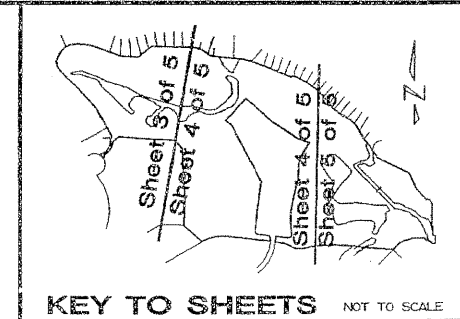


BALLEN ISLES East Golf Course

BEING A REPLAT OF A PORTION OF BOUNDARY OF GOLF CLUB SITE OF THE PROFESSIONAL GOLFERS' ASSOCIATION OF AMERICA AS RECORDED IN PLAT BOOK 27, PAGES 182-183 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTIONS 11 AND 12, TOWNSHIP 42 SOUTH, RANGE 42 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA
SHEET 2 OF 5



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NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACCEPTANCE

THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID) HEREBY ACCEPTS THE TRACTS W-1, W-2, W-3, AND W-5 IN FEE SIMPLE AND HEREBY ACCEPTS THE WATER MANAGEMENT ACCESS EASEMENTS SHOWN HEREON AND HEREBY ACKNOWLEDGES THAT NPBCID HAS NO MAINTENANCE OBLIGATIONS IN CONNECTION WITH SAID WATER MANAGEMENT ACCESS EASEMENTS; AND HEREBY ACCEPTS THE WATER MANAGEMENT EASEMENTS SHOWN HEREON AS WME, ACKNOWLEDGING THAT SAID DISTRICT HAS THE RIGHT, BUT NOT THE OBLIGATION TO CONSTRUCT, OPERATE, INSPECT AND MAINTAIN ITS WATER MANAGEMENT FACILITIES WITHIN SAID WATER MANAGEMENT EASEMENTS; AND SAID DISTRICT ACKNOWLEDGES THAT THERE ARE NO OTHER DEDICATIONS TO NOR OTHER MAINTENANCE OBLIGATIONS BEING INCURRED BY SAID DISTRICT ON THIS PLAT.

DATED THIS 29TH DAY OF SEPTEMBER, 1999.

ATTEST: Peter L. Pimentel BY: Tesula N. Stewart
PETER L. PIMENTEL, SECRETARY BOARD OF SUPERVISORS TESULA N. STEWART, PRESIDENT BOARD OF SUPERVISORS

APPROVALS

CITY OF PALM BEACH GARDENS
COUNTY OF PALM BEACH, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 7TH DAY OF OCTOBER, 1999.
ATTEST: Cynthia V. Kosier BY: Joseph R. Russo
CYNTHIA V. KOSIER, CLERK JOSEPH R. RUSSO - MAYOR

CITY ENGINEER:
THIS PLAT IS HEREBY ACCEPTED FOR RECORD THIS 1ST DAY OF OCTOBER, 1999.
BY: Lennart E. Lindahl
LENNART E. LINDAHL, P.E. - CITY ENGINEER

THIS PLAT WAS REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.081 OF THE FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF THE GEOMETRIC DATA OR THE FIELD VERIFICATION OF THE PERMANENT REFERENCE MONUMENTS (P.R.M.), PERMANENT CONTROL POINTS (P.C.P.) AND MONUMENTS AT LOT CORNERS.
BY: Pasquale Volpe DATE: 4 October 1999
PASQUALE VOLPE
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NO. 4873

TITLE CERTIFICATION

I, Alys N. Daniels, an attorney duly licensed to practice law in the state of Florida, do hereby certify that I have examined the record title to the herein described property; that I find that the title to said property as of this 22 day of September, 1999, is vested to MacArthur Holding A, a Florida not-for-profit corporation; that the current taxes for said property have been paid and that there are no mortgages of record.

DATE: 9/22/99
Alys N. Daniels
ALYS N. DANIELS
ATTORNEY AT LAW
FLORIDA BAR NO. 354600

SURVEYOR & MAPPER'S CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

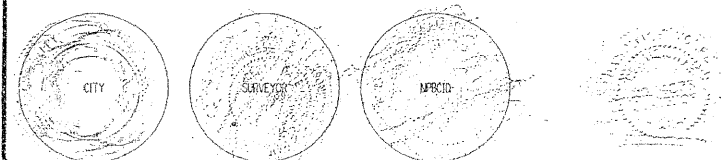
I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS ("P.R.M.s") AND MONUMENTS ACCORDING TO SEC. 177.09(10), F.S., HAVE BEEN SET AS REQUIRED BY LAW; THAT THE PLAT WAS PREPARED UNDER MY DIRECTION AND SUPERVISION; 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 PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.

Charles H. Anderson DATE: 9-22-99
CHARLES H. ANDERSON, PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION NO. 4392
KESHAVARZ & ASSOCIATES, INC.
1280 N. CONGRESS AVENUE, SUITE 206
WEST PALM BEACH, FLORIDA 33409
LB 4897

NOTES:

- WHERE DRAINAGE AND UTILITY EASEMENTS INTERSECT, DRAINAGE EASEMENTS WILL TAKE PRECEDENCE.
- THERE SHALL BE NO TREES, SHRUBS, OR LANDSCAPING PLACED ON WATER AND SEWER EASEMENTS OR DRAINAGE EASEMENTS, EXCEPT AS SHOWN ON THE APPROVED FINAL DEVELOPMENT PLAN AND/OR LANDSCAPE PLAN.
- THERE SHALL BE NO BUILDINGS OR IMPROVEMENTS OF ANY KIND PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENT.
- APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH APPROVAL OF THE UTILITIES OCCUPYING SAME.
- LOT LINES ARE NOT RADIAL UNLESS NOTED (RAD).
- BEARING BASIS: BEARINGS HEREON ARE BASED UPON THE WEST LINE OF SECTION 12, TOWNSHIP 42 SOUTH, RANGE 42 EAST, BEING NORTH 01°31'22" EAST.

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.



KESHAVARZ & ASSOCIATES, INC.
THIS INSTRUMENT WAS PREPARED BY CHARLES H. ANDERSON
IN THE OFFICES OF KESHAVARZ & ASSOCIATES, INC.
1280 N. CONGRESS AVENUE, SUITE 206
WEST PALM BEACH, FLORIDA 33409
(561) 689-8600 / FAX 689-7476
LB 4897