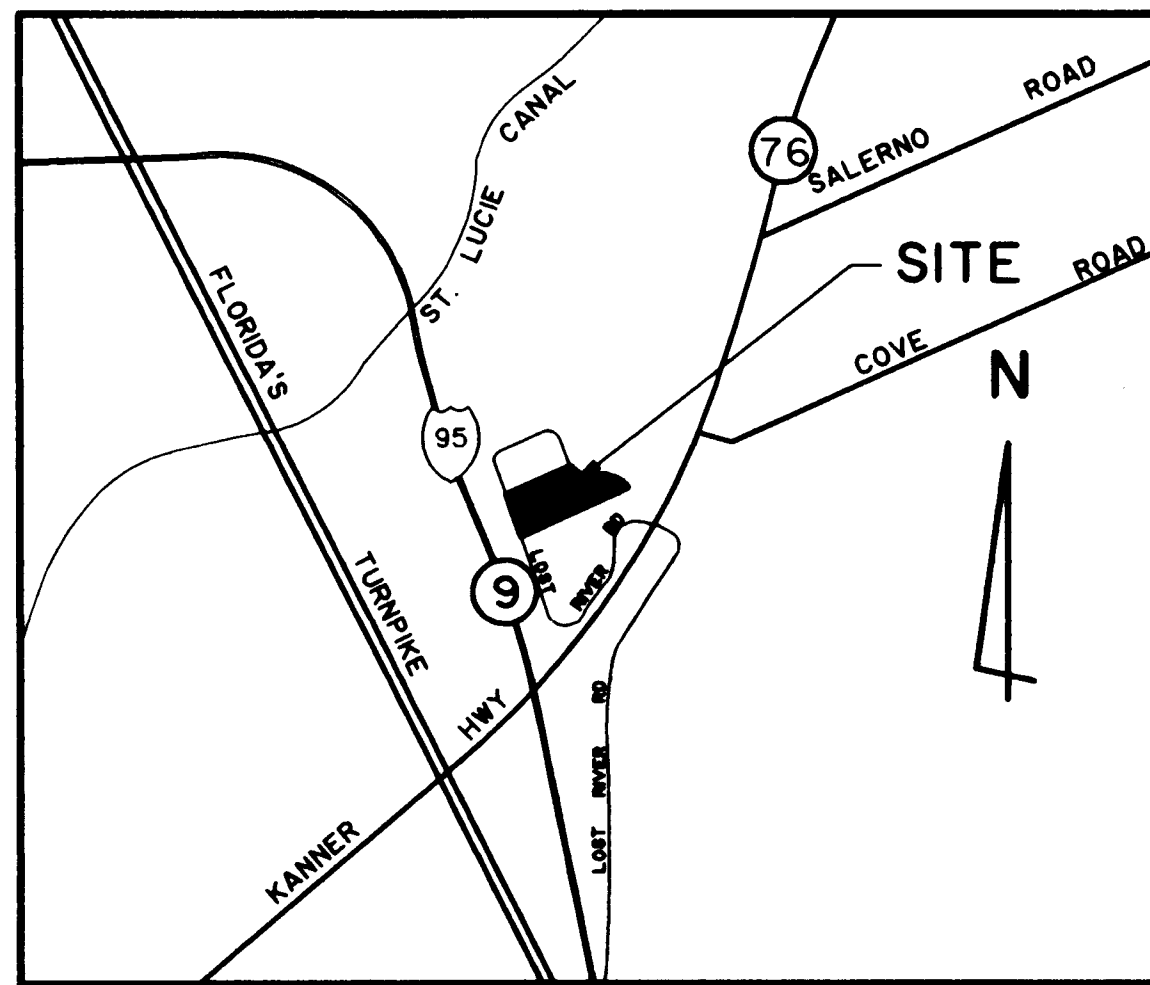


RIVER GLEN



LOCATION MAP

N.T.S.

LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF TRACT 7 AND TRACT 8, BLOCK 31, OF THE PLAT OF ST. LUCIE INLET FARMS SUBDIVISION, AS RECORDED IN PLAT BOOK 1, PAGE 98, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, LYING EAST OF THE EAST RIGHT-OF-WAY OF THE FLORIDA DEPARTMENT OF TRANSPORTATION ACCESS ROAD NO. 2, AS SHOWN ON RIGHT-OF-WAY MAP 89095-1412, AND A PORTION OF TRACT 5 AND TRACT 6, BLOCK 42, OF SAID PLAT OF ST. LUCIE INLET FARMS SUBDIVISION, LYING WEST OF THE SOUTH FORK OF THE ST. LUCIE RIVER, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT 5, BLOCK 42; THENCE NORTH 65°00'15" EAST ALONG THE NORTH LINE OF SAID TRACT 5, BLOCK 42, A DISTANCE OF 319.33 FEET TO THE APPROXIMATE CENTER OF A MAN MADE CANAL; THENCE THROUGH SAID MAN MADE CANAL (THE NEXT SIX (6) COURSES) SOUTH 23°57'19" EAST, A DISTANCE OF 206.70 FEET; THENCE SOUTH 83°25'48" EAST, A DISTANCE OF 204.56 FEET; THENCE NORTH 81°14'14" EAST, A DISTANCE OF 119.66 FEET; THENCE NORTH 57°57'37" EAST, A DISTANCE OF 65.63 FEET; THENCE SOUTH 87°48'16" EAST, A DISTANCE OF 153.55 FEET; THENCE NORTH 46°27'42" EAST, A DISTANCE OF 21.89 FEET TO A POINT ON THE MEAN HIGH WATER LINE OF THE SOUTH FORK OF THE ST. LUCIE RIVER; THENCE MEANDERING SAID MEAN HIGH WATER LINE (THE NEXT NINE (9) COURSES) SOUTH 19°46'58" EAST, A DISTANCE OF 33.60 FEET; THENCE SOUTH 30°50'30" EAST, A DISTANCE OF 48.90 FEET; THENCE SOUTH 41°05'12" EAST, A DISTANCE OF 27.22 FEET; THENCE SOUTH 41°42'59" EAST, A DISTANCE OF 32.33 FEET; THENCE SOUTH 09°17'15" EAST, A DISTANCE OF 31.16 FEET; THENCE SOUTH 38°42'03" EAST, A DISTANCE OF 31.79 FEET; THENCE SOUTH 28°20'29" EAST, A DISTANCE OF 35.73 FEET; THENCE SOUTH 35°04'37" EAST, A DISTANCE OF 17.25 FEET TO A POINT ON A LINE 15.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID TRACTS 5 AND 6, BLOCK 42, AND TRACT 8, BLOCK 31; THENCE SOUTH 66°00'57" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 1458.74 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF LOST RIVER ROAD, AS RECORDED IN OFFICIAL RECORD BOOK 870, PAGE 1654, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE NORTH 37°47'57" WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 964.74 FEET; THENCE NORTH 66°10'57" EAST, A DISTANCE OF 30.00 FEET; THENCE NORTH 37°47'57" WEST, A DISTANCE OF 100.00 FEET TO A POINT ON THE NORTH LINE OF SAID TRACT 7, BLOCK 31; THENCE NORTH 66°00'13" EAST ALONG THE NORTH LINE OF SAID TRACTS 7 AND 8, BLOCK 31, A DISTANCE OF 725.77 FEET TO THE AFOREMENTIONED POINT OF BEGINNING.

CONTAINING 18.627 ACRES, MORE OR LESS.

CERTIFICATE OF OWNERSHIP AND DEDICATION

TOUSA HOMES, INC., A FLORIDA CORPORATION, BY AND THROUGH ITS UNDERSIGNED OFFICER, HEREBY CERTIFIES THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED HEREON, AND DOES HEREBY DEDICATE AS FOLLOWS:

1. UTILITY EASEMENT

THE UTILITY EASEMENT SHOWN ON THIS PLAT OF RIVER GLEN 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 EASEMENT SHALL ALSO BE AN EASEMENT FOR THE CONSTRUCTION, 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 EASEMENT DESIGNATED AS SUCH ON THIS PLAT.

2. UPLAND PRESERVATION AREAS

THE UPLAND PRESERVATION AREAS SHOWN ON THIS PLAT OF RIVER GLEN ARE HEREBY DECLARED TO BE THE PROPERTY OF THE RIVER GLEN CONDOMINIUM ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND ARE FURTHER DECLARED TO BE PRIVATE PRESERVATION AREAS, WHICH SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR PRESERVATION PURPOSES AND SHALL BE MAINTAINED BY THE ASSOCIATION IN ACCORDANCE WITH THE PRESERVE AREA MANAGEMENT PLAN (PAMP) APPROVED BY MARTIN COUNTY. NO CONSTRUCTION IN, OR ALTERATION OR DESTRUCTION OF, THE UPLAND PRESERVATION AREAS SHALL OCCUR, EXCEPT AS SPECIFIED WITHIN THE PAMP APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY UPLAND PRESERVATION AREAS DESIGNATED AS SUCH ON THIS PLAT. THE UPLAND PRESERVATION AREAS ARE SUBJECT TO A CONSERVATION EASEMENT AS RECORDED IN OFFICIAL RECORD BOOK 02024, PAGE 1682, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

3. TRACT "A"

TRACT "A" AS SHOWN ON THIS PLAT OF RIVER GLEN IS HEREBY RESERVED TO TOUSA HOMES, INC., ITS SUCCESSORS AND/OR ASSIGNS FOR RESIDENTIAL DEVELOPMENT.

4. LAKE TRACTS

LAKE TRACTS "W-1", "W-2" AND "W-3" SHOWN ON THIS PLAT OF RIVER GLEN ARE HEREBY DECLARED TO BE THE PROPERTY OF RIVER GLEN CONDOMINIUM ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND ARE FURTHER DECLARED TO BE PRIVATE LAKE TRACTS, WHICH SHALL BE MAINTAINED BY THE ASSOCIATION AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY LAKE TRACTS DESIGNATED AS SUCH ON THIS PLAT.

5. LAKE MAINTENANCE EASEMENTS (L.M.E.)

THE LAKE MAINTENANCE EASEMENTS SHOWN ON THIS PLAT OF RIVER GLEN ARE HEREBY DECLARED TO BE THE PROPERTY OF THE RIVER GLEN CONDOMINIUM ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND SHALL BE CONVEYED BY DEED TO THE ASSOCIATION FOR LAKE MAINTENANCE AND DRAINAGE PURPOSES AND SHALL BE MAINTAINED BY THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY LAKE MAINTENANCE EASEMENTS DESIGNATED AS SUCH ON THIS PLAT.

6. INGRESS-EGRESS, UTILITY AND DRAINAGE EASEMENT

THE INGRESS-EGRESS, UTILITY AND DRAINAGE EASEMENT SHOWN ON THIS PLAT OF RIVER GLEN MAY BE USED FOR PRIVATE ACCESS, PARKING, UTILITY AND DRAINAGE 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 EASEMENT SHALL ALSO BE AN EASEMENT FOR THE CONSTRUCTION, 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 INGRESS-EGRESS, UTILITY AND DRAINAGE EASEMENT DESIGNATED AS SUCH ON THIS PLAT.

7. TRACT "P" (PICNIC AREA)

TRACT "P" SHOWN ON THIS PLAT OF RIVER GLEN IS HEREBY DECLARED TO BE THE PROPERTY OF THE RIVER GLEN CONDOMINIUM ASSOCIATION, INC. (HEREINAFTER "ASSOCIATION"), AND IS FURTHER DECLARED TO BE A PICNIC AREA WHICH SHALL BE MAINTAINED BY THE ASSOCIATION. MARTIN COUNTY HAS REGULATORY AUTHORITY OVER, BUT SHALL BEAR NO RESPONSIBILITY, DUTY, OR LIABILITY FOR ANY PICNIC AREA DESIGNATED AS SUCH ON THIS PLAT.

BEING A REPLAT OF A PORTION OF TRACT 7 AND TRACT 8, BLOCK 31 OF THE PLAT OF ST. LUCIE INLET FARMS SUBDIVISION, AS RECORDED IN PLAT BOOK 1, PAGE 98, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA LYING EAST OF THE EAST RIGHT-OF-WAY OF THE FLORIDA DEPARTMENT OF TRANSPORTATION ACCESS ROAD NO. 2 AS SHOWN ON RIGHT-OF-WAY MAP 89095-1412, AND A PORTION OF TRACT 5 AND TRACT 6, BLOCK 42 OF SAID PLAT OF ST. LUCIE INLET FARMS SUBDIVISION, LYING WEST OF THE SOUTH FORK OF THE ST. LUCIE RIVER

SIGNED THIS 19TH DAY OF July 2006, ON BEHALF OF THE CORPORATION.

TOUSA HOMES, INC.

WITNESS: *[Signature]* BY: *[Signature]*
ARMANDO CAMEJO
VICE PRESIDENT

PRINT NAME: MATT CANNON
WITNESS: *[Signature]*
FLORENCE KUSHNER
PRINT NAME: FLORENCE KUSHNER

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ARMANDO CAMEJO, TO ME WELL KNOWN TO BE THE VICE PRESIDENT OF TOUSA HOMES INC. A FLORIDA CORPORATION, AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH CERTIFICATE OF OWNERSHIP AND DEDICATION AS SUCH VICE PRESIDENT OF SAID CORPORATION, AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. HE (SHE) IS PERSONALLY KNOWN TO ME OR (S) HAS PRODUCED AS IDENTIFICATION.

(NOTARY SEAL)



[Signature]
Harriet Farnham
PRINT NAME: Harriet Farnham
NOTARY PUBLIC
MY COMMISSION EXPIRES: July 18, 2009

ACCEPTANCE OF DEDICATION

RIVER GLEN CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, DOES HEREBY ACCEPT OWNERSHIP AND DEDICATION OF LAND, EASEMENTS, TRACTS, PRESERVES AND COVENANTS BY THE OWNER THEREOF, AND DOES FURTHER ACCEPT THE MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON.

DATED THIS 18TH DAY OF July 2006.

WITNESS: *[Signature]* BY: *[Signature]*
MATT CANNON
FLORENCE KUSHNER
PRINT NAME: FLORENCE KUSHNER
LYNNE GAUDET
PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED LYNNE GAUDET TO ME WELL KNOWN TO BE THE PRESIDENT OF RIVER GLEN CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, AND SHE ACKNOWLEDGED THAT SHE EXECUTED SUCH ACCEPTANCE OF DEDICATION AS SUCH PRESIDENT OF SAID CORPORATION, AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. SHE IS PERSONALLY KNOWN TO ME OR (S) HAS PRODUCED AS IDENTIFICATION.

(NOTARY SEAL)



[Signature]
Harriet Farnham
PRINT NAME: Harriet Farnham
NOTARY PUBLIC
MY COMMISSION EXPIRES: July 18, 2009

CERTIFICATE OF SURVEYOR AND MAPPER

I, CRAIG S. PUSEY, HEREBY CERTIFY THAT THE PLAT OF RIVER GLEN 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 (PRM'S) HAVE BEEN PLACED AS REQUIRED BY LAW; THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND APPLICABLE ORDINANCES OF MARTIN COUNTY, FLORIDA.

DATE: 7/21/06

[Signature]
CRAIG S. PUSEY, P.S.M.
FLORIDA SURVEYOR AND MAPPER
CERTIFICATE NO. 5019

FILED FOR RECORD
MARTIN CO., FL
2006 NOV 31 AM 10:58
CLERK OF COURT
BY: D.C.

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 43, Martin County, Florida, Public Records, this 19th day of December 2006.

Marsha Ewing
Clerk of the Circuit Court
Martin County, Florida

BY: *[Signature]*
Charlotte Bullock
Deputy Clerk
(Circuit Court Seal)

File No. 1927344

55-38-41-310-000-0000.0

SUBDIVISION PARCEL CONTROL NUMBER

COUNTY COMMISSION APPROVAL

THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATES INDICATED:

DATE: 10/29/06 BY: *[Signature]*
COUNTY SURVEYOR AND MAPPER
DATE: 10/29/06 BY: *[Signature]*
COUNTY ENGINEER
DATE: 11/29/06 BY: *[Signature]*
COUNTY ATTORNEY
DATE: 11-30-06 BY: *[Signature]*
CHAIRMAN, BOARD OF COUNTY COMMISSIONERS
BCC: 7-11-06

ATTEST: *[Signature]*
Marsha Ewing
CLERK OF COURT
By Charlotte Bullock

TITLE CERTIFICATION

I, LAURIE L. GILDAN, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF 12/29/06, AT 12:00 PM:

1. RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE PERSON, CORPORATION AND/OR ENTITY EXECUTING THE CERTIFICATE OF OWNERSHIP AND DEDICATION HEREON.

2. THERE ARE NO MORTGAGES OF RECORD ENCUMBERING THE LAND DESCRIBED HEREON.

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

DATED THIS 19th DAY OF July 2006.

BY: *[Signature]*
LAURIE L. GILDAN
ATTORNEY-AT-LAW, FLORIDA BAR NO. 510505

GREENBERG - TRAUIG, P.A.
777 SOUTH FLAGLER DRIVE, SUITE 310
WEST PALM BEACH, FL. 33401

GENERAL NOTES

1. BEARINGS AS SHOWN HEREON ARE BASED UPON THE NORTH LINE OF TRACT 5, BLOCK 42, ST. LUCIE INLET FARMS SUBDIVISION (P.B. 1, PG. 98), HAVING AN ASSUMED BEARING OF NORTH 66°00'13" EAST AND ALL OTHER BEARINGS ARE RELATIVE THERETO.

2. 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.

3. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

4. IN THE EVENT THAT MARTIN COUNTY OR ANY PERSON(S) 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 ONLY TO THE EXTENT WHICH WOULD BE THE STREET WERE A PUBLIC STREET, IN ACCORDANCE WITH COUNTY SPECIFICATIONS.

5. THERE SHALL BE NO BUILDING OR ANY OTHER KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.

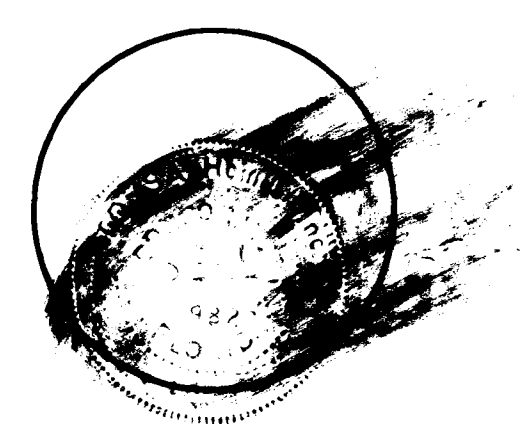
6. THE STATE PLANE COORDINATES AS SHOWN ON SHEET 2 WERE ESTABLISHED BY USING NATIONAL GEODETIC SURVEY MONUMENT FOIS AND MARTIN COUNTY MONUMENT 6S 23 WHICH ARE BASED UPON THE NORTH AMERICAN DATUM 1983/ADJUSTMENT OF 1990 (NAD 83/90) FLORIDA EAST ZONE.

LEGEND

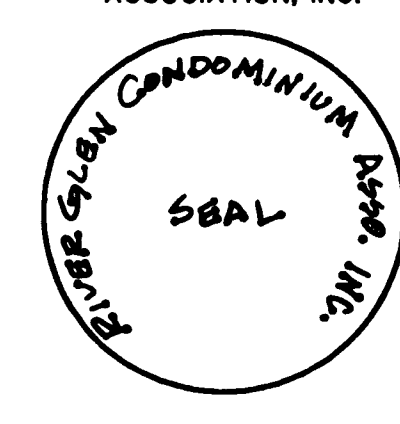
NO.	NUMBER	O.R.B.	OFFICIAL RECORD BOOK
TYP.	TYPICAL	R	RADIUS
ID.	IDENTIFICATION	Δ	CENTRAL ANGLE
P.O.B.	POINT OF BEGINNING	L	ARC LENGTH
P.B.	PLAT BOOK	CH. B.	CHORD BEARING
P.R.M.	PERMANENT REFERENCE MONUMENT	P.C.P.	PERMANENT CONTROL POINT
R/W	RIGHT-OF-WAY	P	PLAT
PG.	PAGE	M	MEASURED
L.M.E.	LAKE MAINTENANCE EASEMENT	F.P.L.	FLORIDA POWER AND LIGHT
LB	LICENSED BUSINESS	U.E.	UTILITY EASEMENT
P.S.M.	PROFESSIONAL SURVEYOR AND MAPPER	CONC.	CONCRETE
F.D.O.T.	FLORIDA DEPARTMENT OF TRANSPORTATION		
N.T.S.	NOT TO SCALE		

SHEET 1 OF 2

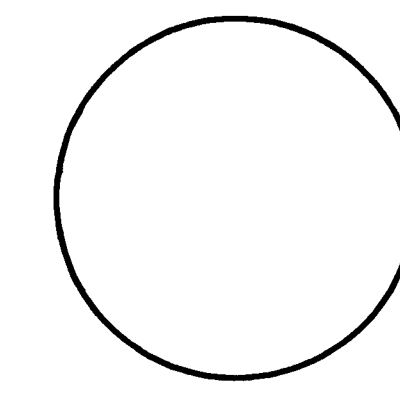
TOUSA HOMES, INC.



RIVER GLEN CONDOMINIUM ASSOCIATION, INC.



SURVEYOR



Landmark Surveying & Mapping Inc.
1850 Forest Hill Boulevard
Ph. (561) 433-5405 Suite 100 W.P.B. Florida, 33406
LB # 4396

RIVER GLEN