

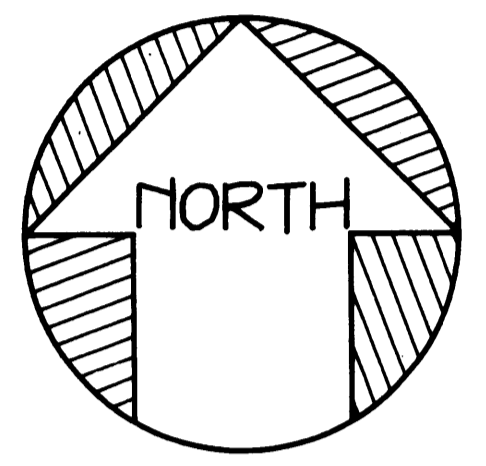
PLAT OF LA COSTA ESTATES

BEING A REPLAT OF LOTS 272, 273 AND 274; AMENDED PLAT OF BON AIR BEACH PLAT 2, RECORDED IN PLAT BOOK 10, PAGE 33, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA.
CONTAINING 1.0244 ACRES, MORE OR LESS.
TOWN OF JUPITER ISLAND
MARTIN COUNTY, FLORIDA
SHEET 1 OF 2 SHEETS

CLERK'S RECORDING CERTIFICATE

I, MARSHA EWING, CLERK OF THE CIRCUIT COURT OF MARTIN COUNTY, FLORIDA, HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN PLAT BOOK 15 PAGE 34, MARTIN COUNTY PUBLIC RECORDS, THIS 26 DAY OF July, 2002.
MARSHA EWING, CLERK OF THE CIRCUIT COURT MARTIN COUNTY, FLORIDA
BY: [Signature]
DEPUTY CLERK

FILE NO.: 1522966



SUBDIVISION PARCEL CONTROL NUMBER:
35-38-42-037-000-00000-0

CERTIFICATE OF OWNERSHIP

KNOW ALL MEN BY THESE PRESENTS THAT BRUCE A. GOLDSMITH, CHRISTIAN A. NAST AND CONSTANCE A. NAST, DO HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE PROPERTY DESCRIBED HEREON AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS "LA COSTA ESTATES".
IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS THIS 9TH DAY OF MAY, 2002.

WITNESS: [Signature]
C. COOK
WITNESS

WITNESS: [Signature]
BRUCE A. GOLDSMITH

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS THIS _____ DAY OF _____, 2002.

WITNESS (AS TO BOTH): [Signature]
WITNESS (AS TO BOTH): [Signature]
CHRISTIAN A. NAST
CONSTANCE A. NAST

TITLE CERTIFICATION

I, JEFFREY S. RAYNOR, MEMBER OF THE FLORIDA BAR, HEREBY CERTIFY THAT AS OF 10TH DAY OF MAY, 2002 AT 8:00A.M.
1) RECORD TITLE TO THE LANDS LEGALLY DESCRIBED ON SHEET ONE OF THIS PLAT, ARE IN THE NAMES OF THE INDIVIDUALS EXECUTING THE CERTIFICATE OF OWNERSHIP HEREON.
2) ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ENCUMBERING THE LAND DESCRIBED HEREON ARE AS FOLLOWS:
A MORTGAGE FROM BRUCE A. GOLDSMITH IN FAVOR OF CITIBANK, F.S.B., DATED SEPTEMBER 7, 2001 AND AS RECORDED SEPTEMBER 25, 2001 IN OFFICIAL RECORD BOOK 1583, PAGE 1869, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.
3) ALL TAXES THAT ARE DUE AND PAYABLE PURSUANT TO SECTION 197.192, FLORIDA STATUTES, HAVE BEEN PAID.
DATED THIS 14TH DAY OF MAY, 2002.

JEFFREY S. RAYNOR
9066 SE BRIDGE ROAD, STE F
HOBE SOUND, FLORIDA 33455-5314
FLORIDA BAR NUMBER 0539449

MORTGAGEE'S CONSENT

STATE OF New York
COUNTY OF Queens
CITIBANK, A FEDERAL SAVINGS BANK, 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 HEREIN, BY THE OWNER THEREOF, AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 1583, PAGE 1869, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA SHALL BE SUBORDINATE TO THE DEDICATIONS HEREON.
SIGNED AND SEALED THIS 25th DAY OF April, 2002.
CITIBANK, F.S.B.

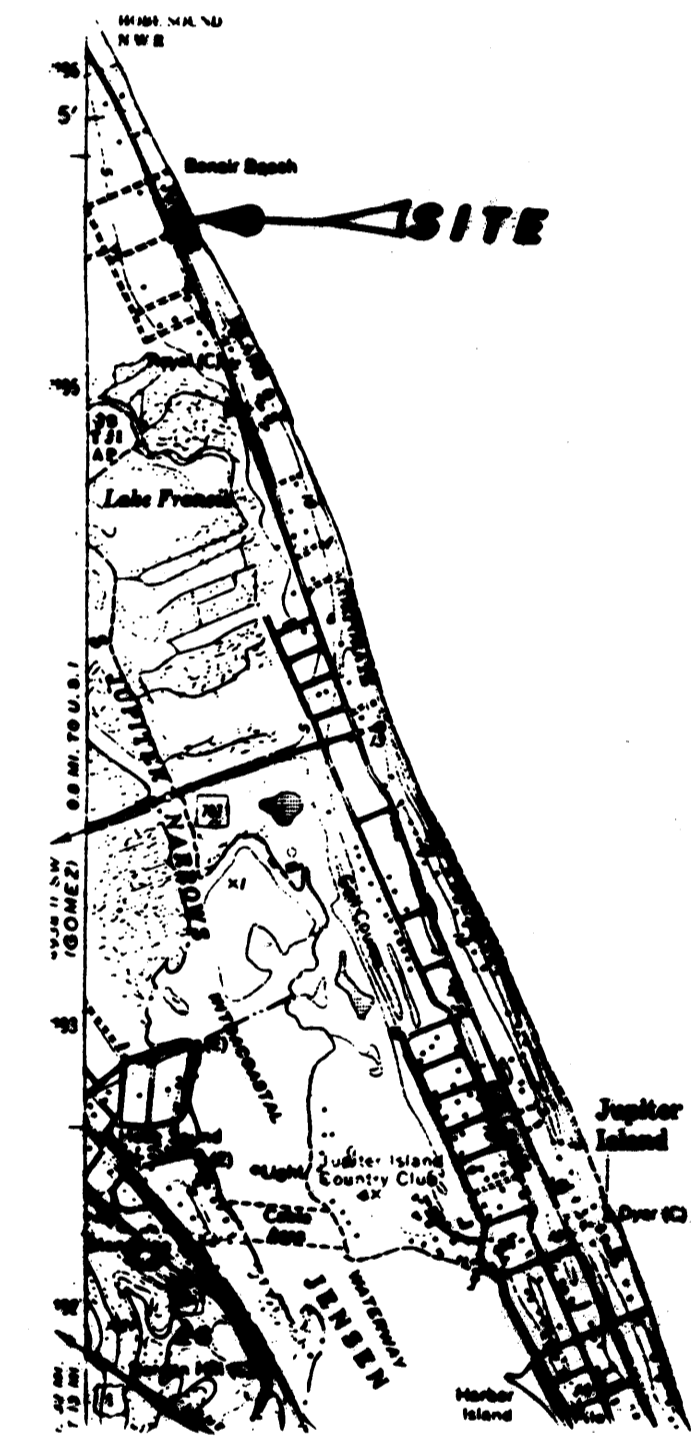
WITNESS: [Signature]
BY: [Signature] VICE PRES.

WITNESS: [Signature]

ACKNOWLEDGEMENT

STATE OF New York
COUNTY OF QUEENS
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED, LYNN HOFF, TO ME WELL KNOWN TO BE THE VICE PRESIDENT OF CITIBANK, F.S.B., AND SHE ACKNOWLEDGED THAT SHE EXECUTED SUCH MORTGAGEE'S CONSENT AS SUCH OFFICER OF SAID CORPORATION AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT IT IS THE FREE ACT AND DEED OF SAID CORPORATION. SHE IS () PERSONALLY KNOWN TO ME OR () HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION.

STATE OF New York AT LARGE
COMMISSION NO.: _____
MY COMMISSION EXPIRES: _____



LOCATION MAP
SCALE 1:24000

GENERAL NOTES

BEARINGS SHOWN HEREON ARE BASED ON TRUE BEARINGS (FLORIDA STATE PLANE COORDINATES SYSTEM - EAST ZONE - NAD 27) AS SHOWN ON THE PLAT OF THE COASTAL CONSTRUCTION CONTROL LINE, PLAT BOOK 9, PAGE 99, RECORDED JULY 9, 1985; LYING BETWEEN DEPARTMENT OF NATURAL RESOURCES MONUMENTS "89 84 A01" AND "ROYAL 2 RM 4".
LOTS 1 AND 2, ARE LOCATED IN FLOOD ZONE "C".

NOTICE

THIS PLAT AS RECORDED IN ITS GRAPHIC FORM IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

APPROVALS TOWN OF JUPITER ISLAND

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO THE ORDINANCES OF THE TOWN OF JUPITER ISLAND AND IN ACCORDANCE WITH SECTION 177.071(2), FLORIDA STATUTES, ON THE DATE OR DATES INDICATED.

DATE: 4/10/02 BY: [Signature] JOSEPH E. CONNOLLY, MAYOR
DATE: 4/10/02 BY: [Signature] JAMES R. SPURGEON, TOWN MANAGER
DATE: 4/10/02 BY: [Signature] DOUGLASS W. HARVEY, BUILDING OFFICIAL
DATE: 4/10/02 BY: [Signature] JOHN C. RANDOLPH, TOWN ATTORNEY
ATTEST: [Signature] ANTONIA M. WICKES, TOWN CLERK

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF MARTIN
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED BRUCE A. GOLDSMITH, TO ME WELL KNOWN AND HE ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP. HE IS () PERSONALLY KNOWN TO ME OR () HAS PRODUCED A DRIVER'S LICENSE AS IDENTIFICATION.
[Signature]
NOTARY PUBLIC AT LARGE
COMMISSION NO.: _____
MY COMMISSION EXPIRES: _____

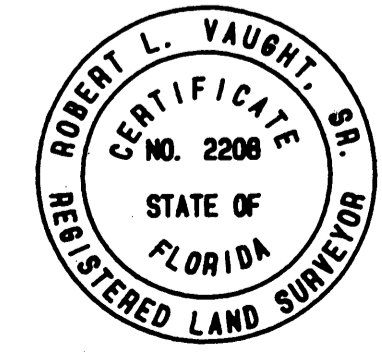
ACKNOWLEDGEMENT

STATE OF VERMONT
COUNTY OF WINDSOR
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED CHRISTIAN A. NAST AND CONSTANCE A. NAST, TO ME WELL KNOWN AND THEY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP. THEY ARE () PERSONALLY KNOWN TO ME OR () HAVE PRODUCED DRIVERS' LICENSES AS IDENTIFICATION.
[Signature]
NOTARY PUBLIC AT LARGE
COMMISSION NO.: _____
MY COMMISSION EXPIRES: _____

CERTIFICATE OF SURVEYOR AND MAPPER

I, ROBERT L. VAUGHT, SR., DO HEREBY CERTIFY THAT THIS PLAT OF "LA COSTA ESTATES" IS A TRUE AND CORRECT REPRESENTATION OF THE LAND SURVEYED AND THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SUCH SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT THE PERMANENT REFERENCE MONUMENTS AND PERMANENT CONTROL POINTS FOR THE REQUIRED IMPROVEMENTS WITHIN THE PLATTED LANDS HAVE BEEN SET AS REQUIRED BY LAW AND FURTHER THE PLAT AND SURVEY DATA COMPLIES WITH THE SURVEY REQUIREMENTS OF CHAPTER 177, PARTS I AND II, FLORIDA STATUTES, AND ORDINANCES OF THE TOWN OF JUPITER ISLAND, FLORIDA.
DATED THIS 26th DAY OF JULY, 2002.

[Signature]
ROBERT L. VAUGHT, SR.
PROFESSIONAL SURVEY AND MAPPER NO. 2208
STATE OF FLORIDA
9075 SE BRIDGE ROAD
HOBE SOUND, FLORIDA 33455-5314



R. L. VAUGHT & ASSOCIATES, INC.
SURVEYOR, MAPPING & PLANNING
LICENSING BOARD NUMBER 5879
9075 SE BRIDGE ROAD, HOBE SOUND 33455
MAIL: P.O. BOX 160 HOBE SOUND, FL 33475
PHONE: 772-546-8086 FAX: 772-546-8087

ORDER NO.: 80C970 F.B.: PBJ44/95 31 JAN 02