THROUGH NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT, WITHOUT RECOURSE TO PALM BEACH COUNTY.

### 6. PRESERVATION TRACTS

PRESERVATION TRACTS 1, 2, 3, 4, 5 AND 6 AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS IN FEE SIMPLE ABSOLUTE, FOR VEGETATION PRESERVE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. THIS PERPETUAL MAINTENANCE OBLIGATION IS SET FORTH IN THE PRESERVE MANAGEMENT PLAN AS REQUIRED BY PALM BEACH COUNTY UNIFIED LAND DEVELOPMENT CODE, ARTICLE 14.C. THIS PLAN SHALL BE APPROVED PRIOR TO SITE DEVELOPMENT. PRESERVATION TRACTS ARE SUBJECT TO THE CONSERVATION EASEMENT RECORDED IN OFFICIAL RECORD BOOK 20471, PAGE 1690 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

### DEDICATIONS AND RESERVATIONS CONTINUED

#### 7. OPEN SPACE TRACTS

TRACTS OS-1, OS-2, OS-3, OS-4, OS-5, OS-6, OS-7 AND OS-8 AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR 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.

#### 8. LAKE ACCESS TRACTS

LAKE ACCESS TRACTS LA-1 AND LA-2 AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR ACCESS PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 9. PRIVATE WATER MANAGEMENT TRACTS

PRIVATE WATER MANAGEMENT TRACTS WM-1 AND WM-2, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, AS WATERWAY TRACTS SERVING PROPERTIES WITHIN THIS PLAT FOR INGRESS, EGRESS, UTILITIES, DRAINAGE, AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

DOCK FACILITIES AND/OR BOAT SLIPS IN TRACT WM-1, LOCATED ADJACENT TO TRACT R-1 WILL BE OWNED AND MAINTAINED BY THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

DOCKS LOCATED IN TRACTS WM-1 AND WM-2, ABUTTING LOTS 1 THROUGH 27 AND LOTS 45 THROUGH 48 WILL BE OWNED AND MAINTAINED BY THE ABUTTING PROPERTY OWNER, THEIR SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 10. TRACT R-1

TRACT R-1, AS SHOWN HEREON, IS HEREBY RESERVED BY TOLL FL V LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, FOR RESIDENTIAL DEVELOPMENT PURPOSES, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 11. RECREATION TRACTS

RECREATION TRACTS RA-1 AND RA-2 AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR RECREATIONAL PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 12. FLOWAGE EASEMENT

THE 20 FOOT WIDE FLOWAGE EASEMENT AS SHOWN HEREON, IS HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA FOR DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 13. ACCESS EASEMENT

A NON-EXCLUSIVE EASEMENT OVER THE PRIVATE ROADWAY TRACTS A-1, A-2, A-3, A-4 AND THE AREA LABELED (AE) IS HEREBY DEDICATED FOR ACCESS OF POLICE, FIRE, EMERGENCY AND PUBLIC SERVICE VEHICLES AND TO NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 14. TRACT WM-3

TRACT WM-3, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR CANAL, DRAINAGE, RECREATIONAL BOATING AND OTHER RELATED PURPOSES, WITHOUT RECOURSE TO PALM BEACH COUNTY.

DOCKS LOCATED IN TRACT WM-3, ABUTTING LOTS 27 THROUGH 45 WILL BE OWNED AND MAINTAINED BY THE ABUTTING PROPERTY OWNER, THEIR SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 15. LANDSCAPE EASEMENT

THE 15 FOOT WIDE LANDSCAPE EASEMENT AS SHOWN HEREON, IS HEREBY DEDICATED TO THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 16. LIMITED ACCESS EASEMENTS (LAE)

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.

#### 17. OVERHANG/MAINTENANCE EASEMENTS (OHME)

OVERHANG/MAINTENANCE EASEMENTS AS SHOWN HEREON ARE HEREBY RESERVED IN PERPETUITY FOR THE ABUTTING LOT OWNERS, THEIR SUCCESSORS AND ASSIGNS, FOR MAINTENANCE OF ROOF OVERHANGS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

#### 18. BRIDGE EASEMENTS

THE BRIDGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT FOR THE INSTALLATION, CONSTRUCTION, OPERATION, INSPECTION, REPAIR, REPLACEMENT, UPGRADE AND MAINTENANCE OF THE BRIDGES AND OTHER NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT FACILITIES, THE BRIDGES THEREIN BEING THE PERPETUAL MAINTENANCE OBLIGATION OF NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT. THE UNDERLYING LANDS THEREIN AND THEREUNDER SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC. ITS GRANTEEES, SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT AND WITHOUT RECOURSE TO PALM BEACH COUNTY. THE INSTALLATION, CONSTRUCTION, REPAIR, REPLACEMENT AND UPGRADE OF UTILITY LINES ON, OVER OR UNDER ANY BRIDGE SHALL BE SUBJECT TO PERMITTING THROUGH NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.

IN WITNESS WHEREOF, THE ABOVE NAMED TOLL FL V LIMITED PARTNERSHIP, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO, THIS 9th DAY OF JUNE, 2011.

TOLL FL V LIMITED PARTNERSHIP,  
A FLORIDA LIMITED PARTNERSHIP

BY: *[Signature]*  
TOLL FL GP CORP., INC.,  
A FLORIDA CORPORATION

WITNESS: *[Signature]*  
PRINT NAME: PATRICK GONZALEZ

WITNESS: *[Signature]*  
PRINT NAME: DONALD R. BARNES  
VICE PRESIDENT

WITNESS: *[Signature]*  
PRINT NAME: CRAIG HUGHES

ACKNOWLEDGMENT:  
STATE OF FLORIDA  
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED DONALD R. BARNES, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT OF TOLL FL GP CORP., INC., A FLORIDA CORPORATION, GENERAL PARTNER OF TOLL FL V LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP, 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 9th DAY OF JUNE, 2011.

MY COMMISSION EXPIRES: *[Signature]*  
Feb 10, 2012  
COMMISSION NUMBER: DD157239

NOTARY PUBLIC  
*[Signature]*  
Joyce A. Spriggs  
PRINT NAME

### ACCEPTANCE OF RESERVATIONS:

STATE OF FLORIDA  
COUNTY OF PALM BEACH)

THE FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS SET FORTH HEREON, DATED THIS 8th DAY OF JUNE, 2011.

FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC.  
A FLORIDA CORPORATION  
NOT FOR PROFIT

WITNESS: *[Signature]*  
NAME: Luis Banos  
WITNESS: *[Signature]*  
NAME: JASON SNYDER  
PRESIDENT

### ACKNOWLEDGMENT:

STATE OF FLORIDA  
COUNTY OF PALM BEACH)

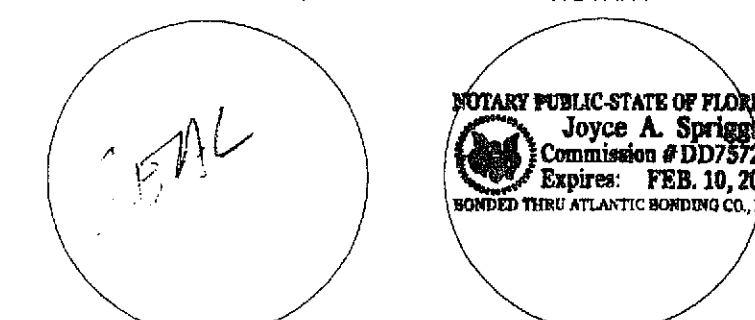
BEFORE ME PERSONALLY APPEARED JASON SNYDER, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE 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 8th DAY OF JUNE, 2011.

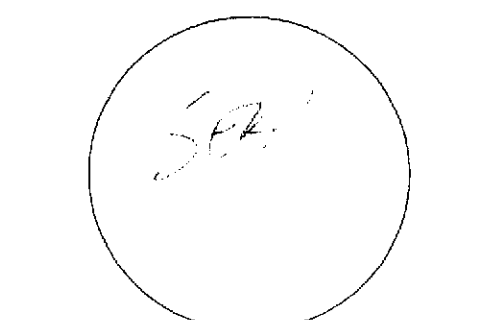
MY COMMISSION EXPIRES: *[Signature]*  
Feb 10, 2012  
COMMISSION NUMBER: DD157239

NOTARY PUBLIC  
*[Signature]*  
Joyce A. Spriggs  
PRINT NAME

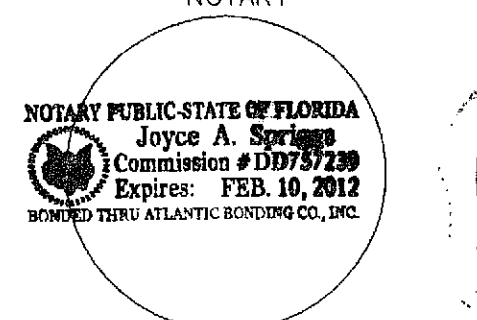
TOLL FL GP CORP., INC  
NOTARY



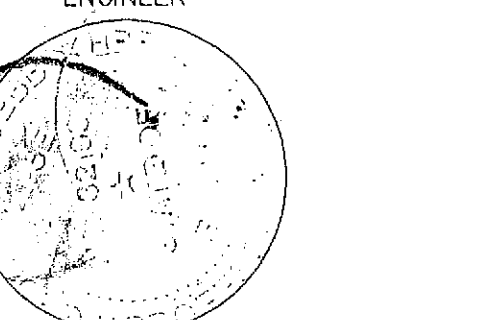
TOLL FL GP CORP., INC  
NOTARY



FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC.  
NOTARY



FRENCHMAN'S HARBOR HOMEOWNER'S ASSOCIATION, INC.  
NOTARY



COUNTY ENGINEER

