

Aero Club Bike
Lane Section
(4.2 miles)

C-2 Canal

Greenbriar Boulevard

Meadow Wood Drive

Meadow Wood

Take Off Place

Grumman Court

WELLINGTON AERO CLUB OF THE LANDINGS AT WELLINGTON-P.U.D.

IN PART OF SECTION 18, TWP. 44 S., RGE. 41 E.

PALM BEACH COUNTY, FLORIDA
IN 6 SHEETS SHEET NO. 1

GEE & JENSON
ENGINEERS-ARCHITECTS-PLANNERS, INC.
WEST PALM BEACH, FLORIDA
MAY 1979

DESCRIPTION

A portion of land lying in part of Section 18, Township 44 South, Range 41 East, Palm Beach County, Florida, more particularly described as follows:

BEGINNING at the Northwest Corner of said Section 18; thence S. 89° 45' 01" E. along the North Line of Section 18, a distance of 297.8-00 feet; thence S. 22° 00' 00" E., a distance of 866.24 feet to the beginning of a curve concave to the southwest having a radius of 2863 feet and a central angle of 21° 55' 29"; thence southeasterly along the arc of said curve, a distance of 1097.08 feet; thence N. 83° 55' 24" E. along a radial line, a distance of 80.00 feet to a point on a concentric curve concave to the northwest having a radius of 2945 feet and a central angle of 36° 35' 36"; thence southerly and southwesterly along the arc of said curve, a distance of 1879.16 feet; thence S. 35° 30' 00" W. along the tangent to said curve, a distance of 294.66 feet to the beginning of a curve concave to the southeast having a radius of 540 feet and a central angle of 36° 05' 05"; thence southwesterly and southerly along the arc of said curve, a distance of 340.09 feet; thence S. 00° 24' 55" W. along the tangent to said curve, a distance of 369.03 feet; thence S. 44° 35' 06" E. a distance of 35.36 feet; thence S. 89° 35' 05" E. a distance of 365.32 feet to the beginning of a curve concave to the northwest having a radius of 1760.07 feet and a central angle of 47° 39' 26"; thence southerly and northeasterly along the arc of said curve, a distance of 1480.62 feet; thence N. 42° 45' 28" E. along the tangent to said curve, a distance of 147.28 feet to a point on the East Line of said Section 18; thence S. 00° 49' 46" W. along said East Line, a distance of 119.72 feet to a point, said point being N. 00° 49' 46" E. a distance of 1360.22 feet from the Southeast Corner of said Section 18; thence S. 42° 45' 28" W. parallel with and 80.00 feet southeast of a previous described course, a distance of 58.21 feet to the beginning of a concentric curve concave to the northwest having a radius of 1860.07 feet and a central angle of 47° 39' 26"; thence southwesterly and westerly along the arc of said curve, a distance of 1547.16 feet; thence N. 89° 35' 06" W. along the tangent to said curve, a distance of 470.32 feet; thence S. 00° 24' 55" W. a distance of 709.97 feet to the South Line of said Section 18; thence N. 89° 35' 05" W. along said South Line, a distance of 2669.69 feet to the Southwest Corner of said Section 18; thence N. 00° 16' 40" E. along the West Line of Section 18, a distance of 3891.77 feet to the Southeast Corner of Section 12, Township 44 South, Range 40 East; thence N. 00° 17' 21" E. along said West Line of Section 18, a distance of 1488.62 feet to the Northwest Corner of said Section 18 and the POINT OF BEGINNING.

LAND USE

Total Area	395.69 Acres
Single Family	251 Lots
Commercial	3.61 Acres
The Down Area	5.05 Acres
Density	0.63 D.U./Ac.

SEE SHEET NO. 2 FOR
ADDITIONAL MORTGAGE
CONSENT & ACKNOWLEDGMENT.

MORTGAGE CONSENT

STATE OF NEW YORK-COUNTY OF NEW YORK
The undersigned hereby certifies that he is Co-Holder of a Mortgage upon the herein described property and does hereby join in and consents to the dedication of the lands described in the dedication hereto, by the owner thereof and agrees that his mortgage, which is recorded in Official Record Book 222, Page 177, of the Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, I, ROGER WELLINGTON, do hereunto set my hand this 31 day of May, 1979.

Witness: *[Signature]*
Roger Wellington as Co-Trustee of the Testamentary Trusts of C.O. Wellington, deceased.

ACKNOWLEDGMENT

STATE OF NEW YORK-COUNTY OF NEW YORK
BEFORE ME personally appeared ROGER WELLINGTON as Co-Trustee of the Testamentary Trusts of C.O. Wellington, deceased, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal this 31 day of May, 1979.

[Signature]
Notary Public

MORTGAGE CONSENT

STATE OF NEW YORK-COUNTY OF NEW YORK
The undersigned hereby certifies that he is Co-Holder of a Mortgage upon the herein described property and does hereby join in and consents to the dedication of the lands described in the dedication hereto, by the owner thereof and agrees that his mortgage, which is recorded in Official Record Book 222, Page 177, of the Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, the said Corporation has caused these presents to be signed by its President and attested to by its Secretary, and its Corporate Seal to be affixed hereto by and with the authority of its Board of Directors, this 31 day of May, 1979.

BANKERS TRUST COMPANY, a Corporation of the State of New York as Co-Trustee of the Testamentary Trusts of C.O. Wellington, deceased.

Attest: *[Signature]*
President

ACKNOWLEDGMENT

STATE OF NEW YORK-COUNTY OF NEW YORK
BEFORE ME personally appeared *[Signature]* and *[Signature]*, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to and before me that they executed said instrument, as such officers of said Corporation, and that the said officer 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 true and valid deed of said Corporation.

WITNESS my hand and official seal this 31 day of May, 1979.

[Signature]
Notary Public

NOTES

All bearings shown hereon are relative to an assumed meridian used throughout Wellington. Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.

There shall be no buildings or other structures placed on Utility Easements.

There shall be no buildings or any kind of construction or trees or shrubs placed on Dedication and Taxi Easements.

a. denotes Permanent Reference Monument

b. denotes Permanent Control Point.

Easements are for Public Utilities, unless otherwise noted.

There shall be no above ground utilities placed within Taxi Right of Ways.

APPROVALS

BOARD OF COUNTY COMMISSIONERS
OF PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this 31 day of May, 1979.

By: *[Signature]*
Bill Butler, Chairman

Attest: JOHN B. DUNKLE, Clerk

By: *[Signature]*
Deputy Clerk

COUNTY ENGINEER

This plat is hereby approved for record this 31 day of May, 1979.

By: *[Signature]*
B.E. Kohn, County Engineer

By: *[Signature]*
B.E. Kohn, County Engineer

CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, LARRY ALEXANDER, a duly licensed Attorney in the State of Florida, do hereby

certify that I have examined the title to the herein described property,

that I find the title to the property is vested in GOULD FLORIDA INC., a Delaware Corporation and ACME IMPROVEMENT DISTRICT, that the current taxes have

been paid; that the property is encumbered by the mortgages shown hereon; and that I find all mortgages are shown and are true and correct, and that the property is found to contain dead

reservations which are not applicable and do not affect the subdivision of the property.

[Signature]
Larry Alexander, Attorney at Law
licensed in Fla. Date: 5/21/79

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STATE OF FLORIDA-COUNTY OF PALM BEACH
BEFORE ME personally appeared GERRY STRIBLING and DIANA L. CURRIER, respectively, of GOULD FLORIDA INC., a Delaware Corporation, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to and before me that they executed said instrument, as such officers of said Corporation, and that the said officer 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 true and valid deed of said Corporation.

WITNESS my hand and official seal this 21 day of May, 1979.

[Signature]
Gerry Stribling, President

[Signature]
Diana L. Currier, Secretary

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Diana L. Currier, Secretary

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Diana L. Currier, Secretary

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WELLINGTON AERO CLUB OF THE LANDINGS AT WELLINGTON-P.U.D.

IN PART OF SECTION 18, TWP 44 S, RGE. 41E.
PALM BEACH COUNTY, FLORIDA
IN 6 SHEETS SHEET NO. 5

GEE & JENSON
ENGINEERS-ARCHITECTS-PLANNERS, INC.
WEST PALM BEACH, FLORIDA
MAY 1979

SCALE IN FEET
SCALE: 1"=100'

SHEET NO. 5



0269-300

NOTED

All land in this plat is subject to the provisions of the Wellington P.U.D. and the provisions of the Wellington Aero Club of the Landings at Wellington-P.U.D. The land is to be used for aviation purposes and the provisions of the Wellington P.U.D. and the provisions of the Wellington Aero Club of the Landings at Wellington-P.U.D. shall govern the use of the land. The land is to be used for aviation purposes and the provisions of the Wellington P.U.D. and the provisions of the Wellington Aero Club of the Landings at Wellington-P.U.D. shall govern the use of the land.

PALM BEACH POINT

PS 33

PGS. 133-136

WELLINGTON AERO CLUB OF THE LANDINGS AT WELLINGTON P.U.D.

IN PART OF SECTION 18, TWP. 44 S., RGE. 41 E.

PALM BEACH COUNTY, FLORIDA

IN 6 SHEETS SHEET NO. 4

GEE & JENSEN

ENGINEERS-ARCHITECTS-PLANNERS, INC.

WEST PALM BEACH, FLORIDA

MAY 1979

SHEET NO. 3

2

TAKE OFF

PLACE

SHEET NO. 2

PARCEL A

(The Down Area)

5.05 Acres

PARCEL D

(COMMERCIAL)

0.50 Acres

PARCEL C

(COMMERCIAL)

0.50 Acres

PARCEL B

(COMMERCIAL)

0.50 Acres

PARCEL E

(COMMERCIAL)

0.50 Acres

PARCEL F

(COMMERCIAL)

0.50 Acres

R/W

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AERO CLUB DRIVE OF THE LANDINGS AT WELLINGTON P. U. D.

IN PART OF SECTIONS 7 AND 18 TOWNSHIP 44 SOUTH, RANGE 41 EAST
PALM BEACH COUNTY, FLORIDA
IN 2 SHEETS SHEET NO. 1

DESCRIPTION

Being a parcel of land lying in Sections 7 and 18, Township 44 South, Range 41 East, Palm Beach County, Florida and being more particularly described as follows:

Commencing at the intersection of the northerly terminus of AERO CLUB DRIVE with the easterly line of Lot 10, Block 6, both of WELLINGTON AERO CLUB OF THE LANDINGS AT WELLINGTON P. U. D., recorded in Plat Book 38, Pages 159 thru 164, inclusive, of the Public Records of Palm Beach County, Florida, said point being the POINT OF BEGINNING of this description, said point lying on a curve concave to the southwest having a radius of 2865.00 feet and a central angle of 21°56'24"; thence northerly and northwesterly along the arc of said curve, and easterly line of said WELLINGTON AERO CLUB Plat, a distance of 1097.08 feet; thence North 22°00'00" West along the tangent of said curve, a distance of 866.24 feet to a point on the southerly line of said Section 7; thence continue North 22°00'00" West, a distance of 933.76 feet to the beginning of a curve concave to the northeast having a radius of 1369.85 feet and a central angle of 17°06'20"; thence northwesterly along the arc of said curve, a distance of 408.97 feet; thence North 04°53'40" West along the tangent of said curve, a distance of 221.25 feet to the beginning of a curve concave to the southwest having a radius of 1328.40 feet and a central angle of 16°37'50"; thence northwesterly along the arc of said curve, a distance of 385.58 feet; thence North 21°31'30" West along the tangent of said curve, a distance of 379.32 feet to the beginning of a curve concave to the northeast having a radius of 2335.00 feet and a central angle of 12°14'31"; thence northwesterly along the arc of said curve, a distance of 498.90 feet to a point on the south line of MEADOW WOOD OF THE LANDINGS AT WELLINGTON P. U. D., recorded in Plat Book 39, Pages 38, 39, 40 and 41 of said Public Records, said south line being also the north line of the southeast one-quarter (S.E. 1/4) of said Section 7; the tangent to said curve bears North 09°16'59" East at this point; thence South 89°41'52" East along said south line of MEADOW WOOD Plat and north line of said southeast one-quarter (S.E. 1/4) of Section 7, a distance of 81.17 feet to a point on a concentric curve, concave to the northeast having a radius of 2255.00 feet and a central angle of 08°32'37"; the tangent to said curve bears South 09°37'35" East at this point; thence southeasterly along the arc of said curve, a distance of 336.25 feet; the tangent to said curve bears South 18°10'12" East at this point; thence South 63°52'36" East, a distance of 35.79 feet; thence North 70°25'00" East, a distance of 34.62 feet to the beginning of a curve concave to the southeast having a radius of 197.31 feet and a central angle of 17°50'00"; thence northwesterly along the arc of said curve, a distance of 61.41 feet; thence North 88°15'00" East along the tangent of said curve, a distance of 76.00 feet; thence South 01°45'00" East, a distance of 60.00 feet; thence South 88°15'00" West, a distance of 76.00 feet to the beginning of a curve concave to the southeast and concentric to a previously described curve, having a radius of 137.31 feet and a central angle of 17°50'00"; thence southwesterly along the arc of said curve, a distance of 42.74 feet; thence South 70°25'00" West along the tangent of said curve, a distance of 34.62 feet; thence South 24°42'36" West, a distance of 35.79 feet to a point on a curve concave to the northeast and concentric to a previously described curve, having a radius of 2255.00 feet and a central angle of 08°32'37"; the tangent to said curve bears South 20°59'48" East at this point; thence southeasterly along the arc of said curve, a distance of 20.79 feet; thence South 21°31'30" East along the tangent of said curve, a distance of 379.32 feet to the beginning of a curve concave to the southwest and concentric to a previously described curve, having a radius of 1408.40 feet and a central angle of 16°37'50"; thence southeasterly along the arc of said curve, a distance of 408.80 feet; thence South 04°53'40" East along the tangent of said curve, a distance of 221.25 feet to the beginning of a curve concave to the northeast and concentric to a previously described curve, having a radius of 1289.85 feet and a central angle of 17°06'20"; thence southeasterly along the arc of said curve, a distance of 385.08 feet; thence South 22°00'00" East along the tangent of said curve, a distance of 334.05 feet; thence South 62°30'00" East, a distance of 32.47 feet; thence North 77°00'00" East, a distance of 186.09 feet to the beginning of a curve concave to the southeast, having a radius of 1095.75 feet and a central angle of 08°40'00"; thence northwesterly along the arc of said curve, a distance of 165.74 feet; thence North 85°40'00" East along the tangent of said curve, a distance of 114.07 feet; thence South 04°20'00" East, a distance of 80.00 feet; thence South 85°40'00" West, a distance of 114.07 feet to the beginning of a curve concave to the southeast and concentric to a previously described curve, having a radius of 1015.75 feet and a central angle of 08°40'00"; thence southwesterly along the arc of said curve, a distance of 153.64 feet; thence South 77°00'00" West along the tangent of said curve, a distance of 165.50 feet; thence South 27°30'00" West, a distance of 38.02 feet; thence South 22°00'00" East, a distance of 500.82 feet to a point on the north line of said Section 18; thence continue South 22°00'00" East, a distance of 833.51 feet to the beginning of a curve concave to the southwest and concentric to a previously described curve, having a radius of 2945.00 feet and a central angle of 21°56'24"; thence southeasterly and southerly along the arc of said curve, a distance of 1127.71 feet; thence South 83°56'24" West, radial to said curve, a distance of 80.00 feet to the POINT OF BEGINNING.

GEE & JENSON
ENGINEERS - ARCHITECTS - PLANNERS, INC.
WEST PALM BEACH, FLORIDA
MARCH 1984

LAND USE

RIGHT-OF-WAY ----- 9.96 ACRES

NOTES

- denotes Permanent Reference Monument.
- o denotes Permanent Control Point.

All bearings shown herein are relative to an assumed meridian used throughout WELLINGTON P.U.D. the North Line of Section 18-44-1 is assumed to bear South 89°45'01" East.

APPROVALS

PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS

This plat is hereby approved for record this 11th day of March, 1986.

By: *[Signature]*
Karen T. Marcus, Chair

Attest: JOHN B. DUNKLE, Clerk

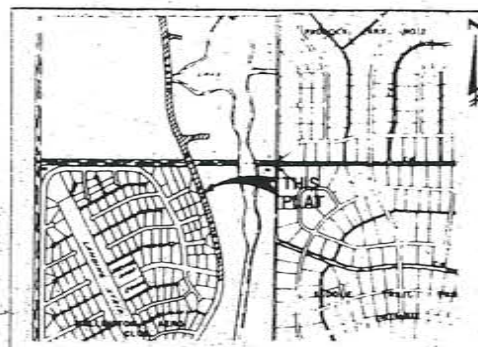
By: _____
Deputy Clerk

COUNTY ENGINEER

This plat is hereby approved for record this 11th day of March, 1986.

By: *[Signature]*
H.F. Kohert, County Engineer

SEE SHEET NO. 2 FOR ADDITIONAL MORTGAGEE
CONSENT AND ACKNOWLEDGEMENT



LOCATION MAP

STATE OF FLORIDA
COUNTY OF PALM BEACH
This plat was filed for record at 1:28 PM, this 11th day of March, 1986, and duly recorded in Plat Book No. 53 on Page 159.

JOHN B. DUNKLE
Clerk Circuit Court
By: *[Signature]*

MORTGAGEE CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE UNDERSIGNED hereby certify that they, as Trustees of the 1981 Wellington Liquidating Trust Agreement, are holders of a mortgage upon the herein described property and do hereby join in and consent to the dedication of the lands described in the dedication hereto, by the owner thereof and agrees that their mortgage which is recorded in Official Record Book 2992, Page 108 of the Public Records of Palm Beach County, Florida, shall be subordinate to the dedication shown hereon.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 24th day of September, 1984.

[Signature]
ROGER WELLINGTON, as Trustee of the 1981
Wellington Liquidating Trust Agreement
[Signature]
NANCY W. LEE, as Trustee of the 1981
Wellington Liquidating Trust Agreement

ACKNOWLEDGEMENT

STATE OF MASSACHUSETTS
COUNTY OF BARNSTABLE

BEFORE ME personally appeared ROGER WELLINGTON, as Trustee of the 1981 Wellington Liquidating Trust Agreement, to me well known and known to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal this 24th day of September, 1984.

My commission expires: May 21, 1987

[Signature]
Notary Public

ACKNOWLEDGEMENT

STATE OF NEW YORK
COUNTY OF NEW YORK

BEFORE ME personally appeared NANCY W. LEE, as Trustee of the 1981 Wellington Liquidating Trust Agreement, to me well known and known to and before me that she executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal this 18th day of September, 1984.

My commission expires: March 9, 1986

[Signature]
Notary Public

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, FRANCIS MARION POHLIG, a duly licensed Attorney in the State of Florida, do hereby certify that I have examined the title to the herein described property, that I find the title to the property is vested in COREPOINT CORP., a FLORIDA Corporation, and ACME IMPROVEMENT DISTRICT; that the current taxes have been paid; that the property is encumbered by the mortgage shown hereon and that all mortgages are shown hereon and that all mortgages are shown and are true and correct and that I find there are no other encumbrances of record.

[Signature]
FRANCIS MARION POHLIG Attorney at Law
Licensed in Florida, Date: January 1, 1984

SURVEYORS CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS, that the undersigned does hereby certify that on 9-26-84, that they completed the survey of lands as shown on the hereon plat; that said plat is a correct representation of the lands therein described and plotted; that permanent monuments have been set as required by law and that permanent control points will be set under the guarantee posted with the Board of County Commissioners of Palm Beach County, Florida, for the required improvements and that the survey data complies with all the requirements of Part I, Chapter 177, Florida Statutes, as Amended and Minimum Technical Standards for Land Surveying in the State of Florida and Ordinances of Palm Beach County, Florida.

DAILEY, FOTORNY, INC.
[Signature]
Nick Willet, Professional Land Surveyor
Florida Registration No. 3888 Date: 2-22-84

SURVEYORS CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

KNOW ALL MEN BY THESE PRESENTS that the undersigned does hereby certify that on 9-26-84, the hereon plat was prepared and delineated under my supervision and is a correct representation of the lands described as surveyed by DAILEY, FOTORNY, INC.

GEE & JENSON - Engineers, Architects, Planners, Inc.
[Signature]
Stuart H. Cunningham, Professional Land Surveyor
Florida Registration No. 3896 Date: 2-22-84

THIS INSTRUMENT PREPARED
BY STUART H. CUNNINGHAM
2090 Palm Beach Lakes Boulevard
West Palm Beach, Florida

AERO CLUB DR

DRAWING NUMBER
53/160

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

MORTGAGEE CONSENT

STATE OF FLORIDA
COUNTY OF PALM BEACH
THE UNDERSIGNED hereby certifies that it is the holder of a mortgage or other encumbrance upon the property described hereon and does hereby join and consent to the dedication of the land described in said dedication by the owners thereof and agrees that its mortgage or other encumbrance which is recorded in O.R. Book 4447, Page 32 of the Public Records of Palm Beach County, Florida, and shall be subordinate to the dedication shown on Sheet No. 1.
IN WITNESS WHEREOF, said National Banking Association has caused these presents to be signed and sealed by its Vice-President and the Association seal to be affixed hereon this 15th day of October, 1985.

SOUTHEAST BANK, N.A., a National Banking Association
By: Stanley J. Garment
Stanley J. Garment, Vice-President

ACKNOWLEDGMENT

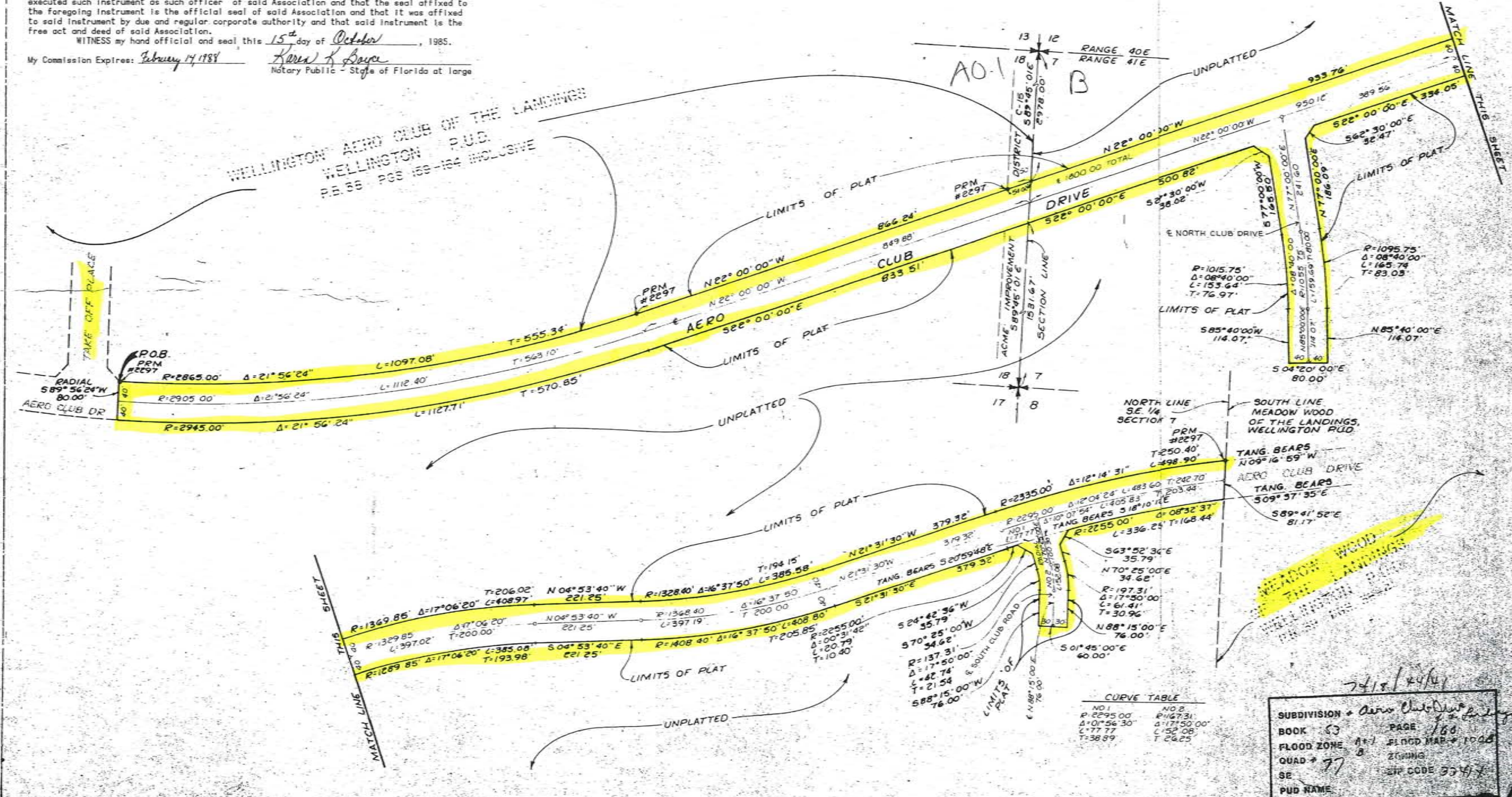
STATE OF FLORIDA
COUNTY OF BROWARD
BEFORE ME personally appeared Stanley J. Garment, to me well known and known to me to be the individual described in and who executed the foregoing instrument as Vice-President of SOUTHEAST BANK, N.A., a National Banking Association, and acknowledged to and before me that he executed such instrument as such officer of said Association and that the seal affixed to the foregoing instrument is the official seal of said Association 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 Association.
WITNESS my hand official and seal this 15th day of October, 1985.
My Commission Expires: February 14, 1988
Karen K. Boyce
Notary Public - State of Florida at large

AERO CLUB DRIVE OF THE LANDINGS AT WELLINGTON P. U. D. IN PART OF SECTIONS 7 AND 18 TOWNSHIP 44 SOUTH, RANGE 41 EAST PALM BEACH COUNTY, FLORIDA IN 2 SHEETS SHEET NO. 2

GEE & JENSON
ENGINEERS - ARCHITECTS - PLANNERS, INC.
WEST PALM BEACH, FLORIDA
MARCH 1984
100 0 100 200 300 400
SCALES IN FEET SCALE 1"=100'

160

STATE OF FLORIDA
COUNTY OF PALM BEACH
This plat was filed for record at _____ M. this _____ day of _____, 1986, and duly recorded in Plat Book No. _____ on Page _____.
JOHN B. DUNKLE
Clerk Circuit Court
By: _____ D.C.



CURVE TABLE			
NO. 1	P=2295.00	NO. 2	P=472.31
L=101.56	L=30.00	L=171.50	L=52.08
T=38.89	T=26.25		

SUBDIVISION - Aero Club Drive
BOOK 53 PAGE 160
FLOOD ZONE 1
QUAD 77
SE 77
PUD NAME
7418/24/1

AERO CLUB DR. 53/160

MEADOW WOOD OF THE LANDINGS AT WELLINGTON - P.U.D.

IN PART OF SECTIONS 6 & 7, TWP. 44 S., RGE. 41 E.
PALM BEACH COUNTY, FLORIDA
IN 4 SHEETS SHEET NO 2

GEE & JENSON
ENGINEERS-ARCHITECTS-PLANNERS, INC.
WEST PALM BEACH, FLORIDA
AUGUST 1979

SCALE 1"=100'



STATE OF FLORIDA
COUNTY OF PALM BEACH
This Plat was filed for record of
this day of 1980
on page
JOHN B. DUNKLE, Clerk Circuit Court
By

NOTES

All Bearings shown hereon are relative to an assumed meridian used throughout Wellington.
Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.
There shall be no buildings or other structures placed on Utility Easements.

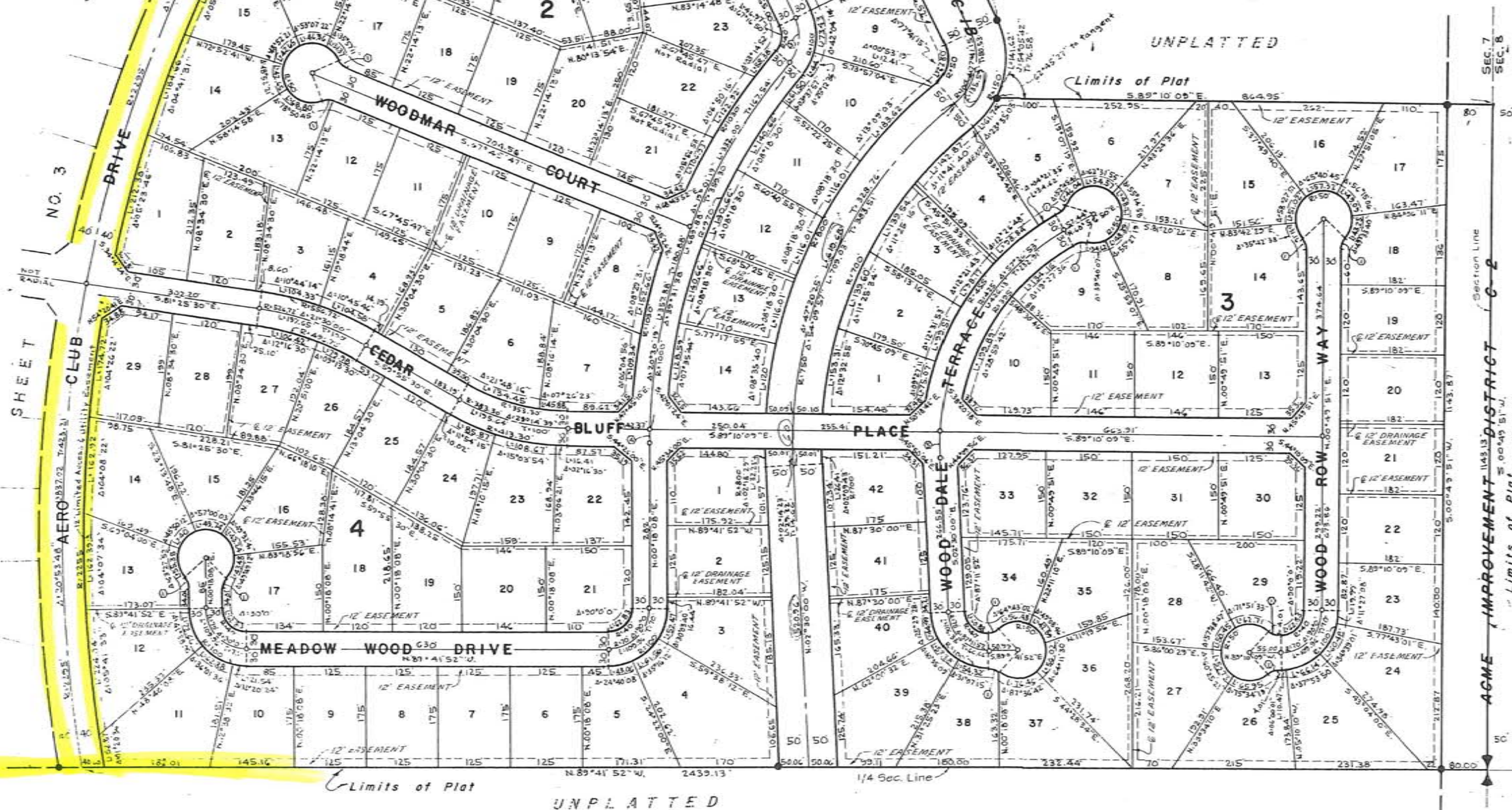
There shall be no buildings or any kind of construction or trees or shrubs placed on Drainage Easements.

• denotes Permanent Reference Monument.

o denotes Permanent Control Point.

Easements are for Public Utilities, unless otherwise noted.

Q denotes Curve Data Number



CURVE DATA

1 R=25 Δ=42°50'00" L=18.69 T=9.60'	2 R=13.0 Δ=13°39'52" L=4.55.52 T=22.84'	3 R=70 Δ=67°16'50" L=82.20 T=46.58'
4 R=1000' Δ=01°25'46" L=24.95 T=12.47'	5 R=425' Δ=05°59'57" L=44.50' T=22.27'	6 R=70 Δ=48°15'31" L=58.9' T=31.36'

Paddock Park No. 2 of Wellington
UNRECORDED

ACME IMPROVEMENT DISTRICT

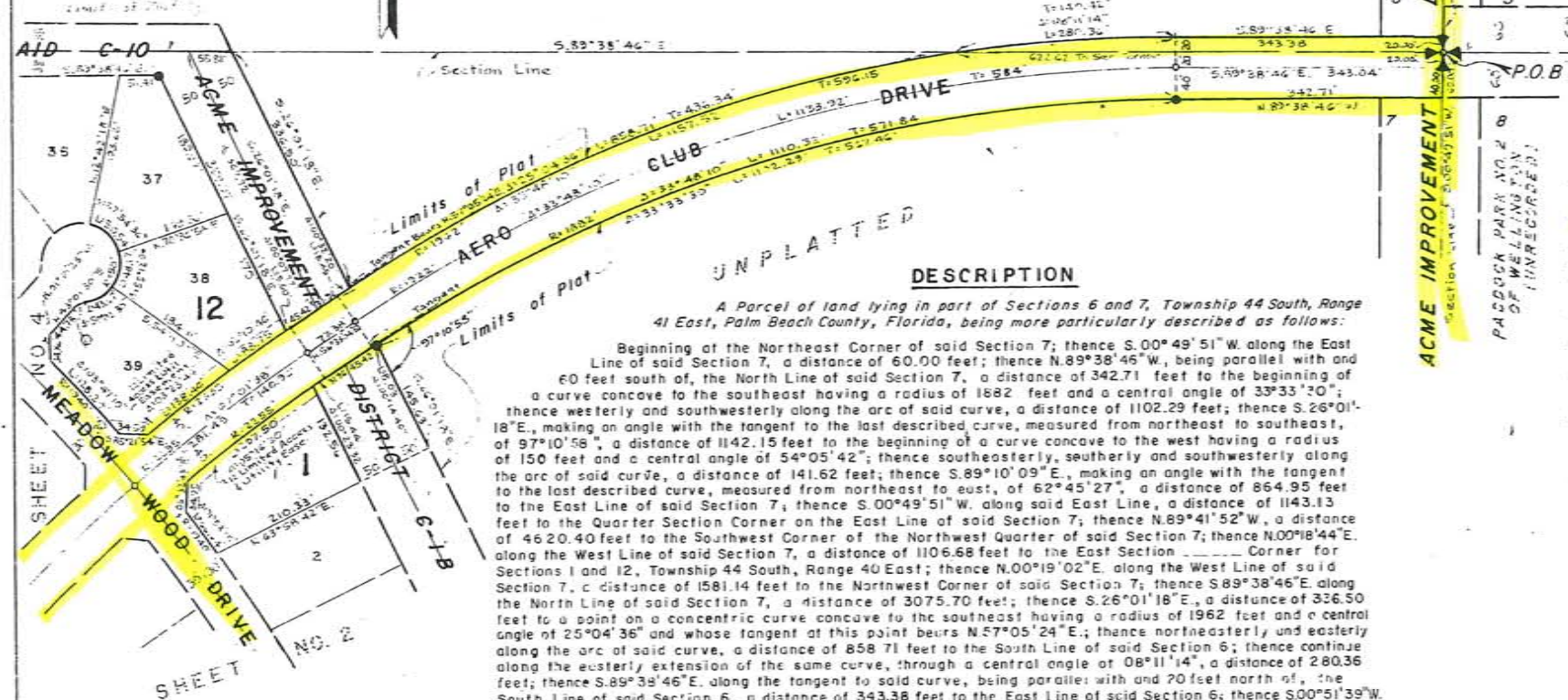
MEADOW WOOD OF THE LANDINGS AT WELLINGTON - P.U.D.

IN PART OF SECTIONS 6 & 7, TWP. 44 S., RGE. 41 E.
PALM BEACH COUNTY, FLORIDA
IN 4 SHEETS SHEET NO. 1

GEE & JENSON
ENGINEERS-ARCHITECTS-PLANNERS, INC.
WEST PALM BEACH, FLORIDA
AUGUST 1979

SCALE IN FEET
SCALE 1"=100'

UNPLATTED



LAND USE

Total Area	246.54 Acres
Single Family	336 Lots
Tract 4	2.35 Acres
Tract 5	0.24 Acres
Density	1.26 D.U./Ac.

MORTGAGE CONSENT

STATE OF NEW YORK
COUNTY OF NEW YORK
The undersigned hereby certifies that he is Co-Holder of a Mortgage upon the hereon described property and does hereby join in and consents to the dedication of the land described in the dedication hereto, by the owners thereof and agrees that his mortgage which is recorded in Official Record Book _____, Page _____, Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, I, ROGER WELLINGTON, do hereunto set my hand this _____ day of _____, 1979.

Witness: _____ By: _____
Roger Wellington as Co-Trustee of the Testamentary Trusts of C.O. Wellington, deceased

ACKNOWLEDGMENT

STATE OF NEW YORK-COUNTY OF NEW YORK
BEFORE ME personally appeared ROGER WELLINGTON as Co-Trustee of the Testamentary Trusts of C.O. Wellington, deceased, known to me to be the person whose name is subscribed to the foregoing instrument, and who executed the foregoing instrument, and acknowledged to me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal this _____ day of _____, 1979.

Notary Public

My Commission Expires: _____

DESCRIPTION

A Parcel of land lying in part of Sections 6 and 7, Township 44 South, Range 41 East, Palm Beach County, Florida, being more particularly described as follows:

Beginning at the Northeast Corner of said Section 7; thence S.00°49'51"W. along the East Line of said Section 7, a distance of 60.00 feet; thence N.89°38'46"W. being parallel with and 60 feet south of, the North Line of said Section 7, a distance of 342.71 feet to the beginning of a curve concave to the southeast having a radius of 1882 feet and a central angle of 33°33'20"; thence westerly and southwesterly along the arc of said curve, a distance of 1102.29 feet; thence S.26°01'18"E. making an angle with the tangent to the last described curve, measured from northeast to southeast, of 97°10'58", a distance of 1142.15 feet to the beginning of a curve concave to the west having a radius of 150 feet and a central angle of 54°05'42"; thence southeasterly, southerly and southwesterly along the arc of said curve, a distance of 141.62 feet; thence S.89°10'09"E. making an angle with the tangent to the last described curve, measured from northeast to east, of 62°45'27", a distance of 864.95 feet to the East Line of said Section 7; thence S.00°49'51"W. along said East Line, a distance of 1143.13 feet to the Quarter Section Corner on the East Line of said Section 7; thence N.89°41'52"W. a distance of 4620.40 feet to the Southwest Corner of the Northwest Quarter of said Section 7; thence N.00°18'44"E. along the West Line of said Section 7, a distance of 1106.68 feet to the East Section _____ Corner for Sections 1 and 12, Township 44 South, Range 40 East; thence N.00°19'02"E. along the West Line of said Section 7, a distance of 1581.14 feet to the Northwest Corner of said Section 7; thence S.89°38'46"W. along the North Line of said Section 7, a distance of 3075.70 feet; thence S.26°01'18"E. a distance of 336.50 feet to a point on a concentric curve concave to the southeast having a radius of 1962 feet and a central angle of 25°04'36" and whose tangent at this point bears N.57°05'24"E.; thence northeasterly and easterly along the arc of said curve, a distance of 858.71 feet to the South Line of said Section 6; thence continue along the easterly extension of the same curve, through a central angle of 08°11'14", a distance of 280.36 feet; thence S.89°38'46"E. along the tangent to said curve, being parallel with and 20 feet north of, the South Line of said Section 6, a distance of 343.38 feet to the East Line of said Section 6; thence S.00°51'39"W. along the said East Line, a distance of 20.00 feet to the Southeast Corner of Section 6 and the POINT OF BEGINNING.

MORTGAGE CONSENT

STATE OF NEW YORK-COUNTY OF NEW YORK
The undersigned hereby certifies that it is a Co-Holder of a Mortgage upon the hereon described property and does hereby join in and consents to the dedication of the land described in the dedication hereto by the owners thereof and agrees that its mortgage which is recorded in Official Record Book _____, Page _____, Public Records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, the said Corporation has caused these presents to be signed by its _____ and attested by its _____ and its Corporate Seal to be affixed hereto by and with the authority of its Board of Directors, this _____ day of _____, 1979.

BANKERS TRUST COMPANY, a Corporation of the State of New York as Co-Trustee of the Testamentary Trusts of C.O. Wellington, deceased

Attest: _____ By: _____

ACKNOWLEDGMENT

STATE OF NEW YORK-COUNTY OF NEW YORK
BEFORE ME personally appeared _____ and _____, to me well known and known to me to be the individuals described in and who executed the foregoing instrument as _____ of BANKERS TRUST COMPANY, a Corporation, and severally acknowledged to me 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 _____ day of _____, 1979.

Notary Public

My Commission Expires: _____

NOTES

All bearings shown hereon are relative to an assumed meridian used throughout Wellington.

Building Setback Lines shall be as required by Palm Beach County Zoning Regulations.

There shall be no buildings or other structures placed on Utility Easements.

There shall be no buildings or any kind of construction or trees or shrubs placed on Drainage Easements.

● denotes Permanent Reference Monument.

○ denotes Permanent Control Point.

Easements are for Public Utilities, unless otherwise noted.

Ⓢ denotes Curve Data Number

APPROVALS

BOARD OF COUNTY COMMISSIONERS
OF PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this _____ day of _____, 1980.

By: _____
DENNIS R. KOEHLER, Chairman

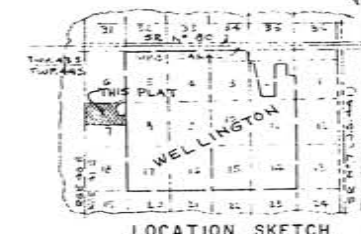
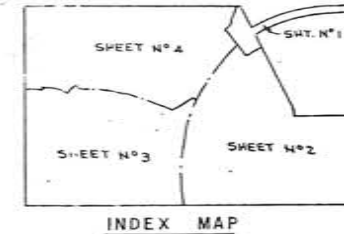
Attest: JOHN B. DUNKLE - Clerk

By: _____
Deputy Clerk

COUNTY ENGINEER

This plat is hereby approved for record this _____ day of _____, 1980.

By: _____
H.F. Kahler - County Engineer



STATE OF FLORIDA
COUNTY OF PALM BEACH
This Plat was filed for record at _____ M. this _____ day of _____, 1980, and duly recorded in Plat Book No. _____ on pages _____.

JOHN B. DUNKLE, Clerk Circuit Court
By: _____, D.C.

DEDICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH
KNOW ALL MEN BY THESE PRESENTS, that GOULD FLORIDA INC., a Delaware Corporation licensed to do business in Florida, joined by ACME IMPROVEMENT DISTRICT, the owners of the land shown hereon as MEADOW WOOD OF THE LANDINGS AT WELLINGTON-P.U.D., lying in part of Sections 6 and 7, Township 44 South, Range 41 East, Palm Beach County, Florida, and more particularly described to the left under Description: have caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

The Street Right of Ways and Tracts A and B are hereby dedicated to the BOARD OF COUNTY COMMISSIONERS of Palm Beach County, Florida, for the perpetual use of the public for proper purposes.

Acme Improvement District Rights of Way and the use of the Canal Maintenance Easements as shown are hereby dedicated to ACME IMPROVEMENT DISTRICT, the Rights of Way in Fee Simple, provided however, that in the event ACME IMPROVEMENT DISTRICT ceases to exist or to have the authority to maintain the Rights of Ways, then in that event the aforementioned shall revert to THIRD WELLINGTON, INC. and shall be maintained by THIRD WELLINGTON, INC. as provided in the Articles of Incorporation in Official Record Book 3174, Pages 223 to 271, inclusive, Public Records of Palm Beach County, Florida.

The Limited Access Easements as shown are hereby dedicated to said BOARD OF COUNTY COMMISSIONERS for the purposes of control and jurisdiction over access rights.

The Utility and Drainage Easements as shown are hereby dedicated in perpetuity for the construction and maintenance of utilities and drainage.

IN WITNESS WHEREOF, the above named Corporation and District, have caused these presents to be signed by their respective officers and their corporate seals to be affixed hereto by and with the authority of their Boards of Directors, this _____ day of _____, 1979.

GOULD FLORIDA INC., a Delaware Corporation

Attest: _____ By: _____
Diana L. Curren, Assistant Secretary Guerry Stribling, President

ACME IMPROVEMENT DISTRICT

Attest: _____ By: _____
A.W. Glisson, General Manager Madison F. Pacetti, Secretary

ACKNOWLEDGMENT

STATE OF FLORIDA-COUNTY OF PALM BEACH
BEFORE ME personally appeared GUERRY STRIBLING and DIANA L. CURREN, President and Assistant Secretary, respectively, of GOULD FLORIDA INC., a Delaware Corporation licensed to do business in Florida, joined by MADISON F. PACETTI and A.W. GLISSON, Secretary and General Manager, respectively, of ACME IMPROVEMENT DISTRICT, to me well known and known to me to be the individuals described in and who executed the foregoing instrument as such officers of said Corporation and District, and severally acknowledged to me and before me that they executed such instrument as such officers, and that the seals affixed to said instrument are the seals of said Corporation and District, and that they were affixed to said instrument by due and regular corporate authority and that said instrument is the free act and deed of said Corporation and District.

WITNESS my hand and official seal this _____ day of _____, 1979.

Jack H. Casler
Notary Public

My Commission expires: JAN 29, 1980

TITLE CERTIFICATION

STATE OF FLORIDA-COUNTY OF PALM BEACH
I, LARRY ALEXANDER, a duly licensed Attorney in the State of Florida, do hereby certify that I have examined the title to the hereon described property; that I find the title to the property is vested in GOULD FLORIDA INC., a Delaware Corporation and ACME IMPROVEMENT DISTRICT; that the current taxes have been paid; that the property is encumbered by the mortgages shown hereon, and that I find all mortgages are shown and are true and correct, and that the property is found to contain deed reservations which are not applicable and do not affect the subdivision of the property.

Larry Alexander - Attorney at Law
Licensed in Florida, Date: JAN 6, 1980

SURVEYOR'S CERTIFICATIONS

STATE OF FLORIDA-COUNTY OF PALM BEACH
KNOW ALL MEN BY THESE PRESENTS, that the undersigned does hereby certify that on 30 NOV., 1979, they completed the survey of lands as shown on the hereon plat; that said plat is a correct representation of the lands hereon described and platted; that permanent reference monuments have been set as shown as required by law, and that permanent control points will be set under the guarantees posted with the Board of County Commissioners of Palm Beach County, Florida, for the required improvements, and that the survey data complies with all requirements of Chapter 177, Part I, as Amended and Ordinances of Palm Beach County, Florida.

DAILEY-FOTORNY, INC.

By: _____
Professional Land Surveyor
Florida Registration No. 2297-Date: 11-30-79

STATE OF FLORIDA
COUNTY OF PALM BEACH
KNOW ALL MEN BY THESE PRESENTS, that the undersigned does hereby certify that on _____, 1980, the hereon plat was prepared and delineated under my supervision and is a correct representation of the lands hereon described as surveyed by DAILEY-FOTORNY, INC.

GEE & JENSON-Engineers, Architects, Planners, Inc.

By: _____
William G. Wallace, Jr.
Professional Land Surveyor
Florida Registration No. 2283
Date: JAN 3, 1980

THIS INSTRUMENT PREPARED
BY WILLIAM G. WALLACE, JR.
2019 Okeechobee Boulevard
West Palm Beach, Florida