

Vicinity Map (not to scale)

PLAT BK 16 Pg 96

2010 APR -5 AM 11:47

MARSHA EWING  
CLERK OF CIRCUIT COURT  
BY \_\_\_\_\_

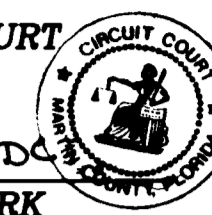
CLERK'S RECORDING CERTIFICATE

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 96,  
MARTIN COUNTY, FLORIDA, PUBLIC RECORDS THIS  
5<sup>th</sup> DAY OF April, 2009.

MARSHA EWING, CLERK OF THE CIRCUIT COURT  
MARTIN COUNTY, FLORIDA.

FILE NUMBER 2202322 BY \_\_\_\_\_  
DEPUTY CLERK



19-37-41-005-000-0000.0  
SUBDIVISION PARCEL CONTROL NUMBER

# KOHL'S

Being a replat of a portion of Tract "F" Treasure Coast Square A P.U.D. (C)  
Plat Book 10, Page 100, Public Records of Martin County, Florida  
also being a portion of Section 19, Township 37 South, Range 41 East  
Martin County, Florida

### County Approval

This plat is hereby approved by the undersigned on the dates indicated.

Date MARCH 12<sup>th</sup>, 2010 Michael O'Brien PSM 6018  
County Surveyor and Mapper  
Date 3/15/2010 [Signature]  
County Engineer  
Date 3/25/2010 Kristina Strey, Sr. Assnt. City  
County Attorney  
Date 9/15/09 [Signature]  
Chairman, Board of County Commissioners  
Attest: \_\_\_\_\_  
Clerk of Court

### Certificate of Surveyor and Mapper

I, Herbert E. Yancy, hereby certify that this plat of Kohl's 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 are not required; that individual tract 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.

Herbert E. Yancy  
Herbert E. Yancy  
Florida Surveyor and Mapper  
Florida Registration No. 4274

### Mortgagee's Consent to Plat

MidFirst Bank, a federally chartered savings association, hereby certifies that it is the holder of a certain mortgage lien or encumbrance on the land described hereon, more particularly identified as: Mortgage and Security Agreement, executed by Arciterra KLS Jensen Beach FL, LLC, an Arizona limited liability company, in favor of Wachovia Bank, National Association, dated August 24, 2007, recorded August 29, 2007, in Official Records Book 2274, Page 2494; as affected by that certain Subordination, Non-Disturbance and Attornment Agreement dated August 24, 2007, recorded August 29, 2007 in Official Records Book 2274, Page 2540, as assigned to MidFirst Bank, a federally chartered savings association, by Assignment of Mortgage and Security Agreement recorded February 1, 2008, in Official Records Book 2306, Page 2087; such lien has been amended, restated and consolidated pursuant to an Amended, Restated and Consolidated Mortgage, Security Agreement, Assignment of Leases and Rents and Fixture Filing executed by Arciterra KLS Jensen Beach, FL, LLC, an Arizona limited liability company, in favor of MidFirst Bank, a federally chartered savings association, dated December 18, 2007, and recorded December 27, 2007 in Official Records Book 2299, Page 2217, as assumed by the Consent and Assumption Agreement with Limited Release executed by and between Timonium Group, LLC, a Maryland limited liability company, as Mortgagor, and MidFirst Bank, a federally chartered savings association, as Mortgagee, recorded July 23, 2008, in Official Records Book 2341, Page 1713--all of the Public Records of Martin County, Florida (the "Mortgage").

MidFirst Bank consents to this plat and hereby subordinates the lien of its Mortgage to the effect of this plat.

DATED this 24<sup>th</sup> day of February, 2009.

WITNESSES: MIDFIRST BANK,  
a Federally Chartered Savings Association  
By: Jamie Donegan  
Name: Jamie Donegan  
Title: Vice President  
Tracy Sullivan  
Print Name: Tracy Sullivan  
(CORPORATE SEAL)

### Title Certification

Fidelity National Title Insurance Company, a title insurer authorized to do business in the State of Florida, hereby certifies that as of October 16, 2009:

- Record fee simple title to the land described and shown on this plat is in the name of the Timonium Group, LLC, a Maryland limited liability company, the party executing the Certificate of Ownership hereon.
- All mortgages not satisfied or released of record encumbering the land described hereon are as follows:

Mortgage and Security Agreement, executed by Arciterra KLS Jensen Beach FL, LLC, an Arizona limited liability company, in favor of Wachovia Bank, National Association, dated August 24, 2007, recorded August 29, 2007, in Official Records Book 2274, Page 2494; as affected by that certain Subordination, Non-Disturbance and Attornment Agreement dated August 24, 2007, recorded August 29, 2007 in Official Records Book 2274, Page 2540, as assigned to MidFirst Bank, a federally chartered savings association, by Assignment of Mortgage and Security Agreement recorded February 1, 2008, in Official Records Book 2306, Page 2087; such lien has been amended, restated and consolidated pursuant to an Amended, Restated and Consolidated Mortgage, Security Agreement, Assignment of Leases and Rents and Fixture Filing executed by Arciterra KLS Jensen Beach, FL, LLC, an Arizona limited liability company, in favor of MidFirst Bank, a federally chartered savings association, dated December 18, 2007, and recorded December 27, 2007 in Official Records Book 2299, Page 2217, as assumed by the Consent and Assumption Agreement with Limited Release executed by and between Timonium Group, LLC, a Maryland limited liability company, as Mortgagor, and MidFirst Bank, a federally chartered savings association, as Mortgagee, recorded July 23, 2008, in Official Records Book 2341, Page 1713--all of the Public Records of Martin County, Florida.

DATED this 10<sup>th</sup> day of December, 2009.  
FIDELITY NATIONAL TITLE INSURANCE COMPANY

By: Constance V. Selfridge  
Its: Vice President  
Print Name/Title Constance V. Selfridge  
5447 Nellie Davis Lane  
Tampa, Florida 33634

### Certificate of Ownership

Timonium Group, LLC a Maryland limited liability company, by and through its undersigned manager, does hereby certify that it is the owner of the property described hereon.

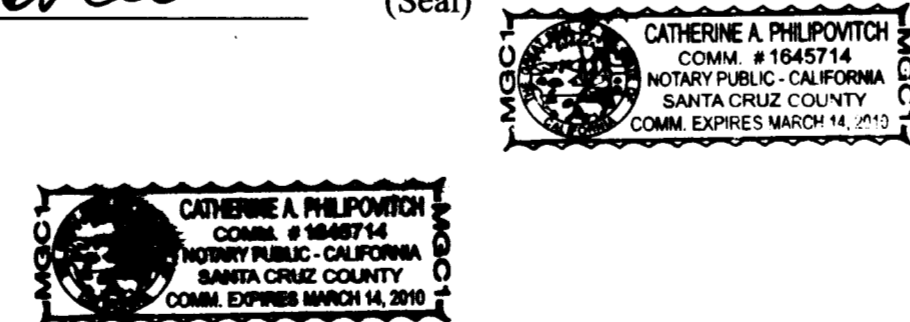
DATED this 29<sup>th</sup> day of SEPTEMBER 2009.

WITNESSES: Timonium Group, LLC,  
a Maryland Limited Liability Company  
By: Robert Redino  
MANAGER  
Frances L. Redino  
Print Name: FRANCES L. REDINO  
Wendy Brighton  
Print Name: WENDY BRIGHTON  
STATE OF CALIFORNIA  
COUNTY OF Santa Cruz

On September 29, 2009, before me, Catherine A. Philipovitch, Notary Public, personally appeared Robert Redino, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

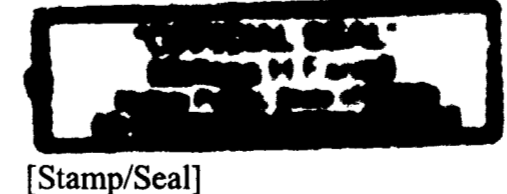
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.  
Signature Catherine A. Philipovitch (Seal)



STATE OF Illinois  
COUNTY OF Cook  
BEFORE ME, the undersigned notary public, personally appeared Jamie Donegan, to me well known to be the Vice President of MidFirst Bank, a federally chartered savings association, and he/she acknowledged that he/she executed such Mortgagee's Consent as such officer of said association, and that it is the free act and deed of said association. He/She is [ ] personally known to me or [x] has produced a drivers license as identification.

DATED this 24<sup>th</sup> day of February, 2009.  
Melinda Howell  
Notary Public  
State of Illinois  
Commission No.: 717142  
My Commission Expires: 6/5/2013



### Legal Description

Tract F, Plat No. 1, A Plat of Treasure Coast Square, A P.U.D. (C), as recorded in Plat Book 10, page 100, of the Public Records of Martin County, Florida, LESS AND EXCEPT the following described portion of Tract F:

Beginning at the Northeast corner of said Tract "F", more particularly described as the intersection of the West right-of-way of U.S. Highway No. 1, and the South line of the South Mall entrance; thence South 18°41'32" East, a distance of 226.82 feet to a point; thence North 89°19'54" West a distance of 182.21 feet to a point; thence North 18°41'32" West a distance of 201.42 feet to a point; thence North 71°18'28" East a distance of 136.90 feet to a point; thence South 63°41'32" East a distance of 49.50 feet to a Point of Beginning, NOW KNOWN AS the Plat of TACO BELL recorded in Plat Book 12, page 37, of the Public Records of Martin County, Florida.

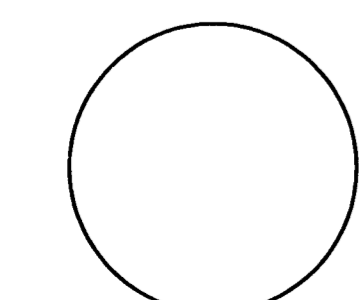
Containing 426,429 square feet or 9.79 acres more or less.

### Surveyor's Notes

- 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 this plat, whether graphic or digital.
- There may be additional restrictions that are not recorded on this plat that may be found in the public records of this county.
- The Bearing Base for this plat is Grid; A monumented line being the East line of Tract "F" as shown hereon. Said line bears N00°08'34"E.
- The State Plane Coordinates as shown on sheet two were established by using National Geodetic Survey monuments GCY D20 and GCY D21 based upon the North American Datum of 1983 (2007 adjustment).
- The Reciprocal Access Easement Agreement as recorded in Official Records Book 1646, Page 2540 and modified in Official Records Book 2232, Page 608 is a graphic depiction only, recorded without dimensions. The dimensions as shown are scaled dimensions by this surveyor.

### Legend

- O.R.B. = OFFICIAL RECORDS BOOK
- PG. = PAGE
- PRM = PERMANENT REFERENCE MONUMENT
- PSM = PROFESSIONAL SURVEYOR AND MAPPER
- FDOT = FLORIDA DEPARTMENT OF TRANSPORTATION
- = FOUND 3-1/2" X 3-1/2" CONCRETE MONUMENT AND DISK STAMPED "PRM 4049"
- R = RADIUS
- D = CENTRAL ANGLE
- L = LENGTH OF CURVE



HERBERT E. YANCY  
PROFESSIONAL SURVEYOR AND  
MAPPER REGISTRATION NO. 4274

Herbert E. Yancy, PSM  
4217 Sunrise Boulevard  
Ft. Pierce, Florida 34982

File & Drawing No:  
105-43  
Sheet  
1 of 2