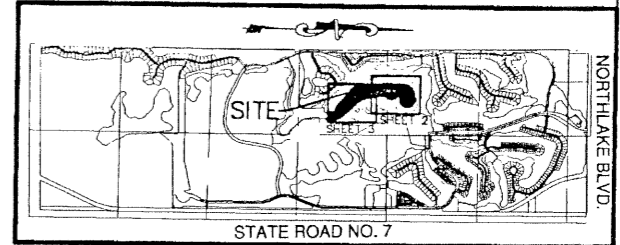


IBIS GOLF AND COUNTRY CLUB PLAT NO. 26

131

A PLANNED UNIT DEVELOPMENT BEING A REPLAT OF A PORTION OF TRACT "A", IBIS GOLF AND COUNTRY CLUB PLAT NO. 7, AS RECORDED IN PLAT BOOK 87, PAGES 152 THROUGH 168 AND BEING A REPLAT OF A PORTION OF TRACT "A", IBIS GOLF AND COUNTRY CLUB PLAT NO. 14, AS RECORDED IN PLAT BOOK 75, PAGES 107 THROUGH 117 LYING IN SECTION 25, TOWNSHIP 42 SOUTH, RANGE 41 EAST, CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA



STATE OF FLORIDA COUNTY OF PALM BEACH THIS PLAT WAS FILED FOR RECORD AT 4:58 PM JAN 30 2001 AND WAS RECORDED IN PLAT BOOK 87 PAGES 131 AND 133 ON DOROTHY H. WILKEN CLERK CIRCUIT COURT BY [Signature] DEPUTY CLERK

DESCRIPTION

A PORTION OF TRACT "A", "IBIS GOLF AND COUNTRY CLUB PLAT NO. 14", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 75, PAGES 107 THROUGH 117 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND A PORTION OF TRACT "A", "IBIS GOLF AND COUNTRY CLUB PLAT NO. 7", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 87, PAGES 152 THROUGH 168 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND A PORTION OF LAKES NO. 18-19 AND 46, AS RECORDED IN OFFICIAL RECORDS BOOK 7641, PAGES 470 THROUGH 571, ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID TRACT "A", "IBIS GOLF AND COUNTRY CLUB PLAT NO. 7"; THENCE N88°52'20"W ALONG THE NORTH LINE OF SAID TRACT "A", A DISTANCE OF 1242.14 FEET TO THE POINT OF BEGINNING; SAID POINT BEING THE POINT OF INTERSECTION WITH A NON-TANGENT CURVE, THE ARC OF A CURVE SOUTH-WESTERLY ALONG THE ARC OF A CURVE TO THE LEFT WHOSE RADIUS POINT BEARS S85°41'16"E, HAVING A RADIUS OF 175.00 FEET, A CENTRAL ANGLE OF 36° 23'02", AN ARC DISTANCE OF 111.13 FEET TO A POINT OF TANGENCY; THENCE S10° 43'33"E, A DISTANCE OF 125.10 FEET TO A POINT OF CURVATURE; THENCE SOUTHERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 2355.00 FEET, A CENTRAL ANGLE OF 109° 34'42", AN ARC DISTANCE OF 329.25 FEET TO A POINT OF REVERSE CURVATURE; THENCE SOUTHERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 260.00 FEET, A CENTRAL ANGLE OF 12°51'24", AN ARC DISTANCE OF 58.34 FEET TO A POINT OF COMPOUND CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 800.00 FEET, A CENTRAL ANGLE OF 31°04'28", AN ARC DISTANCE OF 433.88 FEET TO A POINT OF TANGENCY; THENCE S48°34'27"E, A DISTANCE OF 277.49 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 684.32 FEET, A CENTRAL ANGLE OF 39°47'52", AN ARC DISTANCE OF 475.33 FEET TO THE POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE S87°36'57"W, A DISTANCE OF 132.68 FEET TO A POINT OF INTERSECTION WITH A BOUNDARY LINE OF THE PLAT OF "IBIS GOLF AND COUNTRY CLUB PLAT NO. 19", AS RECORDED IN PLAT BOOK 81, PAGES 3 THROUGH 5 OF SAID PUBLIC RECORDS. THENCE NORTHWESTERLY ALONG THE BOUNDARY OF SAID "IBIS GOLF AND COUNTRY CLUB PLAT NO. 19" ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS POINT BEARS N52°02'37"E, HAVING A RADIUS OF 60.00 FEET, A CENTRAL ANGLE OF 27°43'26", AN ARC DISTANCE OF 29.03 FEET TO THE POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE S79°46'03"W ALONG A BOUNDARY LINE OF SAID "IBIS GOLF AND COUNTRY CLUB PLAT NO. 19", A DISTANCE OF 50.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT WHOSE RADIUS POINT BEARS S79°46'03"W, HAVING A RADIUS OF 448.22 FEET, A CENTRAL ANGLE OF 12°05'44", AN ARC DISTANCE OF 94.75 FEET; THENCE S89°15'40"W, A DISTANCE OF 58.40 FEET; THENCE N62°52'30"W, A DISTANCE OF 113.94 FEET; THENCE N45°49'58"W, A DISTANCE OF 336.48 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 2000.00 FEET, A CENTRAL ANGLE OF 7°17'11", AN ARC DISTANCE OF 254.34 FEET; TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 350.00 FEET, A CENTRAL ANGLE OF 62° 28'04", AN ARC DISTANCE OF 381.59 FEET TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 1000.00 FEET, A CENTRAL ANGLE OF 2°04'21", AN ARC OF 350.38 FEET TO A POINT OF TANGENCY; THENCE N10°41'33"W, A DISTANCE OF 380.22 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 500.00 FEET, A CENTRAL ANGLE OF 13°40'09", AN ARC DISTANCE OF 119.29 FEET TO A POINT OF TANGENCY; THENCE N02°56'36"E, A DISTANCE OF 411.05 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 275.00 FEET, A CENTRAL ANGLE OF 79°13'02", AN ARC DISTANCE OF 380.22 FEET TO A POINT OF TANGENCY; THENCE N82°09'38"E, A DISTANCE OF 171.16 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS POINT BEARS S07°50'22"E, HAVING A RADIUS OF 203.00 FEET, A CENTRAL ANGLE OF 200° 49'41", AN ARC DISTANCE OF 711.54 FEET TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY AND SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 53.00 FEET, A CENTRAL ANGLE OF 156°33'31", AN ARC DISTANCE OF 144.82 FEET TO A POINT OF REVERSE CURVATURE; THENCE SOUTHEASTERLY AND SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 203.00 FEET, A CENTRAL ANGLE OF 92°55'22", AN ARC DISTANCE OF 329.23 FEET TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 175.00 FEET, A CENTRAL ANGLE OF 13°41'41", AN ARC DISTANCE OF 41.83 FEET TO THE POINT OF BEGINNING. SAID LANDS SITUATE IN THE CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA, CONTAINING 998,282 SQUARE FEET/22,917 ACRES, MORE OR LESS.

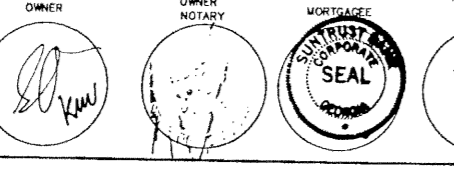
DEDICATIONS AND RESERVATIONS

CITY OF WEST PALM BEACH (COUNTY OF PALM BEACH) STATE OF FLORIDA KNOW ALL MEN BY THESE PRESENTS THAT IBIS WEST PALM PARTNERS L.P., A DELAWARE LIMITED PARTNERSHIP, BY BREI/IBIS INC., A DELAWARE CORPORATION, ITS MANAGING GENERAL PARTNER, OWNER OF THE LAND SHOWN HEREON AS:

IBIS GOLF AND COUNTRY CLUB PLAT NO. 26 HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DOES HEREBY MAKE THE FOLLOWING DEDICATIONS AND RESERVATIONS:

- 1. UTILITY EASEMENTS: NON-EXCLUSIVE UTILITY EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY TO THE APPROPRIATE PUBLIC UTILITY COMPANIES FOR THE PURPOSES OF PROVIDING FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UNDERGROUND UTILITIES TO THE PROPERTY; SAID UTILITY EASEMENTS MAY BE USED FOR CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE OR OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. NO PERMANENT STRUCTURES SHALL BE LOCATED WITHIN SAID EASEMENTS.
- 2. ACCESS EASEMENT: A NON-EXCLUSIVE ACCESS EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED IN PERPETUITY TO THE CITY OF WEST PALM BEACH FOR MAINTENANCE AND OPERATION OF UNDERGROUND UTILITIES OVER CRANE'S POINTE WAY.

OWNER: [Signature] NOTARY: [Signature] MORTGAGEE: [Signature] SURVEYOR: [Signature]



3. DRAINAGE EASEMENTS:

THE DRAINAGE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE CRANE'S POINTE AT IBIS HOMEOWNERS ASSOCIATION, INC. FOR THE CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION WITHOUT RECOURSE TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT AND THE CITY OF WEST PALM BEACH, FLORIDA.

4. ROADS:

CRANE'S POINTE WAY, AS SHOWN HEREON IS PRIVATE AND NOT FOR PUBLIC USE AND IS HEREBY DEDICATED TO THE CRANE'S POINTE AT IBIS HOMEOWNERS ASSOCIATION, INC. FOR INGRESS AND EGRESS AND FOR THE CONSTRUCTION AND MAINTENANCE OF UNDERGROUND UTILITIES AND DRAINAGE FACILITIES. THE UNDERSIGNED DEVELOPER HEREBY RESERVES UNTO ITSELF, ITS AFFILIATES AND DESIGNEEES, AND THEIR SUCCESSORS AND ASSIGNS, A NON-EXCLUSIVE, PERPETUAL EASEMENT FOR INGRESS AND EGRESS OVER, UNDER, ACROSS AND THROUGH CRANE'S POINTE WAY, AS SHOWN HEREON, AND FOR THE PURPOSES OF CONSTRUCTION AND INSTALLATION OF UTILITIES AND DRAINAGE FACILITIES.

AN INGRESS-EGRESS EASEMENT OVER AND ACROSS ALL OF CRANE'S POINTE WAY, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT FOR ACCESS TO AND FROM SAID DISTRICTS WATER MANAGEMENT FACILITIES, LANDS, AND EASEMENTS FOR WATER MANAGEMENT PURPOSES. SAID INGRESS-EGRESS EASEMENTS BEING SUBJECT TO THAT CERTAIN AGREEMENT AS TO REVERTER AND/OR RELEASE OF SPECIFICALLY DESIGNATED PROPERTY RIGHTS DATED MAY 24, 1990, AND RECORDED IN OFFICIAL RECORDS BOOK 6473, AT PAGES 1981 THROUGH 1989, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AS MAY BE AMENDED. THE LANDS LYING IN AND UNDER SAID INGRESS-EGRESS EASEMENTS ARE THE PERPETUAL MAINTENANCE OBLIGATION OF THE CRANE'S POINTE AT IBIS HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO SAID DISTRICT.

5. COMMON AREA:

TRACT L AS SHOWN HEREON IS HEREBY DEDICATED TO THE CRANE'S POINTE AT IBIS HOMEOWNERS ASSOCIATION, INC. FOR OPEN SPACE, PATHS, SIGNAGE AND LANDSCAPING, AND FOR THE CONSTRUCTION AND MAINTENANCE OF UNDERGROUND UTILITIES INCLUDING C.A.T.V. AND DRAINAGE FACILITIES, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, WITHOUT RECOURSE TO THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.

IN WITNESS WHEREOF, IBIS WEST PALM PARTNERS L.P., A DELAWARE LIMITED PARTNERSHIP, BY BREI/IBIS INC., A DELAWARE CORPORATION, ITS MANAGING GENERAL PARTNER, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT AND SECRETARY, RESPECTIVELY, OF SAID CORPORATION SEAL TO BE AFFIXED HERETO WITH AUTHORITY OF ITS BOARD OF DIRECTORS THIS 16th DAY OF JANUARY 2001.

IBIS WEST PALM PARTNERS L.P., A DELAWARE LIMITED PARTNERSHIP, BY BREI/IBIS INC., A DELAWARE CORPORATION, ITS MANAGING GENERAL PARTNER: STEVEN E. OREBUCH VICE PRESIDENT; KENNETH WHITNEY SECRETARY.

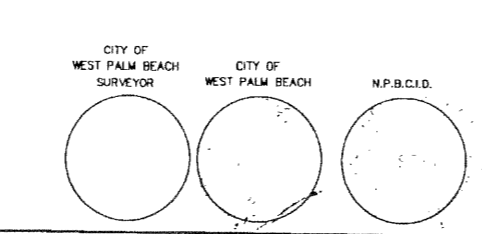
ACKNOWLEDGMENT

STATE OF NEW YORK COUNTY OF NEW YORK BEFORE ME PERSONALLY APPEARED STEVEN E. OREBUCH AND KENNETH WHITNEY, TO ME PERSONALLY KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VICE PRESIDENT AND SECRETARY, RESPECTIVELY OF IBIS WEST PALM PARTNERS L.P., A DELAWARE LIMITED PARTNERSHIP, BY BREI/IBIS INC., A DELAWARE CORPORATION, ITS MANAGING GENERAL PARTNER. THEY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SAID INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION AND SAID LIMITED PARTNERSHIP 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 AND LIMITED PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL THIS 16th DAY OF JANUARY 2001.

CITY SURVEYOR: [Signature] THIS PLAT HAS BEEN REVIEWED AND FOUND TO BE IN CONFORMANCE WITH CHAPTER 98-20, SECTION 177, FLORIDA STATUTES. WITNESS MY HAND AND OFFICIAL SEAL THIS 21st DAY OF JANUARY 2001.

STATE OF FLORIDA COUNTY OF PALM BEACH I MICHAEL R. FLAM, 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 IBIS WEST PALM PARTNERS L.P., A DELAWARE LIMITED PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; 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.



PREPARED BY DAVID P. LINDLEY OF CAULFIELD and WHEELER, INC. ENGINEERS - PLANNERS - SURVEYORS 7301-A WEST PALMETTO PARK ROAD, SUITE 100A BOCA RATON, FLORIDA 33433 - (561)392-1991 DECEMBER - 1999

TABULAR DATA

Table with 2 columns: Description and Value. Rows include: TOTAL AREA OF THIS PLAT (22.917 ACRES), AREA OF RESIDENTIAL (18.814 ACRES), AREA OF PRIVATE ROADWAY (3.975 ACRES), AREA OF OPEN SPACE (TRACT L) (0.128 ACRES), TOTAL NUMBER OF SINGLE FAMILY UNITS THIS PLAT (65), DENSITY THIS PLAT (2.84 UNITS/ACRE).

MORTGAGEE'S CONSENT

STATE OF FLORIDA COUNTY OF Palm Beach THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID INSTRUMENT BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE, WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 11133, AT PAGE 2000, AND OFFICIAL RECORDS BOOK 11134, PAGES 1, 19 AND 39 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND RELATED FINANCING AND SECURITY AGREEMENTS, SHALL COLLECTIVELY BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

SUNTRUST BANK FORMERLY KNOWN AS SUNTRUST BANK, SOUTH FLORIDA, N.A. ATTEST: [Signature] JOSEPH C. ERWIN FIRST VICE PRESIDENT

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF Palm Beach BEFORE ME PERSONALLY APPEARED JOSEPH C. ERWIN WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS AN OFFICER OF SUNTRUST BANK FORMERLY KNOWN AS SUNTRUST BANK, SOUTH FLORIDA, N.A. AND WHO 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 17th DAY OF JANUARY 2001. MY COMMISSION EXPIRES: 7/11/2003

APPROVALS

CITY OF WEST PALM BEACH COUNTY OF PALM BEACH STATE OF FLORIDA THE PLAT, AS SHOWN HEREON, HAS BEEN APPROVED BY THE CITY COMMISSION OF THE CITY OF WEST PALM BEACH, FLORIDA, AND THE CITY DOES HEREBY FORMALLY ACCEPT THE OFFERS TO DEDICATE, CONTAINED ON THIS PLAT THIS 25th DAY OF JANUARY 2001.

APPROVED BY CITY PLANNING & ZONING BOARD ON THIS 26th DAY OF JANUARY 2001.

TITLE CERTIFICATION

STATE OF FLORIDA COUNTY OF PALM BEACH I MICHAEL R. FLAM, 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 IBIS WEST PALM PARTNERS L.P., A DELAWARE LIMITED PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; 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.

BROAD AND CASSEL BY: [Signature] MICHAEL R. FLAM ATTORNEY AT LAW LICENSED IN FLORIDA DATE: 12-22-00

SURVEY 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 CITY OF WEST PALM BEACH ZONING REGULATIONS.
- 3. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON DRAINAGE EASEMENTS, EXCEPT DRIVEWAYS.
- 4. APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS, SHALL BE ONLY WITH APPROVAL OF ALL UTILITIES OCCUPYING SAME.
- 5. O.R.B. - OFFICIAL RECORDS BOOK
- 6. P.R.M. - INDICATES SET 4' x 4' x 24" PERMANENT REFERENCE MONUMENT MARKED LB 3591
- 7. U.E. - INDICATES UTILITY EASEMENT.
- 8. D.E. - INDICATES DRAINAGE EASEMENT.
- 9. LINES INTERSECTING CURVES ARE NOT RADIAL UNLESS SHOWN OTHERWISE.
- 10. "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.
- 11. - DENOTES PERMANENT CONTROL POINT LB3591
- 12. N.P.B.C.I.D.E.E.- DENOTES NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT INGRESS/EGRESS EASEMENT.
- 13. CL-B - DENOTES CENTERLINE CURVE NUMBER
- 14. (PLAT 7) - IBIS GOLF AND COUNTRY CLUB PLAT NO. 7, AS RECORDED IN PLAT BOOK 87, PAGES 152 THROUGH 168 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- 15. ESMT. - EASEMENT
- 16. WME - WATER MANAGEMENT EASEMENT
- 17. BEARINGS SHOWN HEREON ARE RELATIVE TO THE RECORD PLAT BASED ON THE NORTH LINE OF TRACT "A", "IBIS GOLF AND COUNTRY CLUB PLAT NO. 7", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 87, PAGES 152 THROUGH 168 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEARING N 88° 52' 20" W.

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT ACCEPTANCE

THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT HEREBY ACCEPTS THE INGRESS-EGRESS EASEMENT OVER CRANE'S POINTE WAY, AS SHOWN HEREON, ACKNOWLEDGING SAID EASEMENT IS SUBJECT TO THAT CERTAIN AGREEMENT AS TO REVERTER AND/OR RELEASE OF SPECIFICALLY DESIGNATED PROPERTY RIGHTS DATED MAY 24, 1990, AND RECORDED IN OFFICIAL RECORDS BOOK 6473, AT PAGES 1981 THROUGH 1989, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AS MAY BE AMENDED; AND HEREBY ACKNOWLEDGES SAID DISTRICT HAS NO MAINTENANCE OBLIGATION ON OR UNDER THE LANDS OVER WHICH SAID INGRESS-EGRESS EASEMENT LIES; AND HEREBY ACKNOWLEDGES THAT THERE ARE NO OTHER DEDICATIONS TO, NOR MAINTENANCE RESPONSIBILITIES BEING INCURRED BY SAID DISTRICT ON THIS PLAT.

NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT BY: [Signature] TESULA N. STEWART, PRESIDENT BOARD OF SUPERVISORS

SURVEYOR'S CERTIFICATE

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 AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND PERMANENT CONTROL POINTS (C.P.'S) AND MONUMENTS WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF WEST PALM BEACH, FLORIDA 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 THE CITY OF WEST PALM BEACH, FLORIDA. BY: [Signature] DAVID P. LINDLEY, P.L.S. REG. LAND SURVEYOR #5005 STATE OF FLORIDA LB #3591 DATE: 1-19-01