

LOCATION MAP (NTS)

DESCRIPTION

THE SOUTH 2/3 OF LOT 25 OF GOMEZ GRANT, WEST OF THE INDIAN RIVER, ACCORDING TO THE PLAT FILED OCTOBER 6, 1993, RECORDED IN PLAT BOOK "A", PAGE 17, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA, INCLUDING ANY RIGHTS GRANTOR MAY HAVE IN SUBMERGED LANDS CONTIGUOUS THERETO. TOGETHER WITH ALL SIPARIAN RIGHTS THEREUNTO BELONGING OR IN ANYWAY APPERTAINING.

CERTIFICATE OF OWNERSHIP & DEDICATION.

KNOW ALL MEN BY THESE PRESENTS THAT R. HASNER HOLDINGS, INC.; J. HASNER HOLDINGS, INC.; AND L.H. OF PALM BEACH, INC.; ALL FLORIDA CORPORATIONS, BY AND THROUGH THEIR UNDERSIGNED OFFICERS, DO HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE LAND SHOWN ON THIS PLAT OF GOVERNORS LANDING, BEING A PART OF LOT 25 GOMEZ GRANT, MARTIN COUNTY, FLORIDA, TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- 1. WATER MANAGEMENT TRACTS THE WATER MANAGEMENT TRACTS "A" AND "B" AS SHOWN HEREON ARE HEREBY DEDICATED TO THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC., FOR WATER MANAGEMENT PURPOSES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID TRACTS.
2. LAKE MAINTENANCE EASEMENTS AND LAKE MAINTENANCE ACCESS EASEMENTS AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF ACCESS TO AND MAINTENANCE OF THE WATER MANAGEMENT TRACTS. THE LAKE MAINTENANCE EASEMENTS AND LAKE MAINTENANCE ACCESS EASEMENTS SHALL BE MAINTAINED BY THE INDIVIDUAL OWNER(S) OF THE PARTICULAR LOT(S) BARRING BY THE LAKE MAINTENANCE EASEMENTS AND LAKE MAINTENANCE ACCESS EASEMENTS.
3. ALL PROPERTY SHOWN ON THIS PLAT OF GOVERNORS LANDING WITH THE EXCEPTION OF THE LOTS, AND OTHER PROPERTY OTHERWISE DEDICATED BY THIS PLAT IS HEREBY DEDICATED TO THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC., AND SHALL BE ITS PERPETUAL MAINTENANCE OBLIGATION.
4. ALL AREAS SHOWN HEREON WHICH ARE DEDICATED TO THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC., MAY BE USED FOR UTILITY PURPOSES BY ANY UTILITY COMPANY, INCLUDING C.A.F.V., 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 AND APPROVED BY THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS.
5. THE DRAINAGE EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED TO THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC. FOR DRAINAGE PURPOSES AND SHALL BE THEIR PERPETUAL MAINTENANCE OBLIGATION.
6. TRACT "C" SHOWN HEREON IS HEREBY DEDICATED TO HYDRATECH UTILITIES ITS SUCCESSOR AND ASSIGNS; FOR SANITARY SEWER PURPOSES AND SHALL BE THEIR PERPETUAL MAINTENANCE OBLIGATION.
7. TRACT "D" SHOWN HEREON IS HEREBY DEDICATED TO THE GOVERNORS LANDING HOMEOWNERS ASSOCIATION, INC. ITS SUCCESSORS AND ASSIGNS FOR ACCESS, DRAINAGE AND UTILITY PURPOSES, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION; THERE SHALL BE NO CHANGES OR ALTERATIONS TO SAID TRACT "D" WITHOUT THE CONSENT OF THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY.
SIGNED AND SEALED THIS 28th DAY OF August, 1987 ON BEHALF OF SAID CORPORATIONS BY THEIR PRESIDENT/SECRETARY.

ATTEST: [Signature] BY: R. HASNER HOLDINGS, INC.
ATTEST: [Signature] BY: J. HASNER HOLDINGS, INC.
ATTEST: [Signature] BY: L. H. OF PALM BEACH, INC.

PLAT Being Re-recorded - ORIGINAL PLAT RECORDED IN PLAT BOOK 10, PAGE 99 - ORIGINAL PLAT HAS DETEIORATED.
\* See AFFIDAVIT RECORDED IN DE BOOK 760 PAGE 672

REPLAT OF:

GOVERNORS LANDING P.U.D.

PREVIOUSLY PLATTED AND RECORDED AT PLAT BOOK 10 PAGE 34, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA. AND BEING PART OF LOT 25 OF GOMEZ GRANT, PLAT BOOK 1, PAGE 80, PUBLIC RECORDS OF PALM BEACH COUNTY, NOW IN MARTIN COUNTY, FLORIDA.

MARCH 1987.

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED RICHARD HASNER, PRESIDENT/SECRETARY OF R. HASNER HOLDINGS, INC. AND JAY HASNER, PRESIDENT/SECRETARY OF J. HASNER HOLDINGS, INC. AND LLOYD HASNER, PRESIDENT/SECRETARY OF L. H. OF PALM BEACH, INC., SO WE WELL KNOW TO BE THE PRESIDENT/SECRETARY FOR THEIR RESPECTIVE FLORIDA CORPORATIONS, AND THEY ACKNOWLEDGED THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATIONS.

WITNESS MY HAND AND OFFICIAL SEAL THIS 28th DAY OF August, 1987.

[Signature] NOTARY PUBLIC STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES: April 5, 1990

MORTGAGEE'S CONSENT

ANTONIO E. GARCIA HEREBY CERTIFIES THAT HE IS THE HOLDER OF A CERTAIN MORTGAGE ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATIONS HEREON, AND DOES SUBORDINATE HIS MORTGAGE TO SUCH DEDICATION.

SIGNED AND SEALED THIS 20th DAY OF August, 1987.

[Signature] ANTONIO E. GARCIA

SIGNED, SEALED AND DELIVER IN THE PRESENCE OF:

[Signatures] WITNESSES

ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF
BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ANTONIO E. GARCIA, TO ME WELL KNOW WHO ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING MORTGAGEE'S CONSENT.

WITNESS, MY HAND AND OFFICIAL SEAL THIS 28th DAY OF August, 1987

[Signature] NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: April 5, 1990

MORTGAGEE'S CONSENT

FIRST AMERICAN BANK AND TRUST A FLORIDA CORPORATION, HEREBY CERTIFIES THAT THEY ARE HOLDERS OF A CERTAIN MORTGAGE, ON THE LAND DESCRIBED HEREON AND DOES CONSENT TO THE DEDICATIONS HEREON AND DOES SUBORDINATE THEIR MORTGAGE, TO SUCH DEDICATIONS.

SIGNED AND DELIVERED THIS 12th DAY OF August, 1987

[Signature] NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES: April 5, 1990

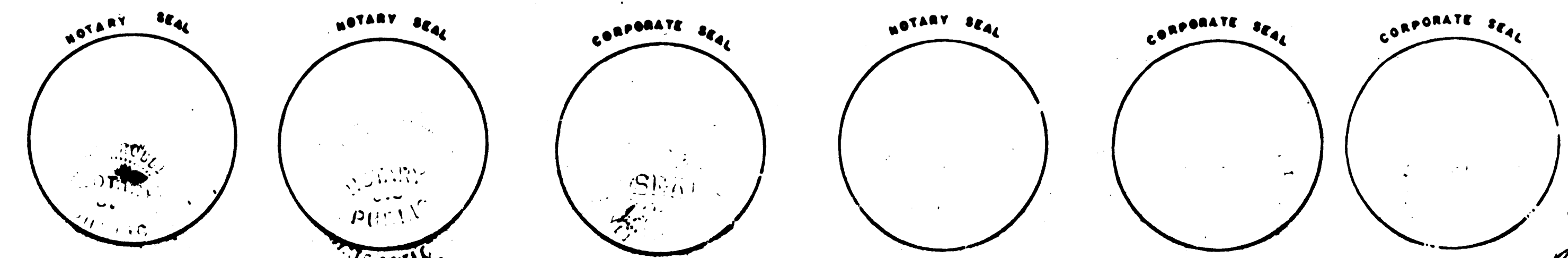
ACKNOWLEDGEMENT

STATE OF FLORIDA COUNTY OF
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED RICHARD PREISER, TO ME WELL KNOW TO BE THE EXECUTIVE VICE-PRESIDENT OF FIRST AMERICAN BANK AND TRUST, A FLORIDA CORPORATION AND HE ACKNOWLEDGED THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 12th DAY OF August, 1987

[Signature] NOTARY PUBLIC STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES: April 5, 1990



SURVEYOR'S CERTIFICATE

I, GARY M.F. RAYMAN, DO HEREBY CERTIFY THAT THIS PLAT OF GOVERNORS LANDING 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.

[Signature] GARY M.F. RAYMAN, SURVEYOR # 706130

TITLE CERTIFICATION

I, JAY STEVEN LEVINE MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF July 27, 1987, AT 4:15 P.M.

- 1. APPARENT RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS VESTED IN R. HASNER HOLDINGS, INC., J. HASNER HOLDINGS, INC., AND L. H. OF PALM BEACH, ALL FLORIDA CORPORATIONS.
2. ALL RECORDED MORTGAGES, NOT SATISFIED OR RELEASED OF RECORD, ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:
A. THAT CERTAIN MORTGAGE BY R. HASNER HOLDINGS, I.C., J. HASNER HOLDINGS, INC., AND L. H. OF PALM BEACH IN FAVOR OF FIRST AMERICAN BANK AND TRUST DATED MARCH 29, 1985 AND RECORDED IN OFFICIAL RECORD BOOK 632, PAGE 583, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.
B. THAT CERTAIN MORTGAGE BY R. HASNER HOLDINGS, INC., J. HASNER HOLDINGS, INC., AND L.H. OF PALM BEACH, IN FAVOR OF ANTONIO E. GARCIA, INDIVIDUALLY, DATED MARCH 29, 1985 AND RECORDED IN OFFICIAL RECORD BOOK 632, PAGE 603, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

DATED 11 DAY OF August, 1987. 824 U.S. HIGHWAY N#1 SUITE 310 N.P.B. FL. 33408 BY: Jay Steven Levine JAY STEVEN LEVINE

COUNTY APPROVAL

THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATE OR DATES INDICATED.

[Signatures] Donald E. Helloman, County Engineer, 11-17-87; [Signature] County Attorney, July 14, 1987; [Signature] Chairman, Board of County Commissioners, July 14, 1987

ATTEST: [Signature] MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA

STATE OF FLORIDA COUNTY OF MARTIN SS CLERK'S RECORDING CERTIFICATE I, MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 10 PAGE 34 MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS 17 DAY OF July 1987 and recorded in Plat Book 1, Page 24

