

PREPARED BY:

**"INFANTE II"**

A REPLAT OF PARCEL "A" AND PARCEL "C", INFANTE PLAT, AS RECORDED IN
PLAT BOOK 156, PAGE 10, BROWARD COUNTY, FLORIDA
TOGETHER WITH A REPLAT OF A PORTION OF BLOCK 90, THE PALM BEACH FARMS CO. PLAT NO. 3
AS RECORDED IN PLAT BOOK 2, PAGES 45 - 54, PALM BEACH COUNTY RECORDS
SAID LAND SITUATE IN SECTION 19, TOWNSHIP 48 SOUTH, RANGE 42 EAST,
CITY OF MARGATE, BROWARD COUNTY, FLORIDA

BROWARD COUNTY FINANCE AND ADMINISTRATIVE SERVICES DEPARTMENT, COUNTY RECORDS DIVISION - MINUTES SECTION

THIS IS TO CERTIFY that this Plat complies with the provisions of Chapter 177, Florida Statutes, and was accepted for record by the BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA, this 1st day of JULY, 19 98.

Attest: ROGER J. DESJARLAIS
County Administrator

By: Blasinda T. Atkinson
Deputy
By: [Signature]
V-Chair County Commissioner

BROWARD COUNTY FINANCE AND ADMINISTRATION SERVICES DEPARTMENT, COUNTY RECORDS DIVISION - RECORDING SECTION

This plat was filed for record this 13th day of January, 2000, and recorded in Plat Book 168, Page 11, Record Verified.

Attest: ROGER J. DESJARLAIS
County Administrator

By: Renee Andrews
Deputy

BROWARD COUNTY PLANNING COUNCIL

THIS IS TO CERTIFY that the BROWARD COUNTY PLANNING COUNCIL approved this Plat subject to its compliance with dedication of Rights of Way for Trafficways this 22nd day of January, 1998.

Date: 4/23/98 By: [Signature]
Chairperson

This Plat complies with the approval of the BROWARD COUNTY PLANNING COUNCIL of the above date and is approved and accepted for record this 21st day of JANUARY, 1998.

By: [Signature]
Administrator or Designee

BROWARD COUNTY DEPARTMENT OF PLANNING AND ENVIRONMENTAL PROTECTION

This Plat is hereby approved and accepted for record.

By: Elliot Auerbach 1/65/00
Director / Designee Date

BROWARD COUNTY ENGINEERING DIVISION

This Plat is hereby approved and accepted for record.

Date: 01-06-00 By: Henry P. Cook
HENRY P. COOK, Director of Engineering
Fla. Reg. Engineer No. 12506

Date: Jan 5, 2000 By: George A. Edwards
GEORGE EDWARDS
Professional Surveyor and Mapper # LS 2082
State of Florida

PLANNING AND ZONING BOARD OF MARGATE

THIS is to certify that the City Planning and Zoning Board of Margate, Florida, accepted and approved this Plat this 3rd day of February, 19 98.

By: [Signature] 2/4/98
Chairperson Date

CITY OF MARGATE CLERK'S CERTIFICATE

STATE OF FLORIDA) This is to certify: That this plat of
COUNTY OF BROWARD) "INFANTE II"

has been approved and accepted for recording by the City Commission of the City of Margate, Florida, and fully adopted by said City Commission on this 4th day of MARCH, A.D., 1998.
In Witness Whereof, the said City Commission has caused these presents to be attested by its City Clerk and the corporate seal of said City to be affixed this 4th day of MARCH, 1998.

By: [Signature]
City Clerk
By: [Signature]
Mayor, City of Margate

CITY ENGINEER OF MARGATE

This Plat "INFANTE II" is approved for recording.

By: [Signature]
CITY ENGINEER / EMILIO ESTEBAN
FLORIDA P.E. REG. NO. 31945
Date: 1-6-2000

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS: THAT CHARLES M. INFANTE, Trustee, is the owner of the land shown and described hereon and has caused said lands to be subdivided and replatted in the manner shown hereon and to be known as "INFANTE II", a replat; that the thoroughfare shown hereon is hereby dedicated to the perpetual use of the public for proper purposes, reserving to the dedications, their successors or assigns, the reversion thereof whenever discontinued by law. The easements shown hereon are hereby dedicated to the perpetual use of the public for proper purposes.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 7th day of APRIL, 1998

Witness: [Signature]
Print Name: Priscilla M. Infante
Witness: [Signature]
Print Name: MICHAEL GAI

CHARLES M. INFANTE,
TRUSTEE

By: Charles M. Infante

ACKNOWLEDGMENT

STATE OF FLORIDA) SS:
COUNTY OF BROWARD)

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, CHARLES M. INFANTE, TRUSTEE, who is personally known to me and who executed the foregoing instruments freely and voluntarily, for the purposes herein expressed and who did take an oath.

WITNESS MY HAND AND OFFICIAL SEAL this 7 day of April, 1998

Commission Number and Expiration

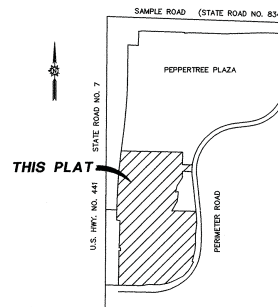
Notary Public
Print Name: [Signature]

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA)
COUNTY OF BROWARD)

I HEREBY CERTIFY that the attached Plat is a true and correct representation of the lands recently surveyed and plotted under my responsible direction and supervision, that the survey data shown conforms to the applicable requirements of Chapter 177, Part 1, Florida Statutes, and with the applicable sections of 61G17-8, Florida Administrative Code, pursuant to Section 472.07, Florida Statutes. The PERMANENT REFERENCE MONUMENTS (P.R.M.) were set in accordance with Section 177.091 of said Chapter 177 on this 12th day of March 1997. The BEACH MARKS shown are referenced to NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D.) of 1929 in conformity with standards adopted by the National Ocean Survey for third order control standards.

Stoner & Associates, Inc., L.B. 6633
Florida Registered Land Surveyor No. 4039

**LOCATION MAP**

NOT TO SCALE

NOTARY	NOTARY	COUNTY COMMISSION	COUNTY LAND SURVEYOR	COUNTY ENGINEER	CITY ENGINEER	LAND SURVEYOR

"INFANTE II"

A REPLAT OF PARCEL "A" AND PARCEL "C", INFANTE PLAT, AS RECORDED IN PLAT BOOK 156, PAGE 10, BROWARD COUNTY, FLORIDA TOGETHER WITH A REPLAT OF A PORTION OF BLOCK 90, THE PALM BEACH FARMS CO. PLAT NO. 3 AS RECORDED IN PLAT BOOK 2, PAGES 45 - 54, PALM BEACH COUNTY RECORDS SAID LAND SITUATE IN SECTION 19, TOWNSHIP 48 SOUTH, RANGE 42 EAST, CITY OF MARGATE, BROWARD COUNTY, FLORIDA

LEGAL DESCRIPTION:
PARCEL "A" AND PARCEL "C", INFANTE PLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 156, PAGE 10, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

TOGETHER WITH:
A PORTION OF TRACTS 33 AND 34, BLOCK 90, THE PALM BEACH FARMS CO. PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 45, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT 33, SAME BEING THE NORTHEAST CORNER OF SAID TRACT 34;

THENCE S.00°23'34"E, ALONG THE WEST LINE OF SAID TRACT 33, A DISTANCE OF 33.69 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE S.00°23'34"E, A DISTANCE OF 115.00 FEET; THENCE N.89°36'28"E, A DISTANCE OF 60.38 FEET;

THENCE N.44°36'28"E, A DISTANCE OF 16.33 FEET TO THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE EAST, HAVING A RADIUS OF 440.00 FEET (RADIAL LINE TO SAID POINT BEARS N.82°18'52"W); THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°41'34", AN ARC DISTANCE OF 62.12 FEET;

THENCE N.45°23'34"W, A DISTANCE OF 14.64 FEET;

THENCE S.89°36'28"E, A DISTANCE OF 77.67 FEET TO A POINT ON THE EAST LINE OF SAID TRACT 34;

THENCE S.00°23'34"E, A DISTANCE OF 57.96 FEET ON SAID EAST LINE;

THENCE S.30°37'07"W, A DISTANCE OF 89.42 FEET;

THENCE S.13°20'45"W, A DISTANCE OF 54.21 FEET;

THENCE N.79°31'28"E, A DISTANCE OF 25.38 FEET;

THENCE S.04°22'38"W, A DISTANCE OF 87.51 FEET;

THENCE S.28°01'48"W, A DISTANCE OF 500.18 FEET TO A POINT ON A LINE 94.30 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID TRACT 34;

THENCE S.89°36'28"E, ON SAID PARALLEL LINE A DISTANCE OF 500.18 FEET TO THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 7 AS SHOWN ON THE DEPARTMENT OF TRANSPORTATION MAP SECTION 19-26, SAME BEING THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 428.28 FEET (RADIAL LINE TO SAID POINT BEARS S.89°36'28"E);

THENCE NORTHERLY ALONG THE ARC OF SAID CURVE AND SAID EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 7 THROUGH A CENTRAL ANGLE OF 08°19'28" AN ARC DISTANCE OF 470.43 FEET TO THE POINT OF TANGENCY;

THENCE S.00°23'34"E, ALONG EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 7 A DISTANCE OF 62.49 FEET;

THENCE N.89°36'28"E, A DISTANCE OF 558.16 FEET TO THE POINT OF BEGINNING.

SAID LAND SITUATE, LYING AND BEING IN THE CITY OF MARGATE, BROWARD COUNTY, FLORIDA, CONTAINING 17,102 ACRES (744,882 SQUARE FEET) MORE OR LESS.

PLAT NOTES:

1. THE BEARINGS SHOWN HEREON ARE BASED ON S.01°00'34"E, ALONG THE EAST LINE OF SECTION 29, TOWNSHIP 48 SOUTH, RANGE 41 EAST, AS SHOWN ON THE STONER/KEITH RESURVEY OF TOWNSHIP 48 SOUTH, RANGE 41 EAST, AS RECORDED IN MISCELLANEOUS PLAT BOOK 3, PAGE 44, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

2. THE COORDINATES SHOWN HEREON ARE BASED ON NORTH AMERICAN DATUM OF 1983 WITH 1983 ADJUSTMENT (N.A.D. 1983). THE COORDINATES SET FORTH CONFORM TO THE NATIONAL (BY BROWARD COUNTY) RESURVEY OF TOWNSHIP 48 SOUTH, RANGE 41 EAST, DATUM OF 1987 (N.A.D. 1987) COORDINATES SHOWN ON THE STONER/KEITH RESURVEY OF TOWNSHIP 48 SOUTH, RANGE 41 EAST, RECORDED IN MISCELLANEOUS PLAT BOOK 3, PAGE 44 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

3. THE BEARINGS SHOWN HEREON ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1989 (N.G.V.D. OF 1989) AS ESTABLISHED FROM BROWARD COUNTY BENCHMARK NO. 1446, NORTHEAST CORNER CONCRETE SIGNWALL 64' SOUTH OF CENTERLINE OF EASTBOUND LANES SHAWNEE ROAD AND EAST OF CENTERLINE OF 441, ELEVATION 158.71.

4. NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM IS THE OFFICIAL DEPICTION OF THE SUBDIVISION LINES DESCRIBED HEREON AND THEREIN. 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.

5. PARCEL "A-1" CONTAINS 6,702 ACRES (291,928 SQUARE FEET), MORE OR LESS.

6. PARCEL "A" CONTAINS 8,954 ACRES (390,050 SQUARE FEET), MORE OR LESS.

7. PARCEL "C" CONTAINS 1,828 ACRES (80,478 SQUARE FEET), MORE OR LESS.

8. STONER & ASSOCIATES, INC. PROJECT NO. 97-0633, FIELD BOOK 281, PAGES 10-13.

9. THIS PLAT IS RESTRICTED TO 197,030 SQUARE FEET OF COMMERCIAL USE.

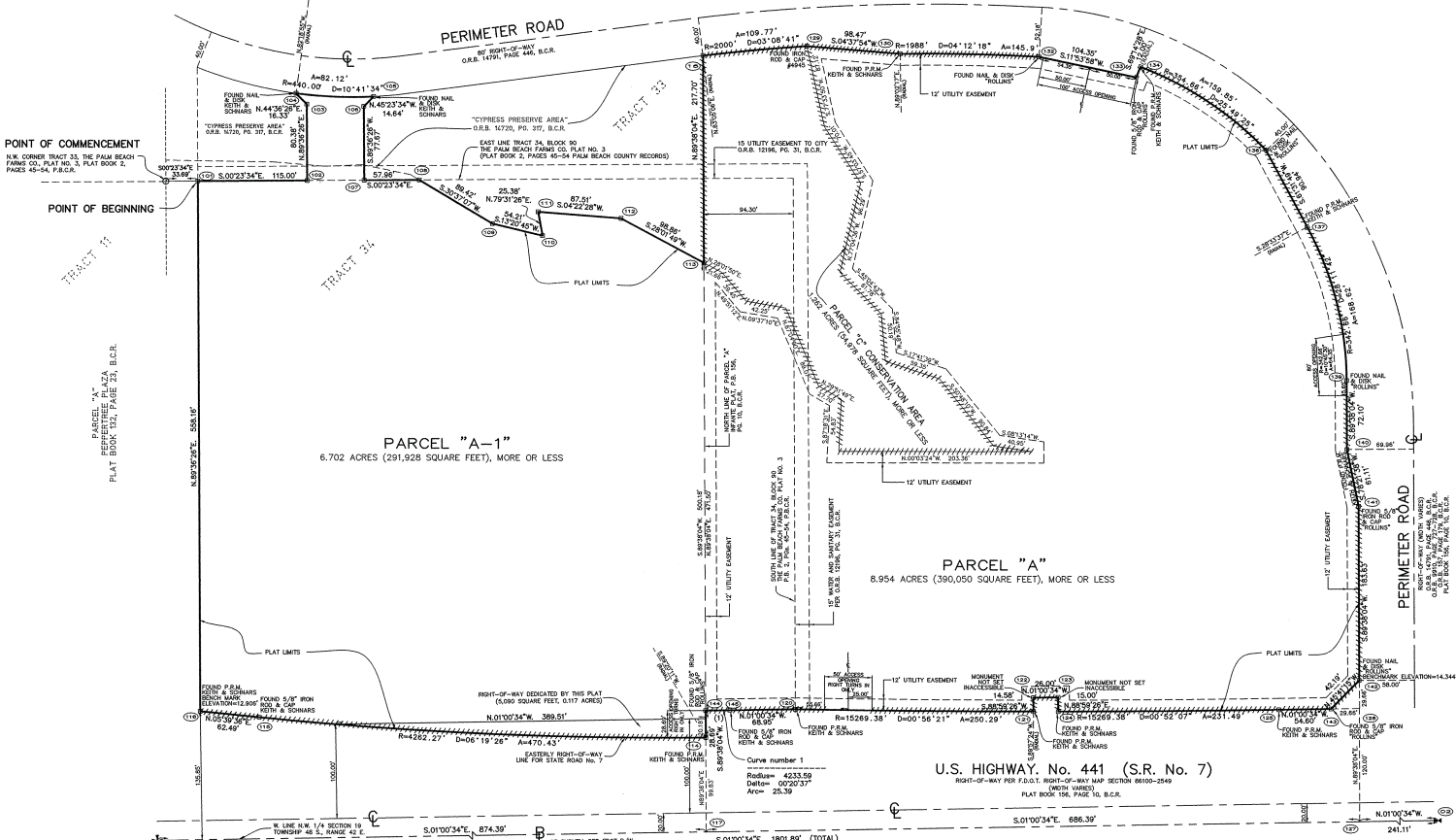
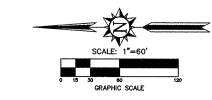
10. IF A BUILDING PERMIT FOR A PRINCIPAL BUILDING (EXCLUDING DRY WOLVES, SALES AND CONSTRUCTION OFFICES) AND FIRST INSPECTION APPROVAL ARE NOT ISSUED BY JULY 7, 2003, WHICH DATE IS FIVE (5) YEARS FROM THE DATE OF APPROVAL OF THIS PLAT BY BROWARD COUNTY, THEN THE COUNTY'S FINDING OF ADEQUACY SHALL EXPIRE AND NO ADDITIONAL BUILDING PERMITS SHALL BE ISSUED UNTIL SUCH TIME AS BROWARD COUNTY SHALL MAKE A SUBSEQUENT FINDING THAT THE APPLICATION SATISFIES THE ADEQUACY REQUIREMENTS SET FORTH WITHIN THE BROWARD COUNTY LAND DEVELOPMENT CODE. THE OWNER OF THE PROPERTY SHALL BE RESPONSIBLE FOR PROVIDING EVIDENCE TO BROWARD COUNTY FROM THE APPROPRIATE GOVERNMENTAL ENTITY, DOCUMENTING COMPLIANCE WITH THIS REQUIREMENT WITHIN THE ABOVE REFERENCED TIME FRAME, AND/OR

11. IF PROJECT WATER LINES, SEWER LINES, DRAINAGE, AND THE ROCK BASE FOR INTERNAL ROADS ARE NOT INSTALLED BY JULY 7, 2003, WHICH DATE IS FIVE (5) YEARS FROM THE DATE OF APPROVAL OF THIS PLAT BY BROWARD COUNTY, THEN THE COUNTY'S FINDING OF ADEQUACY SHALL EXPIRE AND NO ADDITIONAL BUILDING PERMITS SHALL BE ISSUED UNTIL SUCH TIME AS BROWARD COUNTY SHALL MAKE A SUBSEQUENT FINDING THAT THE APPLICATION SATISFIES THE ADEQUACY REQUIREMENTS SET FORTH WITHIN THE BROWARD COUNTY LAND DEVELOPMENT CODE. THE REQUIREMENT MAY BE SATISFIED FOR A PHASE OF THE PROJECT PROVIDED A PHASING PLAN HAS BEEN APPROVED BY BROWARD COUNTY. THE OWNER OF THE PROPERTY SHALL BE RESPONSIBLE FOR PROVIDING EVIDENCE TO BROWARD COUNTY FROM THE APPROPRIATE GOVERNMENTAL ENTITY, DOCUMENTING COMPLIANCE WITH THIS REQUIREMENT WITHIN THE ABOVE REFERENCED TIME FRAME.

LEGEND:

- U.E. UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- B.C.R. BROWARD COUNTY RECORDS
- P.B.C.R. PALM BEACH COUNTY RECORDS
- O.R.B. OFFICIAL RECORDS BOOK
- BASELINE
- CENTERLINE
- SET P.M. (PERMANENT REFERENCE MONUMENT) NO. 4039 UNLESS OTHERWISE SHOWN
- BENCHMARK
- COORDINATE POINT NUMBER
- NON-VEHICULAR ACCESS LINE
- BREAK IN LINE SCALE
- F.D.A.T. FLORIDA DEPARTMENT OF TRANSPORTATION
- A= ARC DISTANCE
- R= RADIUS
- Δ= DELTA ANGLE
- C= CHORD DISTANCE
- L.B. LICENSED BUSINESS

PLANNING FILE NO. 083-MP-97



U.S. HIGHWAY No. 441 (S.R. No. 7)

COORDINATE TABLE

PL. NO.	NORTHING	EASTING
18	754400.830	975001.303
19	754300.108	974919.703
20	754200.808	974838.103
21	754100.088	974756.503
22	754000.368	974674.903
23	753900.648	974593.303
24	753800.928	974511.703
25	753700.208	974430.103
26	753600.488	974348.503
27	753500.768	974266.903
28	753400.048	974185.303
29	753300.328	974103.703
30	753200.608	974022.103
31	753100.888	973940.503
32	753000.168	973858.903
33	752900.448	973777.303
34	752800.728	973695.703
35	752700.008	973614.103
36	752600.288	973532.503
37	752500.568	973450.903
38	752400.848	973369.303
39	752300.128	973287.703
40	752200.408	973206.103
41	752100.688	973124.503
42	752000.968	973042.903
43	751900.248	972961.303
44	751800.528	972879.703
45	751700.808	972798.103

COORDINATE TABLE

PL. NO.	NORTHING	EASTING
46	751600.088	972716.503
47	751500.368	972634.903
48	751400.648	972553.303
49	751300.928	972471.703
50	751200.208	972390.103
51	751100.488	972308.503
52	751000.768	972226.903
53	750900.048	972145.303
54	750800.328	972063.703
55	750700.608	971982.103
56	750600.888	971900.503
57	750500.168	971818.903
58	750400.448	971737.303
59	750300.728	971655.703
60	750200.008	971574.103
61	750100.288	971492.503
62	750000.568	971410.903
63	749900.848	971329.303
64	749800.128	971247.703
65	749700.408	971166.103
66	749600.688	971084.503
67	749500.968	971002.903
68	749400.248	970921.303
69	749300.528	970839.703
70	749200.808	970758.103

PREPARED BY:
STONER & ASSOCIATES, INC.
SURVEYORS - MAPPERS
L.B. 6633
1372 NORTH UNIVERSITY DRIVE
PLANTATION, FLORIDA 33322