

ALTON PROPERTY OWNERS ASSOCIATION, INC. ACCEPTANCE

STATE OF FLORIDA
COUNTY OF PALM BEACH

ALTON 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 6th DAY OF November 2014.

WITNESS Scott Morton
PRINTED NAME
WITNESS Eric van Schaik
PRINTED NAME

ALTON PROPERTY OWNERS ASSOCIATION, INC. ACKNOWLEDGMENT
STATE OF FLORIDA
COUNTY OF PALM BEACH
BEFORE ME PERSONALLY APPEARED RICK COVELL, WHO IS PERSONALLY KNOWN TO ME, OR WHO HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF ALTON 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 SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 6th DAY OF November 2014.
MY COMMISSION EXPIRES 10/20/2017
COMMISSION NO. FF 057435

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACCEPTANCE
STATE OF FLORIDA
COUNTY OF PALM BEACH
NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HEREBY ACCEPTS THE DEDICATION OF THE PARKWAY BUFFER EASEMENTS, THE ROADWAY BUFFER EASEMENTS, THE ACCESS AND MAINTENANCE EASEMENTS OVER TRACTS "P-1" THROUGH "P-8", INCLUSIVE AND THE WATER MANAGEMENT EASEMENTS AND HEREBY ACCEPTS THE FEE SIMPLE DEDICATION OF TRACTS "W-1" "W-2" "LM-1" AND "LM-2", AS SHOWN HEREON, AND HEREBY ACKNOWLEDGES THE PERPETUAL MAINTENANCE OBLIGATION OF SAID EASEMENTS AND TRACTS.

IN WITNESS WHEREOF, NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HAS CAUSED THESE PRESENTS TO BE SIGNED BY ADRIAN M. SALEE, ITS PRESIDENT, BOARD OF SUPERVISORS AND ATTESTED BY ONEAL BARDIN, JR., ITS ASSISTANT SECRETARY, BOARD OF SUPERVISORS, THIS 9th DAY OF November 2014.

ATTEST: ONEAL BARDIN, JR. ASSISTANT SECRETARY BOARD OF SUPERVISORS
ADRIAN M. SALEE PRESIDENT BOARD OF SUPERVISORS

TITLE CERTIFICATION
STATE OF FLORIDA
COUNTY OF PALM BEACH
I HUGH W. PERRY, 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 TO KH ALTON LLC, A FLORIDA LIMITED LIABILITY COMPANY, KG DONALD ROSS LLC, A FLORIDA LIMITED LIABILITY COMPANY, PARKSIDE RETAIL INVESTMENTS LLC, A FLORIDA LIMITED LIABILITY COMPANY, HEIGHTS BIOTECH INVESTMENTS LLC, A FLORIDA LIMITED LIABILITY COMPANY, VILLAS AT BRIGER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FLORIDA POWER AND LIGHT COMPANY, A FLORIDA CORPORATION, GRANDIFLORA MULTIFAMILY INVESTMENTS LLC, A FLORIDA LIMITED LIABILITY COMPANY AND PALM BEACH COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; 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.

CITY OF PALM BEACH GARDENS APPROVAL
COUNTY OF PALM BEACH, FLORIDA
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 11th DAY OF December 2014.
BY: ROBERT G. PREMUROSO, MAYOR
ATTEST: PATRICIA SNIDER, CMC CITY CLERK
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 11th DAY OF December 2014.
BY: TODD ENGLE, P.E. CITY ENGINEER

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT
MORTGAGEE
NOTARY
MORTGAGEE
NOTARY
REVIEWING SURVEYOR
SURVEYOR

ALTON PCD

LYING IN SECTIONS 26 AND 35, TOWNSHIP 41 SOUTH, RANGE 42 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.
OCTOBER, 2014 SHEET 2 OF 10

LESTER FAMILY MORTGAGEE'S 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 RECORD BOOK 28522, PAGE 132 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS DESIGNATED REPRESENTATIVE THIS 6th DAY OF November 2014.

THE LESTER FAMILY INVESTMENTS, L.P.
THE THALL FAMILY PARTNERSHIP, L.P.
ROMADE ASSET PARTNERSHIP, L.P.
PAUL H. BRIGER REVOCABLE TRUST AGREEMENT
PETER L. BRIGER
THE DAVID MINKIN FLORIDA REALTY TRUST

WITNESS: CHARLES A. LUBITZ, ESQ. DESIGNATED REPRESENTATIVE
PRINTED NAME
WITNESS
PRINTED NAME

LESTER FAMILY ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED CHARLES A. LUBITZ, ESQ., WHO IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS DESIGNATED REPRESENTATIVE OF THE LESTER FAMILY INVESTMENTS L.P., THE THALL FAMILY PARTNERSHIP, L.P., ROMADE ASSET PARTNERSHIP, L.P., PAUL H. BRIGER REVOCABLE TRUST AGREEMENT, PETER L. BRIGER, AND PATRICIA B. LESTER AND HOWARD LESTER, AS CO-TRUSTEE OF THE DAVID MINKIN FLORIDA REALTY TRUST DATED DECEMBER 12, 1996 AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 6th DAY OF November 2014.

MY COMMISSION EXPIRES
COMMISSION NO.
NOTARY PUBLIC
PRINTED NAME

REGIONS BANK MORTGAGEE'S 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 RECORD BOOK 26622, PAGE 244 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS EXECUTIVE VICE PRESIDENT THIS 6th DAY OF November 2014.

REGION'S BANK, AN ALABAMA BANKING CORPORATION
WITNESS: JEFFERY I. SHULMAN EXECUTIVE VICE PRESIDENT
PRINTED NAME

WITNESS: SANDRA L. AMSTERDAM
PRINTED NAME

REGIONS BANK ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

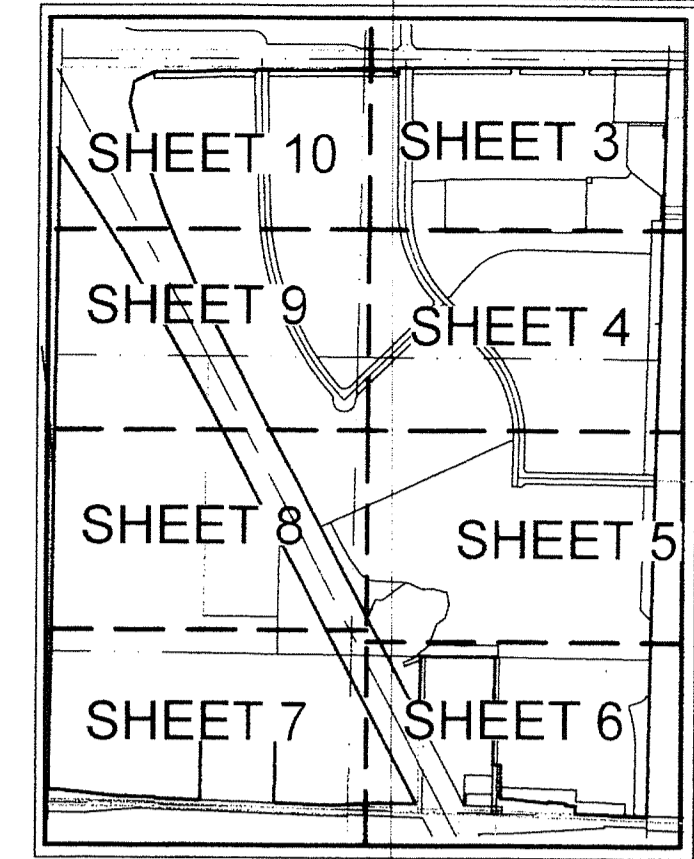
BEFORE ME PERSONALLY APPEARED JEFFERY I. SHULMAN WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS EXECUTIVE VICE PRESIDENT OF REGIONS BANK, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID 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 6th DAY OF November 2014.

MY COMMISSION EXPIRES: 9/2/2015
COMMISSION NO. EE 121089
NOTARY PUBLIC
PRINTED NAME

Table with columns: AREA TABULATION, TRACT DESIGNATION, ACREAGE, LAND USE CLASSIFICATION, CODE, DESIGNATED ACREAGE. Lists various tracts from A to LM-2 and their respective acreages and classifications.

LEGEND table listing symbols and abbreviations for various survey features such as P.O.B., P.C.P., P.R.M., C.M., O.R.B., D.B., P.B., P.G(S), P.B.C, TYP, FND, RW, U.E., D.E., R, L, A, C.B., C.L., P.B.E., R.B.E., S.U.A.E., I.R., L.A.E., FPL, C, C, W.M.E., F.D.O.T., M.C.C.B., SUA, I.S.A.E., NPBCID.



198
COUNTY OF PALM BEACH
STATE OF FLORIDA
THIS PLAT WAS FILED FOR RECORD AT M. THIS DAY OF 2014, AND DULY RECORDED IN PLAT BOOK NO. ON PAGE THRU
SHARON R. BOCK, CLERK AND COMPTROLLER
BY: D.C.



- SURVEYOR'S NOTES
1. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY ORDINANCES OF THE CITY OF PALM BEACH GARDENS.
2. NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE GRANTORS AND GRANTEEES OF SUCH EASEMENTS AND ALL APPLICABLE CITY APPROVAL PERMITS AS REQUIRED FOR SUCH ENCROACHMENT.
3. 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 BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
4. ALL LINES ARE NON-RADIAL UNLESS OTHERWISE NOTED.
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 THIS COUNTY.
6. BEARINGS AS SHOWN HEREON ARE BASED UPON THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 26, TOWNSHIP 41 SOUTH, RANGE 42 EAST, HAVING A GRID BEARING OF SOUTH 01°20'36" WEST, WHICH IS RELATIVE TO THE NORTH AMERICAN DATUM (N.A.D.) 83, 1980 ADJUSTMENT.

CITY OF PALM BEACH GARDENS REVIEWING SURVEYOR
THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.081(1) OF THE FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF THE GEOMETRIC DATA OR THE FIELD VERIFICATION OF PERMANENT CONTROL POINTS AND MONUMENTS AT LOT CORNERS.
RONNIE L. FURNISS
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NO. LS 6272

SURVEYOR'S CERTIFICATE
STATE OF FLORIDA
COUNTY OF PALM BEACH
I HEREBY 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 SECTION 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177 PART I, PLATTING, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA.
DATE: 11/14/2014
Leslie C. Bispo
PROFESSIONAL SURVEYOR AND MAPPER
CERTIFICATE NO. 5698
STATE OF FLORIDA
CERTIFICATE OF AUTHORIZATION LB # 2438

THIS INSTRUMENT WAS PREPARED BY LESLIE C. BISPOTT, P.S.M. OF MICHAEL B. SCHORAH AND ASSOCIATES, INC., 1850 FOREST HILL BOULEVARD, SUITE 206, WEST PALM BEACH, FLORIDA.

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