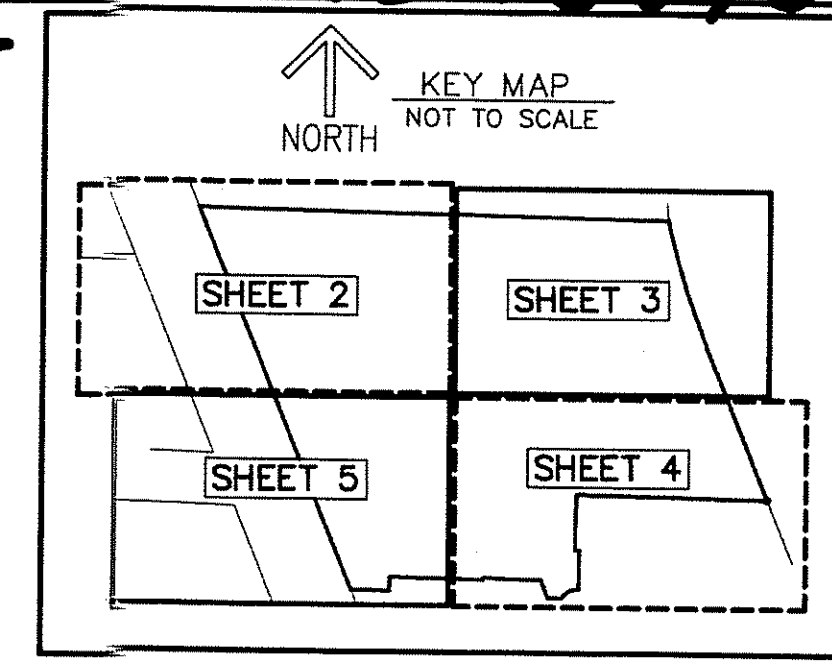
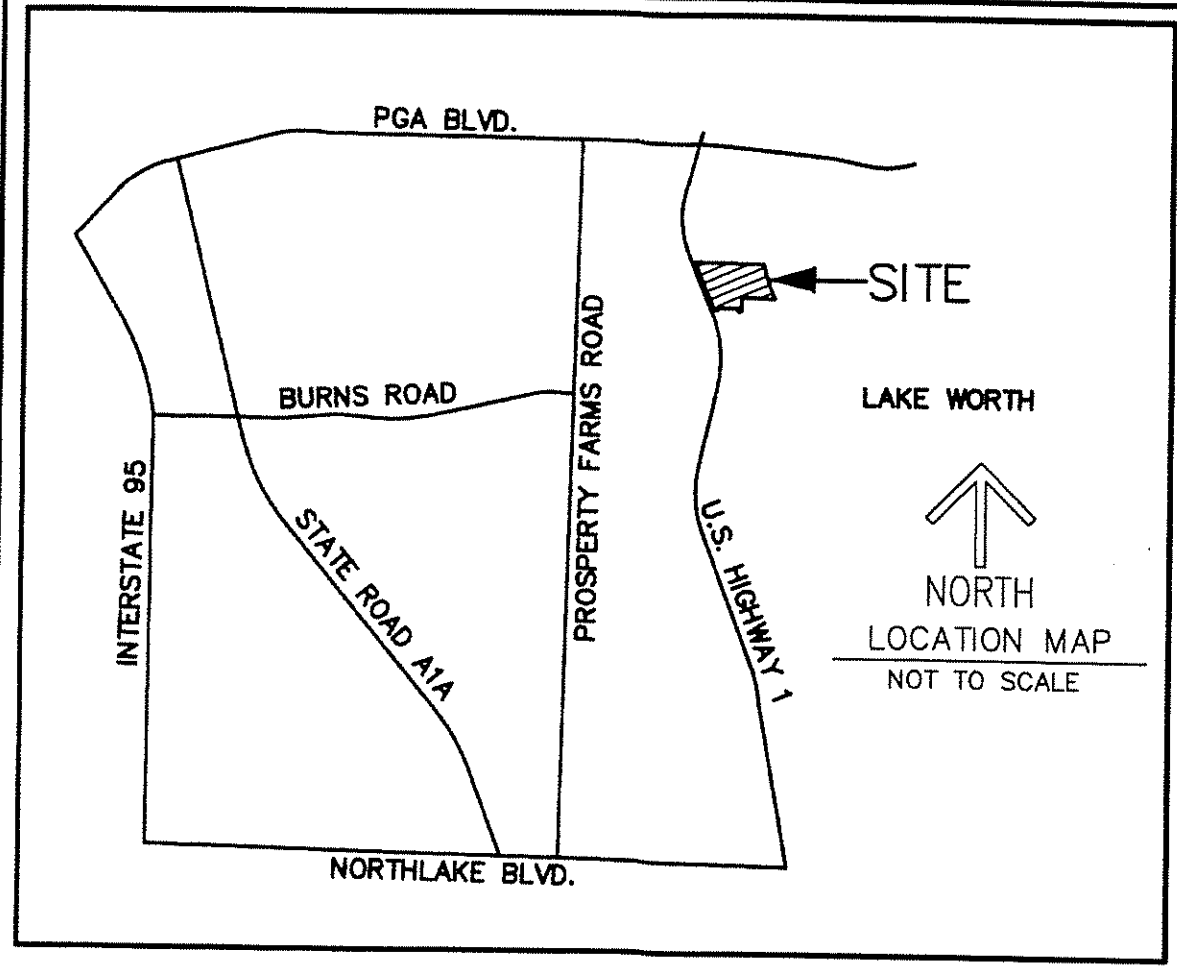


20160158407

WATER CLUB NORTH PALM BEACH

BEING TRACT "A", DOMANI PLAT,
AS RECORDED IN PLAT BOOK 107, PAGES 64 AND 65 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
LYING IN SECTION 4, TOWNSHIP 42 SOUTH, RANGE 43 EAST,
TOGETHER WITH A PORTION OF SECTION 9, TOWNSHIP 42 SOUTH, RANGE 43 EAST,
VILLAGE OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA



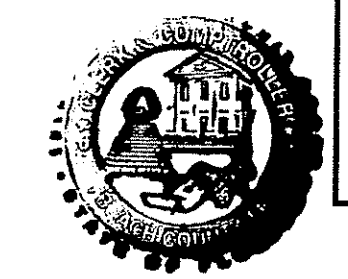
129

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT 2:26 PM
THIS 5th DAY OF
A.D. 2016 AND DULY RECORDED
IN PLAT BOOK 107 ON
PAGES 129 THRU 133

SHARON R. BOCK
CLERK AND COMPTROLLER

BY: *Marina R. Harbor*
DEPUTY CLERK

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD and WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434
OFFICE (561)392-1991 FAX (561)750-1452
CERTIFICATE OF AUTHORIZATION NO. LB 3591



SHEET 1 OF 5

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT DOMANI DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN HEREON AS WATER CLUB NORTH PALM BEACH, BEING TRACT "A", DOMANI PLAT, AS RECORDED IN PLAT BOOK 107, PAGES 64 AND 65 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 4, TOWNSHIP 42 SOUTH, RANGE 43 EAST, TOGETHER WITH A PORTION OF SECTION 9, TOWNSHIP 42 SOUTH, RANGE 43 EAST, VILLAGE OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT "A", DOMANI PLAT; THENCE S.88°51'25"E. ALONG THE NORTH LINE OF SAID TRACT "A", A DISTANCE OF 725.89 FEET TO THE NORTHEAST CORNER OF SAID TRACT "A", AND THE POINT OF CURVATURE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.81°07'23"E., A RADIAL DISTANCE OF 350.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF THE EAST LINE OF SAID TRACT "A", THROUGH A CENTRAL ANGLE OF 04°52'54", A DISTANCE OF 29.82 FEET TO A POINT OF COMPOUND CURVATURE TO THE LEFT HAVING A RADIUS OF 1,200.00 FEET AND A CENTRAL ANGLE OF 08°18'39"; THENCE SOUTHERLY ALONG THE ARC OF THE EAST LINE OF SAID TRACT "A", A DISTANCE OF 174.06 FEET; THENCE S.22°04'10"E. ALONG THE EAST LINE OF SAID TRACT "A", A DISTANCE OF 256.59 FEET; THENCE S.41°09'18"W. ALONG THE EAST LINE OF SAID TRACT "A", A DISTANCE OF 0.68 FEET TO THE SOUTHEAST CORNER OF SAID TRACT "A", THENCE SOUTHERLY ALONG THE SOUTH LINE SAID TRACT "A", A DISTANCE OF 293.90 FEET; THENCE DEPARTING THE SOUTH LINE SAID TRACT "A", S.01°08'35"W., A DISTANCE OF 87.00 FEET; THENCE S.88°51'25"E., A DISTANCE OF 7.00 FEET; THENCE S.01°08'35"W., A DISTANCE OF 61.00 FEET TO THE POINT OF CURVATURE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.01°08'35"W., A RADIAL DISTANCE OF 30.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 59°03'20", A DISTANCE OF 30.92 FEET; THENCE N.88°51'25"W., A DISTANCE OF 21.36 FEET; THENCE N.22°03'30"W., A DISTANCE OF 30.00 FEET; THENCE N.88°51'25"W., A DISTANCE OF 69.89 FEET; THENCE N.01°08'35"E., A DISTANCE OF 0.95 FEET; THENCE N.88°51'25"W., A DISTANCE OF 18.63 FEET; THENCE S.01°08'35"W., A DISTANCE OF 2.95 FEET; THENCE N.88°51'25"W., A DISTANCE OF 145.20 FEET; THENCE S.01°08'35"W., A DISTANCE OF 21.00 FEET; THENCE N.88°51'25"W., A DISTANCE OF 58.88 FEET TO A POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF STATE ROAD 5 (U.S. HIGHWAY 1). AS SHOWN ON FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY SECTIONS 93040-2112 AND 93040-2520; THENCE N.22°03'30"W. ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 171.90 FEET TO THE SOUTHWEST CORNER OF SAID TRACT "A"; THENCE N.21°59'45"W. ALONG THE WEST LINE OF SAID TRACT "A", A DISTANCE OF 467.43 FEET TO THE POINT OF BEGINNING.

CONTAINING 359,917 SQUARE FEET/8.263 ACRES MORE OR LESS
HAVE CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO DEDICATE AS FOLLOWS:

PARCEL A, AS SHOWN HEREON, IS HEREBY RESERVED FOR DOMANI DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF THE VILLAGE OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID DOMANI DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA.

IN WITNESS WHEREOF, THE ABOVE NAMED DOMANI DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THIS 21st DAY OF APRIL, 2016

DOMANI DEVELOPMENT, LLC
A DELAWARE LIMITED LIABILITY COMPANY

BY: *William Johnson*
KOLTER GROUP LLC
A FLORIDA LIMITED LIABILITY COMPANY
ITS MANAGER

BY: *William Johnson*
WILLIAM JOHNSON
MANAGER

WITNESS: *David Smith*
DAVID SMITH
PRINT NAME

WITNESS: *Richard Kattoura*
RICHARD KATTOURA
PRINT NAME

ACKNOWLEDGMENT:

STATE OF FLORIDA
COUNTY OF PALM BEACH

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED WILLIAM JOHNSON, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT, AS MANAGER OF THE KOLTER GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY, MANAGER OF DOMANI DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY AND THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE COMPANY SEAL OF SAID COMPANY AND THAT IT IS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR COMPANY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY. WITNESS MY HAND AND OFFICIAL SEAL THIS 21st DAY OF APRIL, 2016

MY COMMISSION EXPIRES: 2/26/19

COMMISSION NUMBER: FF980200

Clarissa DiMartino
CLARISSA DI MARTINO
NOTARY PUBLIC
PRINT 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 21268 AT PAGE 1011 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 EXECUTIVE VICE PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 3rd DAY OF MAY, 2016

Jeffrey I. Shulman
JEFFREY I. SHULMAN
EXECUTIVE VICE PRESIDENT

WITNESS: *Shirley F. Heard*
SHIRLEY F. HEARD
PRINT NAME

WITNESS: *Nate Wilson*
NATE WILSON
PRINT NAME

ACKNOWLEDGMENT:

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JEFFREY 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, A FLORIDA ALABAMA BANKING CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/SHE EXECUTED SUCH INSTRUMENT AS EXECUTIVE VICE PRESIDENT 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 3rd DAY OF MAY, 2016

Sandra L. Amsterdam
SANDRA L. AMSTERDAM
NOTARY PUBLIC
PRINT NAME

MY COMMISSION EXPIRES: 9/2/2019

COMMISSION NUMBER: FF914685

TITLE CERTIFICATION:

STATE OF FLORIDA
COUNTY OF PALM BEACH

WE, K TITLE COMPANY, LLC, A TITLE INSURANCE COMPANY, AS DULY LICENSED IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED IN DOMANI DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY; THAT THE CURRENT TAXES HAVE BEEN PAID; AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; 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: 5/2/2016

Guido Vignoli
GUIDO VIGNOLI
K TITLE COMPANY LLC
1475 CENTRE PARK BLVD., SUITE 120
WEST PALM BEACH, FL 33401

VILLAGE OF NORTH PALM BEACH APPROVAL:

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED AND ACCEPTED FOR RECORD BY THE VILLAGE COUNCIL OF NORTH PALM BEACH, FLORIDA, IN AND BY RESOLUTION NO. 2016-20 DULY ADOPTED BY SAID VILLAGE COUNCIL, THIS 14th DAY OF APRIL, 2016

BY: *David B. Norris*
DAVID B. NORRIS, MAYOR

BY: *Melissa Teal*
MELISSA TEAL, VILLAGE CLERK

BY: *Brian R. Moree*
BRIAN R. MOREE, DIRECTOR OF PUBLIC WORKS

REVIEWING SURVEYOR'S CERTIFICATE:

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 177.081 FLORIDA STATUTES. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF GEOMETRIC DATA OR FIELD VERIFICATION OF THE PERMANENT REFERENCE MONUMENTS, PERMANENT CONTROL POINTS AND MONUMENTS AT LOT CORNERS.

DATE: May 4th 2016

Gary M. Rayman
GARY M. RAYMAN
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 152633

SURVEY NOTES:

- 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.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT VILLAGE OF NORTH PALM BEACH ZONING REGULATIONS.
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE VILLAGE APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENT.
- BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM - TRANSVERSE MERCATOR, EAST ZONE, NORTH AMERICAN DATUM OF 1983, 1990 ADJUSTMENT, WITH THE NORTH LINE OF TRACT "A", DOMANI PLAT, RECORDED IN PLAT BOOK 07, PAGES 64 AND 65 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, HAVING A BEARING OF S.88°51'25"E.
- "NOTICE" THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LAND 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 PALM BEACH COUNTY.
- THE VILLAGE OF NORTH PALM BEACH IS HEREBY GRANTED THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES OVER THE ENTIRE PROPERTY PLATTED HEREIN.
- LINE INTERSECTING CURVES ARE NON-RADIAL UNLESS OTHERWISE NOTED

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) ACCORDING TO SEC. 177.091(9), F.S., HAVE BEEN PLACED AS REQUIRED BY LAW, AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF NORTH PALM BEACH, PALM BEACH COUNTY, FLORIDA.

DATED: 5-4-16

David P. Lindley
DAVID P. LINDLEY
PROFESSIONAL LAND SURVEYOR
FLORIDA REGISTRATION NO. 5005

DOMANI DEVELOPMENT, LLC

DOMANI DEVELOPMENT, LLC
NOTARY

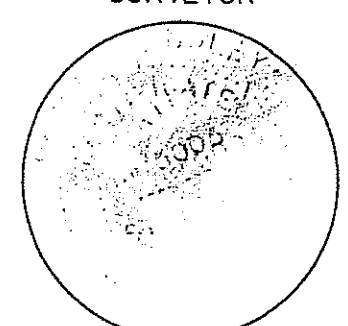
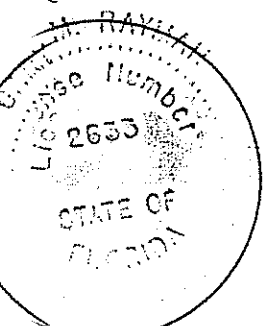
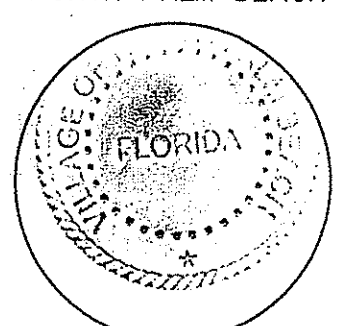
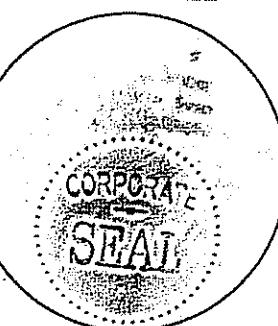
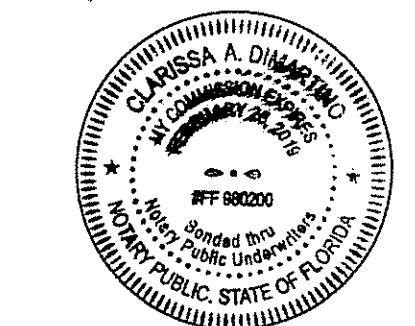
MORTGAGEE

MORTGAGEE
NOTARY

VILLAGE OF
NORTH PALM BEACH

REVIEWING
SURVEYOR

SURVEYOR



BOUNDARY PLAT