

A PLAT OF FOREST GLADE PLAT NO. 3

BEING A PARCEL LYING WITHIN THE GOMEZ GRANT AND JUPITER ISLAND
AS RECORDED IN PLAT BOOK 1, PAGE 80
PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA
AND RECORDED IN PLAT BOOK A, PAGE 17
PUBLIC RECORDS OF DADE (NOW MARTIN) COUNTY, FLORIDA

JUNE, 1995

THIS PLAT PREPARED BY:
PASQUALE VOLPE, P.L.S.
FOR:
LINDAHL, BROWNING, FERRARI & HELLSTROM, INC.

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 95, MARTIN COUNTY,
FLORIDA, PUBLIC RECORDS,
THIS 16 DAY OF
JUNE, 1995.

MARSHA STILLER,
CLERK CIRCUIT COURT
MARTIN COUNTY, FLORIDA.
BY: D. S. Lupton
DEPUTY CLERK

FILE NO. 1145361

(CIRCUIT COURT SEAL)

PARCEL CONTROL NO. 34-38-42-735-000-0000.0

DESCRIPTION

A PARCEL OF LAND SITUATED WITHIN THE GOMEZ GRANT AND JUPITER ISLAND, AS RECORDED IN PLAT BOOK 1, PAGE 80, OF THE PUBLIC RECORDS OF PALM BEACH, (NOW MARTIN) COUNTY, FLORIDA, AND RECORDED IN PLAT BOOK A, PAGE 17, PUBLIC RECORDS OF DADE (NOW MARTIN) COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHEASTERLY CORNER OF FOREST GLADE PLAT NO. 2, AS RECORDED IN PLAT BOOK 13, PAGE 51, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, SAID CORNER ALSO BEING ON THE NORTHERLY LINE OF THE PLAT OF PONCIANA GARDENS SECTIONS 1 AND 2, AS RECORDED IN PLAT BOOK 2, PAGE 95 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE DEPARTING SAID NORTHERLY LINE AND ALONG THE EASTERLY LINE OF SAID FOREST GLADE PLAT NO. 2, THE FOLLOWING 15 COURSES: NORTH 21°29'53" WEST, A DISTANCE OF 104.91 FEET TO A POINT ON A NON-TANGENT CURVE, FROM WHICH A RADIAL LINE BEARS NORTH 10°10'38" EAST; THENCE NORTHWESTERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 375.00 FEET, SUBTENDING A CENTRAL ANGLE OF 43°47'56" AND AN ARC DISTANCE OF 286.66 FEET TO A POINT OF COMPOUND CURVATURE; THENCE NORTHERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 775.00 FEET, SUBTENDING A CENTRAL ANGLE OF 57°30'34" AND AN ARC DISTANCE OF 777.89 TO A POINT OF TANGENCY; THENCE NORTH 21°29'07" EAST, A DISTANCE OF 158.53 FEET TO A POINT ON A NON-TANGENT CURVE, FROM WHICH A RADIAL LINE BEARS NORTH 21°29'07" WEST; THENCE SOUTHEASTERLY, ON A CURVE TO THE LEFT, HAVING A RADIUS OF 350.00 FEET, SUBTENDING A CENTRAL ANGLE OF 16°50'50" AND AN ARC DISTANCE OF 102.91 FEET; THENCE SOUTH 44°38'13" EAST, ON A NON-TANGENT LINE, 36.73 FEET TO A POINT ON A NON-TANGENT CURVE, FROM WHICH A RADIAL LINE BEARS NORTH 88°52'31" WEST; THENCE SOUTHWESTERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 275.00 FEET, SUBTENDING A CENTRAL ANGLE OF 04°48'57" AND AN ARC DISTANCE OF 23.11 FEET; THENCE SOUTH 84°03'34" EAST, A RADIAL LINE, 50.00 FEET TO A POINT ON A CURVE; THENCE SOUTHERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 325.00 FEET, SUBTENDING A CENTRAL ANGLE OF 09°35'36" AND AN ARC DISTANCE OF 54.42 FEET; THENCE SOUTH 74°27'58" EAST, A RADIAL LINE, 97.81 FEET TO A POINT ON A NON-TANGENT CURVE, FROM WHICH A RADIAL LINE BEARS NORTH 15°03'39" WEST; THENCE NORTHEASTERLY, ON A CURVE TO THE LEFT, HAVING A RADIUS OF 500.00 FEET, SUBTENDING A CENTRAL ANGLE OF 06°26'14" AND AN ARC DISTANCE OF 56.18 FEET TO A POINT OF TANGENCY; THENCE NORTH 88°30'07" EAST, A DISTANCE OF 284.98 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY, ON A CURVE TO THE LEFT, HAVING A RADIUS OF 700.00 FEET, SUBTENDING A CENTRAL ANGLE OF 85°59'35" AND AN ARC DISTANCE OF 1050.60 FEET TO A POINT OF TANGENCY; THENCE NORTH 17°29'28" WEST, A DISTANCE OF 125.00 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY, ON A CURVE TO THE LEFT, HAVING A RADIUS OF 400.00 FEET, SUBTENDING A CENTRAL ANGLE OF 22°37'11" AND AN ARC DISTANCE OF 157.92 FEET TO A POINT OF COMPOUND CURVATURE, BEING THE NORTHEAST CORNER OF LOT 33 OF FOREST GLADE PLAT NO. 1, AS RECORDED IN PLAT BOOK 13, PAGE 61, OF THE PUBLIC RECORDS OF MARTIN, FLORIDA; THENCE NORTHWESTERLY, ALONG THE EASTERLY LINE OF SAID PLAT NO. 1, THE FOLLOWING 5 COURSES: ON A CURVE TO THE LEFT, HAVING A RADIUS OF 725.00 FEET, SUBTENDING A CENTRAL ANGLE OF 41°12'25" AND AN ARC DISTANCE OF 521.42 FEET TO A POINT OF CURVATURE; THENCE FROM WHICH A RADIAL LINE BEARS SOUTH 87°35'06" WEST; THENCE NORTHWESTERLY, ON A CURVE TO THE LEFT, HAVING A RADIUS OF 375.00 FEET, SUBTENDING A CENTRAL ANGLE OF 40°24'45" AND AN ARC DISTANCE OF 264.50 FEET TO A POINT OF REVERSE CURVATURE; THENCE NORTHERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, SUBTENDING A CENTRAL ANGLE OF 44°4'28" AND AN ARC DISTANCE OF 19.30 FEET TO A POINT OF TANGENCY; THENCE NORTH 01°24'50" EAST, A DISTANCE OF 346.32 FEET TO A POINT ON A NON-TANGENT CURVE, FROM WHICH A RADIAL LINE BEARS NORTH 28°47'39" WEST; THENCE NORTHEASTERLY, ON A CURVE TO THE LEFT, HAVING A RADIUS OF 150.00 FEET, SUBTENDING A CENTRAL ANGLE OF 82°28'54" AND AN ARC DISTANCE OF 163.58 FEET; THENCE NORTH 89°16'33" WEST, A RADIAL LINE, 49.14 FEET; THENCE NORTH 25°19'21" WEST, DEPARTING SAID EASTERLY LINE, 98.06 FEET; THENCE NORTH 45°05'40" WEST, A DISTANCE OF 56.89 FEET; THENCE NORTH 32°52'12" WEST, A DISTANCE OF 227.76 FEET TO A POINT OF CURVATURE; THENCE NORTHERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 410.00 FEET, SUBTENDING A CENTRAL ANGLE OF 24°45'30" AND AN ARC DISTANCE OF 177.17 FEET TO A POINT OF COMPOUND CURVATURE; THENCE NORTHEASTERLY, ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 126.25 FEET, SUBTENDING A CENTRAL ANGLE OF 138°15'27" AND AN ARC DISTANCE OF 304.65 FEET TO A POINT OF TANGENCY; THENCE SOUTH 49°51'14" EAST, A DISTANCE OF 256.58 FEET; THENCE SOUTH 35°56'43" EAST, A DISTANCE OF 96.84 FEET; THENCE SOUTH 06°33'54" WEST, A DISTANCE OF 59.49 FEET; THENCE SOUTH 03°24'58" EAST, A DISTANCE OF 203.53 FEET; THENCE SOUTH 17°02'44" EAST, A DISTANCE OF 86.01 FEET; THENCE SOUTH 49°30'22" EAST, A DISTANCE OF 68.00 FEET; THENCE SOUTH 33°06'12" EAST, A DISTANCE OF 118.24 FEET; THENCE SOUTH 10°05'56" EAST, A DISTANCE OF 103.04 FEET; THENCE SOUTH 20°09'27" EAST, A DISTANCE OF 84.32 FEET; THENCE SOUTH 15°19'30" EAST, A DISTANCE OF 82.76 FEET; THENCE SOUTH 16°07'57" EAST, A DISTANCE OF 96.37 FEET; THENCE SOUTH 55°39'07" EAST, A DISTANCE OF 94.17 FEET; THENCE SOUTH 60°50'38" EAST, A DISTANCE OF 183.15 FEET; THENCE SOUTH 69°54'28" EAST, A DISTANCE OF 220.16 FEET; THENCE SOUTH 69°18'07" EAST, A DISTANCE OF 132.80 FEET; THENCE SOUTH 43°13'09" EAST, A DISTANCE OF 83.31 FEET; THENCE SOUTH 18°21'26" EAST, A DISTANCE OF 90.65 FEET; THENCE SOUTH 04°02'00" EAST, A DISTANCE OF 184.95 FEET; THENCE SOUTH 12°20'50" WEST, A DISTANCE OF 271.03 FEET; THENCE SOUTH 21°35'03" EAST, A DISTANCE OF 168.33 FEET TO A POINT ON A NON-TANGENT CURVE, FROM WHICH A RADIAL LINE BEARS SOUTH 72°29'34" EAST; THENCE SOUTHEASTERLY, ON A CURVE TO LEFT, HAVING A RADIUS OF 838.30 FEET, SUBTENDING A CENTRAL ANGLE OF 39°00'19" AND AN ARC DISTANCE OF 570.69 FEET TO A POINT OF TANGENCY; THENCE SOUTH 21°29'53" EAST, A DISTANCE OF 349.98 FEET; THENCE SOUTH 01°57'01" EAST, A DISTANCE OF 53.06 FEET; THENCE SOUTH 68°54'02" EAST, A DISTANCE OF 25.39 FEET; THENCE SOUTH 39°54'39" EAST, A DISTANCE OF 83.36 FEET; THENCE SOUTH 07°21'36" EAST, A DISTANCE OF 105.26 FEET TO A POINT ON THE NORTHERLY LINE OF THE PLAT OF PONCIANA GARDENS SECTIONS 1 AND 2, AS RECORDED IN PLAT BOOK 2, PAGE 95 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE SOUTH 68°28'36" WEST, ALONG SAID NORTHERLY LINE, 1587.52 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS AN AREA OF 67.431 ACRES, MORE OR LESS

CERTIFICATE OF OWNERSHIP AND DEDICATION

COUNTY OF MARTIN
STATE OF FLORIDA

SEAWIND LAND CORPORATION, A DELAWARE CORPORATION AND MOBIL OIL CORPORATION, A NEW YORK CORPORATION, DO HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE PROPERTY DESCRIBED HEREON AS FOREST GLADE PLAT NO. 3, AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON AND HEREBY DEDICATE AS FOLLOWS:

- THE STREETS AND RIGHTS-OF-WAY, AS SHOWN HEREON, ARE HEREBY DECLARED TO BE PRIVATE STREETS AND, ARE HEREBY DEDICATED TO THE FOREST GLADE VILLAGE 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 AND LIABILITY REGARDING SUCH STREETS AND RIGHTS-OF-WAY.
- THE UPLAND PRESERVE AREAS AND UPLAND PRESERVE EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FOREST GLADE VILLAGE ASSOCIATION, INC., FOR MAINTENANCE AND PRESERVATION OF NATIVE VEGETATION AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION. THERE SHALL BE NO ALTERATION WITHIN SAID AREAS 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 AREAS.
- THE WETLAND PRESERVE AREAS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE FOREST GLADE VILLAGE ASSOCIATION, INC., FOR MAINTENANCE AND PRESERVATION OF NATIVE VEGETATION AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION IN ACCORDANCE WITH THE ASSOCIATION'S RESPECTIVE DECLARATIONS OF PROTECTIVE COVENANTS. THERE SHALL BE NO ALTERATION WITHIN SAID AREAS 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 OF LIABILITY REGARDING SUCH AREAS.
- 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.

SIGNED AND SEALED THIS 28th DAY OF June, 1995, ON BEHALF OF SAID CORPORATION, BY ITS PRESIDENT.

Matthew B. Saitta
WITNESS MATTHEW B. SAITTA
Sandra H. Burns
WITNESS SANDRA H. BURNS

SEAWIND LAND CORPORATION
A DELAWARE CORPORATION
Kimbell Brown
BY: DOWDELL BROWN,
ITS: PRESIDENT

SIGNED AND SEALED THIS 28th DAY OF June, 1995, ON BEHALF OF SAID CORPORATION, BY ITS ATTORNEY IN FACT.

Matthew B. Saitta
WITNESS MATTHEW B. SAITTA
Sandra H. Burns
WITNESS SANDRA H. BURNS

MOBIL OIL CORPORATION
A NEW YORK CORPORATION
Kimbell Brown
BY: DOWDELL BROWN,
ITS: ATTORNEY IN FACT

ACKNOWLEDGEMENT

COUNTY OF MARTIN
STATE OF FLORIDA

THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF June, 1995, BY DOWDELL BROWN AS PRESIDENT OF SEAWIND LAND CORPORATION, A DELAWARE CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION AND DID NOT TAKE AN OATH.

Constance B. Robinson
NOTARY PUBLIC
PRINT NAME: CONSTANCE B. ROBINSON
MY COMMISSION EXPIRES: 6-26 1999
CC 467660

ACKNOWLEDGEMENT

COUNTY OF MARTIN
STATE OF FLORIDA

THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF June, 1995, BY DOWDELL BROWN AS ATTORNEY IN FACT OF MOBIL OIL CORPORATION, A NEW YORK CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION AND DID NOT TAKE AN OATH.

Constance B. Robinson
NOTARY PUBLIC
PRINT NAME: CONSTANCE B. ROBINSON
MY COMMISSION EXPIRES: 6-26 1999
CC 467660

TITLE CERTIFICATION

COUNTY OF MARTIN
STATE OF FLORIDA

FIRST AMERICAN TITLE INSURANCE COMPANY, BY ITS UNDERSIGNED OFFICER HEREBY CERTIFIES THAT:

- RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE CORPORATIONS EXECUTING THE DEDICATION HEREON.
- ALL MORTGAGES, NOT SATISFIED, RELEASED OF RECORD, OR OTHERWISE TERMINATED BY LAW, ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:

A. NONE.
DATED THIS 16th DAY OF July, 1995.

BY: Barth Riley
BARTH RILEY, ASSISTANT VICE PRESIDENT,
301 EAST OCEAN BLVD, STUART FLORIDA, 34994

SURVEYOR'S CERTIFICATE

COUNTY OF MARTIN
STATE OF FLORIDA

I, THOMAS C. VOKOUN, DO HEREBY CERTIFY THAT THIS PLAT OF FOREST GLADE PLAT NO. 3 IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, THAT THE 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, 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
REGISTERED LAND SURVEYOR
FLORIDA CERTIFICATION NO. 4382

COUNTY APPROVAL

COUNTY OF MARTIN
STATE OF FLORIDA

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

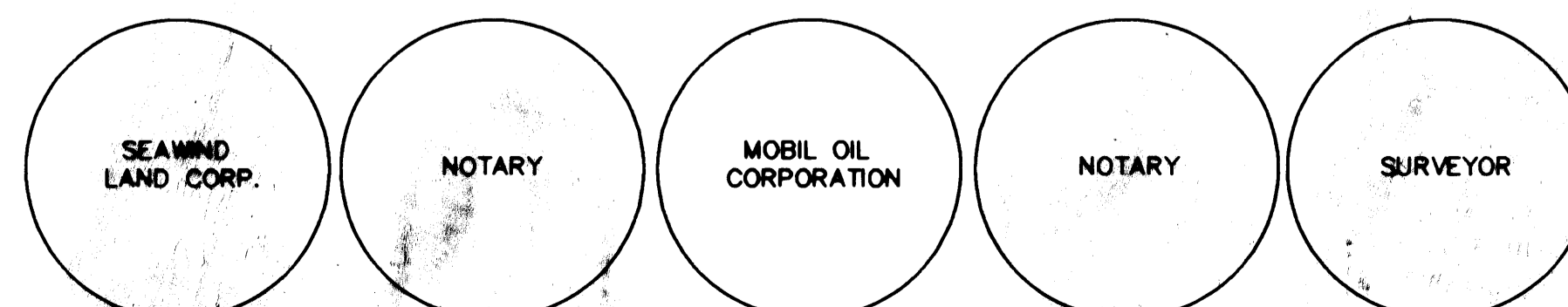
8-11-95
DATE
David E. Hallman
COUNTY ENGINEER

6-13-95
DATE
Kimbell Brown
COUNTY ATTORNEY

10-5-95
DATE
William J. L. L.
CHAIRMAN - PLANNING AND ZONING COMMISSION

6-13-95
DATE
Marsha Stiller
CHAIRMAN - BOARD OF COUNTY COMMISSIONERS

ATTEST: Marsha Stiller
CLERK
D. S. Lupton



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



LINDAHL, BROWNING, FERRARI, & HELLSTROM, INC.
CONSULTING ENGINEERS, PLANNERS & SURVEYORS
210 JUPITER LAKES BLVD. 2400 SE. HONEYCREEK ROAD 2222 COLONIAL ROAD 2000 PALM BEACH LAKES BLVD.
BLDG. 5000, SUITE 104 SUITE 300 SUITE 201 SUITE 702
JUPITER, FL. 33448 STUART, FL. 34996 FT. PIERCE, FL. 34950 WEST PALM BEACH, FL. 33409
407-746-9248 407-298-2882 407-461-2450 407-684-5272

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