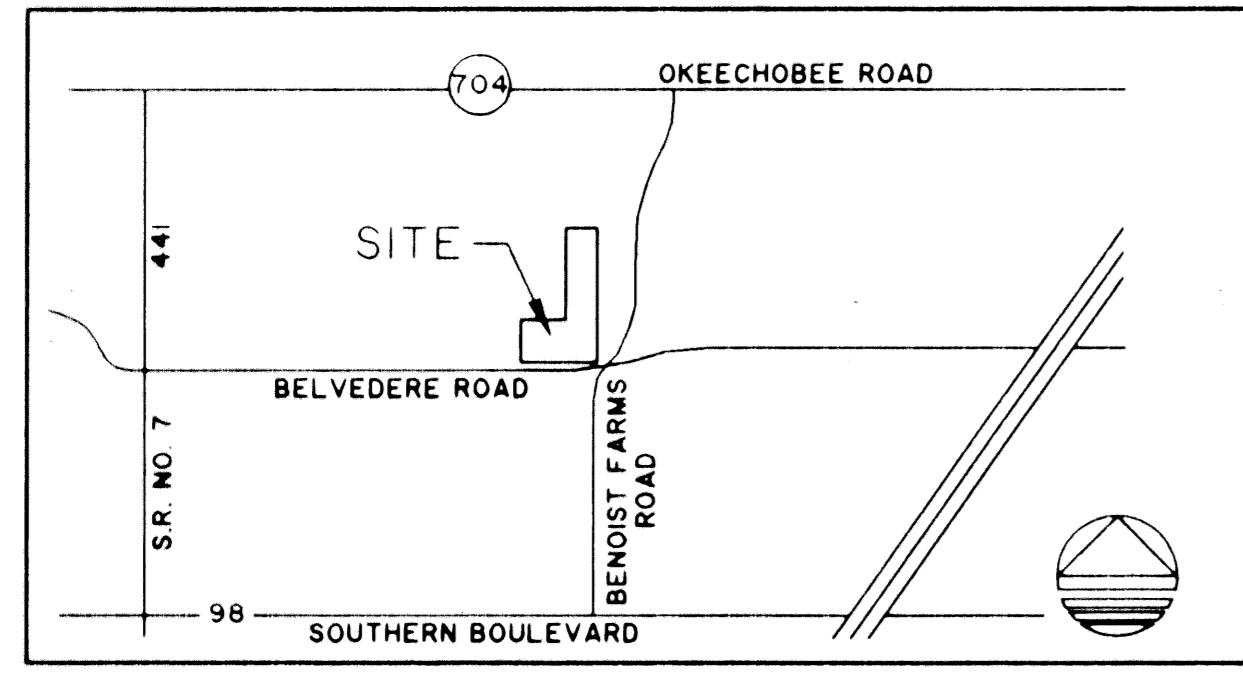
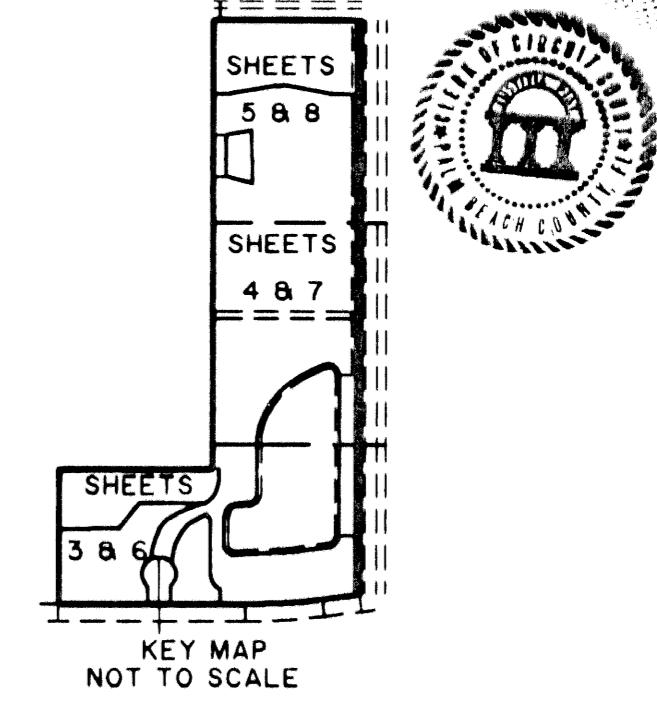


LOCATION MAP NOT TO SCALE



SADDLEBROOK VILLAGE P.U.D. BEING A REPLAT OF A PORTION OF TRACTS 7, 14, 15 AND 30 FOOT RIGHT-OF-WAY, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND LYING IN SECTIONS 29 AND 32, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA. SHEET 1 OF 8



STATE OF FLORIDA COUNTY OF PALM BEACH THIS PLAT WAS FILED FOR RECORD AT 8:31 P.M. THIS 14 DAY OF July 2000 AND DULY RECORDED IN PLAT BOOK NO. 88 ON PAGE 63-70 DOROTHY H. WILKEN, CLERK OF THE CIRCUIT COURT By *[Signature]* D.C.

DEDICATION AND RESERVATION

KNOW ALL MEN BY THESE PRESENTS THAT SADDLEBROOK AT PALM BEACH, LTD., A FLORIDA LIMITED PARTNERSHIP, OWNER OF THE LAND SHOWN HEREON, BEING IN SECTIONS 29 AND 32, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SHOWN HEREON AS SADDLEBROOK VILLAGE, A P.U.D., AND BEING A REPLAT OF A PORTION OF TRACTS 7, 14, 15, AND 30 FOOT RIGHT-OF-WAY, BLOCK 2, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT 15; THENCE SOUTH 89°59'06" EAST, ALONG THE NORTH LINE OF SAID TRACT 15, A DISTANCE OF 660.25 FEET, THENCE NORTH 00°02'28" EAST, A DISTANCE OF 1960.76 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF LAKE WORTH DRAINAGE DISTRICT CANAL L-2 AS PER OFFICIAL RECORD BOOK 6495, PAGE 761, AS RECORDED IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE NORTH 89°54'40" EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 638.80 FEET; THENCE SOUTH 00°00'11" WEST, A DISTANCE OF 2504.74 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF LAKE WORTH DRAINAGE DISTRICT CANAL L-3 AS PER ROAD PLAT BOOK 4, PAGES 96 THROUGH 102 AND FINAL JUDGEMENT AS PER OFFICIAL RECORD BOOK 3058, PAGE 1048, AS RECORDED IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE SOUTH 83°00'38" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 162.20 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST; THENCE SOUTHWESTERLY ALONG SAID NORTH RIGHT-OF-WAY LINE AND SAID CURVE HAVING A CENTRAL ANGLE OF 06°59'38" AND A RADIUS OF 2729.79 FEET, A DISTANCE OF 333.22 FEET; THENCE NORTH 89°59'44" WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 807.74 FEET TO A POINT ON THE WEST LINE OF SAID TRACT 15; THENCE NORTH 00°04'46" EAST, ALONG SAID WEST LINE OF TRACT 15, A DISTANCE OF 583.12 FEET TO THE POINT OF BEGINNING AFORE DESCRIBED.

CONTAINING 46.0377 ACRES MORE OR LESS. HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

TRACTS:

TRACT "A" AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE CIVIC PURPOSES, WITHOUT RECOURSE TO PALM BEACH COUNTY. (THE SOUTH 12 FEET OF TRACT A IS SUBJECT TO THE RESTRICTIONS AS SET FORTH IN OFFICIAL RECORD BOOK 11808, PAGE 1592, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.)

TRACTS "B" AND "F", THE PRESERVE MANAGEMENT TRACTS, AS SHOWN HEREON, ARE HEREBY RESERVED TO SADDLEBROOK AT PALM BEACH LTD., ITS SUCCESSORS AND ASSIGNS, FOR VEGETATION PRESERVE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. THIS PERPETUAL MAINTENANCE OBLIGATION AS SET FORTH IN THE PRESERVE MANAGEMENT PLAN AND REQUIRED BY PALM BEACH COUNTY UNIFIED LAND DEVELOPMENT CODE SECTION 9.5. THIS PLAN SHALL BE APPROVED PRIOR TO SITE DEVELOPMENT.

TRACTS "C" AND "E" AS SHOWN HEREON, ARE HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR RECREATIONAL PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. (THE SOUTH 12 FEET OF TRACT "C" IS SUBJECT TO THE RESTRICTIONS AS SET FORTH IN OFFICIAL RECORD BOOK 11808, PAGE 1592, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.)

TRACT "D" AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR RESIDENTIAL PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

TRACT "G" AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, AS A DRIVEWAY TRACT SERVING ABUTTING LOTS FOR INGRESS, EGRESS, UTILITIES, DRAINAGE, AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

TRACT "H" AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR PRIVATE STREET PURPOSES AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. (THE SOUTH 12 FEET OF TRACT "H" IS SUBJECT TO THE RESTRICTIONS AS SET FORTH IN OFFICIAL RECORD BOOK 11808, PAGE 1592, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.)

TRACT "I" CONSERVATION AREA, AS SHOWN HEREON, IS HEREBY RESERVED FOR AND SHALL BE THE PERPETUAL RESPONSIBILITY OF SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY, AND MAY IN NO WAY BE ALTERED FROM ITS NATURAL OR PERMITTED STATE. ACTIVITIES PROHIBITED WITHIN THE CONSERVATION AREA INCLUDE, BUT ARE NOT LIMITED TO, CONSTRUCTION OR PLACING OF BUILDINGS ON OR ABOVE THE GROUND; DUMPING OR PLACING SOIL OR OTHER SUBSTANCES SUCH AS TRASH; REMOVAL OR DESTRUCTION OF TREES, SHRUBS, OR OTHER VEGETATION - WITH THE EXCEPTION OF EXOTIC/NUISANCE VEGETATION REMOVAL; EXCAVATION, DREDGING OR REMOVAL OF SOIL MATERIAL; DIKING OR FENCING; ANY OTHER ACTIVITIES DETRIMENTAL TO DRAINAGE; FLOOD CONTROL, WATER CONSERVATION, EROSION CONTROL, OR FISH AND WILDLIFE HABITAT CONSERVATION OR PRESERVATION.

TRACTS "L-1", "L-2" AND "L-3", AS SHOWN HEREON, ARE HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR BUFFER AND LANDSCAPE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. (THE SOUTH 12 FEET OF TRACT "L-1" IS SUBJECT TO THE RESTRICTIONS AS SET FORTH IN OFFICIAL RECORD BOOK 11808, PAGE 1592, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.) (THE EAST 20.20 FEET OF TRACT "L-1" IS SUBJECT TO THE RESTRICTIONS AS SET FORTH IN OFFICIAL RECORD BOOK 11808, PAGE 1595, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.)

TRACT "L-4", AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

TRACT "W" AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY, SUBJECT TO EXISTING LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT AS RECORDED IN OFFICIAL RECORD BOOK 11799, PAGE 1533, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO 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 THE PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

EASEMENTS:

THE DRAINAGE EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE UTILITY EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES.

THE LAKE MAINTENANCE EASEMENT, AS SHOWN HEREON, IS HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS 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 SAID LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE LANDSCAPE BUFFERS, AS SHOWN HEREON, ARE HEREBY RESERVED FOR SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, FOR BUFFER PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SADDLEBROOK AT PALM BEACH, LTD., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

THE LIFT STATION EASEMENT AS SHOWN HEREON, IS HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR LIFT STATION AND RELATED PURPOSES.

IN WITNESS WHEREOF, THE ABOVE-NAMED LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, SADDLEBROOK AT PALM BEACH, INC., A FLORIDA CORPORATION, THIS 14 DAY OF July 2000.

SADDLEBROOK AT PALM BEACH, LTD. A FLORIDA LIMITED PARTNERSHIP BY: SADDLEBROOK AT PALM BEACH, INC. A FLORIDA CORPORATION AS GENERAL PARTNER

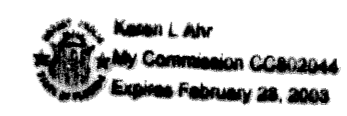
WITNESS: *[Signature]* MARY GUNIBERG  
WITNESS: *[Signature]* GREGORY LAW  
BY: *[Signature]* TODD L. BORCK, PRESIDENT

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF Seminole

BEFORE ME PERSONALLY APPEARED TODD L. BORCK, WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF SADDLEBROOK AT PALM BEACH, INC., AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER 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 2nd DAY OF June 2000  
MY COMMISSION EXPIRES: FEB. 23, 2000  
*[Signature]* KAREN L. AHR, NOTARY PUBLIC



THIS INSTRUMENT WAS PREPARED BY JOHN B. STEWART UNDER THE SUPERVISION OF CRAIG S. PUSEY, P.S.M. IN THE OFFICE OF LANDMARK SURVEYING AND MAPPING, INC.

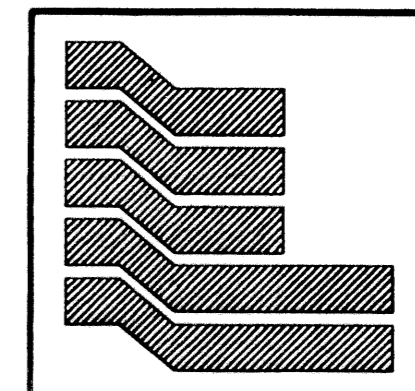
DEDICATION



DEDICATION NOTARY



KAREN L. AHR COMMISSION No. CC802044 EXPIRES FEB. 23, 2000



Landmark Surveying & Mapping Inc. 1850 Forest Hill Boulevard Ph. (561) 433-5405 Suite 100 W.P.B. Florida

SADDLEBROOK VILLAGE P.U.D.

SEPARATION Saddlebrook Village PUD PAGE 03 RECORD 88 RECORD MAP # 1504 ZONING PUD ZIP CODE 33411 TRAZ 1065 PUD NAME