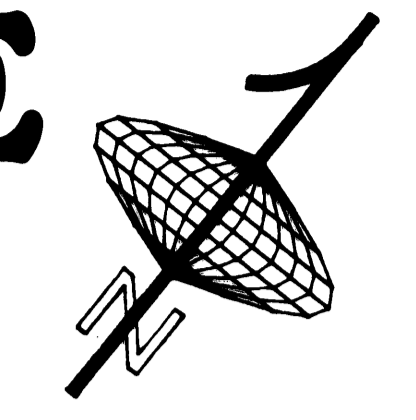


PLAT OF LOCKS POINTE

Being all of Tract 3, Block 19, according to the Plat of ST. LUCIE INLET FARMS as recorded in Plat Book I, Page 98, Public Records of Palm Beach (now Martin) County, Florida LESS the right-of-way for Locks Road as recorded in O.R. Book 148, Page 440, Public Records of Martin County, Florida.

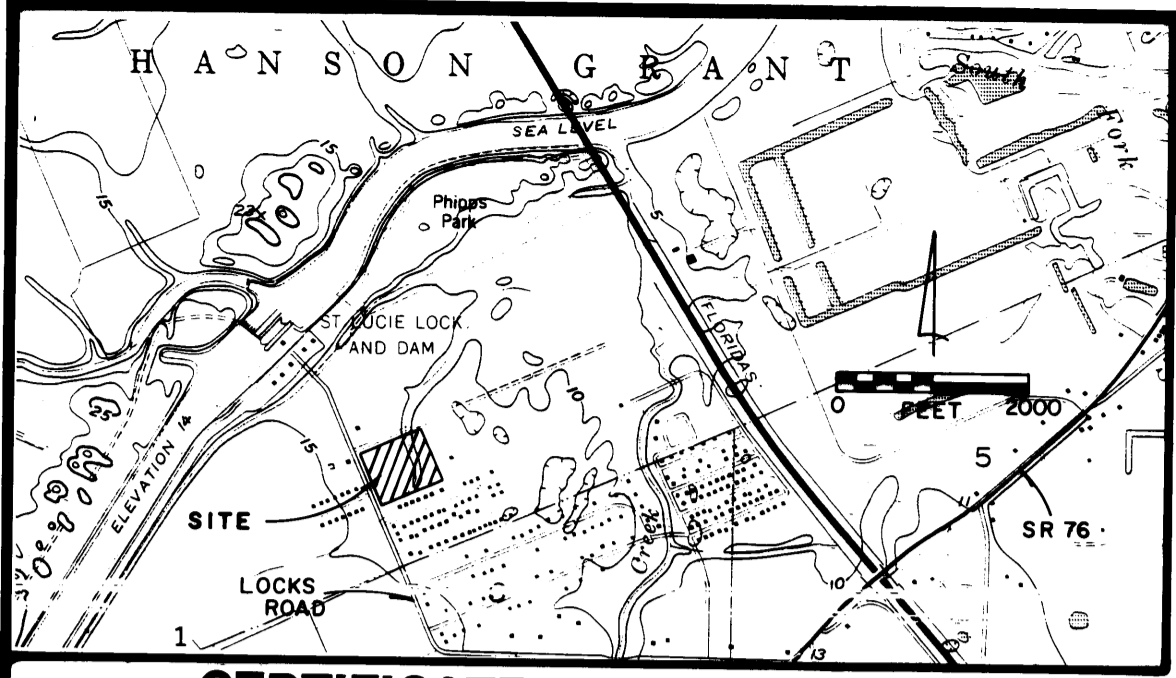
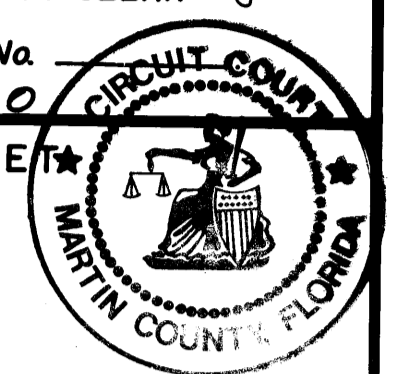


SCALE IN FEET
0 50 100

1. MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK I, PAGE 98, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS THIS 1 DAY OF June, 1989.

MARSHA STILLER, CLERK OF THE CIRCUIT COURT MARTIN COUNTY, FLORIDA
FILE NUMBER 771501 BY Deborah Langston DEPUTY CLERK

SUBDIVISION PARCEL CONTROL No. 55-38-41-191-000-0000.0
SHEET 1 OF 1 SHEET



CERTIFICATE OF OWNERSHIP AND DEDICATION

The Poston Agency, Inc., a Florida Corporation by and through its undersigned officers, does hereby certify that it is the owner of the property described hereon and that it does hereby dedicate as follows:

1. STREETS:
The streets shown on this PLAT OF LOCKS POINTE and the additional right-of-way for S. W. Hackman Terrace are hereby dedicated to the use of the public.

2. UTILITY EASEMENTS:
The utility easements as shown on this PLAT OF LOCKS POINTE may be used for utility purposes by any utility including cable television 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.

3. DRAINAGE EASEMENTS:
The drainage easements as shown on this PLAT OF LOCKS POINTE are hereby declared to be private easements and are dedicated to Locks Pointe Homeowners' Association, Inc. for the purpose of construction and maintenance of drainage facilities. The Board of County Commissioners of Martin County, Florida, shall have no responsibility, duty or liability regarding such drainage easements.

4. PRESERVATION AREA EASEMENTS:
The Preservation Area Easements as shown on this PLAT OF LOCKS POINTE are hereby dedicated to the Locks Pointe Homeowners' Association, Inc. No alteration within the Preservation Area areas management plan approved by Martin County and recorded within the Declaration of Covenants, Conditions and Restrictions for said Homeowners' Association.

5. FIRE PROTECTION AREA EASEMENTS:
The Fire Protection Area Easements as shown on this PLAT OF LOCKS POINTE are hereby declared to be private easements and are dedicated to the Locks Pointe Homeowners' Association, Inc. for the purpose of construction and maintenance of fire protection facilities. The Board of County Commissioners of Martin County, Florida, shall have no responsibility, duty or liability regarding such Fire Protection Area Easements.

Dated this 13 day of April, 1989.

THE POSTON AGENCY, INC. A FLORIDA CORPORATION
BY: Bryan A. Poston, President
Bryan A. Poston, Jr., Secretary

ACKNOWLEDGEMENT
State of Florida
County of Martin
Before me, the undersigned notary public, personally appeared Bryan A. Poston and Bryan A. Poston, Jr., to me well known to be the President and Secretary, respectively, of The Poston Agency, Inc., a Florida Corporation, and they acknowledged that they executed such instrument as such officers of said corporation.

Witness my hand and official seal this 13th day of April, 1989.

Notarial Seal
Notary Public
My Commission Expires: Nov. 30, 1990

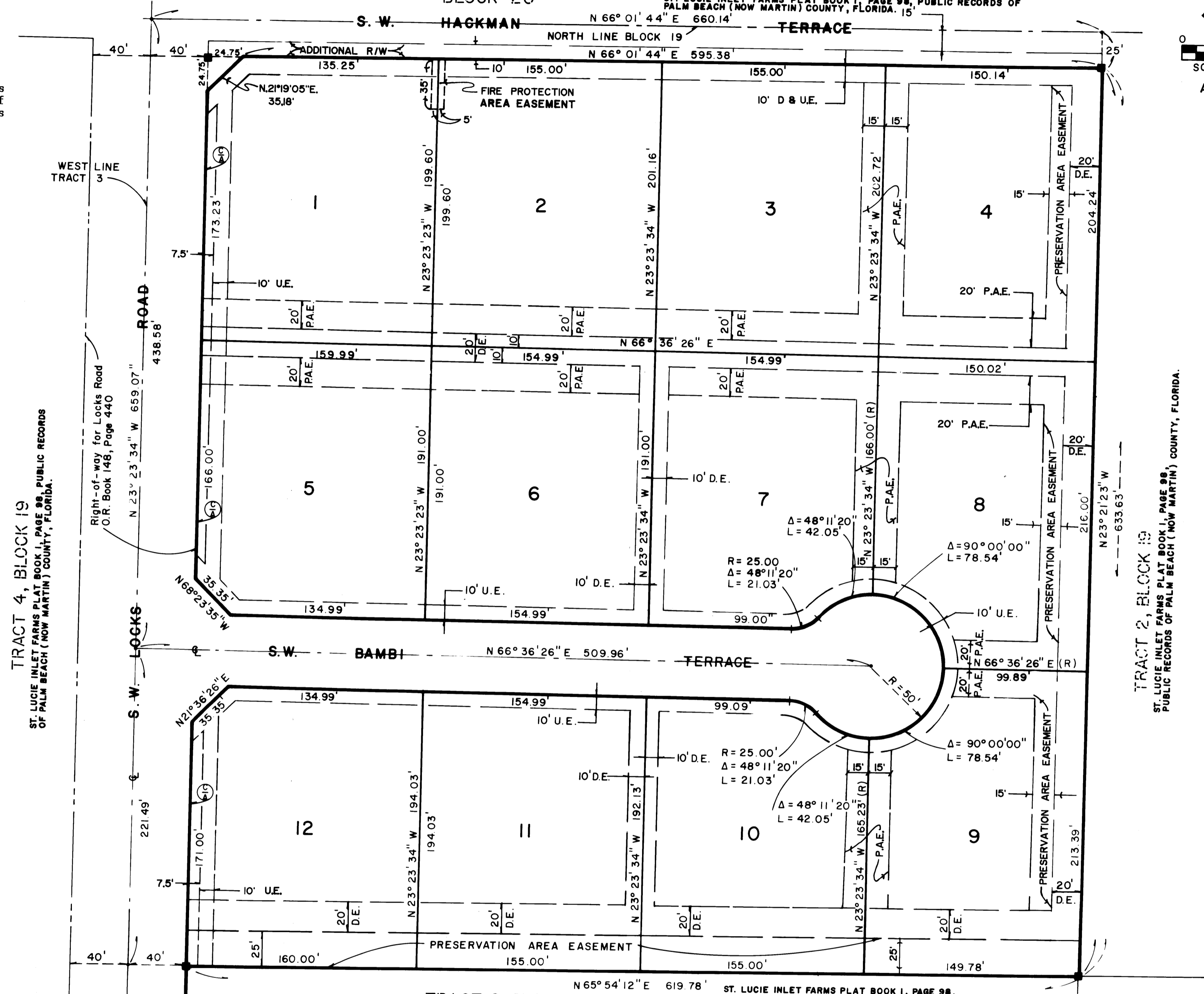
SURVEYOR'S CERTIFICATION

I, Richard W. Bussell, do hereby certify that this PLAT OF LOCKS POINTE 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.

Richard W. Bussell
Richard W. Bussell, R.L.S.
Florida Registration No. 3858

- LEGEND
- DENOTES PERMANENT CONTROL POINT (P.C.P.)
- DENOTES PERMANENT REFERENCE MONUMENT (P.R.M.)
- D.E. - DENOTES DRAINAGE EASEMENT
- U.E. - DENOTES UTILITY EASEMENT
- ⊙ - DENOTES CONTROL OF ACCESS - NO VEHICULAR ACCESS WITHOUT APPROVAL OF MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS
- R - DENOTES RADIAL LINE
- P.A.E. - DENOTES PRESERVATION AREA EASEMENT

- SURVEYOR'S NOTES
- 1. THERE SHALL BE NO BUILDING OR ANY OTHER KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS.
- 2. THERE SHALL BE NO BUILDING OR OTHER PERMANENT STRUCTURE PLACED ON UTILITY EASEMENTS.
- 3. THERE SHALL BE NO LOT SPLITS EXCEPT TO CREATE LARGER LOTS.



TRACT 4, BLOCK 19
TRACT 6, BLOCK 19
TRACT 7

TITLE CERTIFICATION

I Frederick C. Sundheim, Jr. of Oughterson, Prewitt and Sundheim, a duly licensed attorney in the State of Florida, do hereby certify that:

- 1. Record title to the land described and shown on this plat is in the name of the person, persons, corporation or other entity executing the certificate of ownership and dedication hereon.
- 2. All mortgages not satisfied or released of record encumbering the land described hereon are listed as follows:
a. Mortgagor: The Poston Agency, Inc., A Florida Corporation.
Mortgagee: American Pioneer Savings Bank; O.R. Book 808, Page 1667, Dated April 25, 1989.

Dated this 13th day of April, 1989.

OUGHTERSON, PREWITT AND SUNDHEIM
By: Frederick C. Sundheim, Jr.
301 West 1st Street
Stuart, Florida

APPROVAL OF COUNTY

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

5-12-89
March 14, 1989
March 14, 1989
March 14, 1989

Arnold E. Holloman
Donald E. Holloman, County Engineer
Noreen S. Dreyer
Noreen S. Dreyer, County Attorney
Planning and Zoning Commission
Martin County, Florida
By: Joseph Banfi, Chairman
Board of County Commissioners
Martin County, Florida
By: [Signature], Chairman

Attest:
Marsha Stiller
Marsha Stiller, Clerk
By: Deborah Langston (D.C.)

MORTGAGE HOLDER'S CONSENT

State of Florida
County of Martin
American Pioneer Savings Bank hereby certifies that it is the holder of a certain mortgage upon the property described hereon and does consent to the dedication and does subordinate its mortgage to such dedication.

Signed and sealed this 18th day of April, 1989.

Mary B. Kallie
Thomas H. Wilkinson
Sr. Vice President
Denise M. Braun
Greg Wheeler
Sr. Vice President

ACKNOWLEDGEMENT

State of Florida
County of Martin
Before me, the undersigned notary public, personally appeared Thomas H. Wilkinson and Greg Wheeler, to me well known to be the Sr. Vice President and Sr. Vice President, respectively of American Pioneer Savings Bank and they acknowledged before me that they executed the foregoing Mortgage Holder's Consent.

Witness my hand and official seal this 18th day of April, 1989.

Mary B. Kallie
Notary Public
State of Florida

My Commission Expires:
April 10th, 1991
Notary Public, State of Florida
My Commission Expires April 16, 1991

NOTICE
There may be additional restrictions that are not recorded on this plat that may be found in the public records of this county.

G.C.Y., Inc.
Civil Engineers & Land Surveyors
P.O. Box 1469
Palm City, Fl. 34990
Palm City 286-8083 Ft. Pierce 466-9500