

**CERTIFICATE OF OWNERSHIP
& DEDICATION**

STATE OF FLORIDA
COUNTY OF MARTIN

MEDALIST GOLF COMPANY-HOBE SOUND PARTNERS, LTD., A FLORIDA LIMITED PARTNERSHIP, BY AND THROUGH ITS GENERAL PARTNER, MEDALIST GOLF COMPANY, A FLORIDA CORPORATION DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PROPERTY DESCRIBED HEREON AS A PLAT OF MEDALIST CLUB PLAT NO. 1 AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DOES HEREBY DEDICATE AS FOLLOWS:

- THE UTILITY EASEMENTS, AS SHOWN HEREON MAY BE USED FOR UTILITY PURPOSES BY ANY UTILITY, INCLUDING C.A.T.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. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.
- THE DRAINAGE EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE MEDALIST HOMEOWNERS ASSOCIATION, INC., FOR DRAINAGE PURPOSES. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.
- THE STREETS AND RIGHTS-OF-WAY AS SHOWN HEREON AS TRACT "A" ARE HEREBY DEDICATED TO THE MEDALIST CLUB ROAD ASSOCIATION, INC., FOR ACCESS, DRAINAGE AND UTILITY PURPOSES INCLUDING C.A.T.V., AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SUCH STREETS AND RIGHTS-OF-WAY.
- THE STREETS AND RIGHTS-OF-WAY AS SHOWN HEREON AS TRACT "B" ARE HEREBY DEDICATED TO THE MEDALIST HOMEOWNERS ASSOCIATION, INC., FOR ACCESS, DRAINAGE AND UTILITY PURPOSES INCLUDING C.A.T.V., AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SUCH STREETS AND RIGHTS-OF-WAY.
- THE WATER MANAGEMENT TRACT AS SHOWN HEREON IS HEREBY DEDICATED TO THE MEDALIST HOMEOWNERS ASSOCIATION, INC., FOR DRAINAGE PURPOSES, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID TRACT.
- THE COMMON AREAS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE MEDALIST HOMEOWNERS ASSOCIATION, INC., FOR UTILITY, DRAINAGE, SIGNAGE AND LANDSCAPE PURPOSES INCLUDING C.A.T.V., AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID COMMON AREAS.
- THE PRESERVATION EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE MEDALIST GOLF CLUB, INC., FOR PRESERVATION OF NATIVE VEGETATION AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID CORPORATION. THERE SHALL BE NO ALTERATION WITHIN SAID EASEMENTS EXCEPT THOSE SPECIFIED IN THE PRESERVE AREA MANAGEMENT PLAN APPROVED BY MARTIN COUNTY. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.
- THE LIFT STATION EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE MEDALIST HOMEOWNERS ASSOCIATION, INC., FOR LIFT STATION PURPOSES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.
- THE INGRESS/EGRESS EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE FIRST UNITED METHODIST CHURCH OF HOBE SOUND, FLORIDA, INC. FOR INGRESS/EGRESS PURPOSES. SAID EASEMENT SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE MEDALIST CLUB ROAD ASSOCIATION, INC. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.
- THE MAINTENANCE EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE MEDALIST HOMEOWNERS ASSOCIATION, INC., FOR WATER MANAGEMENT PURPOSES, INCLUDING ACCESS TO THE WATER MANAGEMENT TRACT AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID MAINTENANCE EASEMENTS.
- THE MEDALIST GOLF CLUB UTILITY EASEMENT AS SHOWN HEREON IS HEREBY DEDICATED TO THE MEDALIST GOLF CLUB, INC. FOR UTILITY PURPOSES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY SHALL BEAR NO RESPONSIBILITY, DUTY OR LIABILITY REGARDING SAID EASEMENTS.

SIGNED AND SEALED THIS 23rd DAY OF September 1994, BY:

MEDALIST GOLF COMPANY-HOBE SOUND PARTNERS, LTD.
A FLORIDA LIMITED PARTNERSHIP

BY: ITS GENERAL PARTNER

MEDALIST GOLF COMPANY,
A FLORIDA CORPORATION

BY: Juan C. Fredrickson

ITS: President

WITNESS: R. Whitman

WITNESS: John W. Whitman

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MARTIN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 23rd DAY OF September, 1994, BY Juan C. Fredrickson (FREDERICKSON), AS President OF MEDALIST GOLF COMPANY, A FLORIDA CORPORATION, AS GENERAL PARTNER OF MEDALIST GOLF COMPANY-HOBE SOUND PARTNERS, LTD., A FLORIDA LIMITED PARTNERSHIP, ON BEHALF OF THE CORPORATION AND LIMITED PARTNERSHIP. HE/SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION.

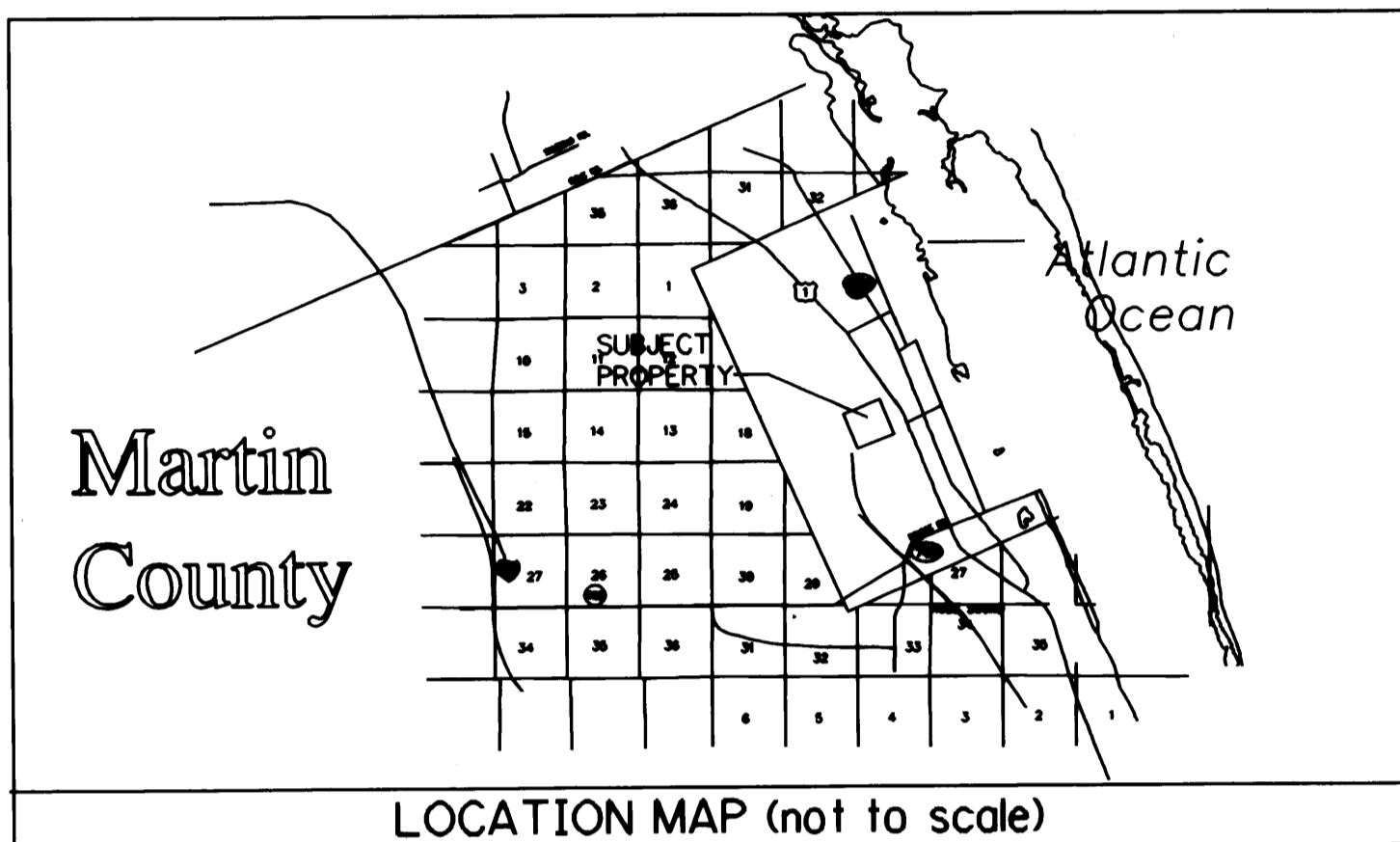
(NOTARY SEAL)
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: April 29, 1995
BONDED THROUGH NOTARY PUBLIC UNDERWRITERS

Kenneth A. Dunaway
NOTARY PUBLIC
PRINT NAME: Kenneth A. Dunaway
MY COMMISSION EXPIRES: April 29, 1995

FIRST UNION NATIONAL BANK	NOTARY	MEDALIST GOLF COMPANY	NOTARY	SURVEYOR	COMERICA	NOTARY
---------------------------	--------	-----------------------	--------	----------	----------	--------

A PLAT OF
MEDALIST CLUB - PLAT NO. 1
LYING IN THE GOMEZ GRANT
BEING A REPLAT OF A PORTION OF THE PLAT OF GOMEZ GRANT AND JUPITER ISLAND
AS RECORDED IN PLAT BOOK 1, PAGE 80
AND A PORTION BEING A REPLAT OF A PART OF LOT 40
AND ALL OF LOTS 41 THROUGH 49 AS SHOWN ON
THE PLAT OF LAKE PARK AS RECORDED IN PLAT BOOK 2,
PAGE 86, ALL IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA

SEPTEMBER, 1994



DESCRIPTION

A PARCEL OF LAND LYING IN PART OF GOMEZ GRANT AS SHOWN ON THE PLAT OF GOMEZ GRANT AND JUPITER ISLAND AS RECORDED IN PLAT BOOK ONE, PAGE 80, OF THE PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, A PORTION BEING A REPLAT OF A PART OF LOT 40 AND ALL OF LOTS 41 THROUGH 49 AS SHOWN ON THE PLAT OF LAKE PARK AS RECORDED IN PLAT BOOK 2, PAGE 86, IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE INTERSECTION OF THE WESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 5 (U.S. HIGHWAY NO. 1), (A 200 FOOT RIGHT-OF-WAY), AS SHOWN ON STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP, SECTION 89010-2102 AND THE NORTH LINE OF BESSEMER UNRECORDED SUBDIVISION; SAID LINE ALSO BEING THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 99 OF SAID GOMEZ GRANT; THENCE SOUTH 68°46'45" WEST ALONG SAID WESTERLY EXTENSION OF LOT 99, GOMEZ GRANT, AND THE NORTH LINE OF SAID BESSEMER UNRECORDED SUBDIVISION, A DISTANCE OF 1537.04 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 1042.24 FEET, HAVING A RADIAL BEARING OF SOUTH 35°00'04" EAST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 477.35 FEET THROUGH A CENTRAL ANGLE OF 26°14'30" TO A POINT OF TANGENCY; THENCE SOUTH 28°45'26" WEST, A DISTANCE OF 180.19 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 740.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 81°56'18" A DISTANCE OF 1058.27 FEET TO A POINT ON A COMPOUND CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 1830.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 10°29'28", A DISTANCE OF 335.08 FEET TO A POINT OF TANGENCY; THENCE NORTH 58°48'48" WEST, A DISTANCE OF 404.14 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 830.41 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 56°01'34", A DISTANCE OF 812.01 FEET TO A POINT OF TANGENCY; THENCE SOUTH 65°09'58" WEST, A DISTANCE OF 65.87 FEET; THENCE NORTH 23°19'28" WEST, A DISTANCE OF 395.96 FEET; THENCE NORTH 27°42'58" WEST, A DISTANCE OF 1059.33 FEET; THENCE SOUTH 72°42'58" WEST, A DISTANCE OF 70.71 FEET; THENCE SOUTH 62°17'02" WEST, A DISTANCE OF 249.97 FEET TO THE POINT OF CURVATURE OF A TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 250.00 FEET; THENCE WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 107°44'51", A DISTANCE OF 470.14 FEET TO A POINT OF TANGENCY; THENCE NORTH 09°59'07" WEST, A DISTANCE OF 1155.07 FEET; THENCE NORTH 68°26'06" EAST, A DISTANCE OF 4059.17 FEET TO AN INTERSECTION WITH SAID WESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 5 (U.S. HIGHWAY NO. 1); THENCE SOUTH 34°21'57" EAST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 2694.21 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY, AND HAVING A RADIUS OF 5629.65 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE AND ALONG SAID WESTERLY RIGHT-OF-WAY, THROUGH A CENTRAL ANGLE OF 08°54'33", A DISTANCE OF 875.38 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 346.326 ACRE, MORE OR LESS.

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF MARTIN

I, LARRY B. ALEXANDER, ESQUIRE, P.A. MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF SEPTEMBER 20 1994, AT 8:00 AM:

- RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE MEDALIST GOLF COMPANY - HOBE SOUND PARTNERS, LTD., A FLORIDA LIMITED PARTNERSHIP, EXECUTING THE CERTIFICATE OF OWNERSHIP AND DEDICATION HEREON.
- ALL RECORDED MORTGAGES NOT SATISFIED, RELEASED OF RECORD, OR OTHERWISE TERMINATED BY LAW, ENCUMBERING THE LAND DESCRIBED HEREON ARE LISTED AS FOLLOWS:

- MORTGAGE DATED MARCH 17, 1994 IN FAVOR OF COMERICA BANK & TRUST, F.S.B. TRUSTEE FOR LAND TRUST NO. 120, AND AS RECORDED IN OFFICIAL RECORDS BOOK 1061, PAGE 0043 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.
- MORTGAGE DATED 9-22 1994 IN FAVOR OF FIRST UNION NATIONAL BANK OF FLORIDA AND AS RECORDED IN OFFICIAL RECORDS BOOK 1061, PAGE 0043 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

DATED THIS 23 DAY OF SEPTEMBER 1994

JONES, FOSTER, JOHNSTON,
& STUBBS, P.A.

Jab Ball
LARRY B. ALEXANDER,
ESQUIRE
505 SOUTH FLAGLER DRIVE
SUITE 1100
WEST PALM BEACH, FLORIDA 33402

MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF Martin Beach

COMERICA BANK & TRUST, F.S.B. TRUSTEE FOR LAND TRUST NO. 120, HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE UPON THE HEREON DESCRIBED PROPERTY AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LANDS DESCRIBED IN THE DEDICATION HERETO, BY THE OWNERS THEREOF; AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 1061, PAGE 0043, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA SHALL BE SUBORDINATE TO THE DEDICATIONS SHOWN HEREON.

SIGNED AND SEALED THIS 23rd DAY OF September 1994, A.D.

COMERICA BANK & TRUST, F.S.B.
TRUSTEE FOR LAND TRUST NO. 120

WITNESS: Deborah Stetson BY: Janet S. Elnoff
ITS: VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF Martin Beach

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 23rd DAY OF September, 1994, BY Janet S. Elnoff AS VICE PRESIDENT OF COMERICA BANK & TRUST, F.S.B. TRUSTEE FOR LAND TRUST NO. 120, ON BEHALF OF THE CORPORATION AS TRUSTEE OF THE TRUST. HE/SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION.

(NOTARY SEAL)

Nancy E. Elnoff
NOTARY PUBLIC
PRINT NAME: NANCY E. ELNOFF
MY COMMISSION EXPIRES: 4/23/95

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

PARCEL CONTROL NO. 34-38-42-825-0000.0

I, MARSHA STILLER, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 13 PAGE 74, MARTIN COUNTY, FLORIDA, PUBLIC RECORDS, THIS 8 DAY OF June, 1995.

MARSHA STILLER,
CLERK CIRCUIT COURT
MARTIN COUNTY, FLORIDA.
BY: A. Wood
DEPUTY CLERK

FILE NO. 1121286

(CIRCUIT COURT SEAL)

MORTGAGEE'S CONSENT

STATE OF FLORIDA
COUNTY OF Martin Beach

FIRST UNION NATIONAL BANK OF FLORIDA, HEREBY CERTIFIES THAT IT IS THE HOLDER OF A CERTAIN MORTGAGE UPON THE HEREON DESCRIBED PROPERTY AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LANDS DESCRIBED IN THE DEDICATION HERETO, BY THE OWNERS THEREOF; AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 1061, PAGE 0043 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA SHALL BE SUBORDINATE TO THE DEDICATIONS SHOWN HEREON.

SIGNED AND SEALED THIS 23 DAY OF SEPTEMBER 1994, A.D.

FIRST UNION NATIONAL BANK OF FLORIDA

WITNESS: John W. Whitman BY: D. Long
ITS: VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF Martin Beach

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 23 DAY OF SEPTEMBER, 1994, BY D. Long AS VICE PRESIDENT OF FIRST UNION NATIONAL BANK OF FLORIDA, ON BEHALF OF THE CORPORATION. HE/SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION.

(NOTARY SEAL)

Jab Ball
NOTARY PUBLIC
PRINT NAME:
MY COMMISSION EXPIRES:

LARRY B. ALEXANDER
Notary Public, State of Florida
My Commission Expires August 23, 1996
Commission No. CC 217534
Bonded Thru Troy Fain Insurance

COUNTY APPROVAL

STATE OF FLORIDA
COUNTY OF MARTIN

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

10-17-94 DATE Donald E. Ballman COUNTY ENGINEER
5-24-94 DATE William S. Brown COUNTY ATTORNEY
5-24-94 DATE Ann V. Jones CHAIRMAN - PLANNING AND ZONING COMMISSION OF MARTIN COUNTY, FLORIDA
5-24-94 DATE Thomas C. Vokoun CHAIRMAN - BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY, FLORIDA
ATTEST: _____ CLERK

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA
COUNTY OF MARTIN

I, THOMAS C. VOKOUN, DO HEREBY CERTIFY THAT THIS PLAT OF MEDALIST CLUB, PLAT NO. 1, IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT SAID SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED, AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS WILL BE SET FOR THE REQUIRED IMPROVEMENTS AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES, AS AMENDED AND ORDINANCES OF MARTIN COUNTY, FLORIDA.

Thomas C. Vokoun
THOMAS C. VOKOUN
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATION NO. 4382

LINDAHL, BROWNING, FERRARI, & HELLSTROM, INC.
CONSULTING ENGINEERS, PLANNERS & SURVEYORS
210 JUPITER LAKES BLVD. 2400 S.E. MONTEREY ROAD 2222 COLONIAL ROAD 2000 PALM BEACH LAKES BLVD.
BLDG. 5000, SUITE 104 SUITE 300 SUITE 201 SUITE 702
JUPITER, FL 33408 STUART, FL 34996 FT. PIERCE, FL 34950 WEST PALM BEACH, FL 33409
407-746-9248 407-286-3883 407-461-2450 407-684-3375