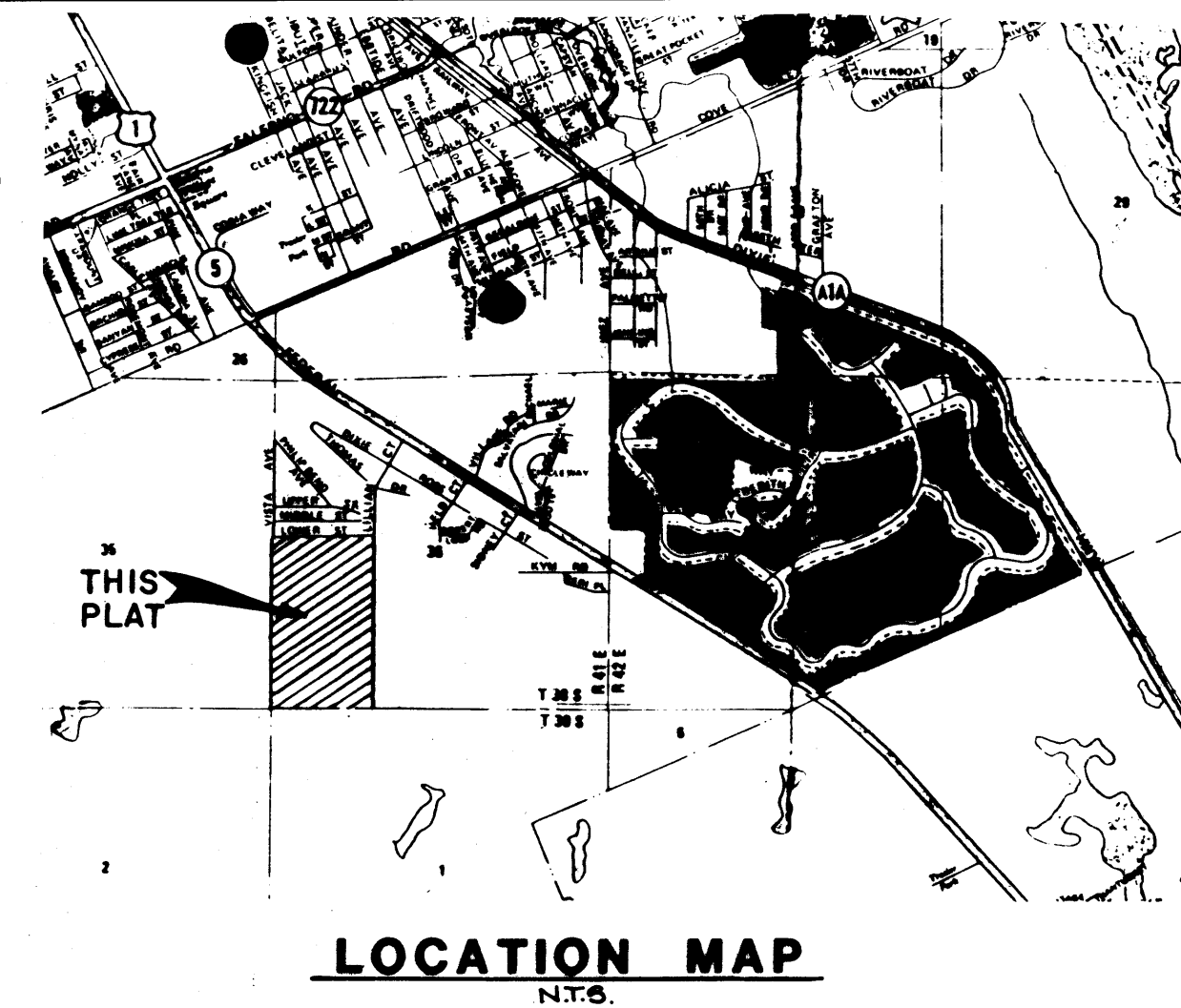
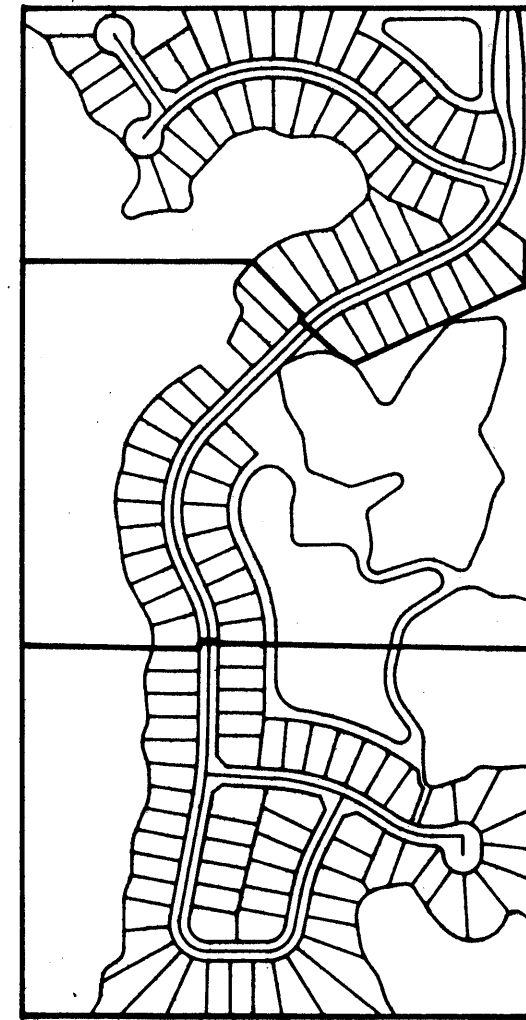


DUCKWOOD P.U.D.
IN PART OF SECTION 36, TOWNSHIP 38 SOUTH, RANGE 41 EAST
MARTIN COUNTY, FLORIDA
ENGINEERS - ARCHITECTS - PLANNERS, INC.
WEST PALM BEACH FLORIDA
AUGUST 1985



I, Louise V. Isaacs, Clerk of the Circuit Court of Martin County, Florida, hereby certifies that this plat was filed for record in Plat Book 10, Pages 9, Martin County, Florida Public Records, this 15 day of November, 1985 A.D.

FILE NO. 576987
LOUISE V. ISAACS, CIRCUIT COURT MARTIN COUNTY, FL.
By: Tracy Chase, Deputy Clerk



KEY MAP
N.T.S.

SHEET 2
SHEET 3

SHEET 3
SHEET 4

DESCRIPTION

Being a parcel of land lying in part of Section 36, Township 38 South, Range 41 East, Martin County, Florida and being more particularly described as follows:

Beginning at the Southwest Corner of said Section 36; thence North 01° 15' 18" East along the West Line of said Section 36, a distance of 2650.20 feet to the Northwest Corner of the Southwest One-Quarter (S.W. 1/4) of said Section 36; thence South 88° 52' 25" East along the North Line of the Southwest One-Quarter (S.W. 1/4), a distance of 1325.23 feet to the Northeast Corner of the West One-Half (W 1/2) of the Southwest One-Quarter (S.W. 1/4) of said Section 36, same point being the Northwest Corner of the plat of Stewart Gardens, as recorded in Plat Book 2, Page 40 of the Public Records of said Martin County, Florida; thence South 01° 12' 40" West along the West Line of said plat of Stewart Gardens and the East Line of the West One-Half (W. 1/2) of the Southwest One-Quarter (S.W. 1/4) of said Section 36, a distance of 2649.98 feet to the POINT OF INTERSECTION with the South Line of said Section 36; thence North 88° 52' 58" West along the South Line of said Section 36, a distance of 1327.26 feet to the POINT OF BEGINNING.

Containing 80.69 Acres more or less.

TITLE CERTIFICATION

I, Norman L. Schroder II, Attorney at Law with the law firm of McGee, Jordan, Shuey, Koons, Schroder and Morris, P.A., a member of the Florida Bar in good standing (Florida Bar Number 25405) hereby certify that apparent record title to the land described herein as shown on this plat, is held in the name of Duckwood Financial Corporation, a Florida Corporation, the same entity executing the dedication hereon. The land described herein is subject to the following claims: mortgage in favor of Stuart 80 Corporation, a Florida Corporation, mortgagee, from Duckwood Financial Corporation, a Florida Corporation, Mortgagor, dated December 14, 1984 and recorded in the Public Records of Martin County, Florida in Official Record Book 622 Page 978.

Dated this 18th day of September, 1985 A.D.

McGee, Jordan, Shuey, Koons, Schroder and Morris, P.A.

By: Norman L. Schroder, II Attorney at Law
2601 10th Ave. N., Lake Worth, FL 33461

MORTGAGE APPROVAL

Stuart 80 Corporation, a Florida Corporation hereby certifies that it is the holder of a certain mortgage, lien or encumbrance on the land described hereon and does consent to the dedication hereon and does subordinate its mortgage, lien or encumbrance to such dedication.

Signed and sealed this 19 day of SEPTEMBER, 1985 A.D. on behalf of said Corporation by its President.

STUART 80 CORPORATION

Witness: Pat A. Cunningham, Gordon Nelson, President

ACKNOWLEDGMENT

I hereby certify that on this day personally appeared before me an officer duly authorized to administer oaths and take acknowledgments, Gordon Nelson, to me known to be President of Stuart 80 Corporation, a Florida Corporation, and that he acknowledged to me the execution of the dedication hereon for the purpose herein expressed. In Witness Whereof, I have set my hand and official seal this 19 day of September, 1985 A.D.

My Commission Expires: Notary Public State of Florida at Large

LAND USE

Table with 2 columns: Land Use Category and Area. Includes Open Space (21.60 ACRES), Wetland Preservation Areas (5.80 ACRES), Lakes (15.35 ACRES), Common Open Space (42.75 ACRES), Residential Lots (139) (30.90 ACRES), Right-of-Way (7.04 ACRES), and Total (80.69 ACRES).

NOTES

- denotes Permanent Reference Monument.
o denotes Permanent Control Point.

All bearings shown hereon are relative to an assumed meridian, the West Line of said Section 36 is assumed to bear North 01° 15' 18" East.

Building Setback Lines shall be as required by Martin County Zoning Regulations.

No building or any kind of construction shall be placed on Utility or Drainage Easements.

No structures, trees or shrubs shall be placed on Drainage Easements.

Easements are for Public Utilities unless otherwise noted.

Approval of landscaping on utility easements shall be only with the approval of all utilities occupying same.

APPROVALS

MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS
This plat is hereby approved by the undersigned on the date or dates indicated.

Date: 10/29/85 By: County Engineer

Date: 9/24/85 By: County Attorney

Planning and Zoning Commission
Martin County, Florida

Date: 9/24/85 By: Chairman

Board of County Commissioners
Martin County, Florida

Date: 11/5/85 By: Chairman

Attest: Louise V. Isaacs, Clerk

by Tracy Chase, D.C.

CERTIFICATE OF OWNERSHIP

Duckwood Financial Corporation, a Florida Corporation, by and through its undersigned officers, does hereby certify that it is the owner of the property hereon described and shown.

Dated this 18 day of SEPTEMBER, 1985 A.D.

Duckwood Financial Corporation
Attest: Rose Ann Zigman, Secretary; Lucius J. Walton, Vice President

DEDICATION

Duckwood Financial Corporation, a Florida Corporation, does hereby dedicate as follows:

1) OPEN SPACE

The Parcels "A", "B", "C", and Lakes as shown on this plat of DUCKWOOD P.U.D. are for open space and recreation and shall be dedicated to the Duckwood Homeowners Association, Inc., a Florida Corporation not for profit, for the use of the members of the "Association". The Board of County Commissioners of Martin County, Florida shall have no responsibility, duty or liability regarding such open space.

2) STREETS

The Streets as shown on this plat of DUCKWOOD P.U.D. are hereby declared to be private Streets and shall be dedicated to the Duckwood Homeowners Association, Inc., a Florida Corporation not for profit, for the use of the members of the "Association". The Board of County Commissioners of Martin County, Florida shall have no responsibility, duty or liability regarding such streets.

3) UTILITY EASEMENTS

The Utility Easements as shown on this plat of DUCKWOOD P.U.D. may be used for utility purposes by any utility in compliance with such ordinances and regulations as may be adopted from time to time by the Board of County Commissioners of Martin County. In addition to those Utility Easements as shown there shall be a utility Easement upon all road right-of-ways.

4) DRAINAGE EASEMENTS

The Drainage Easements, Maintenance Easements and Lakes shown on this plat of DUCKWOOD P.U.D. are hereby declared to be private Drainage Easements and shall be dedicated to the Duckwood Homeowners Association, Inc., a Florida Corporation not for profit, for the purpose of the construction and maintenance of drainage facilities. The Board of County Commissioners of Martin County, Florida, shall have no responsibility, duty or liability regarding such Drainage Easements.

5) WETLAND PRESERVATION AREAS

The Wetland Preservation Areas shown on this plat of DUCKWOOD P.U.D. are hereby declared to be natural Wetland Preservation Areas and shall be maintained in their general natural state. The Wetland Preservation Areas shall not be disturbed without permission of the Martin County Board of County Commissioners.

SIGNED AND SEALED THIS 18 day of SEPTEMBER, 1985, A.D. on behalf of said Corporation by its President and attested to by its Secretary.

Attest: Rose Ann Zigman, Secretary; Ellis H. Johnson, President

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF MARTIN
BEFORE ME, the undersigned Notary Public, personally appeared Ellis H. Johnson and Rose Ann Zigman, to me well known to be the President and Secretary, respectively, of Duckwood Financial Corporation, a Florida Corporation, and they acknowledged that they executed such instruments as such officers of said corporation.

Witness my hand and official seal this 17th day of September, 1985. My Commission Expires: June 13, 1986

SURVEYOR'S CERTIFICATION

STATE OF FLORIDA COUNTY OF PALM BEACH
I, Stuart H. Cunningham, do hereby certify that this plat of Duckwood, P.U.D. is a true and correct representation of the lands surveyed, that the survey was made under my supervision, and that the survey data complies with all of the requirements of Chapter 177, Florida Statutes.

THIS INSTRUMENT PREPARED BY STUART H. CUNNINGHAM
2090 Palm Beach Lakes Boulevard
West Palm Beach, Florida
Stuart H. Cunningham
Professional Land Surveyor
Florida Surveyor Registration No. 3896
Date: 9-19-85

COMPUTED W.J.A.D.
DRAWN D.C.B.
CHECKED HAP
APPROVED