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83659 P0434

RETURN TO:

This Instrument Prepared By:
ROBERT LEE SHAPIRO, ESQ.
Levy, Shapiro, Kneen & Kingcade, P.A.
P. O. Box 2755
218 Royal Palm Way
Palm Beach, Florida 33480

MEMORANDUM OF LEASE

WHEREAS, the parties hereto entered into a document entitled "LEASE", dated December 30, 1981; and

WHEREAS, said document provides for the lease of land in Palm Beach County described on EXHIBIT "A" attached hereto; and

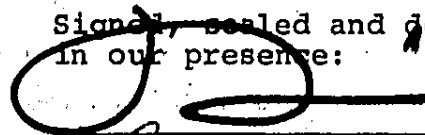
WHEREAS, it is the intent of this Memorandum of Lease to place the public-at-large on actual notice of the existence of such Lease.

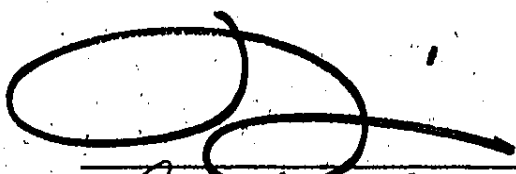
WITNESSETH:

COMES NOW, the parties hereto, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration, and publish this Memorandum of Lease as a statement of the existence of a Lease between them as follows:

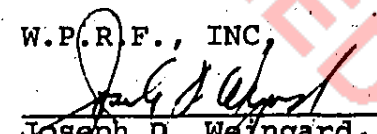
1. PARTIES: The Lessee of the parcel of land in Palm Beach County as set forth on EXHIBIT "A" attached hereto is W.P.R.F., INC., a Delaware corporation. The Lessor of the parcel of land in Palm Beach County set forth on EXHIBIT "A" attached hereto is CENTURY VILLAGE, INC., a Florida corporation.
2. TERM: The initial term of the Lease is twenty (20) years, with two (2), ten (10) year option periods.

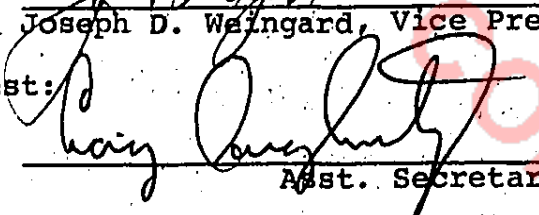
Signed, sealed and delivered in our presence:


Carolyn E. Moore

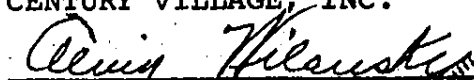

Carolyn E. Moore

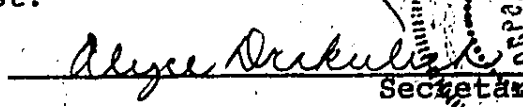
W.P.R.F., INC.

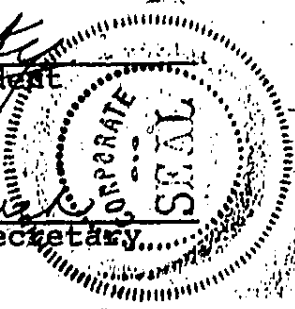
By: 
Joseph D. Weingard, Vice Pres.

Attest: 
Craig Dougherty
Asst. Secretary

CENTURY VILLAGE, INC.

By: 
Alvin Wilensky, President

Attest: 
Alysia Orkule
Secretary



STATE OF FLORIDA)
COUNTY OF PALM BEACH) SS:

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgements personally appeared JOSEPH D. WEINGARD AND CRAIG DOUGHERTY, well known

to me to be the Vice President and Assistant Secretary of W.P.R.F., INC., a corporation, and that they acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 30th day of December, 1981.

Carolyn E. More
Notary Public

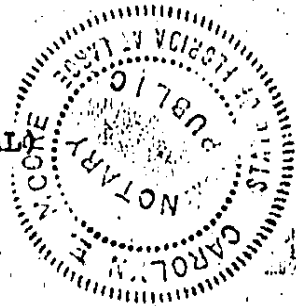
My Commission Expires:

Notary Public, State of Florida at Large

My Commission Expires Feb. 13, 1982

Bonded By American Fire & Casualty Company

(NOTARIAL IMPRESSION SEAL)



STATE OF FLORIDA)
) SS:
COUNTY OF PALM BEACH)

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgements, personally appeared ALVIN WILENSKY AND ALYCE DRAKULICH, well known to me to be the President and Secretary of CENTURY VILLAGE, INC., a corporation, and that they acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 30th day of December, 1981.

Carolyn E. More
Notary Public

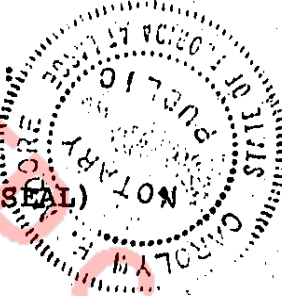
My Commission Expires:

Notary Public, State of Florida at Large

My Commission Expires Feb. 13, 1982

Bonded By American Fire & Casualty Company

(NOTARIAL IMPRESSION SEAL)



83859 P0435

PARCEL 1

LEGAL DESCRIPTION FOR

LAKE SOMERSET

A parcel of land in Tract #25, CENTURY VILLAGE PLAT NO. EIGHT, according to the plat thereof, as recorded in Plat Book 29, Page 57, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

From the Southwest corner of said Tract #25, bear due North, along the West line of said Tract #25, a distance of 320.00 feet to the POINT OF BEGINNING:

Thence, continue due North, a distance of 230.00 feet to the point on a curve concave to the Northeast, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" East;
Thence, Southeasterly, along the arc of said curve, a distance of 62.83 feet to the point of tangency;
Thence, due East, a distance of 407.00 feet to the point of curvature of a curve to the right, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" East;
Thence, Southeasterly, along the arc of said curve, a distance of 62.83 feet to the point of tangency;
Thence, due South, a distance of 73.21 feet to the point of curvature of a curve to the left, having a radius of 60.00 feet, a central angle of 45°-00'-00" and a chord bearing of South 22°-30'-00" East;
Thence, Southeasterly, along the arc of said curve, a distance of 47.12 feet to the point of tangency;
Thence, South 45°-00'-00" East, a distance of 95.88 feet to the point of curvature of a curve to the left, having a radius of 60.00 feet, a central angle of 45°-00'-00" and a chord bearing of South 67°-30'-00" East;
Thence, Southeasterly, along the arc of said curve, a distance of 47.12 feet to the point of tangency;
Thence, due East, a distance of 127.21 feet to the point of curvature of a curve to the right, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" East;
Thence, Southeasterly, along the arc of said curve, a distance of 62.83 feet to the point of tangency;
Thence, due South, a distance of 129.00 feet to the point of curvature of a curve to the right, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" West;
Thence, Southwesterly, along the arc of said curve, a distance of 62.83 feet to the point of tangency;
Thence, due West, a distance of 75.00 feet to the point of curvature of a curve to the right, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of North 45°-00'-00" West;
Thence, Northwesterly, along the arc of said curve, a distance of 62.83 feet to the point of tangency;
Thence, due North, a distance of 8.00 feet to the point of curvature of a curve to the left, having a radius of 20.00 feet, a central angle of 90°-00'-00" and a chord bearing of North 45°-00'-00" West;
Thence, Northwesterly, along the arc of said curve, a distance of 31.42 feet to the point of tangency;
Thence, due West, a distance of 400.40 feet to the point of curvature of a curve to the right, having a radius of 40.00 feet, a central angle of 76°-00'-00" and a chord bearing of North 52°-00'-00" West;
Thence, Northwesterly, along the arc of said curve, a distance of 53.06 feet to the point of tangency;
Thence, North 14°-00'-00" West, a distance of 181.92 feet to the point of curvature of a curve to the left, having a radius of 20.00 feet, a central angle of 76°-00'-00" and a chord bearing of North 52°-00'-00" West;
Thence, Northwesterly, along the arc of said curve, a distance of 26.53 feet to the point of tangency;
Thence, due West, a distance of 74.37 feet to the point of curvature of a curve to the left, having a radius of 30.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" West;
Thence, Southwesterly, along the arc of said curve, a distance of 47.12 feet to the end of said curve and the POINT OF BEGINNING.

Containing: 4.79 Acres

SUBJECT TO a drainage maintenance easement as shown on said CENTURY VILLAGE PLAT NO. EIGHT, which falls within above described parcel.

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PARCEL 2

LEGAL DESCRIPTION FOR

NORTH LAGOON

Tract "B", CENTURY VILLAGE PLAT NO. NINE, according to the plat thereof, as recorded in Plat Book 29, Page 82, public records, Palm Beach County, Florida.

PARCEL 3

LEGAL DESCRIPTION FOR

WEST LAGOON

Tract "C", CENTURY VILLAGE PLAT NO. ELEVEN, according to the plat thereof, as recorded in Plat Book 29, Page 124, public records, Palm Beach County, Florida.

ALSO Tract "C", CENTURY VILLAGE PLAT NO. TWELVE, according to the plat thereof, as recorded in Plat Book 29, Page 157, public records, Palm Beach County, Florida.

PARCEL 4

LEGAL DESCRIPTION FOR

DOVER RECREATION AREA

The North 50.00 feet of the West 90.50 feet of Tract #10 and the North 50.00 feet of the East 134.00 feet of Tract #11, all in CENTURY VILLAGE PLAT NO. TWO, according to the plat thereof, as recorded in Plat Book 28, Page 219, public records, Palm Beach County, Florida.

Containing: 0.258 Acres

SUBJECT TO the maintenance and drainage easements as shown on the plat of record which lie within the above described parcel.

PARCEL 5

LEGAL DESCRIPTION FOR

HASTINGS RECREATION AREA

A parcel of land in Tract #28, CENTURY VILLAGE PLAT NO. NINE, according to the plat thereof, as recorded in Plat Book 29, Page 82, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

Begin at the Northwest corner of said Tract #28
Thence, bear South 00°-16'-14" West, along the West line of said Tract #28, a distance of 314.67 feet;
Thence, due East, a distance of 333.11 feet;
Thence, due North, a distance of 314.48 feet to a point on the North line of said Tract #28;
Thence, North 89°-58'-08" West, along said North line, a distance of 331.63 feet to the POINT OF BEGINNING.

Containing: 2.40 Acres

PARCEL 6

LEGAL DESCRIPTION FOR

PART OF CENTER LAGOON IN CHATHAM

A parcel of land in Tract #30, CENTURY VILLAGE PLAT NO. TEN, according to the plat thereof, as recorded in Plat Book 29, Page 111, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

From the Southwest corner of said Tract #30, run South 80°-00'-00" East, along the South line of said Tract #30, a distance of 472.46 feet; Thence, due East, a distance of 185.00 feet to the POINT OF BEGINNING;

Thence, continue due East, along said South line, a distance of 115.00 feet; Thence, due North, a distance of 99.57 feet; Thence, South 80°-33'-37" West, a distance of 116.58 feet; Thence, due South, a distance of 80.45 feet to the POINT OF BEGINNING.

Containing: 0.238 Acres

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PARCEL 7

LEGAL DESCRIPTION FOR

CAMDEN RECREATION AREA

A parcel of land in Tract #31, CENTURY VILLAGE PLAT NO. ELEVEN, according to the plat thereof, as recorded in Plat Book 29, Pages 123 and 124, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

Begin at the Southwest corner of said Tract #31;
Thence, bear South 72°-19'-23" East, along the South line of said Tract #31, a distance of 164.89 feet;
Thence, due East, a distance of 105.31 feet;
Thence, due North, a distance of 75.93 feet;
Thence, North 72°-19'-23" West, a distance of 77.28 feet;
Thence, North 17°-40'-37" East, a distance of 173.67 feet;
Thence, North 72°-19'-23" West, a distance of 165.00 feet to a point on the West line of said Tract #31;
Thence, South 17°-40'-37" West, along said West line, a distance of 264.55 feet to a point of curvature of a curve to the left, having a radius of 735.00 feet, a central angle of 01°-02'-56" and a chord bearing of South 17°-08'-09" West;
Thence, Southerly, along the arc of said curve, a distance of 13.45 feet to the POINT OF BEGINNING.

Containing: 1.237 Acres

PARCEL 8

LEGAL DESCRIPTION FOR

SOMERSET RECREATION AREA

A parcel of land in Tract #25, CENTURY VILLAGE PLAT NO. EIGHT, according to the plat thereof, as recorded in Plat Book 29, Page 57, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

From the Southeast corner of said Tract #25, bear due West, along the South line of said Tract #25, a distance of 298.00 feet;
Thence, due North, a distance of 353.00 feet to the POINT OF BEGINNING;

Thence, due North, a distance of 262.00 feet to a point of curvature of a curve to the left, having a radius of 75.00 feet, a central angle of 90°-00'-00" and a chord bearing of North 45°-00'-00" West;
Thence, Northwesterly, along the arc of said curve, a distance of 117.81 feet;
Thence, due West, a distance of 289.00 feet;
Thence, due South, a distance of 36.00 feet;
Thence, due West, a distance of 75.00 feet;
Thence, due South, a distance of 122.00 feet;
Thence, due East, a distance of 142.00 feet;
Thence, due South, a distance of 99.86 feet;
Thence, South 45°-00'-00" East, a distance of 63.84 feet;
Thence, due East, a distance of 148.06 feet;
Thence, due South, a distance of 34.00 feet;
Thence, due East, a distance of 103.00 feet to the POINT OF BEGINNING.

Containing: 2.548 Acres

PARCEL 9

LEGAL DESCRIPTION FOR
DORCHESTER RECREATION AREA

A parcel of land in Tract #29, CENTURY VILLAGE PLAT NO. TEN and Tract #23, CENTURY VILLAGE PLAT NO. SEVEN, according to the plat thereof, as recorded in plat Book 29, Page 111 and Plat Book 29, Page 56, respectively, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

From the Southeast corner of said Tract #29, bear due North, along the East line of said Tract #29, a distance of 952.00 feet to the POINT OF BEGINNING;

Thence, due West, a distance of 120.00 feet;
Thence, due North, a distance of 169.16 feet to the North line of said Tract #29;
Thence, South 89°-55'-45" East, along said North line, a distance of 120.00 feet to the Northeast corner of said Tract #29 and the Northwest corner of said Tract #23;
Thence, South 49°-55'-45" East, along the North line of said Tract #23, a distance of 30.00 feet;
Thence, due South, a distance of 168.97 feet;
Thence, due West, a distance of 30.00 feet to the POINT OF BEGINNING.

Containing: 0.581 Acre

PARCEL 10

LEGAL DESCRIPTION FOR
LAKE CHATHAM

A parcel of land in Tract #30, CENTURY VILLAGE PLAT NO. TEN, according to the plat thereof, as recorded in Plat Book 29, Page 111, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

From the Northeast corner of said Tract #30, bear due South, along the East line of said Tract #30, a distance of 520.00 feet to a point of curvature of a curve to the right, having a radius of 80.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" West;
Thence, Southwesterly, along the arc of said curve, a distance of 125.66 feet to the point of tangency;
Thence, due West, a distance of 165.00 feet to the POINT OF BEGINNING;

Thence, continue due West, a distance of 323.88 feet;
Thence, North 48°-11'-00" West, a distance of 257.97 feet;
Thence, due West, a distance of 341.86 feet to the point of curvature of a curve to the left, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of South 45°-00'-00" West;
Thence, Southwesterly, along the arc of said curve, a distance of 62.83 feet;
Thence, due South, a distance of 580.45 feet;
Thence, North 80°-33'-37" East, a distance of 146.99 feet;
Thence, due North, a distance of 83.99 feet;
Thence, North 52°-42'-00" East, a distance of 333.92 feet;
Thence, due East, a distance of 347.37 feet;
Thence, South 54°-14'-46" East, a distance of 123.22 feet;
Thence, due North, a distance of 170.00 feet to a point of curvature of a curve to the right, having a radius of 40.00 feet, a central angle of 90°-00'-00" and a chord bearing of North 45°-00'-00" East;
Thence, Northeasterly, along the arc of said curve, a distance of 62.83 feet to the end of said curve and the POINT OF BEGINNING.

Containing: 6.298 Acres

PARCEL 11

LEGAL DESCRIPTION FOR
KENT RECREATION AREA

A parcel of land in Tract #30, CENTURY VILLAGE PLAT NO. TEN, according to the plat thereof, as recorded in Plat Book 29, Page 111, public records, Palm Beach County, Florida; said parcel of land being specifically described as follows:

From the Southwest corner of said Tract #30, bear North 10°-00'-00" East, along the West line of said Tract #30, a distance of 193.90 feet to a point of curvature of a curve to the left, having a radius of 970.36 feet, a central angle of 02°-43'-23" and a chord bearing of North 08°-38'-19" East;
Thence, Northerly, along the arc of said curve, a distance of 46.12 feet to the POINT OF BEGINNING;

Thence, along an extension of said curve, having a radius of 970.36 feet, a central angle of 17°-16'-37" and a chord bearing of South 01°-21'-42" East;
Thence, Northerly, along the arc of said curve, a distance of 292.60 feet to the point of tangency;
Thence, North 10°-00'-00" West, a distance of 129.97 feet;
Thence, due East, a distance of 375.18 feet;
Thence, due South, a distance of 93.00 feet;
Thence, due West, a distance of 106.00 feet;
Thence, due South, a distance of 368.68 feet;
Thence, North 80°-00'-00" West, a distance of 243.39 feet to the POINT OF BEGINNING.

Containing: 2.702 Acres

PARCEL 12

Tract B and C, CENTURY VILLAGE, PLAT NO. 8, according to the Plat thereof, recorded in Plat Book 29, Page 57, Public Records, Palm Beach County, Florida.

B3659 P0440

The legal descriptions included on this Deed are intended to encompass all of the lands covered by recreation leases affecting the aforescribed property as the same have been recorded in the Public Records of Palm Beach County.

NOT A CERTIFIED COPY

83058 P0441

RECORD VERIFIED
PALM BEACH COUNTY, FLA
JOHN B. DUNKLE
CLERK CIRCUIT COURT