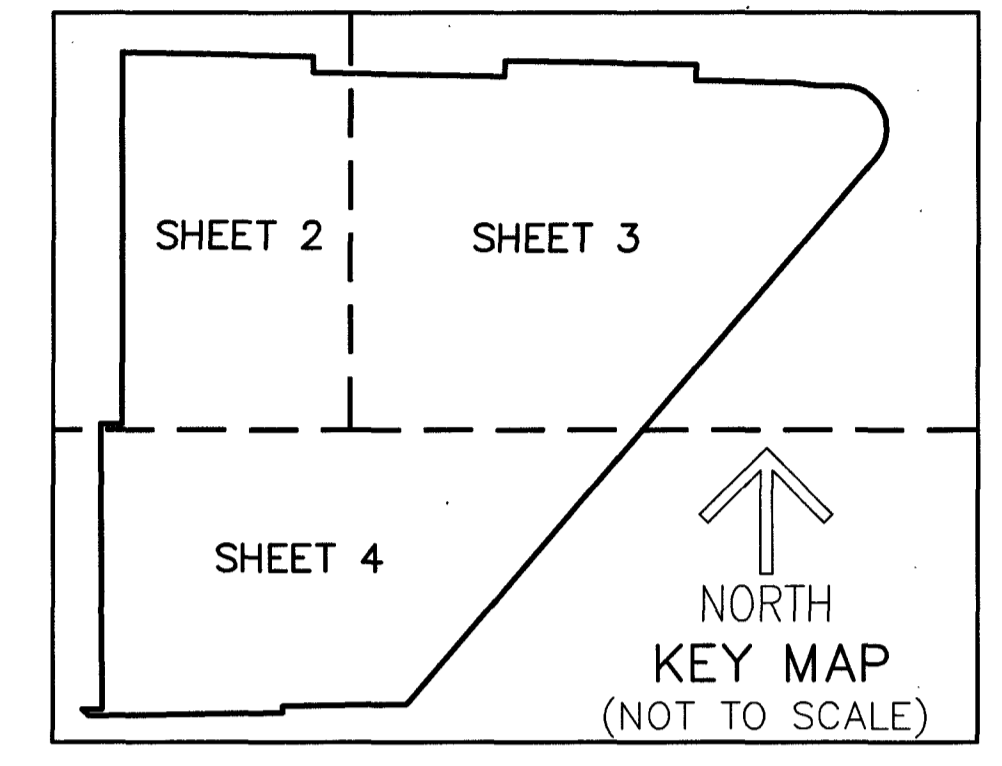
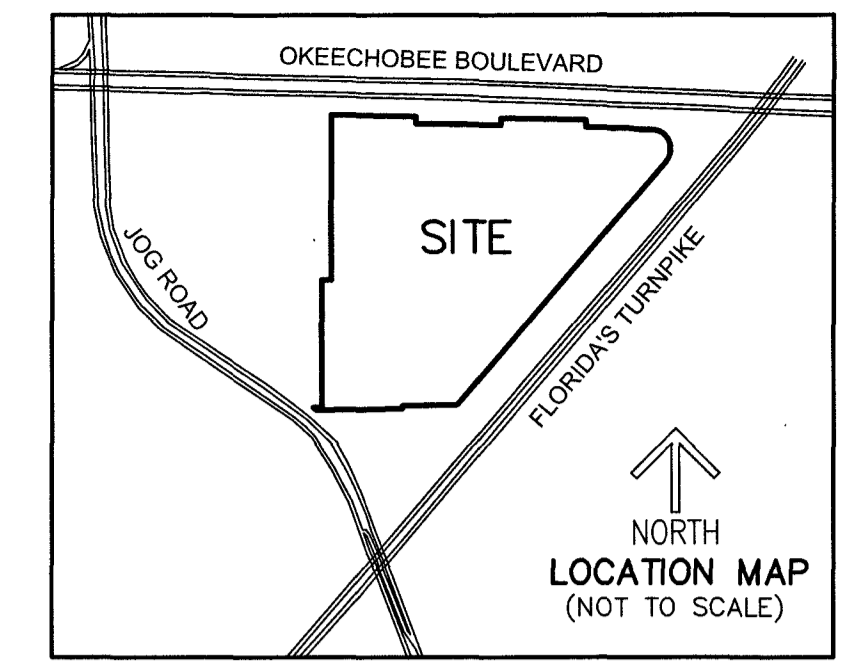


THIS INSTRUMENT PREPARED BY DAVID P. LINDLEY OF CAULFIELD & WHEELER, INC. SURVEYORS - ENGINEERS - PLANNERS 7900 GLADES ROAD, SUITE 100 BOCA RATON, FLORIDA 33434 - (561)392-1991 CERTIFICATE OF AUTHORIZATION NO. LB3591

ARRIGO MUPD REPLAT

BEING A REPLAT OF ARRIGO M.U.P.D., ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 126, PAGES 167 THROUGH 169 AND THE NORTH 15 FEET OF THE 30 FOOT STRIP LYING SOUTH OF AND ADJACENT TO THE EAST 1/2 OF THE WEST 1/2 OF TRACT 1, BLOCK 4, THE PALM BEACH FARMS CO. PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND LYING IN SECTION 27, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA



STATE OF FLORIDA COUNTY OF PALM BEACH THIS PLAT WAS FILED FOR RECORD AT 3:21 P.M. THIS 7th DAY OF August A.D. 2023 AND DULY RECORDED IN PLAT BOOK 126 ON PAGES 79 THROUGH 82 JOSEPH ABRUZZO, CLERK OF THE CIRCUIT COURT & COMPTROLLER BY: [Signature] DEPUTY CLERK

CLERK OF THE CIRCUIT COURT & COMPTROLLER [Seal of Palm Beach County] SHEET 1 OF 4

DEDICATION AND RESERVATION:

KNOW ALL MEN BY THESE PRESENTS THAT WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY AND MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNERS OF THE LANDS SHOWN HEREON AS ARRIGO MUPD REPLAT, BEING A REPLAT OF ARRIGO M.U.P.D., ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 126, PAGES 167 THROUGH 169 AND THE NORTH 15 FEET OF THE 30 FOOT STRIP LYING SOUTH OF AND ADJACENT TO THE EAST 1/2 OF THE WEST 1/2 OF TRACT 1, BLOCK 4, THE PALM BEACH FARMS CO. PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND LYING IN SECTION 27, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID ARRIGO M.U.P.D. PLAT; THENCE ALONG THE NORTH BOUNDARY LINE OF SAID ARRIGO M.U.P.D. PLAT, THE FOLLOWING TEN (10) COURSES AND DISTANCES; THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAKE WORTH DRAINAGE DISTRICT CANAL L-1, AS RECORDED IN OFFICIAL RECORDS BOOK 1732, PAGE 612 OF SAID PUBLIC RECORDS, S88°45'35"E, A DISTANCE OF 443.31 FEET TO A POINT OF INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF LAKE WORTH DRAINAGE DISTRICT L-1 CANAL, AS RECORDED IN OFFICIAL RECORDS BOOK 2279, PAGE 1407 OF SAID PUBLIC RECORDS; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE, THE FOLLOWING THREE (3) COURSES AND DISTANCES: S00°50'31"W, A DISTANCE OF 37.00 FEET; THENCE S88°45'35"E, A DISTANCE OF 442.41 FEET; THENCE N01°47'13"E, A DISTANCE OF 37.00 FEET; THENCE S88°45'35"E, A DISTANCE OF 443.66 FEET; THENCE S02°49'20"W, A DISTANCE OF 37.01 FEET; THENCE S88°45'33"E, A DISTANCE OF 26.90 FEET; THENCE S88°41'31"E, A DISTANCE OF 199.30 FEET; THENCE S83°08'53"E, A DISTANCE OF 51.74 FEET; THENCE S88°41'31"E, A DISTANCE OF 67.78 FEET TO A POINT OF INTERSECTION WITH THE SOUTHWESTERLY LINE OF SPECIAL WARRANTY DEED TO FLORIDA DEPARTMENT OF TRANSPORTATION, AS RECORDED IN OFFICIAL RECORDS BOOK 14405, PAGE 1617 OF SAID PUBLIC RECORDS AND TO A POINT OF CURVE TO THE RIGHT, HAVING A RADIAL DISTANCE OF 100.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 129°20'41", A DISTANCE OF 225.75 FEET TO A POINT OF INTERSECTION WITH THE WESTERLY RIGHT-OF-WAY LINE OF FLORIDA'S TURNPIKE, AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP NO. 406112-1 AND TO THE EAST BOUNDARY LINE OF SAID ARRIGO M.U.P.D. PLAT; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE AND EAST BOUNDARY LINE, S40°39'10"W, A DISTANCE OF 1,667.92 FEET TO THE SOUTHEAST CORNER OF SAID ARRIGO M.U.P.D. PLAT AND TO A POINT OF INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF A 30-FOOT WIDE STRIP OF RIGHT-OF-WAY AS SHOWN ON SAID THE PALM BEACH FARMS CO. PLAT NO. 3; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID ARRIGO M.U.P.D. PLAT AND SAID NORTH RIGHT-OF-WAY LINE, S89°02'59"W, A DISTANCE OF 286.73 FEET TO THE SOUTHEAST CORNER OF THE EAST 1/2 OF THE WEST 1/2 OF TRACT 1, BLOCK 4 OF SAID PALM BEACH FARMS CO. PLAT NO. 3; THENCE S00°57'01"E, A DISTANCE OF 15.00 FEET TO A POINT OF INTERSECTION WITH THE CENTERLINE OF SAID 30-FOOT WIDE STRIP OF RIGHT-OF-WAY; THENCE ALONG SAID CENTERLINE, S89°02'59"W, A DISTANCE OF 448.00 FEET TO A POINT OF INTERSECTION WITH THE NORTHWESTERLY PROLONGATION OF EAST RIGHT-OF-WAY LINE OF JOG ROAD, AS RECORDED IN OFFICIAL RECORDS BOOK 19310, PAGE 1237 OF SAID PUBLIC RECORDS; THENCE ALONG SAID PROLONGATION LINE, N48°28'03"W, A DISTANCE OF 22.21 FEET TO A POINT OF INTERSECTION WITH THE SOUTH BOUNDARY LINE OF PALM BEACH PLAZA MUPD, AS RECORDED IN PLAT BOOK 87, PAGES 38 THROUGH 40 OF SAID PUBLIC RECORDS; THENCE ALONG SAID SOUTH BOUNDARY LINE, N89°02'59"E, A DISTANCE OF 46.94 FEET TO THE SOUTHWEST CORNER OF SAID EAST 1/2 OF THE WEST 1/2 OF TRACT 1, BLOCK 4 AND TO A POINT OF INTERSECTION WITH THE WEST BOUNDARY LINE OF SAID ARRIGO M.U.P.D. PLAT; THENCE ALONG SAID WEST BOUNDARY LINE, THE FOLLOWING FOUR (4) COURSES AND DISTANCES: N00°24'14"W, A DISTANCE OF 659.74 FEET TO A POINT OF INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF A 30-FOOT WIDE ROADWAY AS SHOWN ON THE PALM BEACH FARMS CO. PLAT NO. 9, AS RECORDED IN PLAT BOOK 5, PAGE 58 OF SAID PUBLIC RECORDS; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE, N89°02'59"E, A DISTANCE OF 50.57 FEET; THENCE N00°57'01"W, A DISTANCE OF 30.00 FEET; THENCE N00°05'59"W, A DISTANCE OF 830.26 FEET TO THE POINT OF BEGINNING.

CONTAINING 1,924,484 SQUARE FEET/44.1801 ACRES, MORE OR LESS.

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

PARCELS A AND E

PARCELS A AND E, AS SHOWN HEREON, ARE HEREBY RESERVED FOR WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY AND MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THEIR SUCCESSORS AND ASSIGNS, FOR PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF PALM BEACH COUNTY, FLORIDA, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. PARCEL A IS SUBJECT TO THE RESTRICTIONS SET FORTH IN OFFICIAL RECORD BOOK 29668, PAGE 1373 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT. PARCEL E IS SUBJECT TO THE RESTRICTIONS SET FORTH IN OFFICIAL RECORD BOOK 9212, PAGE 1278 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.

WATER MANAGEMENT TRACTS

TRACTS W AND W-3, AS SHOWN HEREON, ARE HEREBY RESERVED FOR WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. TRACT W-1, AS SHOWN HEREON, IS HEREBY RESERVED FOR MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THEIR SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THEIR SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. TRACT W-2, AS SHOWN HEREON, IS HEREBY RESERVED FOR WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY AND MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THEIR SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. TRACT W IS SUBJECT TO A LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT, AS RECORDED IN OFFICIAL RECORD BOOK 10578, PAGE 748 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. TRACT W-1 IS SUBJECT TO A LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT, AS RECORDED IN OFFICIAL RECORD BOOK 34319, PAGE 1579 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

LAKE MAINTENANCE EASEMENTS

THE LAKE MAINTENANCE EASEMENTS, AS SHOWN HEREON ARE HEREBY RESERVED FOR WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY AND MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, THEIR SUCCESSORS AND ASSIGNS, FOR ACCESS TO STORMWATER MANAGEMENT AND DRAINAGE FACILITIES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACT FOR PURPOSES OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

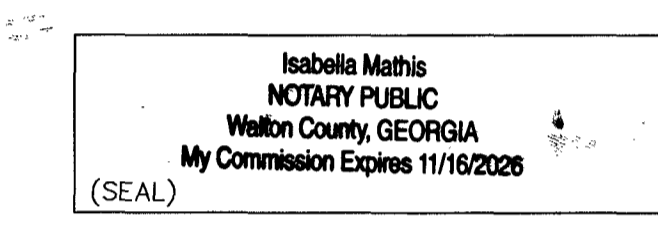
PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO CONSTRUCT AND MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS, RESIDENTIAL ACCESS STREETS AND PRIVATE STREETS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 28th DAY OF July 2023.

WITNESS: [Signatures] Ethan Kelly, Dean Brown. BY: [Signature] Travis Santos, Vice President.

ACKNOWLEDGEMENT:

STATE OF Florida COUNTY OF Duval. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [X] PHYSICAL PRESENCE OR [ ] ONLINE NOTARIZATION, THIS 28th DAY OF July 2023, BY [Signatures] Travis Santos, Vice President for WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED Driver's License IDENTIFICATION.



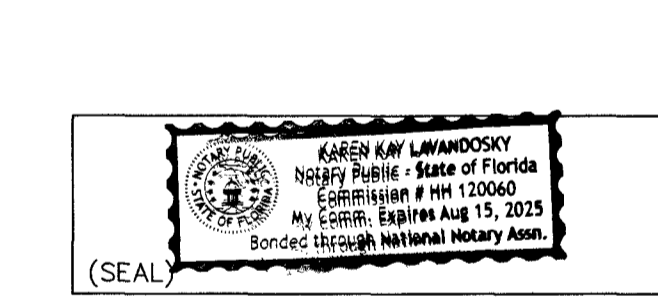
NOTARY PUBLIC Isabella Mathis, My Commission Expires: 11/16/2026, Commission Number: 00982487.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 28th DAY OF July 2023.

WITNESS: [Signatures] Hel Cohen, Alec Robbins. BY: [Signature] Jon Samuel, Manager.

ACKNOWLEDGEMENT:

STATE OF Florida COUNTY OF Broward. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [X] PHYSICAL PRESENCE OR [ ] ONLINE NOTARIZATION, THIS 28th DAY OF June 2023, BY [Signatures] Jon Samuel, Manager for MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.



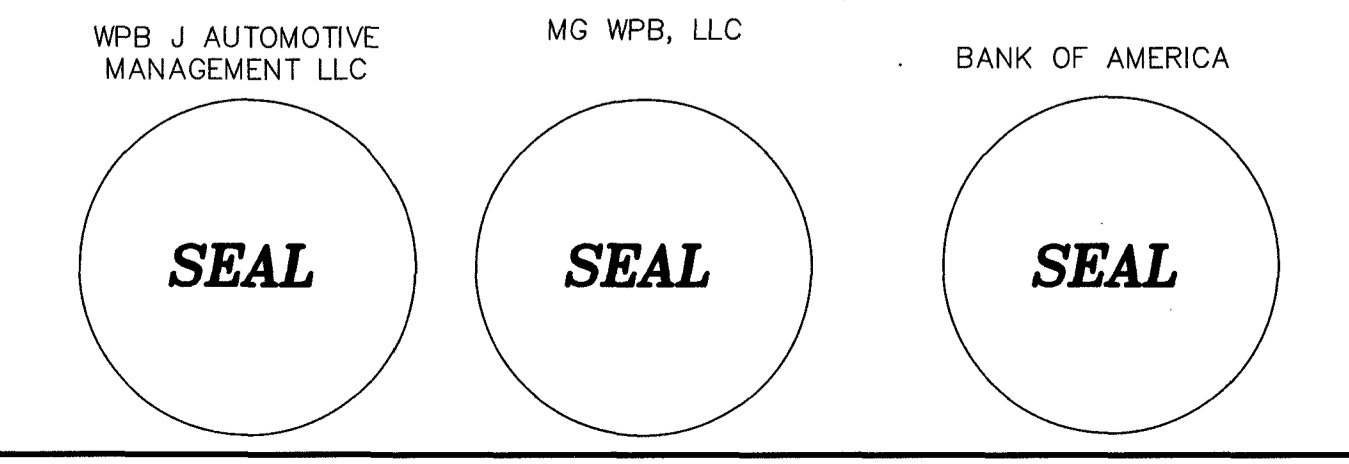
NOTARY PUBLIC Karen Kay Lavarsolski, My Commission Expires: 8/15/2025, Commission Number: HH120060.

MORTGAGEE'S JOINDER AND CONSENT:

STATE OF Florida COUNTY OF Duval. THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF THAT MORTGAGE UPON THE PROPERTY DESCRIBED HEREIN 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 34107, AT PAGE 1559 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

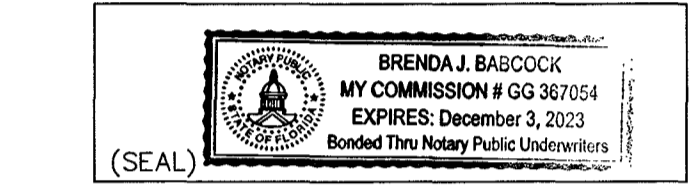
IN WITNESS WHEREOF, BANK OF AMERICA, N.A. HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS [Signature] AND ITS ASSOCIATION SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 28th DAY OF July 2023.

WITNESS: [Signatures] James J. Vance Berry, Jr., Patricia J. Davison. BY: [Signatures] Timothy W. Kelley, Senior Vice President for Bank of America, N.A.



ACKNOWLEDGEMENT:

STATE OF Florida COUNTY OF Duval. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [X] PHYSICAL PRESENCE OR [ ] ONLINE NOTARIZATION, THIS 28th DAY OF July 2023, BY [Signatures] Timothy W. Kelley, Senior Vice President for Bank of America, N.A., A NATIONAL BANKING ASSOCIATION ON BEHALF OF THE Bank WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.



NOTARY PUBLIC Brenda J. Babcock, My Commission Expires: 12/3/2023, Commission Number: CG367054.

MORTGAGEE'S JOINDER AND CONSENT:

STATE OF Florida COUNTY OF Broward. THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF THAT MORTGAGE UPON THE PROPERTY DESCRIBED HEREIN 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 33490, AT PAGE 44 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE VALLEY NATIONAL BANK HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS [Signature] AND ITS ASSOCIATION SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 29th DAY OF June 2023.

WITNESS: [Signatures] Bryan Boruschew, Jordan Simler. BY: [Signature] Matthew Meyer, Vice President for Valley National Bank.

ACKNOWLEDGEMENT:

STATE OF Florida COUNTY OF Broward. THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [X] PHYSICAL PRESENCE OR [ ] ONLINE NOTARIZATION, THIS 28th DAY OF June 2023, BY [Signatures] Matthew Meyer, Vice President for Valley National Bank, A NATIONAL BANKING ASSOCIATION, ON BEHALF OF THE ASSOCIATION, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION.

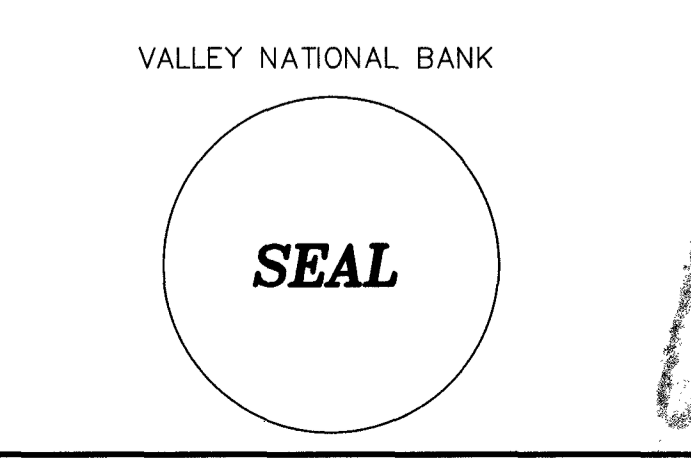


NOTARY PUBLIC Gombie Rammerin, My Commission Expires: 3/21/2027, Commission Number: HH376790.

TITLE CERTIFICATION:

COUNTY OF DADE) STATE OF FLORIDA. I, ADAM J. REISS, 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 WPB J AUTOMOTIVE MANAGEMENT LLC, A FLORIDA LIMITED LIABILITY COMPANY AND MG WPB, LLC, A FLORIDA LIMITED LIABILITY COMPANY; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, 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: June 28, 2023.

ADAM J. REISS, ATTORNEY AT LAW, LICENSED IN FLORIDA.



SURVEYOR & MAPPER'S NOTES:

- 1. 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.
2. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
3. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
4. BEARINGS SHOWN HEREON ARE RELATIVE TO A PLAT BEARING OF S88°45'35"E, ALONG THE NORTH LINE OF NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 43 SOUTH, RANGE 42 EAST, AS SHOWN ON THE PLAT OF ARRIGO M.U.P.D., AS RECORDED IN PLAT BOOK 126, PAGES 167 THROUGH 169 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEARING ROTATION PLAT TO GRID IS 00°00'02" (CLOCKWISE).
5. ALL LINES INTERSECTING CIRCULAR CURVES ARE NON-RADIAL UNLESS SHOWN OTHERWISE.
6. "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 PALM BEACH COUNTY.
7. THERE ARE NO BLANKET EASEMENTS OF RECORD LYING WITHIN SUBJECT PROPERTY.
8. THE LIMITED ACCESS EASEMENTS RECORDED IN PLAT BOOK 126, PAGES 167 THROUGH 169 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, ARE RELEASED BY THE RECORDATION OF THIS PLAT AND ARE NO LONGER IN EFFECT.

COUNTY APPROVAL:

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 7th DAY OF August 2023, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SEC. 177.081(1), F.S. DAVID L. RICKS, P.E., COUNTY ENGINEER.

SURVEYOR & MAPPER'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) AND MONUMENTS 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 PALM BEACH COUNTY, FLORIDA.

DATED: 7/10/2023. DAVID P. LINDLEY, PROFESSIONAL LAND SURVEYOR #5005, STATE OF FLORIDA, LB #3591.

