State of Florida

July, A.D., Nineteen Hundred Eighty Six

Know all men by these presents, that ARET 2 Corporation, a Florida Corporation owner of the land shown hereon as "Dirthtree", said land lying in Section 9, 10 and 16 Township 45 South, Range 42 East, Palm Beach County, Florida, and being a replat of portions of Blocks 40 and 41, Palm Beach Jarms Company: Plat 210. 3. according to the Plat thereof, as recorded in Plat Book 2, Pages 45 through 54, inclusive, Public Records, Palm Beach County, Florida, said land being more particularly described as follows:

Commencing at the South One-Quarter Corner of said Section 10: Thence, Worth 05*06'20' East, along the East line of the Southwest One-Quarter of said Section 10, a distance of 1311.04 feet; Thence, North 84*53'40" West, a distaince of 25.00 feet to a point on the Westerly right-of-way of Jog Road said point being a point of beginning (P.O.B.)

Thence, continue Borth 84"53'40" West, along the Westerlyt right-of-way of said Jog Road, radial to the following described curve, a distance of 55.00 feet to a point on a curve, concave Westerly having a radius of 2440.00 feet; Thence, Southerly along said curve, continuing along the Westerly right-of-way of said Jog Road, through a central angle of 25"28'34" a distance of 1084.92 feet to the end of said curve, and the intersection thereof with the Diortherly right-of-way line of Lake Worth Drainage District Lateral Canal L-20; Thence, South 89"47'03" West, departing the Westerly right-of-way of said Jog Road, along the Northerly right-of-way line of said Lake Worth Drainage District Cateral Canal C-20, a distance of 270.62 feet; Thence, Worth 89"00'00" West, continuing along the Northerly right-of-way line of said Lake Worth Drainage District Lateral Canal L-20, a distance of 505.10 feet; Thence, Worth 89"36'00" West, continuing along the Wortherly right-of-way line of said Lake Worth Drainage District Lateral Canal C-20, a distance of 1584.74 feet to the point of curvature of a curve concave Southerly having a radius of 75.00 feet; Thence, Westerly along said curve, continuing along the Northerly right-of-way line of said Lake Worth Drainage District Lateral Canal L-20, through a central angle of 37*03'45" a distance of 48.51 feet to the end of said curve; Thence, South 05"07'22" West, continuing along the Diortherly right-of-way line of said Lake Worth Drainage District Lateral Canal L-20, a distance of 190.04 feet; Thence, South 01*41'05" West, continuing along the Diortherly right-of-way line of said Lake Worth Drainage District Lateral Canal L-20, a distance of 12.67 feet; Thence, Morth 90"00'00" West, continuing along the Northerly right-of-way line of said Cake Worth Drainage District Lateral Canal C-20, a distance of 316.63 feet; Thence, North 15x13'42". East, departing the Mortherly right-ofway line of said Cake Worth Drainage District Cateral Canal C-20, a distance of 263.25 feet; Thence, North 45"00'00" East, a distance of 322.45 feet; Thence, Worth 90"00'00" East, a distance of 566.39 feet; Thence, Worth 00*00'00" East, a distance of 75.48 feet; Thence, North 42*04'27" West, a distance of 93.07 feet; Thence, North 12*42'19" West, a distance of 154.47 feet; Thence, Worth 38*08'18" East a distance of 102.52 feet; Thence, South 87*31'26" East, a distance of 109.86 feet; Thence, South 47*32'36" East, a distance of 101.67 feet; Thence, South 75-30'38" East, a distance of 59.44 feet; Thence, Worth 43"12'05" East, a distance of 157.10 feet; Thence, Worth 90°00'00" East, a distance of 47.53 feet; to a point on a curve concave SouthEasterly having a radius of 50.00 feet; and whose radius point hears South 62*16'46"East: Thence. Mortheasterly along said curve, through a central angle of 20"48'09" a distance of 18.15 feet to the point of reverse curvature of a curve concave Northwesterly having a radius of 25.00 feet; Thence, Diortheasterly along said curve, through a central angle of 48*11'23" a distance of 21.03 feet to the point of tangency; Thence, North 00"00'00" East, a distance of 240.68 feet; to a point on a curve concave. Westerly having a radius of 975.00 feet; and whose radius point bears North 90*00'60"West; Thence, Northerly along said curve, through a central angle of 14*00'00" a distance of 238.24 feet to the end of said curve; Thence, Biorth 14*00'00" West, a distance of 122.37 feet; Thence, Borth 58"54'02" West, a distance of 35.29 feet; Thence, Borth 19"27'25" West, a distance of 80.78 feet: Thence Worth 27"49'57" East, a distance of 37.23 feet: Thence, North 20"18'00" West, a distance of 68.24 feet; to the point of curvature of a curve concave South Westerly having a radius of 238.45 feet; Thence. Birth Westerly along said curve, through a central angle of 35 04'50" a distance of 146.00 feet to the end of said curve; Thence, North 34x37'10" East, a distance of 75.00 feet; to a point on a curve concave Northerly having a radius of 1100.00 feet; and whose radius point bears North 34*37'10"East; Thence, Easterly along said curve, through a central angle of 66"45"03" a distance of 1281.52 feet to the point of reverse curvature of a curve concave Southerly having a radius of 260.00 feet; Thence, Easterly along said curve, through a central angle of 33*07"53" a distance of 150.35 feet to the point of tangency; Thence, South 89"00'00" East, a distance of 712.70 feet; Thence, South 42"54'48" East, a distance of 36.02 feet to the intersection thereof with the Westerly right-of-way line of said Jog Road; Thence, South 03"10'25" West, along the Westerly right-of-way line of said Jog Road, a distance of 323.28 feet; Thence, South 05"06'20" West, continuing along the Westerly right-of-way line of said Jog Road, a distance of 315.42 feet to the point of beginning (P.O.B.)

Containing 77.77 Acres, more or less.

Has caused the same, to be surveyed and platted, and does hereby make the following dedications and/or reservations.

1. TRACT A", AS SHOWN HEREON, IS HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY FOR USE FOR THE PUBLIC FOR PROPER PURPOSES. 2. TRACT "M-2", As SHOWN HEREON, IS HEREON RESERVED UNIO ARET 2 CORPORATION, A FLORIDA CORPORATION that they executed said instrument as such officers of said Corporation, and that the seal afficient to the foregoing for HO ISING FURPISES, AND IS THE PERPETURE MAINTENANCE ORLIGATION OF SAID ASSOCIATION, ITS SUCCESSOR INSTRUMENT is the Corporate Seal of said Corporation and that it was affixed to said instrument by due and regular AND ASSIGNS, WITHOUT RECORDS TO FALM BEACH COUNTY. 3 Tract '9", as shown hereon, is hereby dedicated to the Direthtree Community Association, One., a Florida

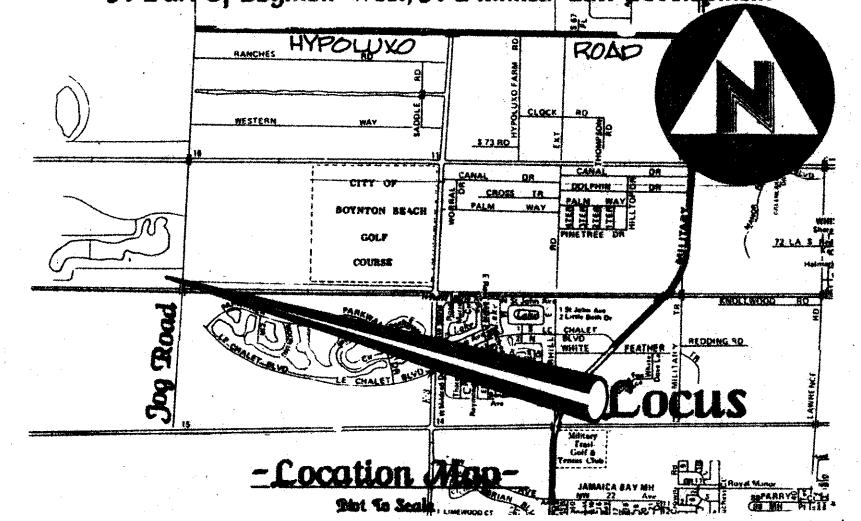
Corporation not for profit, for ingress, egress, utility and drainage and other lauful purposes, and is the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Palm Beach County. 4. Fract "L", The water management tract and drainage easement, as shown hereon, is bereby dedicated to the Northtree Community Association, One., a Florida Corporation not-for-profit, for proper purposes, and is the perpetual maintenance shipation of said Association, its successors and assigns, without recourse to Palm Beach County.

M-J, as shown hereon, is hereby reserved unto ARES 2 Corporation, a Florida Corporation, for 5 Tract proper purposes, and 15 the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Palm Beach County.

6 Tracts "O", (Open Space), as shown hereon, are hereby dedicated to the Dorthtree Community Association, Onc., a Florida Corporation not-for-profit, for proper purposes, and are the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Palm Beach County.

7. Tract "R", (The Recreation Tract), as shown hereon, is hereby dedicated to the Northtree Community Association, One., a Florida Corporation not for profit, for proper purposes, and is the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Palm Beach County.

& Tract "5", (The Stursery School Site), as shown hereon, is hereby reserved unto ARET 2 Corporation, a Florida Corporation, for proper purposes, and is the perpetual maintenance obligation of said Association, its successors and assigns; without recourse to Palm Beach County.



The Additional Right-Of-Way For Jog Road, as shown hereon, is hereby dedicated to the Board Of County Commissioners Of Palm Beach County, Florida for use by the Public for proper purposes.

19 The Utility Easements, as shown hereon, including overhead, surface and subsurface use, are hereby dedicated in prepetuity for the construction, operation, maintenance, inspection, replacement and repair of utility facilities and appurtenances.

11. The Drainage Easements, as shown hereon, are hereby dedicated to the Dorthtree Community Association, Onc., a Florida Corporation not-for-profit, and are the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Dalm Beach County.

12 The 20' Lake Maintenance Easement, and the 20' Lake Maintenance Access Easement, as shown hereon, are hereby dedicated to the Dorthtree Community Association. Onc., a Florida Corporation not-for-profit, and are the perpetual maintenance obligation of said Association, its successors and assigns, without recourse to Palm Beach

13. The 25 Joot Buffers, as shown hereon, are hereby dedicated to the Northtree Community Association, Onc., a Florida Corporation not-for-profit, and are the perpetual maintenance phlication of said Association, its successors and assigns, without recourse to Palm Beach County. 14. 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. 15. The Lift Station Tract, as shown hereon, is hereby dedicated in perpetuity to Palm Beach County, Alorida, its successors and assigns, for lift station and related purposes.

In "Witness "WhereOf, ARET 2 Corporation, A Florida Corporation, has eaused these presents to be signed by Fiomaid Pferdehaemper, President, and attested to by Kenneth S. Koushel, Secretary of, and its Corporate seal to be affixed hereto by and with the authority of its Board of Directors this 8th day of Local , A.D., 1987.

ARET 2 Corporation

Kenneth S. Koushel, Secretary

Howald Plerdehaemper, President

Acknowledgement:

State of Florida County of Paim Beach

Before Me, personally appeared Kenneth S. Koushel and Howald Pferdehaemper, to me well known, and known to me to be the individuals described in and who excepted the foregoing instrument as Secretary and President, respectively, of ARET 2 Corporation, a Florida Corporation, and severally acknowledged to and before me that they executed said instrument as such efficers of said Corporation, and that the seal afficed to the foregoing 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 Feel, R.D., 1987.

My Commission Expires: 11-19-89 Jane M. Carachan

Potary Public

General/Easement Notes & Restrictive Covenants:

(As Required By Palm Beach County)

1. Building setback lines, shall be as required by current Palm Beach County Zoning Regulations.

2. There shall be no buildings, or other structures, placed on utility easements.

3. There shall be no buildings, or any kind of construction, or trees, or shrubs, placed on drainage easements, or lake maintenance easements

4. Approval of landscaping on utility easements other than water and sever, shall be only with the approval of all

5. In instances where drainage and utility easement intersect, the areas within the intersection are drainage and utility easements. Construction and maintenance of utility facilities shall not interfere with the drainage facilities within these areas of intersection.

6. Palm Reach County, has the right, but not the obligation, to maintain those portions of the desinage system which drain county maintained roads.

SUBDIVISION + Northtill 800K 56 PAGE 196 FLOOD ZONE FLOOD MAP 4 QUAD + 9+16649 ZONING ZIP CODE 33467 PUD NAME

Sheet 01 0f 07

Title Certification:

State of Florida County of Palm Beach

I, Clifford I. Hertz, Esquire, of the Law Jirm of Broad & Cassel, 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 ARET 2 Corporation, a Florida Corporation; that the current taxes have been paid; that the property is encumbered by the mortgages shown hereon, and that I find that all mortgages are shown, and are true

Broad & Cassel

Dated: this 15th day of apei 9.0., 1987

KEY MAP

Not To Scala

Surveyor's Notes:

L Bearings shown hereon are based on an assumed bearing of Abrth 05*06'20" East, along the East Line of the Southwest One-Quarter of Section 10, Sounship 45 South, Range 42 East, Palm Beach County, Florida.

2. Denotes a Permanent Reference Monument (P.R.M.) 3. O Denotes a Permanent Control Point (P.C.P.)

4. Lot lines and/or boundary lines which intersect a curve are radial to said curve unless otherwise noted

Surveyor's Certification:

State of Horida 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 (P.R.M.'s) Permanent Reference Monuments have been placed as required by law and that (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with Palm Beach County for the required improvements; and further that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended, and ordinances of Palm Beach County, Florida.

Bench Mark Land Surveying & Mapping, Onc.

Dated: this 1 day of Llay A.D. 1987 Florida Registration 26. 2424

County Approvals:

State of Florida County of Palm Beach

Board of County Commissioners:

This Blat is hereby approved for record this 9^{th} day of JUNE, 9.D., 1987.

Attest: John B. Dunkle, Clerk DE Kethrun S. Willer

County Engineer:

This Plat is hereby approved for record this 9th day of JUNE, 9.D., 1987.

Sterbert J. Kahlert, P.E. Certificate 26, 12284 County Engineer, Palm Beach County, Florida

This Plot was filed for record at 10:51am this 10th day o June , 2.D., 1988, and duly recorded in Plat Book 56 on Pages/16 thru/92

John B. Dunkle. Clark of the Circuit Court.

my Dockson O Plant



John B. Dunkle, Clerk of the Circuit Court of Palm Beach County

AREY 2 Company

"Seal" I. Van Canepen,

× 2424 -

Board of County Commissioners Palm Deach County

Herbert J. Kahlert P.C. County Engineer

This instrument was prepared by Wm. R. Van Campen, R.L.S. in and for the offices of Bench Mark Land Surveying and Mapping, One., Jour Points Centre, 50 South Military Grail. Suite 200, West Palm Beach, Florida, 33415 (305, 689-2111

