LEGAL DESCRIPTION

A PARCEL OF LAND IN SECTION 18, TOWNSHIP 37 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLORIDA. BEING PORTIONS OF LOTS 4,5,6, AND 9 THROUGH 14, INCLUSIVE, OF BLOCK 1, AND LOTS 3, 4, AND 5, BLOCK 4 OF SECTION 18, PLAT NO. 1 SAINT LUCIE GARDENS, AS SAME AS IS RECORDED IN PLAT BOOK 1, PAGE 35, OF THE PUBLIC RECORDS OF ST. LUCIE (NOW MARTIN) COUNTY; FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 18; THENCE NORTH 89° 41"55" EAST, ALONG THE NORTH LINE OF SAID SECTION 18, A DISTANCE OF 1394.26 FEET; THENCE, DEPARTING SAID NORTH LINE SOUTH 00° 18'05" EAST, A DISTANCE OF 1267.13 FEET TO A POINT ON THE WEST BOUNDARY OF JENSEN BEACH COUNTRY CLUB PLAT No. 6, AS RECORDED IN PLAT BOOK 14, PAGE 91, PUBLIC RECORDS OF MARTIN COUNTY FLORIDA, BEING THE SOUTHWEST CORNER OF PRESERVATION TRACT No. 15, ACCORDING TO SAID PLAT No. 6 AND THE POINT OF BEGINNING; THENCE SOUTH 06° 57' 03" EAST, ALONG SAID WEST BOUNDARY, A DISTANCE OF 61.78 FEET; THENCE, DEPARTING SAID WEST BOUNDARY, NORTH 83° 09' 39" WEST, A DISTANCE OF 139.12 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 210.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTAL ANGLE OF 05'41' 05", A DISTANCE OF 20.84 FEET TO THE END OF SAID CURVE; THENCE SOUTH 56° 06' 51" WEST, A DISTANCE OF 217.73 FEET; THENCE SOUTH 04° 47' 22' EAST, A DISTANCE OF 347.39 FEET; THENCE SOUTH 44 ° 23' 14" EAST, A DISTANCE OF 351.95 FEET; THENCE SOUTH 46 * 52' 44" EAST, A DISTANCE OF 125.23 FEET; THENCE SOUTH 38" 41' 49" EAST, A DISTANCE OF 479.22 FEET; THENCE SOUTH 24° 40' 59" EAST, A DISTANCE OF 120.00 FEET; THENCE SOUTH 60° 40' 29" WEST, A DISTANCE OF 497.60 FEET TO A POINT ON A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 170.00 FEET AND WHOSE RADIUS POINT BEARS NORTH 89° 57' 41" WEST; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 180° 00' 00", A DISTANCE OF 534.07 FEET TO THE END OF SAID CURVE; THENCE NORTH 89° 57' 41" WEST, A DISTANCE OF 20.28 FEET TO THE EAST BOUNDARY OF CINNAMON TREE, AS RECORDED IN PLAT BOOK 8, PAGE 73, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE, ALONG SAID EAST BOUNDARY NORTH 00° 02' 02" EAST A DISTANCE OF 194.02 FEET TO THE NORTHEAST CORNER OF CINNAMON TREE; THENCE ALONG THE NORTH BOUNDARY OF SAID CINNAMON TREE, SOUTH 89" 56' 52" WEST, A DISTANCE OF 322.33 FEET; THENCE, DEPARTING SAID NORTH BOUNDARY, NORTH 01° 31' 31" WEST, A DISTANCE OF 107.74 FEET; THENCE NORTH 26° 04' 38" WEST, A DISTANCE OF 295.62 FEET; THENCE NORTH 12° 15' 33" WEST, A DISTANCE OF 541.52 FEET; THENCE NORTH 63 ' 55' 22" EAST, A DISTANCE OF 145.00 FEET; THENCE NORTH 26' 04' 38" WEST, A DISTANCE OF 50.00 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 25.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 66 * 55' 21", A DISTANCE OF 29.20 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 250.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 10 ° 31' 25", A DISTANCE OF 45.92 FEET TO THE END OF SAID CURVE; THENCE NORTH 07 ° 31' 26" EAST, A DISTANCE OF 50.00 FEET TO A POINT ON A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 200.00 FEET AND WHOSE RADIUS POINT BEARS NORTH 07° 31' 26" EAST; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 41°24' 35", A DISTANCE OF 144.55 FEET TO THE POINT OF TANGENCY; THENCE NORTH 56° 06' 51" EAST, A DISTANCE OF 586.07 FEET TO THE BEGINNING OF A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 25.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 77° 39' 51", A DISTANCE OF 33.89 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 210.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 07° 36' 20", A DISTANCE OF 27.88 FEET TO THE END OF SAID CURVE; THENCE NORTH 76° 03' 20" EAST, A DISTANCE OF 60.00 FEET TO A POINT ON CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 150.00 FEET AND WHOSE RADIUS POINT BEARS NORTH 76"03"20" EAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 69° 12' 59", A DISTANCE OF 181.21 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 83° 09' 39" EAST, A DISTANCE OF 124.40 FEET TO SAID SOUTHWEST CORNER OF PRESERVATION TRACT No. 15 AND THE POINT OF BEGINNING. CONTAINING IN ALL 1,230,512 SQ. FT. OR 28.249 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTION, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

CERTIFICATE OF OWNERSHIP AND DEDICATION

JENSEN BEACH LAND COMPANY, LTD., A FLORIDA LIMITED PARTNERSHIP, BY AND THROUGH ITS UNDERSIGNED GENERAL PARTNER, HEREBY CERTIFIES THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED ON THE PLAT OF JENSEN BEACH COUNTRY CLUB PLAT No.9, OF WEST JENSEN, A P.U.D./D.R.I. AND HEREBY DEDICATES AS

THE STREETS AND RIGHTS-OF-WAY SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT No.9 OF WEST JENSEN, A P.U.D./D.R.I. AND DESIGNATED AS PRIVATE, ARE HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND THE PRIVATE STREETS AND RIGHTS-OF-WAY SHALL BE CONVEYED BY DEED TO THE ASSOCIATION, FOR ACCESS AND UTILITY PURPOSES (INCLUDING CATV), AND SHALL BE MAINTAINED, REPAIRED AND REPLACED BY THE ASSOCIATION. MARTIN! COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR, ANY PRIVATE STREETS DESIGNATED AS SUCH ON THIS PLAT.

UTILITY EASEMENTS

THE UTILITY EASEMENTS SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT No.9 OF WEST JENSEN, A P.U.D./D.R.I. 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, FLORIDA. SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTIONS, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY FOR, ANY UTILITY EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.

THE COMMON AREAS SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT No.9 OF WEST JENSEN, A P.U.D./D.R.I. ARE HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND ARE FURTHER DECLARED TO BE PRIVATE COMMON AREAS, WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR RECREATION AND LANDSCAPING PURPOSES, AND SHALL BE MAINTAINED BY THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR, ANY COMMON AREAS DESIGNATED AS

DRAINAGE EASEMENTS

THE PRIVATE DRAINAGE EASEMENTS SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT No.9 OF WEST JENSEN, A P.U.D./D.R.I., AND DESIGNATED AS SUCH ON THE PLAT, ARE HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR DRAINAGE PURPOSES, AND ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE MAINTAINED, REPAIRED AND REPLACED BY THE ASSOCIATION. THIS DEDICATION SHALL BE SUBJECT TO A RESERVED EASEMENT FOR DRAINAGE BY JENSEN BEACH LAND COMPANY, LTD., ITS SUCCESSORS, ASSIGNS, AGENTS, AND EMPLOYEES. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR, ANY PRIVATE DRAINAGE EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.

WATER MANAGEMENT ACCESS TRACT

THE WATER MANAGEMENT ACCESS TRACT SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT NUMBER 9 OF WEST JENSEN, A P.U.D./ D.R.I. IS HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREINAFTER CALLED THE "ASSOCIATION"), WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR WATER MANAGEMENT ACCESS PURPOSES AND SHALL BE MAINTAINED BY THE ASSOCIATION. THE DEDICATION SHALL BE SUBJECT TO A RESERVED EASEMENT FOR LAKE ACCESS PURPOSES BY JENSEN BEACH LAND COMPANY, LTD., ITS SUCCESSORS, ASSIGNS, AGENTS AND EMPLOYEES. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY FOR ANY WATER MANAGEMENT ACCESS TRACT DESIGNATED AS SUCH ON THIS PLAT.

WATER MANAGEMENT TRACTS

THE WATER MANAGEMENT TRACTS SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT NO. 9 OF WEST JENSEN, A P.U.D./D.R.I., AND DESIGNATED AS SUCH ARE HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREINAFTER CALLED THE ASSOCIATION), AND ARE FURTHER DECLARED TO BE PRIVATE WATER MANAGEMENT TRACTS WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION AND SHALL BE MAINTAINED BY THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY FOR ANY WATER MANAGEMENT TRACTS DESIGNATED AS SUCH ON THIS PLAT. IT SHALL BE UNLAWFUL TO ALTER THE APPROVED SLOPES, CONTOURS OR CROSS SECTIONS OR TO CHEMICALLY, MECHANICALLY OR MANUALLY REMOVE, DAMAGE OR DESTROY ANY PLANTS IN THE LITTORAL OR UPLAND TRANSITION ZONE BUFFER AREAS OF CONSTRUCTED WATER MANAGEMENT TRACTS EXCEPT UNDER THE WRITTEN APPROVAL OF THE GROWTH MANAGEMENT DIRECTOR, AS APPLICABLE. IT IS THE RESPONSIBILITY OF THE OWNER OR THE PROPERTY OWNERS ASSOCIATION, ITS SUCCESSORS AND OR ASSIGNS TO MAINTAIN THE REQUIRED SURVIVORSHIP AND COVERAGE OF THE RECLAIMED UPLAND AND PLANTED LITTORAL AND UPLAND TRANSITION AREAS AND TO ENSURE ON-GOING REMOVAL OF PROHIBITED AND INVASIVE NON-NATIVE PLANT SPECIES FROM THESE AREAS. THIS DEDICATION SHALL BE SUBJECT TO A RESERVED EASEMENT FOR WATER MANAGEMENT TRACT PURPOSES BY JENSEN BEACH LAND COMPANY, LTD., ITS SUCCESSORS, ASSIGNS, AGENT AND EMPLOYEES. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY FLORIDA SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SUCH WATER MANAGEMENT TRACTS.

JENSEN BEACH COUNTRY CLUB PLAT NO.9

9 through 14, inclusive of Block 1, and Lots 3, 4 and 5, Block 4 of Section 18, Plat No. 1 Saint Lucie Gardens as same is recorded in Plat Book 1, Page 35, of the Public Records of St. Lucie (now Martin) County, Florida.

WATER MANAGEMENT TRACT EASEMENT

THE WATER MANAGEMENT TRACT MAINTENANCE EASEMENT SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT NO. 9 OF WEST JENSEN, A P.U.D./D.R.I., IS HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREIN AFTER THE "ASSOCIATION"), AND IS FURTHER DECLARED TO BE A PRIVATE WATER MANAGEMENT TRACT EASEMENT, WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR MAINTENANCE PURPOSES AND SHALL BE MAINTAINED BY THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY FOR ANY WATER MANAGEMENT TRACT EASEMENT DESIGNATED AS SUCH ON THIS PLAT.

PRESERVATION TRACTS

THE PRESERVATION TRACTS SHOWN ON THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT NO. 9 OF WEST JENSEN, A P.U.D./D.R.I., AND DESIGNATED AS PRESERVATION TRACTS ON SAID PLAT, ARE HEREBY DECLARED TO BE THE PROPERTY OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. (HEREINAFTER CALLED THE "ASSOCIATION") AND ARE FURTHER DECLARED TO BE PRIVATE PRESERVATION TRACTS WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR PRESERVATION PURPOSES AND SHALL BE MAINTAINED BY THE COUNTY. NO CONSTRUCTION IN OR ALTERATION OR DESTRUCTION OF THE TRACTS SHALL OCCUR, EXCEPT AS FOR ANY PRESERVATION TRACTS DESIGNATED ON THIS PLAT. THE PRESERVATION TRACTS ARE HEREBY DECLARED CONSERVATION AREAS. THEY SHALL BE THE PERPETUAL RESPONSIBILITY OF JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC. AND MAY IN NO WAY BE ALTERED FROM THEIR NATURAL STATE. ACTIVITIES PROHIBITED WITHIN THE CONSERVATION AREAS INCLUDE BUT ARE NOT LIMITED TO CONSTRUCTION OF 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 MATERIAL; DIKING OR FENCING; AND OTHER ACTIVITIES DETRIMENTAL TO DRAINAGE, FLOOD CONTROL, WATER CONSERVATION, EROSION CONTROL OR FISH AND WILDLIFE HABITAT CONSERVATION OR

PUBLIC FLOW-THROUGH DRAINAGE EASEMENT

NOTWITHSTANDING THE OBLIGATION OF THE JENSEN BEACH COUNTRY CLUB ASSOCIATION (HEREINAFTER ASSOCIATION) OF MAINTENANCE, REPAIR AND REPLACEMENT AS TO THE PRIVATE DRAINAGE EASEMENTS AND/OR TRACTS SHOWN ON THIS PLAT, THERE IS HEREBY DEDICATED TO MARTIN COUNTY A NON-EXCLUSIVE, FLOW-THROUGH DRAINAGE EASEMENT AND REASONABLE RIGHT OF ACCESS TO ENSURE THE FREE FLOW OF WATER FOR GENERAL PUBLIC DRAINAGE PURPOSES OVER THROUGH AND UNDER THE PRIVATE DRAINAGE EASEMENTS AND/OR PRESERVATION TRACTS SHOWN ON THIS PLAT.

IN THE EVENT THAT THE FREE FLOW OF WATER THROUGH THE ABOVE-DESCRIBED PRIVATE DRAINAGE EASEMENTS AND/OR TRACTS AND INTO THE PUBLIC DRAINAGE SYSTEM IS DISPRUTED OR PREVENTED, MARTIN COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, OF REASONABLE ACCESS TO, AND ENTRY UPON, SUCH PRIVATE EASEMENTS AND/OR TRACTS AND ADJACENT LAND FOR THE PURPOSE OF PERFORMING FLOW-THROUGH DRAINAGE MAINTENANCE UPON THIRTY (30) DAYS PRIOR WRITTEN NOTICE TO THE ASSOCIATION; HOWEVER, MARTIN COUNTY SHALL BE REQUIRED ONLY TO ATTEMPT TO PROVIDE REASONABLE NOTICE TO THE ASSOCIATION IN ORDER TO PERFORM FLOW-THROUGH DRAINAGE MAINTENANCE IN RESPONSE TO A DRAINAGE RELATED EMERGENCY WHICH POSES AN IMMEDIATE THREAT TO THE PUBLIC HEALTH, SAFETY AND WELFARE. WITHIN TEN (10) DAYS OF THE PERFORMANCE OF FLOW-THROUGH DRAINAGE MAINTENANCE BY MARTIN COUNTY THE ASSOCIATION SHALL PAY TO THE COUNTY THE AMOUNT OF ALL COSTS (INCLUDING ADMINISTRATIVE COSTS) HEREBY INCURRED, AND THE AMOUNT OF SUCH COSTS WILL CONSTITUTE AN EQUITABLE OR SPECIAL ASSESSMENT LIEN, AS DETERMINED BY MARTIN COUNTY, ON ASSOCIATION PROPERTY, INCLUDING THE ABOVE-DESCRIBED EASEMENTS AND/OR TRACTS, AND THE LIEN MAY BE ENFORCED IN ACCORDANCE WITH APPLICABLE

	27 DAY OF	MAY	, 2005 ON BEHALF OF SAID LIMITED PARTNERSHIP BY ITS
SENERAL PARTNER.			

JENSEN BEACH LAND COMPANY, LTD., A FLORIDA LIMITED PARTNERSHIP

JENSEN BEACH CORPORATION, A FLORIDA CORPORATION, GENERAL PARTNER

CARLOS GARCIA - VELEZ, VICE-PRESIDENT

PRINTED NAME: Clavero

MY COMMISSION EXPIRES: Feb 4, 2008

ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF MARTIN

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED CARLOS GARICA- VELEZ, TO ME WELL KNOWN TO BE VICE PRESIDENT OF JENSEN BEACH CORPORATION, A FLORIDA CORPORATION, AS GENERAL PARTNER OF JENSEN BEACH LAND COMPANY, LTD., A FLORIDA LIMITED PARTNERSHIP, AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION AND WAS AFFIXED BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. HE IS:

PERSONALLY KNOWN TO ME OR [] HAS PRODUCED_ NOTARY PUBLIC STATE OF FLORIDA AT LARGE COMMISSION NO: D 29096

TITLE CERTIFICATION

I, PETER BRETON, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF JUNE 8, 2005, AT 8:00 A.M. JUNE 8.

RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE LIMITED PARTNERSHIP EXECUTING THE CERTIFICATE OF OWNERSHIP AND DEDICATION HEREON.

ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD ENCUMBERING THE LAND DESCRIBED HEREON AS FOLLOWS: "NONE"

ALL TAXES THAT ARE DUE AND PAYABLE PURSUANT TO SECTION 197.192; F.S., HAVE BEEN PAID.

MOYLE, FLANIGAN, KATZ, RAYMOND AND SHEEHAN P.A 625 NORTH FLAGLER DRIVE-9th FLOOR WEST PALM BEACH, FLORIDA 33401

TELEPHONE 561-659-7500 FLORIDA BAR NO. 365718

OF WEST JENSEN, A P.U.D./D.R.I.

A parcel of land in Section 18, T37S, R41E, Martin County, Fl., Being a Replat of portions of Lots 4, 5, 6 and

LEGEND:

PLAT BOOK **DELTA ANGLE** SET 4"X4" CONCRETE ERMANENT REFERENCE **MONUMENT L.B. 6793 SET** PERMANENT REFERENCE MONUMENT FOUND AS NOTED SET #5 IRON ROD WITH CAP L.B. 600 1375 PERMANENT CONTROL POINT L.B. 6766 SET RADIUS ___ 1376 ARC LENGTH OFFICIAL RECORD BOOK DRAINAGE EASEMENT (PRIVATE) UTILITY EASEMENT

CHORD DISTANCE CHORD BEARING PLANNED UNIT DEVELOPMENT **DEVELOPMENT OF REGIONAL** CENTERLINE BENCH MARK **ELEVATION** NATIONAL GEODETIC VERTICAL **DATUM 1929** LICENSED BUSINESS TYPICAL

PLANNED UNIT DEVELOPMENT **BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS** MINIMUM TECHNICAL STANDARDS PROFESSIONAL SURVEYORS AND MAPPERS POINT OF BEGINNING POINT OF COMMENCEMENT

File Number 1870550 By Charlett Burke 18-37-41-009-000-0000.0 SUBDIVISION PARCEL CONTROL NUMBER

ACCEPTANCE OF DEDICATIONS

COUNTY APPROVAL

DATE: 08-12-05

BCC: 5-10-05

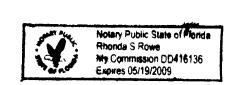
JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC., DOES HEREBY ACCEPT OWNERSHIP AND DEDICATION OF EASEMENTS, RESTRICTIONS, STREETS, RIGHTS-OF-WAY AND COVENANTS BY THE OWNER THEREOF AND HEREBY ACCEPTS THE MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON.

ACKNOWLEDGMENT

STATE OF FLORIDA **COUNTY OF MARTIN**

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ARDEN DOSS, JR., TO ME WELL KNOWN TO BE THE PRESIDENT OF JENSEN BEACH COUNTRY CLUB ASSOCIATION, INC., AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH ACCEPTANCE, OF DEDICATIONS AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION AND WAS AFFIXED BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. HE IS: [MFERSONALLY KNOWN TO ME OR [] HAS PRODUCED ...

STATE OF FLORIDA AT LARGE COMMISSION NO: DD416136 MY COMMISSION EXPIRES:



B.P.S.M

M.T.S.

P.S.M.

P.O.B.

GENERAL NOTES

1. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. 2. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY THIS OFFICE.

3. BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF NORTH 89°41'55" EAST ON THE NORTH LINE OF SECTION 18, TOWNSHIP 37 SOUTH, RANGE 41 EAST, MARTIN COUNTY, FLORIDA, AND ALL OTHERS ARE 4. THERE SHALL BE NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE

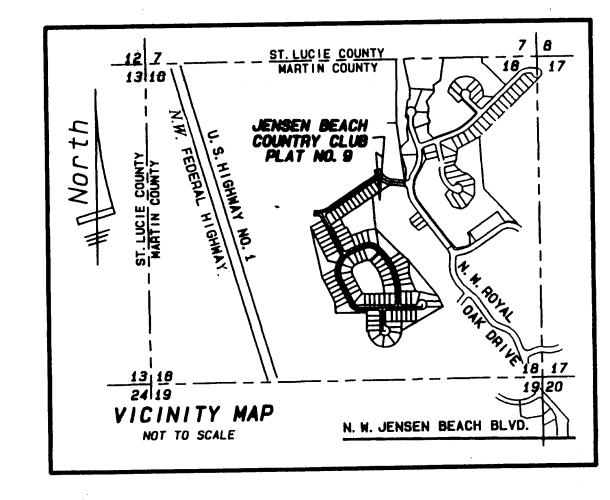
5. THERE SHALL BE NO BUILDING OR ANY PERMANENT STRUCTURES PLACED ON UTILITY EASEMENTS. 6. BENCH MARK REFERENCE: BM: US-JB ELEV.14.899=NGVD 1929.DESC: MARK IS A M.C. 2 1/2 INCH BRASS DISK

STAMPED MARTIN COUNTY BM US-JB. MARK IS 270 FT. +/- EAST OF US-1 ON THE NORTH SIDE OF JENSEN BEACH BLVD. ON THE SOUTH SIDE OF A 28 X 28 INCH CONCRETE BASE FOR A LIGHT POLE JUST WEST OF THE ENTRANCE TO MOBIL STATION AT THE NORTHEAST CORNER OF US-1 AND JENSEN BEACH BOULEVARD. 7. IT WILL BE UNLAWFUL TO ALTER THE APPROVED SLOPES, CONTOURS, OR CROSS SECTIONS OR TO CHEMICALLY, MECHANICALLY OR MANUALLY REMOVE, DAMAGE, OR DESTROY ANY PLANTS IN THE LITTORAL OR UPLAND TRANSITION ZONE, BUFFER AREAS OF CONSTRUCTED LAKES EXCEPT UPON THE WRITTEN APPROVAL OF THE GROWTH MANAGEMENT DIRECTOR, AS APPLICABLE. IT IS THE RESPONSIBILITY OF THE OWNER OR

PROPERTY OWNERS ASSOCIATION, ITS SUCCESSORS OR ASSIGNS TO MAINTAIN THE REQUIRED SURVIVORSHIP AND COVERAGE OF THE RECLAIMED UPLAND AND PLANTED LITTORAL AND UPLAND TRANSITION AREAS AND TO ENSURE ON-GOING REMOVAL OF PROHIBITED AND INVASIVE NON-NATIVE PLANT SPECIES FROM THESE AREAS. 8. PROPERTY LIES IN FLOOD ZONE "AH" (ELEV 17), AS SHOWN ON FEMA/FIRM MAP NUMBERS 120161 0020 C, DATED

JANUARY 5, 1994 AND 120161 0132 C, DATED JANUARY 5, 1984. 9. ALL LOT LINES ARE RADIAL UNLESS OTHERWISE NOTED. 10. THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER FORM OF

11. THIS MAP IS NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE UNDER SIGNED PROFESSIONAL THE PLAT, WHETHER GRAPHICAL OR DIGITAL. SURVEYOR AND MAPPER.



NOT TO SCALE

CLERKS RECORDING CERTIFICATE

Of Martin County, Florida, Hereby Certify

That This Plat Was Filed For Record In

Martin County, Fl., Public Records This

Marsha Ewing, Clerk Of The Circuit Court

Of Martin County, Florida.

I, Marsha Ewing, Clerk Of The Circuit Court

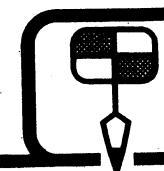
PRESERVATION TRACTS AS SHOWN HEREON SHALL BE PROTECTED FROM ENCROACHMENT BY PROVIDING A MINIMUM SETBACK OF 10' BETWEEN ALL STRUCTURES AND ANY LOT LINE WHICH ABUTS A PRESERVATION TRACT. THE MAXIMUM SLOPE WITHIN AND ADJACENT TO THE SETBACK AREA SHALL NOT EXCEED ONE FOOT VERTICAL TO FOUR FEET HORIZONTAL.

SURVEYORS CERTIFICATE

I, PAUL J. FOTORNY, DO HEREBY CERTIFY THAT THIS PLAT OF JENSEN BEACH COUNTRY CLUB PLAT No.9, OF WEST JENSEN, A P.U.D./D.R.I., IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT SUCH SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SUCH SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED, AS REQUIRED BY LAW; THAT PERMANENT CONTROL POINTS AND LOT CORNERS WILL BE SET FOR THE REQUIRED IMPROVEMENTS WITHIN THE PLATTED LANDS; AND FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND APPLICABLE ORDINANCES OF MARTIN COUNTY, FLORIDA.

PROFESSIONAL SURVEYOR AND FLORIDA CERTIFICATE NO. 2297 DAILEY- FOTORNY, INC. 5050 10TH AVENUE NORTH SUITE B LAKE WORTH FL 33463-2062 CERTIFICATE OF AUTHORIZATION L.B.#1376

DATE OF FIELD SURVEY 08/29/03



5050 10th Avenue North Swite A - Lake Worth FL 33463-2062 Fas: 407-965-8963 Phone: 407-965-8787