

THIS INSTRUMENT PREPARED BY:
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SDA SHAH
DROTOS
& ASSOCIATES

ENGINEERING
SURVEYING
PLANNING

CERTIFICATE OF AUTHORIZATION NO. LB6456
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JANUARY 2006

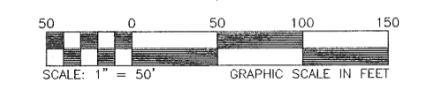
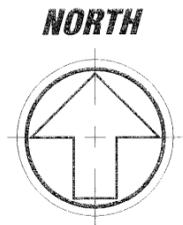
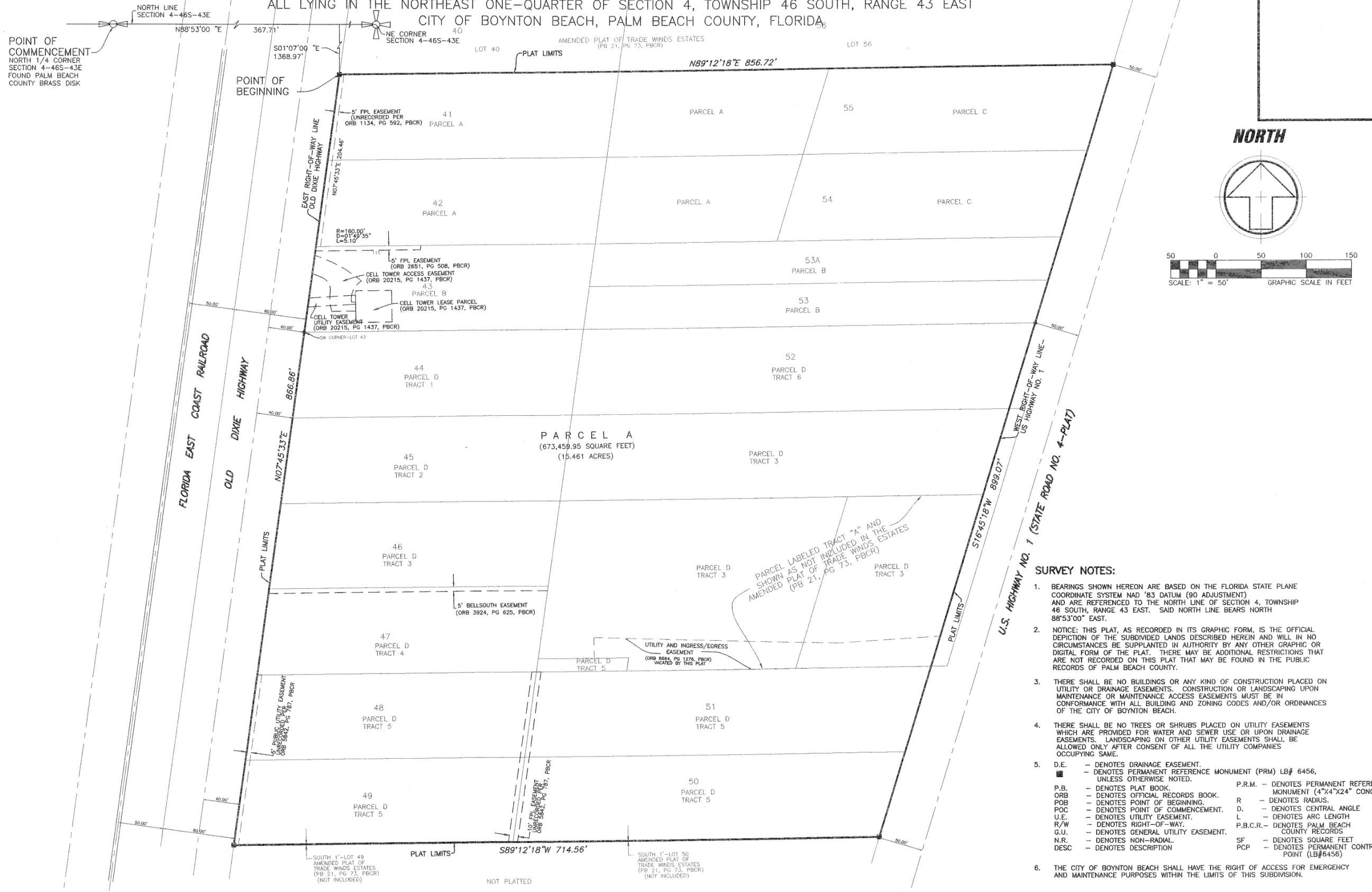
GULFSTREAM GARDENS

SHEET 2 OF 2 SHEETS

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A REPLAT OF ALL OF LOTS 41 THROUGH 48, A PORTION OF LOTS 49 AND 50, ALL OF LOTS 51 THROUGH 55, TOGETHER WITH A PORTION OF THAT PARCEL SHOWN AS NOT INCLUDED AND LABELED TRACT "A", IN THE AMENDED PLAT OF TRADE WINDS ESTATES (PB 21, PG 73, PBCR)

ALL LYING IN THE NORTHEAST ONE-QUARTER OF SECTION 4, TOWNSHIP 46 SOUTH, RANGE 43 EAST CITY OF BOYNTON BEACH, PALM BEACH COUNTY, FLORIDA



- SURVEY NOTES:**
- BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM NAD '83 DATUM (90 ADJUSTMENT) AND ARE REFERENCED TO THE NORTH LINE OF SECTION 4, TOWNSHIP 46 SOUTH, RANGE 43 EAST. SAID NORTH LINE BEARS NORTH 88°53'00" EAST.
 - 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.
 - THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY OR DRAINAGE EASEMENTS. CONSTRUCTION OR LANDSCAPING UPON MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS MUST BE IN CONFORMANCE WITH ALL BUILDING AND ZONING CODES AND/OR ORDINANCES OF THE CITY OF BOYNTON BEACH.
 - THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE EASEMENTS. LANDSCAPING ON OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL THE UTILITY COMPANIES OCCUPYING SAME.
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| D.E. | - DENOTES DRAINAGE EASEMENT. | P.R.M. | - DENOTES PERMANENT REFERENCE MONUMENT (PRM) LB# 6456, UNLESS OTHERWISE NOTED. |
| P.B. | - DENOTES PLAT BOOK. | P.B.C.R. | - DENOTES PALM BEACH COUNTY RECORDS |
| ORB | - DENOTES OFFICIAL RECORDS BOOK. | R | - DENOTES RADIUS. |
| POB | - DENOTES POINT OF BEGINNING. | D. | - DENOTES CENTRAL ANGLE |
| POC | - DENOTES POINT OF COMMENCEMENT. | L | - DENOTES ARC LENGTH |
| U.E. | - DENOTES UTILITY EASEMENT. | R/W | - DENOTES RIGHT-OF-WAY. |
| R/W | - DENOTES RIGHT-OF-WAY. | G.U. | - DENOTES GENERAL UTILITY EASEMENT. |
| G.U. | - DENOTES GENERAL UTILITY EASEMENT. | N.R. | - DENOTES NON-RADIAL. |
| N.R. | - DENOTES NON-RADIAL. | SF | - DENOTES SQUARE FEET |
| DESC | - DENOTES DESCRIPTION | PCP | - DENOTES PERMANENT CONTROL POINT (LB#6456) |
 - THE CITY OF BOYNTON BEACH SHALL HAVE THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES WITHIN THE LIMITS OF THIS SUBDIVISION.