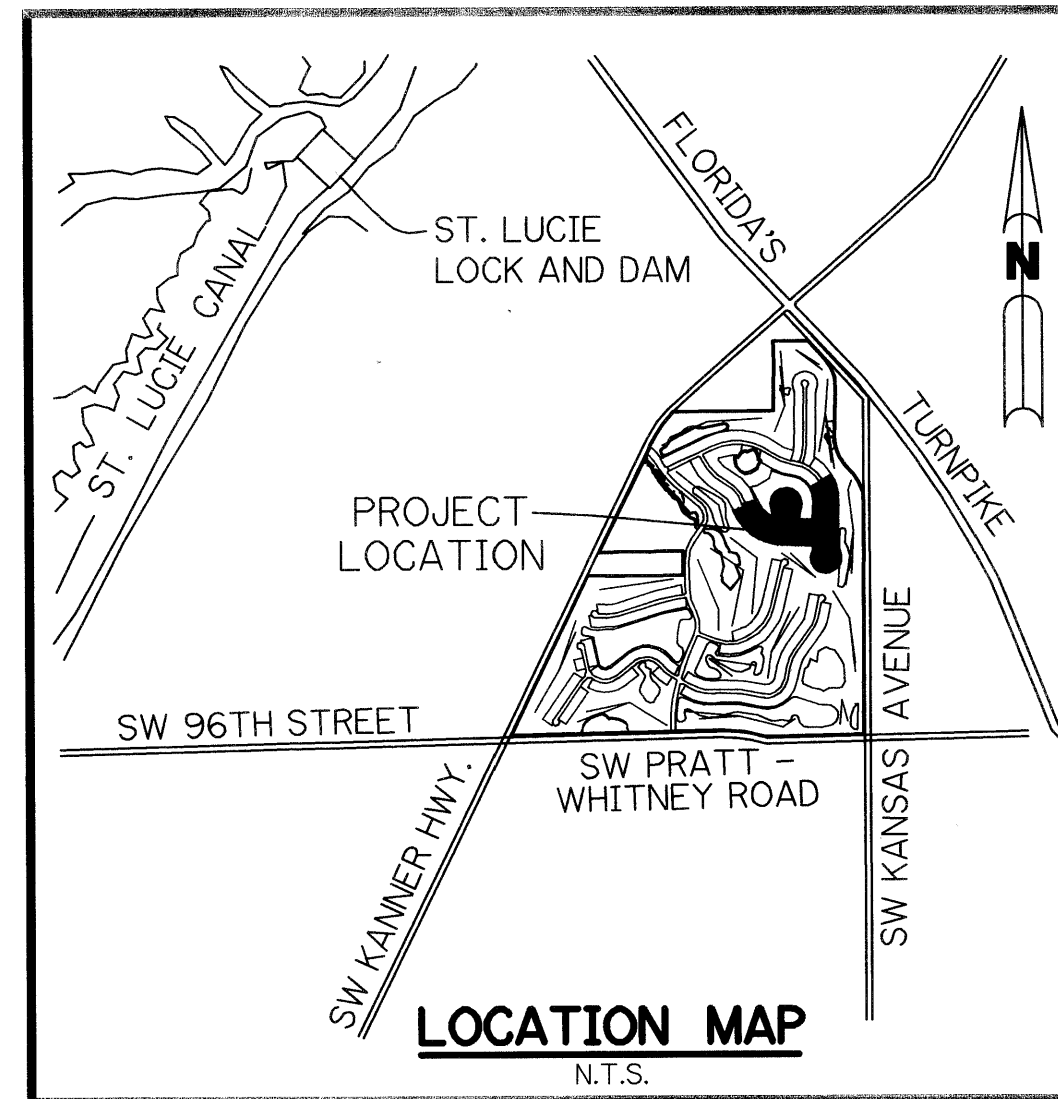


A PLANNED UNIT DEVELOPMENT FLORIDA CLUB, P.U.D. PHASE III

Plat Book 15 Page 33
Sheet 2

A PARCEL OF LAND BEING A REPLAT OF PART OF LOTS 5, 6 AND 11 OF SECTION 8 TROPICAL
FRUIT FARMS, RECORDED IN PLAT BOOK 3, PAGE 6, PALM BEACH COUNTY, (NOW MARTIN COUNTY)
LYING IN SECTION 8, TOWNSHIP 39 SOUTH, RANGE 41 EAST
MARTIN COUNTY, FLORIDA
SHEET 2 OF 5 APRIL, 2002



TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF

I, Laurie Rusk Sewell, A MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF
APRIL 7, 2002, AT 11:00 P.M.

1. RECORD TITLE TO THE LAND DESCRIBED AND SHOWN ON THIS PLAT OF FLORIDA CLUB, P.U.D. PHASE III 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 AS FOLLOWS: NONE
3. ALL TAXES THAT ARE DUE AND PAYABLE PURSUANT TO SECTION 197.192, FLORIDA STATUTES HAVE BEEN PAID.

DATE: April 19, 2002

[Signature]

Laurie Rusk Sewell
Kramer, Sewell, Sopko & Levenstein
853 S.E. MONTEREY COMMONS BOULEVARD
STUART, FL 34996
BAR NO. 336976

ACCEPTANCE OF DEDICATION

STATE OF FLORIDA
COUNTY OF MARTIN

THE FLORIDA CLUB PROPERTY OWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, HEREBY ACCEPTS THE DEDICATION AND/OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR THE SAME AS STATED HEREON, DATED THIS 31 DAY OF March, 2002.

ATTEST: *[Signature]* Janice McPheters SECRETARY
BY: *[Signature]* William C. Fowler PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MARTIN

BEFORE ME PERSONALLY APPEARED, Janice McPheters AND William C. Fowler WHO (ARE) (ARE NOT) PERSONALLY KNOWN TO ME AND (HAVE) (HAVE NOT) PRODUCED Secretary (AND President) (RESPECTIVELY)

AS IDENTIFICATION AND WHO EXECUTED THE FOREGOING ACCEPTANCE OF DEDICATIONS AS PRESIDENT AND SECRETARY, RESPECTIVELY, OF THE FLORIDA CLUB PROPERTY OWNER'S ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 31 DAY OF March, 2002.

MY COMMISSION EXPIRES: _____



NOTARY PUBLIC: *[Signature]* Stephanie A. Schwall

NOTES

1. ALL LOT LINES ARE NON-RADIAL UNLESS OTHERWISE SHOWN.
2. THERE SHALL BE NO BUILDING OR ANY OTHER KIND OF CONSTRUCTION OR TREES OR SHRUBS PLACED ON DRAINAGE EASEMENTS EXCEPT DRIVEWAYS, SIDEWALKS AND SIMILAR SURFACE CONSTRUCTION.
3. THERE SHALL BE NO BUILDING OR OTHER PERMANENT STRUCTURES OR TREES OR SHRUBS PLACED ON UTILITY EASEMENTS EXCEPT DRIVEWAYS, SIDEWALKS AND SIMILAR SURFACE CONSTRUCTION.
4. BEARING BASE - THE SOUTH LINE OF LOT 47 OF THE PLAT OF FLORIDA CLUB, P.U.D. PHASE IB & IC IS TAKEN AS BEING NORTH 69°49'47" EAST AND ALL OTHER BEARINGS ARE RELATIVE THERETO.
5. 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.
6. IN THE EVENT THAT MARTIN COUNTY 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 REQUIRED IF THE STREET WERE A PUBLIC STREET, IN ACCORDANCE WITH COUNTY SPECIFICATIONS.
7. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MARTIN COUNTY.
8. DATE OF FIELD SURVEY: 10-1-01

LEGEND

- DENOTES PERMANENT REFERENCE MONUMENT SET - P.R.M. LB 6674
- DENOTES FOUND PERMANENT REFERENCE MONUMENT (P.R.M.) 3864
- ⊕ DENOTES PERMANENT CONTROL POINT (P.C.P.) LB 6674
- DENOTES 5/8" IRON ROD & CAP (LB6674) TO BE SET AS PART OF THE REQUIRED IMPROVEMENTS WITH THE PLATTED LANDS
- P.D.E. DENOTES PRIVATE DRAINAGE EASEMENT
- U.E. DENOTES UTILITY EASEMENT
- O.R.B. DENOTES OFFICIAL RECORD BOOK
- P.B. DENOTES PLAT BOOK
- PG. DENOTES PAGE
- Δ DENOTES DELTA
- L DENOTES ARC LENGTH
- R DENOTES RADIUS
- T DENOTES TANGENT
- CB DENOTES CHORD BEARING
- CD DENOTES CHORD LENGTH
- COR. DENOTES CORNER
- P.C. DENOTES POINT OF CURVATURE
- P.T. DENOTES POINT OF TANGENCY
- ☺ DENOTES CENTER LINE
- N.R. DENOTES NOT RADIAL
- R.P. DENOTES RADIAL POINT
- P.R.C. DENOTES POINT OF REVERSE CURVE
- R.I.E. DENOTES REUSE IRRIGATION EASEMENT
- O.S.T. DENOTES OPEN SPACE TRACT
- R/W DENOTES RIGHT-OF-WAY
- RAD. DENOTES RADIAL
- P.I. DENOTES POINT OF INTERSECTION

CERTIFICATE OF SURVEYOR AND MAPPER:

STATE OF FLORIDA
COUNTY OF ST. LUCIE

I, GARY R. BURFORD, HEREBY CERTIFY THAT THIS PLAT OF FLORIDA CLUB, P.U.D. PHASE III IS A TRUE AND CORRECT REPRESENTATION OF THE LAND 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 HAVE BEEN PLACED AS REQUIRED BY LAW; THAT PERMANENT CONTROL POINTS AND MONUMENTS WILL BE SET FOR THE REQUIRED IMPROVEMENTS WITHIN THE PLATTED LANDS; THAT THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES AND APPLICABLE ORDINANCES OF MARTIN COUNTY, FLORIDA.

THIS 24TH DAY OF APRIL, 2002

[Signature]
GARY R. BURFORD, P.S.M.
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION NO. 4981

COUNTY APPROVAL

THIS PLAT IS HEREBY APPROVED BY THE UNDERSIGNED ON THE DATE(S) INDICATED.

DATE: 6-24-02

[Signature]
COUNTY SURVEYOR AND MAPPER

DATE: 7-1-02

[Signature] Coastal Engineer for
COUNTY ENGINEER

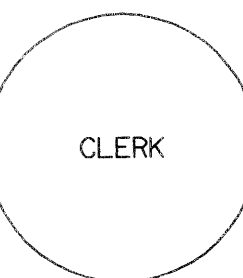
DATE: 7/11/02

[Signature]
COUNTY ATTORNEY

DATE: 7/12/02
BCC: 3-26-02

[Signature]
CHAIRPERSON, BOARD OF COUNTY COMMISSIONERS

ATTEST
BY: _____
CLERK



THIS INSTRUMENT PREPARED BY
GARY R. BURFORD, P.S.M. 4981, STATE OF FLORIDA
LAWSON, NOBLE AND WEBB, INC., LB 6674
ENGINEERS PLANNERS SURVEYORS
590 N.W. PEACOCK BOULEVARD, SUITE 9
PORT ST. LUCIE, FLORIDA

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