

A PLAT OF LONGSHORE AT JONATHAN'S LANDING

BEING A REPLAT OF PARCEL "A" AND A PORTION OF SHEET 1 OF 2 THE LAKE TRACT AS SHOWN ON JONATHAN'S LANDING PLAT SIX, A P.U.D. AS RECORDED IN PLAT BOOK 47, PAGES 10-11, AND LYING IN SECTION 6, TOWNSHIP 41 S., RANGE 43 E., PALM BEACH COUNTY, FLORIDA

APRIL, 1992

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN PARCEL A AND A PORTION OF THE LAKE TRACT, AS SHOWN ON JONATHAN'S LANDING PLAT SIX, AS RECORDED IN PLAT BOOK 47, PAGES 10-11, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF SAID PARCEL A; THENCE S 88°36'33" E ALONG THE NORTH LINE OF SAID PARCEL A, A DISTANCE OF 792.13 FEET TO A POINT ON THE CURVED WESTERLY RIGHT-OF-WAY LINE OF JONATHAN DRIVE (A 188' RIGHT-OF-WAY), AS RECORDED IN PLAT BOOK 35, PAGE 24, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SAID CURVE BEING CONCAVE TO THE EAST, HAVING A RADIUS OF 525.00 FEET, THE CENTER OF WHICH BEARS N 85°47'52" E; THENCE SOUTHERLY ALONG SAID CURVED WESTERLY RIGHT-OF-WAY LINE THROUGH A CENTRAL ANGLE OF 65°45'58", A DISTANCE OF 596.50 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 100.00 FEET, THE CENTER OF WHICH BEARS N 24°28'24" W; THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND DEPARTING SAID WESTERLY RIGHT-OF-WAY LINE THROUGH A CENTRAL ANGLE OF 54°02'34", A DISTANCE OF 94.32 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 560.00 FEET, A RADIAL LINE TO SAID POINT BEARS S 29°34'04" W; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 77.53 FEET THROUGH A CENTRAL ANGLE OF 87°55'57" TO A POINT ON A NON-TANGENT LINE; THENCE S 37°38'06" W, A DISTANCE OF 28.59 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 100.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 53°53'27", A DISTANCE OF 94.06 FEET TO A POINT OF TANGENCY; THENCE N 88°36'33" W, A DISTANCE OF 888.07 FEET; THENCE N 81°31'37" E, A DISTANCE OF 465.42 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 9.555 ACRES

DEDICATION

COUNTY OF PALM BEACH S.S. STATE OF FLORIDA

KNOW ALL MEN BY THESE PRESENTS THAT JONATHAN'S LANDING, INC., A DELAWARE CORPORATION, AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA AND J.L. PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, OWNERS OF THE LAND SHOWN HEREON AS LONGSHORE AT JONATHAN'S LANDING, A REPLAT OF PARCEL A AND A PORTION OF THE LAKE TRACT, AS SHOWN ON THE PLAT OF JONATHAN'S LANDING PLAT SIX, SECTION 6, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, AND MORE PARTICULARLY DESCRIBED ABOVE, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- STREETS
RESIDENTIAL ACCESS STREETS "A" AND "B" AS SHOWN HEREON ARE HEREBY DEDICATED TO THE LONGSHORE AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, FOR INGRESS/EGRESS, UTILITY AND DRAINAGE PURPOSES, AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- EASEMENTS
 - THE UTILITY EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES, INCLUDING CABLE TELEVISION AND THE WATCH SYSTEM, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
 - THE DRAINAGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE J.L. PROPERTY OWNERS ASSOCIATION, INC. AND LONGSHORE AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., THEIR SUCCESSORS AND/OR ASSIGNS, FOR THE CONSTRUCTION AND MAINTENANCE OF DRAINAGE, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA, HOWEVER PALM BEACH COUNTY HAS THE RIGHT BUT NOT THE OBLIGATION TO MAINTAIN THOSE PORTIONS WHICH SERVE TO DRAIN COUNTY ROADS.
 - THE LIMITED ACCESS EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.
 - THE 3.00 FOOT RECIPROCAL MAINTENANCE EASEMENTS (R.M.E.) SHOWN HEREON, ARE HEREBY DEDICATED TO THE ADJOINING LOT OWNERS FOR BUILDING MAINTENANCE AND BUILDING OVERHANG PURPOSES, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
 - THE 20.00 FOOT WATER MANAGEMENT TRACT ACCESS EASEMENT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE J.L. PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, FOR ACCESS PURPOSES WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
- TRACTS
 - TRACT "B", "C" AND "D", AS SHOWN HEREON, ARE HEREBY DEDICATED TO LONGSHORE AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, FOR OPEN SPACE AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.
 - THE WATER MANAGEMENT TRACT, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE J.L. PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, FOR DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.

DEDICATION (cont.)

C. TRACT "E", AS SHOWN HEREON, IS HEREBY DEDICATED TO LONGSHORE AT JONATHAN'S LANDING HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS FOR RECREATIONAL PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO PALM BEACH COUNTY, FLORIDA.

IN WITNESS WHEREOF, THE ABOVE NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED TO BY ITS VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 6th DAY OF MAY, 1992.

JONATHAN'S LANDING, INC., A DELAWARE CORPORATION AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA

BY: [Signature]
ROBERT W. KISKADDON
PRESIDENT

ATTEST: [Signature]
CRAIG L. COMBS
EXECUTIVE VICE PRESIDENT

IN WITNESS WHEREOF, THE ABOVE NAMED CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ATTESTED TO BY ITS VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 6th DAY OF MAY, 1992.

J.L. PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION

BY: [Signature]
ROBERT W. KISKADDON
PRESIDENT

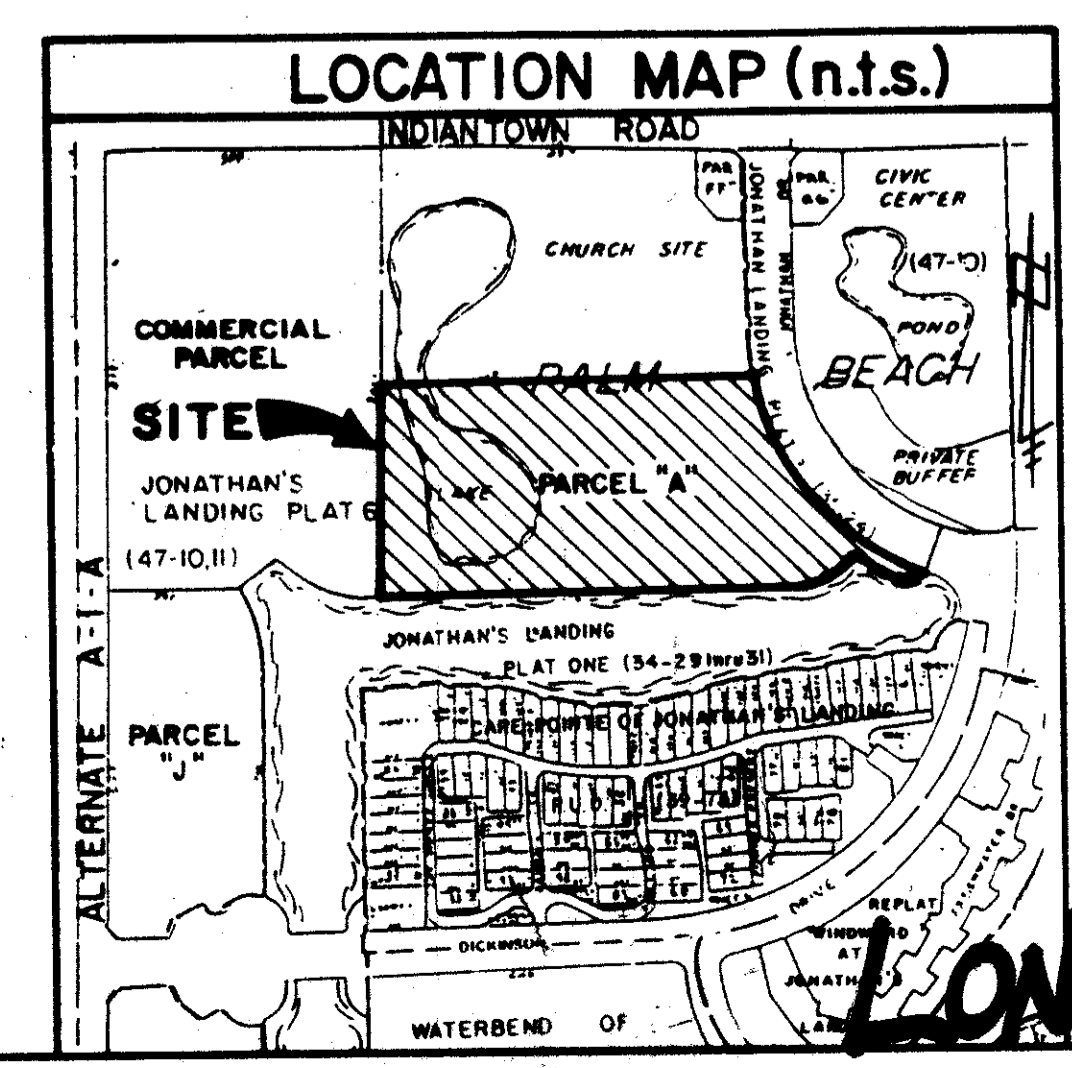
ATTEST: [Signature]
CRAIG L. COMBS
EXECUTIVE VICE PRESIDENT

ACKNOWLEDGEMENT

COUNTY OF PALM BEACH S.S. STATE OF FLORIDA

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF MAY, 1992, BY ROBERT W. KISKADDON AND CRAIG L. COMBS, AS PRESIDENT AND EXECUTIVE VICE PRESIDENT OF JONATHAN'S LANDING, INC., A DELAWARE CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION AND DID TAKE AN OATH.

MY COMMISSION EXPIRES: [Signature]
NOTARY PUBLIC
PRINT NAME: JUNE P. VAN DUYL



ACKNOWLEDGEMENT

COUNTY OF PALM BEACH S.S. STATE OF FLORIDA

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF MAY, 1992, BY ROBERT W. KISKADDON AND CRAIG L. COMBS, AS PRESIDENT AND EXECUTIVE VICE PRESIDENT OF J.L. PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION AND DID TAKE AN OATH.

MY COMMISSION EXPIRES: [Signature]
NOTARY PUBLIC
PRINT NAME: JUNE P. VAN DUYL

TITLE CERTIFICATION

COUNTY OF PALM BEACH S.S. STATE OF FLORIDA

I, LARRY B. ALEXANDER, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HERON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED IN JONATHAN'S LANDING, INC., A DELAWARE CORPORATION AND J.L. PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, THAT THE TAXES HAVE BEEN PAID; AND THAT I FIND THAT THE PROPERTY IS FREE OF ENCUMBRANCES.

DATE: May 16, 1992
LARRY B. ALEXANDER, ATTORNEY AT LAW
LICENSED IN FLORIDA
585 SOUTH FLAGLER DRIVE
WEST PALM BEACH, FLORIDA 33402

SURVEYOR'S CERTIFICATION

COUNTY OF PALM BEACH S.S. STATE OF FLORIDA

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 AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW, THAT PERMANENT CONTROL POINTS (P.C.P.'S) WILL BE SET UNDER THE GUARANTEE 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.

[Signature]
VINCENT J. NOEL
PROFESSIONAL LAND SURVEYOR
STATE OF FLORIDA NO. 4169

COUNTY APPROVAL

COUNTY OF PALM BEACH S.S. STATE OF FLORIDA

BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA:

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 18 DAY OF August, 1992.

ATTEST: [Signature]
MILTON T. BAUER, CLERK

BY: [Signature]
DEPUTY CLERK

COUNTY ENGINEER:
THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 18 DAY OF August, 1992.

BY: [Signature]
GEORGE T. WEBB, P.E.
COUNTY ENGINEER

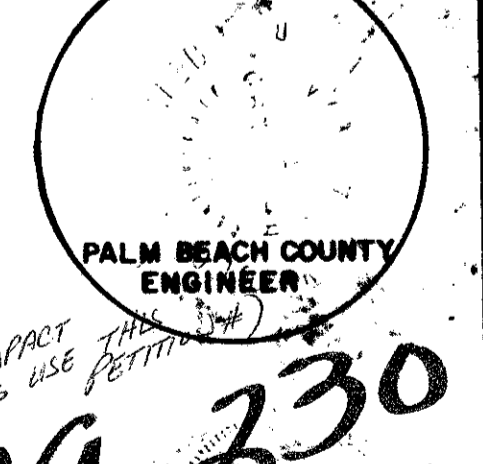
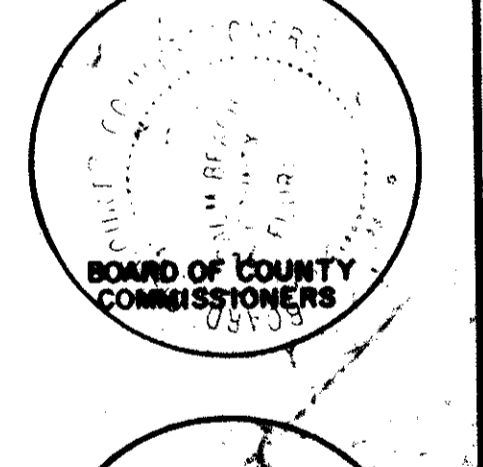
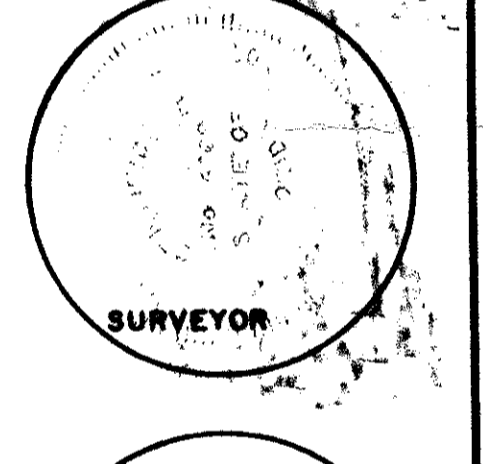
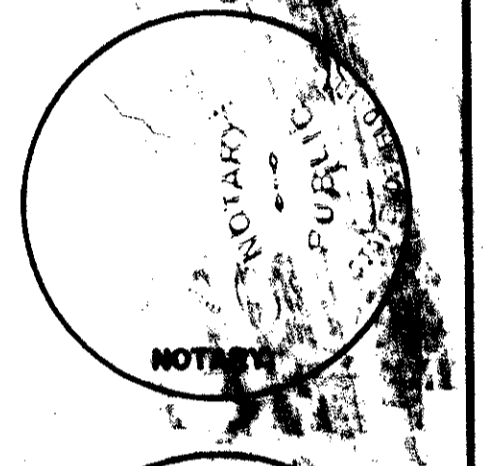
THIS PLAT PREPARED BY:
VINCENT J. NOEL, P.L.S.

FOR
LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.
210 W. WINDY HILL ROAD, SUITE 400
WEST PALM BEACH, FLORIDA 33411

LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.
CONSULTING ENGINEERS, PLANNERS & SURVEYORS
8100 BOONVILLE AVENUE, SUITE 400
JACKSONVILLE, FLORIDA 32216

2222 COLONIAL ROAD, SUITE 201
FT. PIERCE, FLORIDA 34909
407-881-2800

COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record on 9:11 AM
this 31 day of August
1992, as a duly recordable in Plat Book No.
69 on page 103-104
Clerk: [Signature]
Barbara J. Keefe, D.C.



SUBDIVISION: LONGSHORE AT JONATHAN'S LANDING
BOOK: 47
PAGE: 103
FLOOD ZONE: ASU
QUAD: 11
SE
PUD NAME: Same
ZONING: RM/SS/PUD
ZIP CODE: 33418

TAB = 45

PET. 19-230
COLLECT. ESCROW AGENT
0261-021
09/103