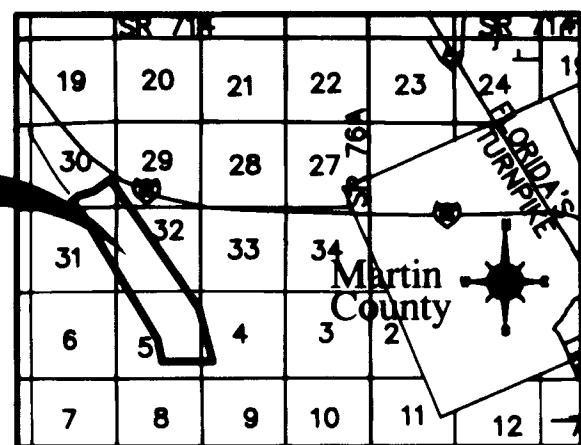


POLO CLUB

A PARCEL OF LAND LYING IN SECTION 5, TOWNSHIP 39 SOUTH, RANGE 40 EAST AND SECTIONS 29, 30, 31 AND 32, TOWNSHIP 38 SOUTH, RANGE 40 EAST BEING A PORTION OF PARCEL 1 AND ALL OF PARCELS 2, 3, 4 AND 5 AS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, MARTIN COUNTY, FLORIDA

LOCATION



LOCATION MAP (NOT TO SCALE)

SYMBOL LEGEND

- SET NAIL AND WASHER (PCP) "BL LB 6852"
- SET #5 IRON ROD & CAP "BL LB 6852"
- SET "4"x4" CONCRETE MONUMENT WITH ALUMINUM DISK "BETSY LINDSAY, INC. PRM LB 6852"

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN SECTION 5, TOWNSHIP 39 SOUTH, RANGE 40 EAST AND SECTIONS 29, 30, 31 AND 32, TOWNSHIP 38 SOUTH, RANGE 40 EAST BEING A PORTION OF PARCEL 1 AND ALL OF PARCELS 2, 3, 4 AND 5 AS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143 AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 30 TOWNSHIP 38 SOUTH, RANGE 40 EAST THENCE S89°56'16"E, ALONG THE SOUTH LINE OF SAID SECTION 30 A DISTANCE OF 3187.50 FEET TO THE POINT OF BEGINNING; THENCE N30°54'11"W, A DISTANCE OF 389.05 FEET; THENCE N40°54'42"W, A DISTANCE OF 965.02 FEET; THENCE N49°05'14"E, A DISTANCE OF 493.08 FEET; THENCE N73°33'30"E, A DISTANCE OF 949.43 FEET; THENCE N52°33'22"E, A DISTANCE OF 1,124.69 FEET; THENCE S34°08'59"E, A DISTANCE OF 1,396.44 FEET TO AN INTERSECTION WITH THE EAST LINE OF SAID SECTION 30; THENCE CONTINUE S34°08'59"E, A DISTANCE OF 1,432.59 FEET; THENCE S34°05'36"E, A DISTANCE OF 5,836.99 FEET; THENCE S14°45'25"E, A DISTANCE OF 497.54 FEET TO AN INTERSECTION WITH THE SOUTH LINE OF SAID SECTION 32; THENCE S14°37'19"E, A DISTANCE OF 2,805.90 FEET; THENCE N89°58'14"W, A DISTANCE OF 2,805.71 FEET; THENCE N10°31'15"W, A DISTANCE OF 1,265.19 FEET; THENCE N31°04'35"W, A DISTANCE OF 1,495.16 FEET TO AN INTERSECTION WITH THE SOUTH LINE OF SAID SECTION 32; THENCE N30°56'10"W, A DISTANCE OF 2,088.78 FEET TO AN INTERSECTION WITH THE WEST LINE OF SAID SECTION 32; THENCE N30°53'20"W, A DISTANCE OF 4,123.47 FEET TO THE POINT OF BEGINNING.

CONTAINING 28,822,474 SQUARE FEET OR 661.673 ACRES, MORE OR LESS.

SAID PARCEL BEING SUBJECT TO ANY/ALL EASEMENTS, RESERVATIONS, DEDICATIONS OR RESTRICTIONS.

TITLE CERTIFICATION

- DONALD M. ALLISON, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF October 8, 2007, AT 8:00 a.m., RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE PERSON, PERSONS, CORPORATION OR OTHER ENTITY WHICH EXECUTED THE CERTIFICATE OF OWNERSHIP AND DEDICATION HEREON.
- ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS: MORTGAGE FROM VENETIAN ACRES, LLC, TO MANUFACTURERS AND TRADERS TRUST COMPANY DATED DECEMBER 20, 2004 AND RECORDED DECEMBER 28, 2004 IN OFFICIAL RECORDS BOOK 1967, PAGE 358, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.
- ALL TAXES THAT ARE DUE AND PAYABLE PURSUANT TO SECTION 197.192 F.S. HAVE BEEN PAID.

DATED THIS 11th DAY OF October, 2007

DONALD M. ALLISON
GILLESPIE & ALLISON, PA
1515 S. FEDERAL HIGHWAY SUITE 306
BOCA RATON, FL 33432
BAR #263928

MORTGAGEE'S CONSENT TO PLAT

MANUFACTURERS AND TRADERS TRUST COMPANY, A NEW YORK BANKING CORPORATION, HEREBY CERTIFIES THAT IT IS THE HOLDER OF THAT CERTAIN MORTGAGE, LIEN OR ENCUMBRANCE ON THE LAND DESCRIBED HEREON, DATED DECEMBER 20, 2004 AND RECORDED ON DECEMBER 28, 2004 IN OFFICIAL RECORDS BOOK 1967, PAGE 358, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND DOES HEREBY CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE ITS MORTGAGE, LIEN OR ENCUMBRANCE TO SUCH DEDICATIONS.

SIGNED THIS 12 DAY OF October, 2007

MANUFACTURERS AND TRADERS TRUST COMPANY

WITNESS: Samuel L. Savage
PRINT NAME: Samuel L. Savage

WITNESS: Nora Perry
PRINT NAME: Nora Perry

BY: Bernard T. Shields
PRINT NAME AND TITLE: BERNARD T. SHIELDS, Vice President

MORTGAGEE'S ACKNOWLEDGMENT

STATE OF Pennsylvania

COUNTY OF Montgomery

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED Bernard T. Shields TO ME WELL KNOWN TO BE THE Vice President OF MANUFACTURERS AND TRADERS TRUST COMPANY, A NEW YORK BANKING CORPORATION, AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH MORTGAGEE'S CONSENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. HE [] IS PERSONALLY KNOWN TO ME OR [] HAS PRODUCED [] AS IDENTIFICATION.

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
SOMER L. SAVAGE, Notary Public
My Commission Expires March 7, 2011

(NOTARY STAMP)

BY: Samuel L. Savage
NOTARY PUBLIC
PRINTED NAME: Samuel L. Savage
MY COMMISSION EXPIRES: March 7, 2011

CERTIFICATE OF OWNERSHIP AND DEDICATIONS

VENETIAN ACRES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, BY AND THROUGH THE UNDERSIGNED MANAGING MEMBER, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED ON THE PLAT OF "POLO CLUB" AND HEREBY DEDICATES AS FOLLOWS:

- STREETS AND RIGHTS-OF-WAY**
THE STREETS AND RIGHTS-OF-WAY SHOWN ON THIS PLAT OF POLO CLUB, AND DESIGNATED AS PRIVATE, ARE HEREBY DECLARED TO BE THE PROPERTY OF POLO CLUB PROPERTY OWNERS 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 AND RIGHTS-OF-WAY DESIGNATED AS SUCH ON THIS PLAT.
- UTILITY EASEMENTS**
THE UTILITY EASEMENTS SHOWN ON THIS PLAT OF POLO CLUB 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 CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES AND FRANCHISED CABLE TELEVISION SYSTEMS; 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.
- DRAINAGE EASEMENTS**
THE PRIVATE DRAINAGE EASEMENTS SHOWN ON THIS PLAT OF POLO CLUB AND DESIGNATED AS SUCH ON THE PLAT, ARE HEREBY DECLARED TO BE THE PROPERTY OF POLO CLUB PROPERTY OWNERS 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. 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.

4. WATER DETENTION EASEMENTS
THE PRIVATE WATER DETENTION EASEMENTS SHOWN ON THIS PLAT OF POLO CLUB AND DESIGNATED AS SUCH ON THE PLAT ARE HEREBY DECLARED TO BE THE PROPERTY OF POLO CLUB PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION") AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR THE PURPOSE OF WATER DETENTION, INSTALLATION AND MAINTENANCE OF DRAINAGE STRUCTURES AND THE FLOW OF SURFACE WATER. THE WATER DETENTION EASEMENTS AND ALL DRAINAGE FACILITIES LOCATED THEREIN 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 WATER DETENTION EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.

5. BRIDLE PATH EASEMENTS
THE BRIDLE PATH EASEMENTS (B.P.E.) SHOWN ON THIS PLAT OF POLO CLUB, AND DESIGNATED AS SUCH ON THE PLAT, ARE HEREBY DECLARED TO BE THE PROPERTY OF POLO CLUB PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR EQUESTRIAN PURPOSES OR SUCH OTHER PURPOSE AS MAY BE EXPRESSLY SET FORTH IN THE DECLARATION OF COVENANTS AND RESTRICTIONS FOR POLO CLUB, AS IT MAY BE AMENDED FROM TIME TO TIME. ALL BRIDLE PATH FACILITIES LOCATED THEREIN SHALL BE MAINTAINED, REPAIRED AND REPLACED BY THE ASSOCIATION. THE USE OF MOTORIZED VEHICLES, INCLUDING, WITHOUT LIMITATION, CARS, TRUCKS, MOTORCYCLES, AND ATVs, OTHER THAN THOSE REQUIRED TO MAINTAIN THESE AREAS OR FOR THE CONSTRUCTION OR REPAIR OF IMPROVEMENTS, FENCES, AND OTHER STRUCTURES, IS PROHIBITED EXCEPT FOR ACCESS TO THE PLATTED LOT. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR, ANY BRIDLE PATH EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.

6. ACCESS EASEMENTS
THE ACCESS EASEMENTS SHOWN ON THIS PLAT OF POLO CLUB ARE HEREBY DECLARED TO BE THE PROPERTY OF POLO CLUB PROPERTY OWNERS ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION") AND ARE FURTHER DECLARED TO BE PRIVATE ACCESS EASEMENTS WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR ACCESS PURPOSES 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 ACCESS EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.

7. WETLAND PRESERVATION AREAS AND WETLAND BUFFER AREAS
CONSERVATION EASEMENTS OVER THE WETLAND PRESERVATION AREAS AND ASSOCIATED WETLAND BUFFER AREAS SHOWN ON THIS PLAT OF POLO CLUB AS WETLAND PRESERVE AREAS (WPA) WPA B-1, WPA B-2, WPA B-3, WPA B-4, AND WPA B-5 (HEREINAFTER REFERRED TO COLLECTIVELY AS "CONSERVATION AREAS") ARE DEDICATED TO THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT (SFWMD). PORTIONS OF THIS PLAT PERTAINING TO THE CONSERVATION AREAS OR THE RESTRICTIONS SET FORTH BELOW SHALL NOT BE AMENDED, REVISED, RELINQUISHED OR REVOKED WITHOUT THE PRIOR WRITTEN CONSENT OF THE SFWMD. CONSERVATION EASEMENTS OVER THE CONSERVATION AREAS SHALL ALLOW FOR THE STORAGE AND FLOW OF TREATED STORMWATER DRIVEOFF IN ACCORDANCE WITH THE SFWMD PERMIT #43-00092-S.

IT IS THE PURPOSE OF THESE CONSERVATION EASEMENTS TO RETAIN LAND OR WATER AREAS IN THEIR NATURAL, VEGETATIVE, HYDROLOGIC, SCENIC, OPEN OR WOODED STATE AND TO RETAIN SUCH CONSERVATION AREAS AS SUITABLE HABITAT FOR FISH, PLANTS, OR WILDLIFE. THOSE WETLAND AND/OR UPLAND AREAS INCLUDED IN THESE CONSERVATION EASEMENTS WHICH ARE TO BE ENHANCED OR CREATED PURSUANT TO THE PERMIT SHALL BE RETAINED AND MAINTAINED IN THE ENHANCED OR CREATED CONDITIONS REQUIRED BY THE SFWMD PERMIT.

THE MAINTENANCE AND MONITORING OF THE CONSERVATION AREAS SHALL BE THE PERPETUAL OBLIGATION OF POLO CLUB PROPERTY OWNERS ASSOCIATION, INC., ITS SUCCESSORS AND/OR ASSIGNS, WITHOUT RECOURSE TO SOUTH FLORIDA WATER MANAGEMENT DISTRICT AND MARTIN COUNTY. SUCH AREAS SHALL BE THE RESPONSIBILITY OF THE POLO CLUB PROPERTY OWNERS ASSOCIATION, INC. IN ACCORDANCE WITH THE PRESERVE AREA MANAGEMENT PLAN (PAMP) APPROVED BY MARTIN COUNTY. NO CONSTRUCTION IN, OR ALTERATION OR DESTRUCTION OF, THE CONSERVATION AREAS SHALL OCCUR EXCEPT AS SPECIFIED WITHIN THE PAMP. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING CONSERVATION AREAS DESIGNATED AS SUCH ON THIS PLAT.

1) TO CARRY OUT THIS PURPOSE, THE FOLLOWING RIGHTS ARE CONVEYED TO THE SFWMD:
a) TO ENTER UPON THE PROPERTY DESCRIBED ON THIS PLAT TO ACCESS CONSERVATION AREAS AT REASONABLE TIMES TO ENFORCE THE RIGHT HEREIN GRANTED IN A MANNER THAT WILL NOT UNREASONABLY INTERFERE WITH THE USE AND QUIET ENJOYMENT OF THE PROPERTY BY THE PROPERTY OWNER, ITS SUCCESSORS AND ASSIGNS, AT THE TIME OF SUCH ENTRY; AND

b) TO ENJOIN ANY ACTIVITY ON OR USE OF THE CONSERVATION AREAS THAT IS INCONSISTENT WITH THESE RESTRICTIONS AND TO ENFORCE THE RESTORATION OF SUCH AREAS OR FEATURES OF THE CONSERVATION AREAS THAT MAY BE DAMAGED BY ANY INCONSISTENT ACTIVITY OR USE.

2) EXCEPT FOR RESTORATION, CREATION, ENHANCEMENT, MAINTENANCE, AND MONITORING ACTIVITIES, OR SURFACE WATER MANAGEMENT IMPROVEMENTS, WHICH ARE PERMITTED OR REQUIRED BY THE SFWMD PERMIT, THE FOLLOWING ACTIVITIES ARE PROHIBITED IN OR ON THE CONSERVATION AREAS:

- CONSTRUCTION OR PLACING OF BUILDINGS, ROADS, SIGNS, BILLBOARDS OR OTHER ADVERTISING, UTILITIES, OR OTHER STRUCTURES ON OR ABOVE THE GROUND;
- DUMPING OR PLACING OF SOIL OR OTHER SUBSTANCE OR MATERIAL AS LANDFILL, OR DUMPING OR PLACING OF TRASH, WASTE, OR UNSIGHTLY OR OFFENSIVE MATERIALS;
- REMOVAL OR DESTRUCTION OF TREES, SHRUBS, OR OTHER VEGETATION, EXCEPT FOR THE REMOVAL OF EXOTIC OR NUISANCE VEGETATION IN ACCORDANCE WITH A DISTRICT APPROVED MAINTENANCE PLAN;
- EXCAVATION, DREDGING, OR REMOVAL OF LOAM, PEAT, GRAVEL, SOIL, ROCK, OR OTHER MATERIAL SUBSTANCE IN SUCH MANNER AS TO AFFECT THE SURFACE.
- SURFACE USE EXCEPT FOR PURPOSES THAT PERMIT THE LAND OR WATER AREA TO REMAIN IN ITS NATURAL CONDITION.
- ACTIVITIES DETRIMENTAL TO DRAINAGE, FLOOD CONTROL, WATER CONSERVATION, EROSION CONTROL, SOIL CONSERVATION, OR FISH AND WILD LIFE HABITAT PRESERVATION INCLUDING, BUT NOT LIMITED TO, DITCHING, DIKING, AND FENCING.
- ACTS OR USES DETRIMENTAL TO SUCH FOREMENTIONED RETENTION OF LAND OR WATER AREAS;

3) THE PROPERTY OWNER, ITS SUCCESSORS AND/OR ASSIGNS RESERVES ALL RIGHTS AS OWNER OF THE PROPERTY, INCLUDING THE RIGHT TO ENGAGE IN USES OF THE PROPERTY THAT ARE NOT PROHIBITED HEREIN AND WHICH ARE NOT INCONSISTENT WITH ANY DISTRICT RULE, CRITERIA, PERMIT, AND THE INTENT AND PURPOSES OF THESE RESTRICTIONS.

4) OFF ROAD VEHICLES, HEAVY EQUIPMENT OR OTHER VEHICLES SHALL BE PROHIBITED FROM ENTERING CONSERVATION AREAS WHICH THESE RESTRICTIONS COVER UNLESS THE PERMITTEE HAS RECEIVED WRITTEN APPROVAL FROM SFWMD.

5. SFWMD SHALL NOT BE RESPONSIBLE FOR ANY COSTS OR LIABILITIES RELATED TO THE OPERATION, UPKEEP OR MAINTENANCE OF THE PROPERTY.

6. THE PROPERTY OWNER, ITS SUCCESSORS AND/OR ASSIGNS SHALL PAY ANY AND ALL REAL PROPERTY TAXES AND ASSESSMENTS LEVIED BY COMPETENT AUTHORITY ON THE PROPERTY.

7. ANY COSTS INCURRED IN ENFORCING, JUDICIALLY OR OTHERWISE, THE TERMS, PROVISIONS AND RESTRICTIONS OF THIS CONSERVATION EASEMENT SHALL BE BORNE BY AND RECOVERABLE AGAINST THE NONPREVAILING PARTY IN SUCH PROCEEDINGS.

8. ENFORCEMENT OF THE TERMS, PROVISIONS AND RESTRICTIONS OF THESE CONSERVATION EASEMENTS SHALL BE AT THE REASONABLE DISCRETION OF SFWMD, AND ANY FORBEARANCE ON BEHALF OF SFWMD TO EXERCISE ITS RIGHTS HEREUNDER IN THE EVENT OF ANY BREACH HEREOF BY PROPERTY OWNER, ITS SUCCESSORS AND/OR ASSIGNS, SHALL NOT BE DEEMED OR CONSTRUED TO BE A WAIVER OF SFWMD'S RIGHTS HEREUNDER.

9. SFWMD WILL HOLD THESE CONSERVATION EASEMENTS EXCLUSIVELY FOR CONSERVATION PURPOSES. SFWMD WILL NOT ASSIGN ITS RIGHTS AND OBLIGATIONS UNDER THESE CONSERVATION EASEMENTS EXCEPT TO ANOTHER ORGANIZATION QUALIFIED TO HOLD SUCH INTERESTS UNDER THE APPLICABLE STATE LAWS.

10. IF ANY PROVISION OF THESE CONSERVATION EASEMENTS OR THE APPLICATION THEREOF TO ANY PERSON OR CIRCUMSTANCES IS FOUND TO BE INVALID, THE REMAINDER OF THE PROVISIONS OF THESE CONSERVATION EASEMENTS SHALL NOT BE AFFECTED THEREBY, AS LONG AS THE PURPOSE OF THE CONSERVATION EASEMENTS IS PRESERVED.

11. THE PROPERTY OWNER, ITS SUCCESSORS AND/OR ASSIGNS SHALL INSERT THE TERMS AND RESTRICTIONS OF THESE CONSERVATION EASEMENTS IN ANY SUBSEQUENT DEED OR OTHER LEGAL INSTRUMENT BY WHICH THE PROPERTY OWNER, ITS SUCCESSORS AND ASSIGNS DIVESTS ITSELF OF ANY INTEREST IN THE PROPERTY.

12. ALL NOTICES, CONSENTS, APPROVALS OR OTHER COMMUNICATIONS HEREUNDER SHALL BE IN WRITING AND SHALL BE DEEMED PROPERLY GIVEN IF SENT BY UNITED STATES CERTIFIED MAIL, RETURN RECEIPT REQUESTED, ADDRESSED TO THE APPROPRIATE PARTY OR SUCCESSOR-IN-INTEREST.

13. THESE CONSERVATION EASEMENTS MAY BE AMENDED, ALTERED, RELEASED OR REVOKED ONLY BY WRITTEN AGREEMENT BETWEEN THE PARTIES HERETO OR THEIR HEIRS, ASSIGNS OR SUCCESSORS-IN-INTEREST, WHICH SHALL BE FILED IN THE PUBLIC RECORDS IN MARTIN COUNTY.

SIGNED THIS 10 DAY OF OCTOBER, 2007, ON BEHALF OF VENETIAN ACRES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, BY
LOUIS J. CAPANO, JR., ITS MANAGING MEMBER.

VENETIAN ACRES, LLC
BY: Louis J. Capano, Jr.
MANAGING MEMBER

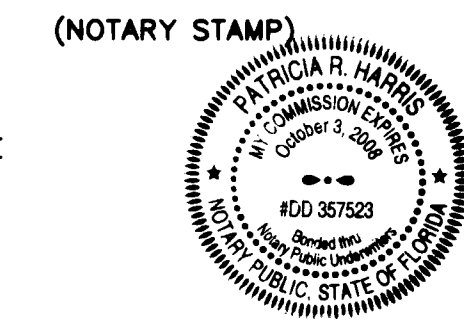
WITNESS
PRINT NAME: DON ALLISON
WITNESS
PRINT NAME: Zandra Vann

Plat Book 16 Page 67 ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF Palm Beach
THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 10th DAY OF OCTOBER, 2007, BY LOUIS J. CAPANO, JR., MANAGING MEMBER OF VENETIAN ACRES, LLC., WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED [] AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL STAMP, THIS 10th DAY OF OCTOBER, 2007.

BY: Patricia R. Harris
NOTARY PUBLIC
PRINTED NAME: Patricia R. Harris
MY COMMISSION EXPIRES: 10/03/08



CLERK'S RECORDING CERTIFICATE

I, MARSHA EWING, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 16 PAGE 67 MARTIN COUNTY, FLORIDA, PUBLIC RECORDS THIS 19th DAY OF December, 2007.

MARSHA EWING, CLERK OF THE CIRCUIT COURT, MARTIN COUNTY, FLORIDA.
FILE NUMBER 2056930
BY: Clarence J. Copus
DEPUTY CLERK

32-38-40-001-000-0000.0
PARCEL CONTROL NO.

ACCEPTANCE OF DEDICATIONS

POLO CLUB PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA NON-PROFIT CORPORATION, DOES HEREBY ACCEPT OWNERSHIP AND DEDICATION OF LAND, EASEMENTS, RESTRICTIONS, STREETS AND RIGHTS-OF-WAY AS SHOWN ON THE PLAT OF POLO CLUB, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON.

DATED THIS 10th DAY OF OCTOBER, 2007

POLO CLUB PROPERTY OWNERS ASSOCIATION, INC.

WITNESSES:
BY: Don Allison
PRINT NAME: Don Allison
BY: Zandra Vann
PRINT NAME: Zandra Vann

BY: Louis J. Capano, Jr.
LOUIS J. CAPANO, JR., PRESIDENT
[CORPORATE SEAL]

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF MARTIN
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS 10th DAY OF OCTOBER, 2007, PERSONALLY APPEARED LOUIS J. CAPANO, JR. TO ME WELL KNOWN TO BE THE PRESIDENT OF POLO CLUB PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA NON-PROFIT CORPORATION, AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH ACCEPTANCE OF DEDICATIONS HEREON AS SUCH OFFICER OF THE CORPORATION AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. HE [X] IS PERSONALLY KNOWN TO ME OR [] HAS PRODUCED [] AS IDENTIFICATION.

BY: Patricia R. Harris
NOTARY PUBLIC
PRINTED NAME: Patricia R. Harris
MY COMMISSION EXPIRES: 10/03/08

(NOTARY STAMP)

COUNTY APPROVAL

THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATE OR DATES INDICATED.
11/19/07 DATE
11/20/07 DATE
12-7-07 DATE
12-7-07 DATE
BCC: 9-4-07 DATE
COUNTY SURVEYOR AND MAPPER
COUNTY ENGINEER
COUNTY ATTORNEY
CHAIRMAN, BOARD OF COUNTY COMMISSIONERS
MARSHA EWING, CLERK OF COURT

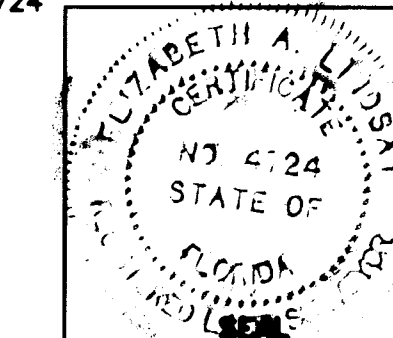
GENERAL NOTES

- BEARINGS AS SHOWN HEREON ARE BASED ON STATE PLANE COORDINATES, NAD 83/90, FLORIDA EAST ZONE, REFERENCE A BEARING OF S89°58'45"E ALONG THE NORTH LINE OF SECTION 32, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA.
- THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM IN THE PUBLIC RECORDS, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- IN THE EVENT THAT MARTIN COUNTY DISTURBS THE SURFACE OF A PRIVATE STREET DUE TO MAINTENANCE REPAIR OR REPLACEMENT OF A PUBLIC IMPROVEMENT LOCATED THEREIN, THEN THE COUNTY SHALL BE RESPONSIBLE FOR RESTORING THE STREET SURFACE TO THE EXTENT WHICH WOULD BE REQUIRED IF THE STREET WERE A PUBLIC STREET, IN ACCORDANCE WITH COUNTY SPECIFICATIONS.
- THERE SHALL BE NO BUILDING OR ANY OTHER KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.
- 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 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 ONGOING REMOVAL OF PROHIBITED AND INVASIVE NON-NATIVE PLANT SPECIES FROM THESE AREAS.

CERTIFICATE OF SURVEYOR AND MAPPER

I, ELIZABETH A. LINDSAY, HEREBY CERTIFY THAT THIS PLAT OF "POLO CLUB" AS SHOWN HEREON 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 (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW; THAT PERMANENT CONTROL POINTS (P.C.P.'S) 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.

BY: Elizabeth A. Lindsay
ELIZABETH A. LINDSAY
PROFESSIONAL LAND SURVEYOR
FLORIDA REGISTRATION #4724
LICENSED BUSINESS #6852
DATE: OCTOBER 18, 2007



B BETSY LINDSAY, INC.
SURVEYING AND MAPPING
208 NORTH U.S. HWY No. 1 - UNIT 8 - TRUSTEE, FLORIDA 33460
(561)575-5275 (561)575-4324 FAX
LICENSED BUSINESS NO. 6852
POLO CLUB SHEET 1 OF 9