

ISLA VERDE OF WELLINGTON COMMERCIAL REPLAT

BEING A REPLAT OF PARCEL A, ISLA VERDE OF WELLINGTON COMMERCIAL, AS RECORDED IN PLAT BOOK 115, PAGES 62 THROUGH 68

LYING IN SECTIONS 6 AND 7, TOWNSHIP 44 SOUTH, RANGE 42 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF

CAULFIELD and WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. 3591

"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 CORRECTIONS TO THIS PLAT AS RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.

DEDICATION AND RESERVATIONS:
THESE PRESENTS TO ISLA VERDE LTD., A FLORIDA LIMITED PARTNERSHIP, OWNER OF THE KNOWLEDGE AND RECORDS OF WELLINGTON COMMERCIAL, PLAT BOOK 115, PAGES 62 THROUGH 68 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTIONS 6 AND 7, TOWNSHIP 44 SOUTH, RANGE 42 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA.

Said LANDS SITUATE IN THE VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA, CONTAINING 982,007 SQUARE FEET OR 21.855 ACRES, MORE OR LESS.

AND DO HEREBY DEDICATE AS FOLLOWS:

1. TRACTS A, B, C AND D, AS SHOWN HEREON ARE HEREBY RESERVED BY SHOPPES AT ISLA VERDE LTD., A FLORIDA LIMITED PARTNERSHIP, OWNER OF THE KNOWLEDGE AND RECORDS OF WELLINGTON COMMERCIAL, PLAT BOOK 115, PAGES 62 THROUGH 68 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTIONS 6 AND 7, TOWNSHIP 44 SOUTH, RANGE 42 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA.

SUBJECT TO A RESTRICTIVE COVENANTS AND EASEMENT AGREEMENT RECORDED IN OFFICIAL RECORD BOOK 27398, PAGE 1538 AND AMENDMENTS RECORDED IN OFFICIAL RECORD BOOK 24578, PAGES 108-118, OFFICIAL RECORD BOOK 27274, PAGE 1335 AND OFFICIAL RECORD BOOK 27398 PAGE 887 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TRACT A IS SUBJECT TO A NON-EXCLUSIVE INGRESS/EGRESS EASEMENT FOR THE OWNERS OF TRACTS A, B, C AND D, THEIR SUCCESSORS AND ASSIGNS.

THE WEST 40 FEET OF TRACT A IS SUBJECT TO THE RESTRICTIONS SET FORTH IN OFFICIAL RECORD BOOK 20132, PAGES 740 THROUGH 744 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.

2. LANDSCAPE BUFFER EASEMENTS
LANDSCAPE BUFFER EASEMENTS (LBE), AS SHOWN HEREON ARE HEREBY DEDICATED TO THE ISLA VERDE OF WELLINGTON MASTER ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR LANDSCAPE BUFFER PURPOSES AND TO BE MAINTAINED IN ACCORDANCE WITH THE RESTRICTIONS SET FORTH IN OFFICIAL RECORD BOOK 20132, PAGES 740 THROUGH 744 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, IN FAVOR OF THE LAKE WORTH DRAINAGE DISTRICT.

3. DRAINAGE EASEMENT
DRAINAGE EASEMENT (DE), AS SHOWN HEREON IS HEREBY DEDICATED TO THE ISLA VERDE OF WELLINGTON MASTER ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR ACCESS, CONSTRUCTION, OPERATION AND MAINTENANCE OF STORMWATER MANAGEMENT AND DRAINAGE FACILITIES FOR THE PURPOSE OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE VILLAGE OF WELLINGTON, FLORIDA.

THE VILLAGE OF WELLINGTON, FLORIDA, ITS SUCCESSORS AND ASSIGNS SHALL HAVE THE RIGHT BUT NOT THE OBLIGATION TO MONITOR, INSPECT AND MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS INSTRUMENT, INCLUDING ANY ASSOCIATED PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY ASSOCIATED DRAINAGE EASEMENTS ASSOCIATED WITH SAID DRAINAGE SYSTEM, ALSO INCLUDING THE RIGHT TO INGRESS AND EGRESS OVER PARCEL A.

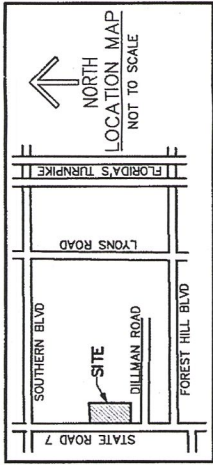
4. PALM BEACH COUNTY UTILITY EASEMENTS
THE PALM BEACH COUNTY UTILITY EASEMENTS (PBQUE) IDENTIFIED ON THE PLAT HEREON ARE EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF POTABLE WATER SUPPLY, SEWER, STORMWATER, GAS, CABLE, TELEPHONE, AND OTHER UTILITIES, AND FOR THE INSTALLATION AND MAINTENANCE OF THE LAND UNDERLYING THESE EASEMENTS SHALL BE A PERPETUAL OBLIGATION OF THE PROPERTY OWNER. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

5. THE LIFT STATION EASEMENT
IDENTIFIED ON THE PLAT HEREON IS AN EXCLUSIVE EASEMENT, AND IS HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF WASTEWATER LIFT STATIONS AND RELATED APPURTENANCES. THESE EASEMENTS MAY BE FENCED IN BY PALM BEACH COUNTY FOR ACCESS CONTROL PURPOSES. THE MAINTENANCE OF THE UNFENCED PORTIONS OF THE LAND UNDERLYING THIS EASEMENT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER. THESE EASEMENTS SHALL BE INSTALLED WITHIN THIS LIFT STATION EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.

PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS SHALL HAVE VEHICULAR AND PEDESTRIAN ACCESS OVER ALL PUBLICLY ACCESSIBLE AREAS OF TRACTS A, B, C AND D FOR THE PURPOSES OF INGRESS, EGRESS AND ACCESS TO PALM BEACH COUNTY OWNED UTILITIES.

6. LIMITED ACCESS EASEMENT
THE LIMITED ACCESS EASEMENT, AS SHOWN HEREON IS HEREBY DEDICATED TO THE VILLAGE OF WELLINGTON, FLORIDA FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.

7. "2008 FLORIDA STATUTES-TITLE XVI, CHAPTER 177(1)(0): VACATION AND ANNULLMENT OF PLATS SUBDIVIDING LAND, LANDS, OR INTERESTS IN LAND, OR ANY PART THEREOF, RECORDED IN PLAT BOOK 10, PAGES 132 THROUGH 138, AND ISLA VERDE OF WELLINGTON COMMERCIAL PLAT, AS RECORDED IN PLAT BOOK 115, PAGES 62 THROUGH 68, BOTH OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, APPROVAL OF A REPLAT BY THE GOVERNING BODY OF A LOCAL GOVERNMENT, WHICH ENCOMPASSES LANDS EMBRACED IN ALL OR IN PART OF A PRIOR PLAT FILED OF PUBLIC RECORD SHALL, UPON RECORDEATION OF THE REPLAT, AUTOMATICALLY AND SIMULTANEOUSLY VACATE AND ANNUL ALL OF THE PRIOR PLAT ENCOMPASSED BY THE REPLAT."



DEDICATION AND RESERVATIONS CONTINUED:

IN WITNESS WHEREOF, SHOPPES AT ISLA VERDE LTD., A FLORIDA LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS GENERAL PARTNER, ISLA VERDE MANAGEMENT COMPANY, INC., A FLORIDA CORPORATION, THIS 6th DAY OF September, 2016.

SHOPPES AT ISLA VERDE LTD.
A FLORIDA LIMITED PARTNERSHIP

BY: ISLA VERDE MANAGEMENT COMPANY, INC.
A FLORIDA CORPORATION,
ITS GENERAL PARTNER

BY: BRUCE WEINER
PRESIDENT

WITNESS: Kim N. Moreira
PRINT NAME: Kim N. Moreira

WITNESS: Andy Blum
PRINT NAME: Andy Blum

ACKNOWLEDGMENT:

COUNTY OF FLORIDA

BEFORE ME PERSONALLY APPEARED BRUCE WEINER, WHO IS PERSONALLY KNOWN TO ME, ~~AND WHO~~ PRESIDENT OF ISLA VERDE MANAGEMENT COMPANY, INC., A FLORIDA LIMITED PARTNERSHIP, AND SEVERALLY KNOWN TO ME, AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT, AS SUCH OFFICER 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 6th DAY OF September, 2016.

MY COMMISSION EXPIRES: 5/10/17

COMMISSION NUMBER: FF010170

NOTARY PUBLIC

PRINT NAME: Kim Moreira

TITLE CERTIFICATION:

STATE OF FLORIDA

COUNTY OF PALM BEACH
I, ~~DAVID P. LINDLEY~~, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT, AS SHOWN HEREON, IS A TRUE AND CORRECT REPRESENTATION OF THE ACTS AND DEEDS OF THE PARTIES HERETO, AND THAT THE INSTRUMENT IS IN FULL COMPLIANCE WITH THE TITLE TO THE PROPERTY IS VESTED IN SHOPPES AT ISLA VERDE LTD., A FLORIDA LIMITED PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEFECTED BY THIS PLAT.

DATED: May 2, 2017

BY: David P. Lindley
ATTORNEY AT LAW
FLORIDA BAR NO. 0056618

ACCEPTANCE OF DEDICATIONS:

COUNTY OF FLORIDA

THE ISLA VERDE OF WELLINGTON MASTER ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, HEREBY ACCEPTS THE DEDICATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 6th DAY OF September, 2016.

ISLA VERDE OF WELLINGTON
MASTER ASSOCIATION, INC.
A FLORIDA CORPORATION

NOT FOR PROFIT

BY: Kim N. Moreira
VICE PRESIDENT

WITNESS: Kim N. Moreira
PRINT NAME: Kim N. Moreira

WITNESS: Andy Blum
PRINT NAME: Andy Blum

ACKNOWLEDGMENT:

COUNTY OF FLORIDA

BEFORE ME PERSONALLY APPEARED BRUCE WEINER, WHO IS PERSONALLY KNOWN TO ME, ~~AND WHO~~ PRESIDENT OF ISLA VERDE MANAGEMENT COMPANY, INC., A FLORIDA LIMITED PARTNERSHIP, AND SEVERALLY KNOWN TO ME, AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT, AS SUCH OFFICER 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 6th DAY OF September, 2016.

MY COMMISSION EXPIRES: 5/10/17

COMMISSION NUMBER: FF010170

NOTARY PUBLIC

PRINT NAME: Kim Moreira

MORTGAGEES CONSENT:

COUNTY OF PALM BEACH

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 22547, AT PAGE 406 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS SENIOR VICE PRESIDENT AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 10th DAY OF April, 2017.

SUNTRUST BANK
A BANKING CORPORATION AUTHORIZED
TO DO BUSINESS IN FLORIDA

WITNESS: Ruben Pedron
PRINT NAME: Ruben Pedron
SENIOR VICE PRESIDENT

WITNESS: Andy Blum
PRINT NAME: Andy Blum

ACKNOWLEDGMENT:

COUNTY OF FLORIDA

BEFORE ME PERSONALLY APPEARED ~~TO ME~~ ~~THE FOREGOING INSTRUMENT~~ ~~ASSOCIATE VICE PRESIDENT~~ OF SUNTRUST BANK, A BANKING CORPORATION AUTHORIZED TO DO BUSINESS IN FLORIDA, AND SEVERALLY KNOWN TO ME, AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT, AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, 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 COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 10th DAY OF April, 2017.

MY COMMISSION EXPIRES: 03/24/20

COMMISSION NUMBER: FF951508

NOTARY PUBLIC

PRINT NAME: Silis Remedios

ISLA VERDE OF WELLINGTON MASTER ASSOCIATION, INC.

NOTARY

SEAL

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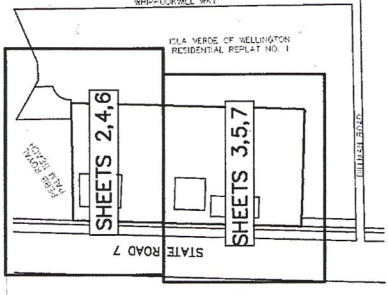
SEAL

SEAL

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT
THIS DAY OF
A.D. 2017 AND DULY RECORDED
IN PLAT BOOK
PAGES AND ON
SHARON R. BOCK
CLERK AND COMPTROLLER

BY: DEPUTY CLERK

SHEET 1 OF 7



TABULAR AREA DATA			
TOTAL AREA THIS PLAT	932,007	SQUARE FEET	21.855 ACRES
AREA OF TRACT A	837,124	SQUARE FEET	19.218 ACRES
AREA OF TRACT B	47,676	SQUARE FEET	1.095 ACRES
AREA OF TRACT C	33,775	SQUARE FEET	0.775 ACRES
AREA OF TRACT D	33,432	SQUARE FEET	0.767 ACRES

APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATION

COUNTY OF FLORIDA

THE VILLAGE OF WELLINGTON ITS SUCCESSORS AND ASSIGNS, HEREBY APPROVES THE PLAT AND ACCEPTS THE DEDICATION TO SAID VILLAGE OF WELLINGTON AS STATED AND SHOWN HEREON, DATED THIS DAY OF 2017.

A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA

BY: ANNE GERWING
MAYOR

ATTEST: CHERRYL E. D. NUBA
VILLAGE CLERK

ACKNOWLEDGMENT:

COUNTY OF FLORIDA

BEFORE ME PERSONALLY APPEARED ANNE GERWING AND RACHEL CALLOW, WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MAYOR AND VILLAGE CLERK OF THE VILLAGE OF WELLINGTON, A FLORIDA POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, AND SEVERALLY KNOWN TO ME, AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT, AS SUCH OFFICERS OF SAID VILLAGE, AND THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE SEAL OF SAID VILLAGE, AND THAT IT WAS AFFIXED BY DUE AND REGULAR VILLAGE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID VILLAGE.

WITNESS MY HAND AND OFFICIAL SEAL THIS DAY OF 2017.

MY COMMISSION EXPIRES: 2017

PRINT NAME: NOTARY PUBLIC STATE OF FLORIDA

COMMISSION NO.

VILLAGE ENGINEER: APPROVED FOR RECORD, THIS DAY OF 2017, BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY THE VILLAGE OF WELLINGTON IN ACCORDANCE WITH SEC. 177.08(1), F.S.

BY: T. J. LINDSEY, P.E.
VILLAGE OF WELLINGTON
ENGINEER

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT MONUMENTS HAVE BEEN SET ACCORDING TO SEC. 177.08(1), F.S.; AND FURTHER, THAT THE PLAT AND SURVEY DATA WERE PREPARED IN ACCORDANCE WITH THE FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE VILLAGE OF WELLINGTON, FLORIDA.

DATED: 4-18-17

DAVID P. LINDLEY
REG. LAND SURVEYOR #9005
STATE OF FLORIDA
LB #5991

VILLAGE OF WELLINGTON CONSULTING ENGINEER

VILLAGE OF WELLINGTON NOTARY

VILLAGE OF WELLINGTON

VILLAGE OF WELLINGTON

VILLAGE OF WELLINGTON

VILLAGE OF WELLINGTON

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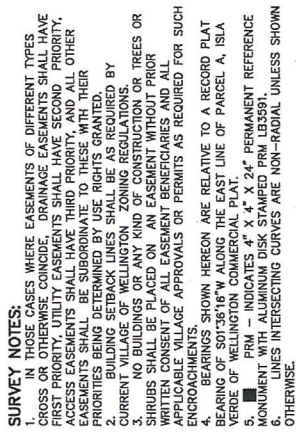
VILLAGE OF WELLINGTON

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD AND WHEELER, INC.
SURVEYORS — ENGINEERS — PLANNERS
7900 GLADES ROAD, SUITE 100
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CERTIFICATE OF AUTHORIZATION NO. 35591

BOCA RATON, FLORIDA 33434 - (561)392-1991
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BY: DEPUTY CLERK

SHEET 2 OF 7



SURVEY NOTES:

1. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE CONCIDE, DRAINAGE EASEMENTS SHALL HAVE PRECEDENCE OVER ALL OTHERS. EASEMENTS OF ANY OTHER TYPE, INCLUDING EASEMENTS OF ACCESS, EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE. WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS AS REQUIRED.

2. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY APPLICABLE VILLAGE APPROVALS OR PERMITS AS REQUIRED FOR SUCH DEVELOPMENT.

3. CURRENTLY NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE VILLAGE APPROVALS OR PERMITS AS REQUIRED FOR SUCH DEVELOPMENT.

4. BEARINGS SHOWN HEREON ARE RELATIVE TO A RECORD PLAT BEARING OF 301°35'16"W ALONG THE EAST LINE OF PARCEL A, ISLA VERDE OF WILMINGTON COMMERCIAL PLAT.

5. ■ PRM - INDICATES A $x' x' x' x' x' 24'$ PERMANENT REFERENCE POINT.

6. CONJUNCTLY OWNED LINES ARE SHOWN WITH A DOTTED LINE.

7. LINES INTERSECTING CURVES ARE NON-RADIAL. LINES SHOWN OTHERWISE.

7. "NOTICE" THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN, WITHIN AND UNDER THE COMPASSION OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.

8. $\frac{1}{2}$ = DENOTES CENTERLINE

9. $\frac{1}{4}$ = DENOTES UTILITY RECORDS BOOK

10. UE = DENOTES UTILITY EASEMENT

11. LBE = DENOTES LANDSCAPE BUFFER EASEMENT

12. DE = DENOTES DRAINAGE EASEMENT

13. $\angle$ = DENOTES ANGLE

14. R = DENOTES RADIUS

15. L = DENOTES ARC LENGTH

16. R/W = RIGHT-OF-WAY

17. LAE = DENOTES LIMITED ACCESS EASEMENT

18. LNE = DENOTES LIMITED NON-RESIDENTIAL EASEMENT

19. PABE = DENOTES PEDESTRIAN ACCESS EASEMENT

20. PRCE = DENOTES PALM BEACH COUNTY UTILITY EASEMENT

21. LME = LAKE MAINTENANCE EASEMENT

22. PG = PAGE

23. FT = FEET

24. AC = ACRES

25. 7-14-42 = SECTION 7 TOWNSHIP 44 SOUTH RANGE 42 EAST



ISLA VERDE OF WELLINGTON COMMERCIAL REPLAY

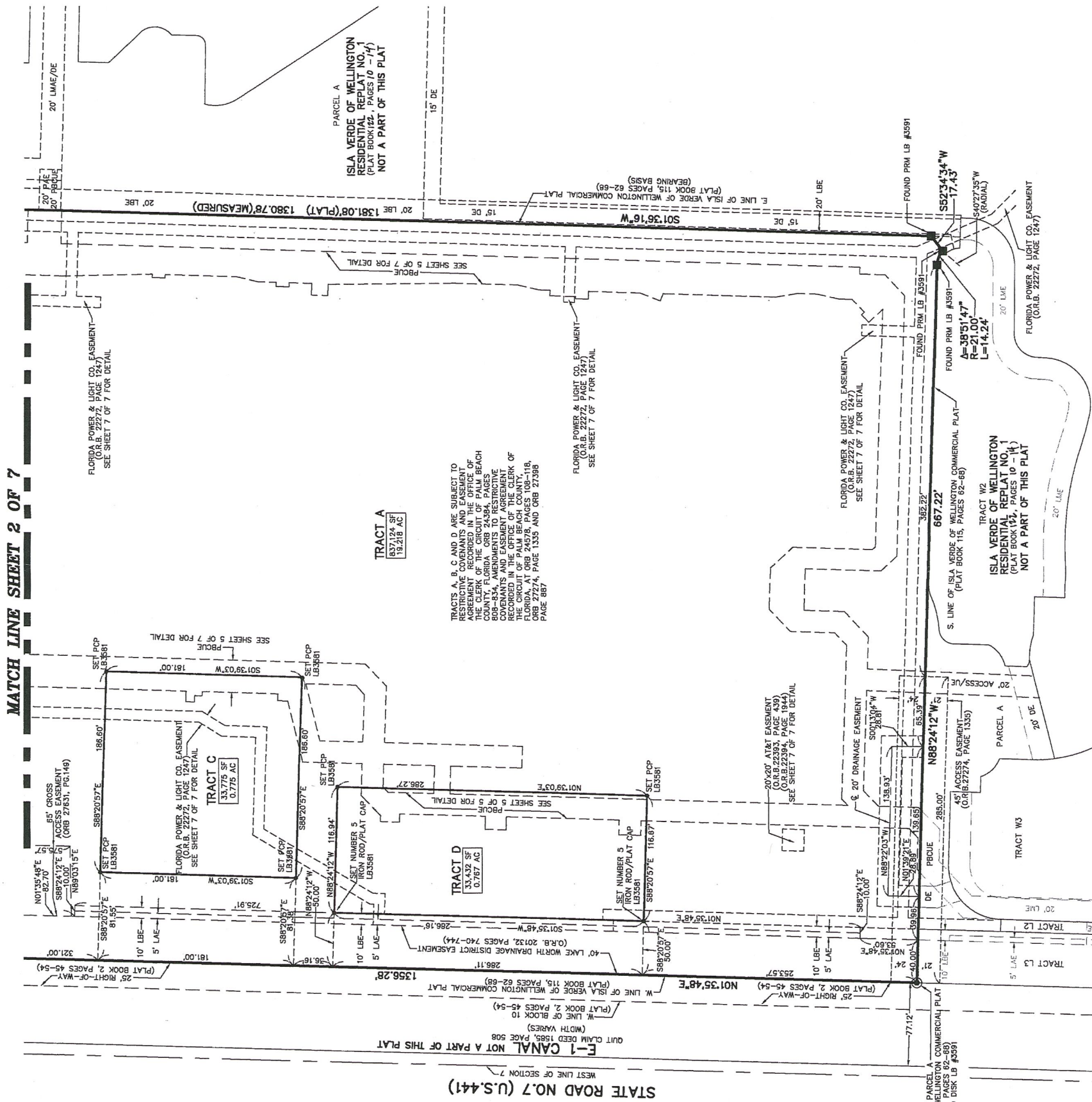
THIS INSTRUMENT PREPARED BY
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STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 201____ AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____,
SHARON R. BOCK
CLERK AND COMPTROLLER

BY: DEPUTY CLERK

SHEET 3 OF 7



SURVEY NOTES:

1. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE CONFLICT, DRAINAGE EASEMENTS SHALL HAVE PRECEDENCE OVER ALL OTHERS.
2. ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE, WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
3. CURRENT PLANNING ZONING MAP ZONING REGULATIONS, BY WHICH PLANNING ZONING DISTRICTS ARE ESTABLISHED, SHALL BE SUPERSEDED BY ANY CHANGES TO SUCH REGULATIONS.
4. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL EASEMENT GRANTORS.
5. EASEMENT APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
6. BEARINGS SHOWN HEREON ARE RELATIVE TO A RECORD PLAT BEARING OF 50°35'19" W. ALONG THE EAST LINE OF PARCEL A, ISLA VERDE OF WASHINGTON COMMERCIAL "A," A 24" PERMANENT REFERENCE MONUMENT WITH ALUMINUM DISK STAMPED PM LB3591.
7. LINES INTERSECTING CURVES ARE NON-RADIAL, UNLESS SHOWN OTHERWISE.
8. THE "CORRECT" POSITION OF THIS PLAT AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DECISION OF THE SUPERVISED LANDS DESCRIBED HEREIN AND WILL, IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THEREFORE, ANY ADDITIONAL RESTRICTIONS ARE RECORDED HEREIN SHALL BE UNLAWFUL.
9. THIS PLAT IS BEING RECORDED IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.

8.	Q	- DENOTES CENTERLINE
9.	O.R.B.	- DENOTES OFFICIAL RECORDS BOOK
10.	L	- DENOTES LAKE
11.	LB	- DENOTES LANDSCAPE BUFFER EASEMENT
12.	LD	- DENOTES LANDSCAPE EASEMENT
13.	A	- DENOTES LANDSCAPE EASEMENT
14.	LA	- DENOTES LAKE ACCESS
15.	R	- DENOTES RIGHT-OF-WAY
16.	R/W	- RIGHT-OF-WAY
17.	LAE	- DENOTES LIMITED ACCESS EASEMENT
18.	LMAE	- DENOTES LAKE MAINTENANCE ACCESS EASEMENT
19.	LA	- DENOTES LAKE ACCESS
20.	PL	- DENOTES PALM BEACH COUNTY UTILITY EASEMENT
21.	PG	- PAGE
22.	FEET	- FEET
23.	AC	- ACRES
24.	7-44-42	SECTION 7 TOWNSHIP 44 SOUTH RANGE 42 EAST

24. AC - ACRES
25. 7-44-42 - SECTION 7 TOWNSHIP 44 SOUTH RANGE 42 EAST

EXHIBIT B

ISLA VERDE COMMERCIAL REPLAT

PAGE 3 OF 7

ISLA VERDE OF WELLINGTON COMMERCIAL REPLAY

THIS INSTRUMENT PREPARED BY
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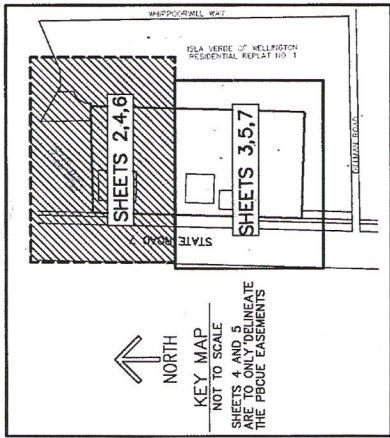
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STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 201__ AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____.

SHARON R. BOCK
CLERK AND COMPTROLLER

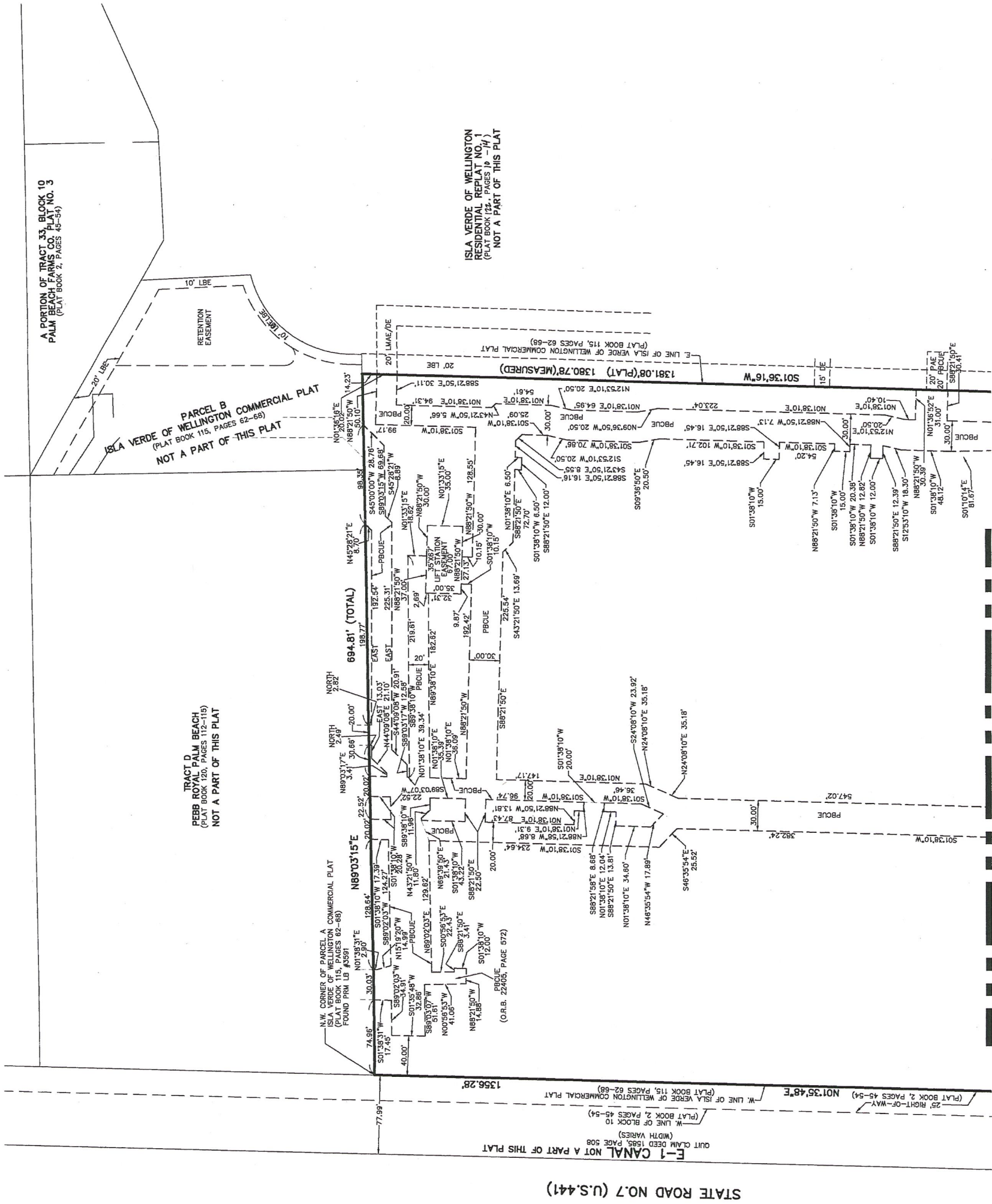
BY: DEPUTY CLERK

SHEET 4 OF 7



SURVEY NOTES:

1. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE CONCIDE, DRAINAGE EASEMENTS SHALL HAVE PRECEDENCE OVER ALL OTHER EASEMENTS.
2. ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE, WITH THEIR PRIORITIES BEING DETERMINED BY THE ORDER IN WHICH THEY ARE SHOWN ON THE PLAT.
3. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY THE APPLICABLE VILLAGE APPROVALS OR PERMITS AS REQUIRED FOR SUCH DEVELOPMENT.
4. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE VILLAGE APPROVALS OR PERMITS AS REQUIRED FOR SUCH DEVELOPMENT.
5. BEGINNINGS SHOWN HEREON ARE RELATIVE TO A RECORD PLAT BEARING OF 30°36'16" ALONG THE EAST LINE OF PARCEL A, ISLA VERDE OF WILMINGTON COMMERCIAL PLAT.
6. THE FOLLOWING PERMITS ARE REQUIRED FOR THIS DEVELOPMENT:
A. ■ PERM - INDICATES A "X" X "X" X 24' PERMANENT REFERENCE CURVE
B. ■ PERM - INDICATES A 120' RADIUS CURVE
C. ■ PERM - INDICATES A 150' RADIUS CURVE
D. ■ PERM - INDICATES A 180' RADIUS CURVE
E. ■ PERM - INDICATES A 210' RADIUS CURVE
F. ■ PERM - INDICATES A 240' RADIUS CURVE
G. ■ PERM - INDICATES A 270' RADIUS CURVE
H. ■ PERM - INDICATES A 300' RADIUS CURVE
I. ■ PERM - INDICATES A 330' RADIUS CURVE
J. ■ PERM - INDICATES A 360' RADIUS CURVE
K. ■ PERM - INDICATES A 390' RADIUS CURVE
L. ■ PERM - INDICATES A 420' RADIUS CURVE
M. ■ PERM - INDICATES A 450' RADIUS CURVE
N. ■ PERM - INDICATES A 480' RADIUS CURVE
O. ■ PERM - INDICATES A 510' RADIUS CURVE
P. ■ PERM - INDICATES A 540' RADIUS CURVE
Q. ■ PERM - INDICATES A 570' RADIUS CURVE
R. ■ PERM - INDICATES A 600' RADIUS CURVE
S. ■ PERM - INDICATES A 630' RADIUS CURVE
T. ■ PERM - INDICATES A 660' RADIUS CURVE
U. ■ PERM - INDICATES A 690' RADIUS CURVE
V. ■ PERM - INDICATES A 720' RADIUS CURVE
W. ■ PERM - INDICATES A 750' RADIUS CURVE
X. ■ PERM - INDICATES A 780' RADIUS CURVE
Y. ■ PERM - INDICATES A 810' RADIUS CURVE
Z. ■ PERM - INDICATES A 840' RADIUS CURVE
AA. ■ PERM - INDICATES A 870' RADIUS CURVE
AB. ■ PERM - INDICATES A 900' RADIUS CURVE
AC. ■ PERM - INDICATES A 930' RADIUS CURVE
AD. ■ PERM - INDICATES A 960' RADIUS CURVE
AE. ■ PERM - INDICATES A 990' RADIUS CURVE
AF. ■ PERM - INDICATES A 1020' RADIUS CURVE
AG. ■ PERM - INDICATES A 1050' RADIUS CURVE
AH. ■ PERM - INDICATES A 1080' RADIUS CURVE
AI. ■ PERM - INDICATES A 1110' RADIUS CURVE
AJ. ■ PERM - INDICATES A 1140' RADIUS CURVE
AK. ■ PERM - INDICATES A 1170' RADIUS CURVE
AL. ■ PERM - INDICATES A 1200' RADIUS CURVE
AM. ■ PERM - INDICATES A 1230' RADIUS CURVE
AN. ■ PERM - INDICATES A 1260' RADIUS CURVE
AO. ■ PERM - INDICATES A 1290' RADIUS CURVE
AP. ■ PERM - INDICATES A 1320' RADIUS CURVE
AQ. ■ PERM - INDICATES A 1350' RADIUS CURVE
AR. ■ PERM - INDICATES A 1380' RADIUS CURVE
AS. ■ PERM - INDICATES A 1410' RADIUS CURVE
AT. ■ PERM - INDICATES A 1440' RADIUS CURVE
AU. ■ PERM - INDICATES A 1470' RADIUS CURVE
AV. ■ PERM - INDICATES A 1500' RADIUS CURVE
AW. ■ PERM - INDICATES A 1530' RADIUS CURVE
AX. ■ PERM - INDICATES A 1560' RADIUS CURVE
AY. ■ PERM - INDICATES A 1590' RADIUS CURVE
AZ. ■ PERM - INDICATES A 1620' RADIUS CURVE
BA. ■ PERM - INDICATES A 1650' RADIUS CURVE
BB. ■ PERM - INDICATES A 1680' RADIUS CURVE
BC. ■ PERM - INDICATES A 1710' RADIUS CURVE
BD. ■ PERM - INDICATES A 1740' RADIUS CURVE
BE. ■ PERM - INDICATES A 1770' RADIUS CURVE
BF. ■ PERM - INDICATES A 1800' RADIUS CURVE
BG. ■ PERM - INDICATES A 1830' RADIUS CURVE
BH. ■ PERM - INDICATES A 1860' RADIUS CURVE
BI. ■ PERM - INDICATES A 1890' RADIUS CURVE
BJ. ■ PERM - INDICATES A 1920' RADIUS CURVE
BK. ■ PERM - INDICATES A 1950' RADIUS CURVE
BL. ■ PERM - INDICATES A 1980' RADIUS CURVE
BM. ■ PERM - INDICATES A 2010' RADIUS CURVE
BN. ■ PERM - INDICATES A 2040' RADIUS CURVE
BO. ■ PERM - INDICATES A 2070' RADIUS CURVE
BP. ■ PERM - INDICATES A 2100' RADIUS CURVE
BQ. ■ PERM - INDICATES A 2130' RADIUS CURVE
BR. ■ PERM - INDICATES A 2160' RADIUS CURVE
BS. ■ PERM - INDICATES A 2190' RADIUS CURVE
BT. ■ PERM - INDICATES A 2220' RADIUS CURVE
BU. ■ PERM - INDICATES A 2250' RADIUS CURVE
BV. ■ PERM - INDICATES A 2280' RADIUS CURVE
BW. ■ PERM - INDICATES A 2310' RADIUS CURVE
BX. ■ PERM - INDICATES A 2340' RADIUS CURVE
BY. ■ PERM - INDICATES A 2370' RADIUS CURVE
BZ. ■ PERM - INDICATES A 2400' RADIUS CURVE
CA. ■ PERM - INDICATES A 2430' RADIUS CURVE
CB. ■ PERM - INDICATES A 2460' RADIUS CURVE
CC. ■ PERM - INDICATES A 2490' RADIUS CURVE
CD. ■ PERM - INDICATES A 2520' RADIUS CURVE
CE. ■ PERM - INDICATES A 2550' RADIUS CURVE
CF. ■ PERM - INDICATES A 2580' RADIUS CURVE
CG. ■ PERM - INDICATES A 2610' RADIUS CURVE
CH. ■ PERM - INDICATES A 2640' RADIUS CURVE
CI. ■ PERM - INDICATES A 2670' RADIUS CURVE
CJ. ■ PERM - INDICATES A 2700' RADIUS CURVE
CK. ■ PERM - INDICATES A 2730' RADIUS CURVE
CL. ■ PERM - INDICATES A 2760' RADIUS CURVE
CM. ■ PERM - INDICATES A 2790' RADIUS CURVE
CN. ■ PERM - INDICATES A 2820' RADIUS CURVE
CO. ■ PERM - INDICATES A 2850' RADIUS CURVE
CP. ■ PERM - INDICATES A 2880' RADIUS CURVE
CQ. ■ PERM - INDICATES A 2910' RADIUS CURVE
CR. ■ PERM - INDICATES A 2940' RADIUS CURVE
CS. ■ PERM - INDICATES A 2970' RADIUS CURVE
CT. ■ PERM - INDICATES A 3000' RADIUS CURVE
CU. ■ PERM - INDICATES A 3030' RADIUS CURVE
CV. ■ PERM - INDICATES A 3060' RADIUS CURVE
CW. ■ PERM - INDICATES A 3090' RADIUS CURVE
CX. ■ PERM - INDICATES A 3120' RADIUS CURVE
CY. ■ PERM - INDICATES A 3150' RADIUS CURVE
CZ. ■ PERM - INDICATES A 3180' RADIUS CURVE
DA. ■ PERM - INDICATES A 3210' RADIUS CURVE
DB. ■ PERM - INDICATES A 3240' RADIUS CURVE
DC. ■ PERM - INDICATES A 3270' RADIUS CURVE
DD. ■ PERM - INDICATES A 3300' RADIUS CURVE
DE. ■ PERM - INDICATES A 3330' RADIUS CURVE
DF. ■ PERM - INDICATES A 3360' RADIUS CURVE
DG. ■ PERM - INDICATES A 3390' RADIUS CURVE
DH. ■ PERM - INDICATES A 3420' RADIUS CURVE
DI. ■ PERM - INDICATES A 3450' RADIUS CURVE
DJ. ■ PERM - INDICATES A 3480' RADIUS CURVE
DK. ■ PERM - INDICATES A 3510' RADIUS CURVE
DL. ■ PERM - INDICATES A 3540' RADIUS CURVE
DM. ■ PERM - INDICATES A 3570' RADIUS CURVE
DN. ■ PERM - INDICATES A 3600' RADIUS CURVE
DO. ■ PERM - INDICATES A 3630' RADIUS CURVE
DP. ■ PERM - INDICATES A 3660' RADIUS CURVE
DQ. ■ PERM - INDICATES A 3690' RADIUS CURVE
DR. ■ PERM - INDICATES A 3720' RADIUS CURVE
DS. ■ PERM - INDICATES A 3750' RADIUS CURVE
DT. ■ PERM - INDICATES A 3780' RADIUS CURVE
DU. ■ PERM - INDICATES A 3810' RADIUS CURVE
DV. ■ PERM - INDICATES A 3840' RADIUS CURVE
DW. ■ PERM - INDICATES A 3870' RADIUS CURVE
DX. ■ PERM - INDICATES A 3900' RADIUS CURVE
DY. ■ PERM - INDICATES A 3930' RADIUS CURVE
DZ. ■ PERM - INDICATES A 3960' RADIUS CURVE
EA. ■ PERM - INDICATES A 3990' RADIUS CURVE
EB. ■ PERM - INDICATES A 4020' RADIUS CURVE
EC. ■ PERM - INDICATES A 4050' RADIUS CURVE
ED. ■ PERM - INDICATES A 4080' RADIUS CURVE
EE. ■ PERM - INDICATES A 4110' RADIUS CURVE
EF. ■ PERM - INDICATES A 4140' RADIUS CURVE
EG. ■ PERM - INDICATES A 4170' RADIUS CURVE
EH. ■ PERM - INDICATES A 4200' RADIUS CURVE
EI. ■ PERM - INDICATES A 4230' RADIUS CURVE
EJ. ■ PERM - INDICATES A 4260' RADIUS CURVE
EK. ■ PERM - INDICATES A 4290' RADIUS CURVE
EL. ■ PERM - INDICATES A 4320' RADIUS CURVE
EM. ■ PERM - INDICATES A 4350' RADIUS CURVE
EN. ■ PERM - INDICATES A 4380' RADIUS CURVE
EO. ■ PERM - INDICATES A 4410' RADIUS CURVE
EP. ■ PERM - INDICATES A 4440' RADIUS CURVE
EQ. ■ PERM - INDICATES A 4470' RADIUS CURVE
ER. ■ PERM - INDICATES A 4500' RADIUS CURVE
ES. ■ PERM - INDICATES A 4530' RADIUS CURVE
ET. ■ PERM - INDICATES A 4560' RADIUS CURVE
EU. ■ PERM - INDICATES A 4590' RADIUS CURVE
EV. ■ PERM - INDICATES A 4620' RADIUS CURVE
EW. ■ PERM - INDICATES A 4650' RADIUS CURVE
EX. ■ PERM - INDICATES A 4680' RADIUS CURVE
EY. ■ PERM - INDICATES A 4710' RADIUS CURVE
EZ. ■ PERM - INDICATES A 4740' RADIUS CURVE
FA. ■ PERM - INDICATES A 4770' RADIUS CURVE
FB. ■ PERM - INDICATES A 4800' RADIUS CURVE
FC. ■ PERM - INDICATES A 4830' RADIUS CURVE
FD. ■ PERM - INDICATES A 4860' RADIUS CURVE
FE. ■ PERM - INDICATES A 4890' RADIUS CURVE
FF. ■ PERM - INDICATES A 4920' RADIUS CURVE
FG. ■ PERM - INDICATES A 4950' RADIUS CURVE
FH. ■ PERM - INDICATES A 4980' RADIUS CURVE
FI. ■ PERM - INDICATES A 5010' RADIUS CURVE
FJ. ■ PERM - INDICATES A 5040' RADIUS CURVE
FK. ■ PERM - INDICATES A 5070' RADIUS CURVE
FL. ■ PERM - INDICATES A 5100' RADIUS CURVE
FM. ■ PERM - INDICATES A 5130' RADIUS CURVE
FN. ■ PERM - INDICATES A 5160' RADIUS CURVE
FO. ■ PERM - INDICATES A 5190' RADIUS CURVE
FP. ■ PERM - INDICATES A 5220' RADIUS CURVE
FQ. ■ PERM - INDICATES A 5250' RADIUS CURVE
FR.



MATCH LINE SHEET 5 OF 7

PALM BEACH COUNTY UTILITY EASEMENT DETAIL

EXHIBIT B
ISLA VERDE COMMERCIAL REPLAT
PAGE 4 OF 7

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD and WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. 3591

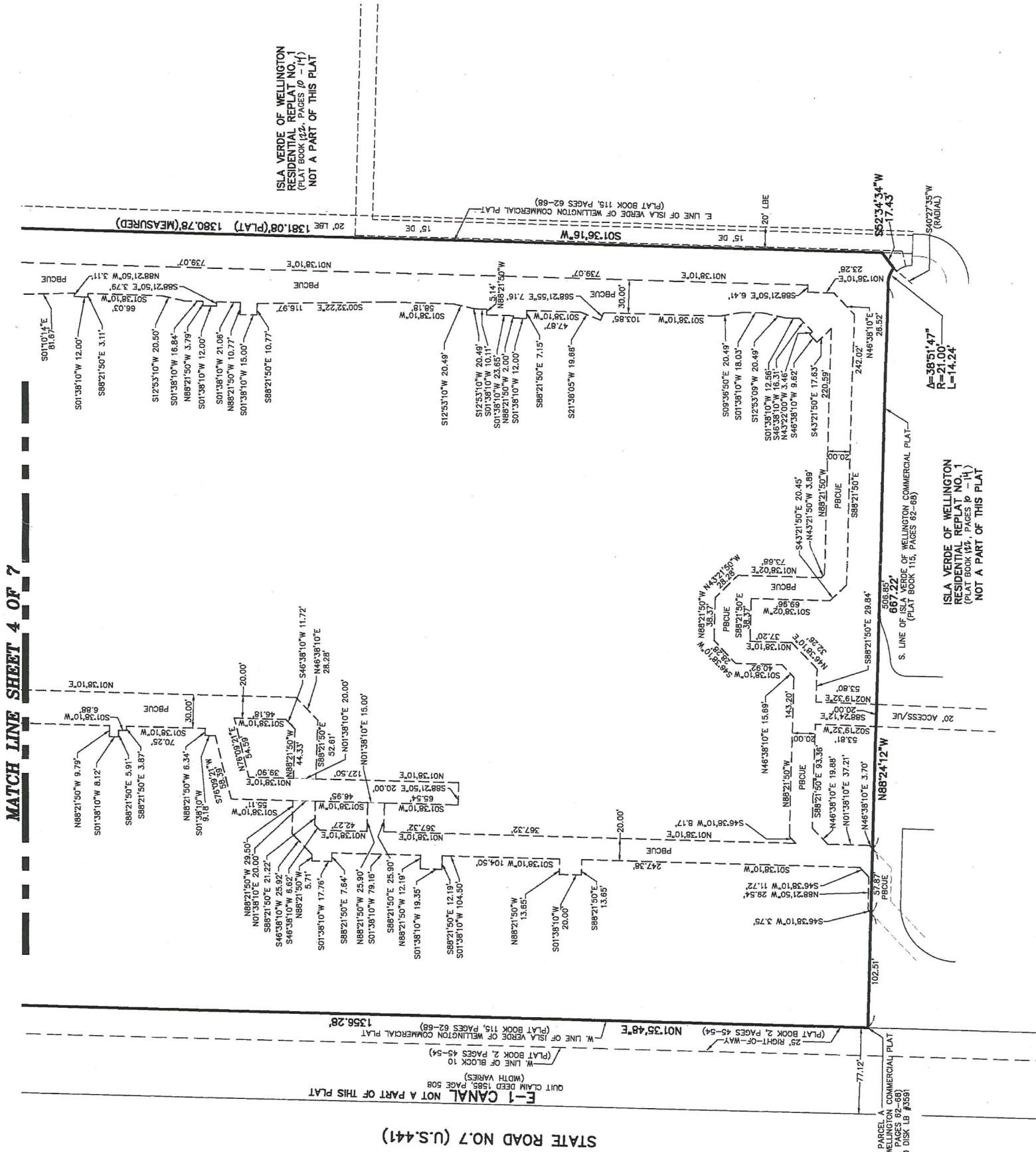
ISLA VERDE OF WELLINGTON COMMERCIAL REPLAT

BEING A REPLAT OF PARCEL A, ISLA VERDE OF WELLINGTON COMMERCIAL, AS RECORDED IN PLAT BOOK 115, PAGES 62 THROUGH 68
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
LYING IN SECTIONS 6 AND 7, TOWNSHIP 44 SOUTH, RANGE 42 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 201____ AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____
SHARON R. BOCK
CLERK AND COMPTROLLER

BY: DEPUTY CLERK

SHEET 5 OF 7



SURVEY NOTES:

1. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, EASEMENTS FOR UTILITIES SHALL HAVE SECOND PRIORITY, AND EASEMENTS FOR ACCESS SHALL HAVE THIRD PRIORITY. WITH ALL OTHER EASEMENTS BEING DETERMINED BY USE RIGHTS GRANTED.
2. BUILDING SETBACK LINES SHALL BE AS REQUIRED BY WELLINGTON ZONING REGULATIONS.
3. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE VILLAGE APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENROACHMENTS.
4. SHOWN HEREON ARE RELATIVE TO A RECORD PLAT BEARING OF S01°36'16"W ALONG THE EAST LINE OF PARCEL A, ISLA VERDE OF WELLINGTON COMMERCIAL PLAT.
5. PRM - INDICATES 4" X 4" X 24" PERMANENT REFERENCE MONUMENT WITH ALUMINUM DISK STAMPED PRM LB3591.
6. LINES INTERSECTING CURVES ARE NON-RADIAL UNLESS SHOWN OTHERWISE.
7. "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 PALM BEACH COUNTY.
8. C - DENOTES CENTERLINE
9. O.R.B. - DENOTES OFFICIAL RECORDS BOOK
10. U.E. - DENOTES UTILITY EASEMENT
11. D.E. - DENOTES DRAINAGE EASEMENT
12. D.E. - DENOTES DRAINAGE EASEMENT
13. A - DENOTES CENTRAL ANGLE
14. R - DENOTES RADIUS
15. L - DENOTES ARC LENGTH
16. R/W - RIGHT-OF-WAY
17. LVAE - DENOTES LAKE VERDE ACCESS EASEMENT
18. LVAE - DENOTES LAKE VERDE ACCESS EASEMENT
19. PAE - DENOTES PEDESTRIAN ACCESS EASEMENT
20. P.M.E. - DENOTES PALM BEACH COUNTY UTILITY EASEMENT
21. LME - DENOTES LAKE MAINTENANCE EASEMENT
22. SF - DENOTES SQUARE FEET
23. AC - DENOTES ACRES
24. AC - DENOTES ACRES
25. 7-44-42 - SECTION 7 TOWNSHIP 44 SOUTH RANGE 42 EAST

PALM BEACH COUNTY UTILITY EASEMENT DETAIL

ISLA VERDE OF WELLINGTON COMMERCIAL REPLAY

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD AND WHEELER, INC.
SURVEYORS — ENGINEERS — PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 — (561)382-1991
CERTIFICATE OF AUTHORIZATION NO. 3591

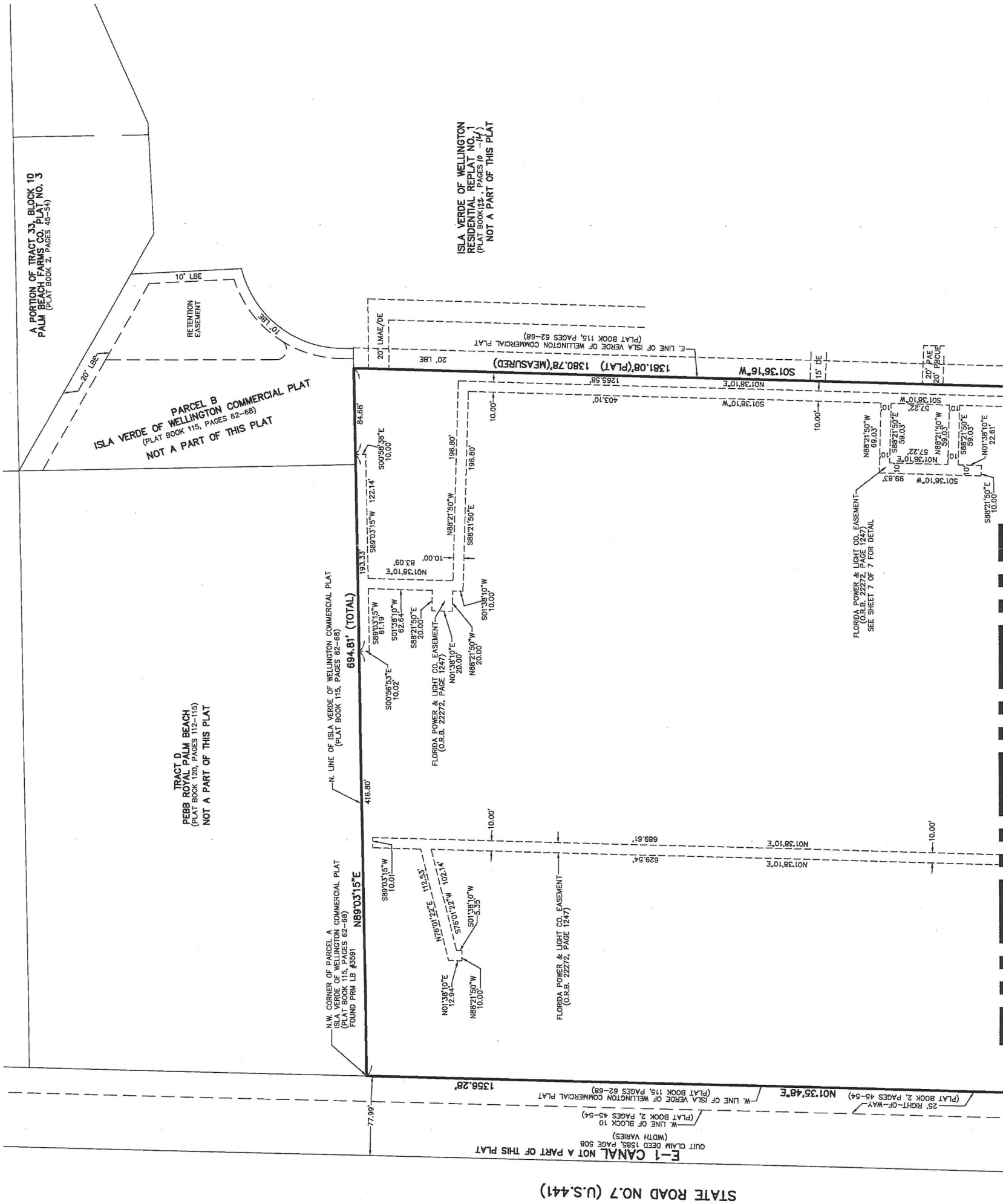
BEING A REPLAT OF PARCEL A, ISLA VERDE OF WELLINGTON COMMERCIAL, AS RECORDED IN PLAT BOOK 115, PAGES 62 THROUGH 68 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, TOWNSHIP 44 SOUTH, RANGE 42 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA LYING IN SECTIONS 6 AND 7, TOWNSHIP 44 SOUTH, RANGE 42 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 201____ AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____

SHARON R. BOCK
CLERK AND COMPTROLLER

BY: _____
DEPUTY CLERK

SHEET 6 OF 7



IN SURVEY NOTES:

1. CROSS OR OTHERWISE CONDUCE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, AND ALL OTHER EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER PRIORITIES SHALL BE SUBORDINATE TO THESE, WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
2. BUILDING SETBACK LINES SHALL BE REQUIRED BY ZONING ORDINANCES AND SHALL BE SUBORDINATE TO ALL RIGHTS GRANTED TO OR BY ANY OTHER EASEMENT.
3. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL EASEMENT GRANTORS. EASEMENT APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
4. BEARINGS SHOWN HEREON ARE RELATIVE TO A RECORD PLAT BEARING OF 501°36'16"W ALONG THE EAST LINE OF PARCEL A, ISLA VERDE OF WELINGTON COMMERCIAL PLAT.
5. THIS PLAT IS TO BE CONSIDERED AS A PERMANENT REFERENCE DOCUMENT WITH ALL SURVEY DATA, INCLUDING ALL DISK STAMPER, FERN LEXSON.
6. LINES INTERSECTING HEREON ARE NON-RADIAL UNLESS SHOWN OTHERWISE.

"NOTICE" THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL RECORD OF THE SURVEY HEREON AND SHALL BE SUBMITTED HEREON AND IN ALL CIRCUMSTANCES BE SUPPLIED IN FULL TO ANY PARTY REQUESTING IT. THERE SHALL BE NO 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 THE CLACKAMAS COUNTY CLERK'S OFFICE.

O.R.B. = DENOTES OFFICIAL RECORDS BOOK

7.	Q	- DENOTES CENTERLINE
8.	O.R.B.	- DENOTES OFFICIAL RECORDS BOOK
9.	U	- DENOTES UTILITY
10.	U.B.	- DENOTES UTILITY BUFFER EASEMENT
11.	L	- DENOTES LANDSCAPE EASEMENT
12.	DE	- DENOTES DRAINAGE EASEMENT
13.	DE	- DENOTES DRAINAGE EASEMENT
14.	R	- DENOTES CENTRAL ANGLE
15.	R	- DENOTES CENTRAL ANGLE
16.	L	- DENOTES ARC LENGTH
17.	R/W	- RIGHT-OF-WAY
18.	LAE	- DENOTES LIMITED ACCESS EASEMENT
19.	LMAE	- DENOTES LAKE MAINTENANCE ACCESS EASEMENT
20.	LA	- DENOTES LAKE MAINTENANCE EASEMENT
21.	PG	- DENOTES PALM BEACH COUNTY UTILITY EASEMENT
22.	PG	- PAGE
23.	PG	- PAGE
24.	AC	- ACRES
25.	7-44-42	- SECTION 7 TOWNSHIP 44 SOUTH RANGE 42 EAST

MATCH LINE SHEET 7 OF 7

FLORIDA POWER & LIGHT CO. AND A.T.&T. EASEMENT DETAILS

EXHIBIT B
ISLA VERDE COMMERCIAL REPLAT
PAGE 6 OF 7

