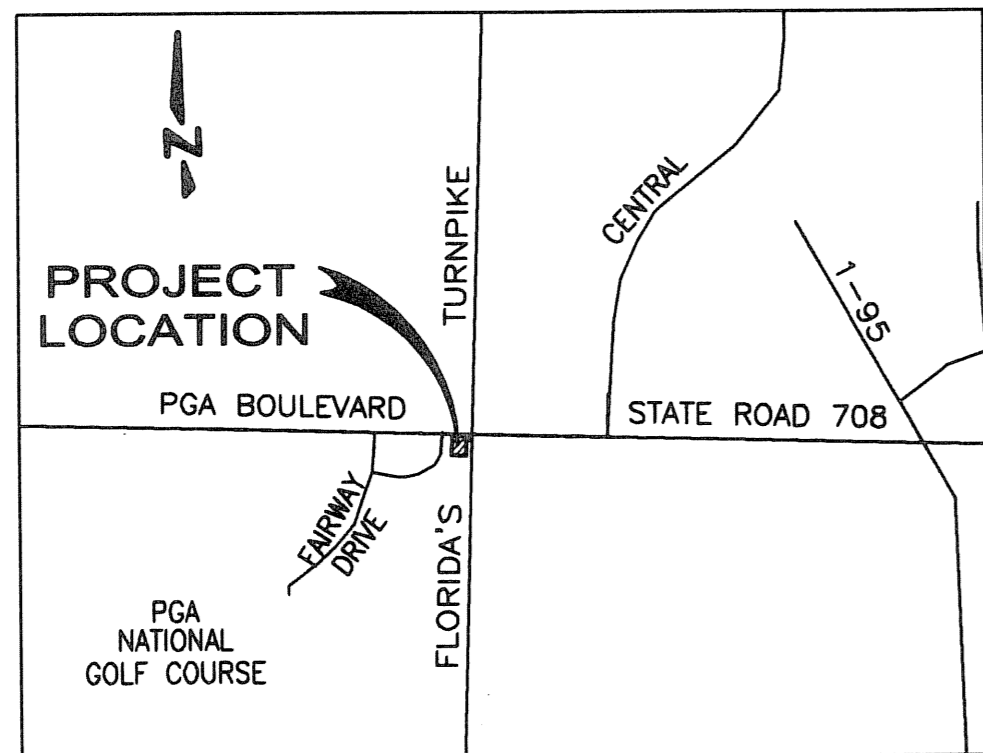


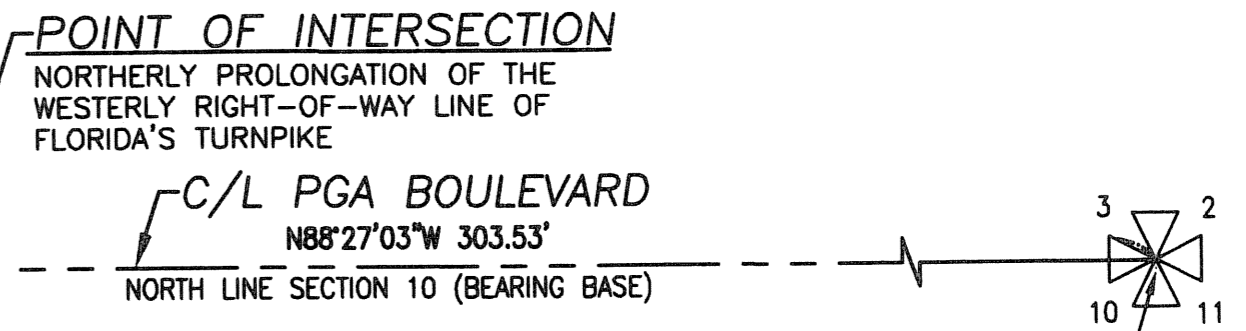
GARDENS HOME MANAGEMENT

LYING IN THE NORTHEAST ONE-QUARTER OF SECTION 10, TOWNSHIP 42 SOUTH, RANGE 42 EAST
CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA
JUNE 2006 SHEET 2 OF 2

C/L PGA BOULEVARD



LOCATION SKETCH - NOT TO SCALE



POINT OF COMMENCING
NORTHEAST CORNER OF SECTION 10,
TOWNSHIP 42 SOUTH, RANGE 42 EAST
FOUND NAIL & DISK IN ASPHALT PAVEMENT

PGA BOULEVARD
FLORIDA DEPARTMENT OF TRANSPORTATION
RIGHT-OF-WAY MAP NO. 4.1,
SHEET 7 OF 12

15' F.P.L. EASEMENT
O.R.B. 3105 PAGE 1719
15-FEET SOUTH OF, PARALLEL WITH & CONTIGUOUS
TO THE ULTIMATE SOUTH R/W LINE OF PGA BOULEVARD

PLAT LIMITS
S88°27'03"E 185.61' (DEED-ORB 17520, PAGE 1919)
S88°27'03"E 160.64'

10' SEACOAST EASEMENT
O.R.B. 8957, PAGE 1647

NORTHERLY PROLONGATION OF THE WESTERLY
RIGHT-OF-WAY LINE OF FLORIDA'S TURNPIKE

POINT OF BEGINNING

BOUNDARY LINE PLAT OF
"FAIRWAY DRIVE AND FAIRVIEW LANE"
PLAT BOOK 56, PAGE 21

15' F.P.L. EASEMENT
O.R.B. 3105 PAGE 1718 - THE EAST 15-FEET
OF THAT PART OF SECTION 10 LYING
WEST OF, PARALLEL WITH, AND ADJACENT TO
THE WEST R/W LINE OF FLORIDA'S TURNPIKE

N88°27'03"W 40.00'
(DEED-ORB 17520, PG. 1919)

FAIRVIEW LANE R/W
(PLAT BOOK 56, PAGE 21 & 22)
ABANDONED IN O.R.B. 20365, PAGE 523

EAST RIGHT-OF-WAY LINE FAIRVIEW LANE
S01°35'41"W 200.00'

FLORIDA'S TURNPIKE

PARCEL DESCRIBED IN
(O.R.B. 17520, PAGE 1919)

BOUNDARY LINE PLAT OF
"FAIRWAY DRIVE AND FAIRVIEW LANE"
PLAT BOOK 56, PAGE 21

TRACT A
(PER THIS PLAT)
INCLUDES ABANDONED FAIRVIEW LANE R/W

WEST RIGHT-OF-WAY LINE OF FLORIDA'S TURNPIKE
FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY
MAP NO. 4.1 SHEET 7 OF 12, AND THE WESTERLY R/W
LINE OF FAIRVIEW LANE (PLAT BOOK 56, PAGE 21)

PLAT BOUNDARY LINE
"FAIRWAY DRIVE AND FAIRVIEW
LANE" PLAT BOOK 56, PAGE 21

BOUNDARY LINE PLAT OF
"FAIRWAY DRIVE AND FAIRVIEW LANE"
PLAT BOOK 56, PAGE 21

N88°27'03"W 194.37' (REMAINDER)
N88°27'03"W 339.85' (PLAT TOTAL)
FAIRVIEW LANE
(PLAT BOOK 56, PAGE 21 & 22)

N88°27'03"W 145.48' (DEED-ORB 17520, PAGE 1919)
PLAT LIMITS
FAIRVIEW LANE 30' R/W
(PLAT BOOK 56, PAGE 21 & 22)

15' F.P.L. EASEMENT
O.R.B. 3105 PAGE 1718 - THE EAST 15-FEET
OF THAT PART OF SECTION 10 LYING
WEST OF, PARALLEL WITH, AND ADJACENT TO
THE WEST R/W LINE OF FLORIDA'S TURNPIKE

N88°27'03"W 385.45' (R/W TOTAL, PLAT BOOK 56, PAGE 21)

UNPLATTED

N88°27'03"W 185.35' (PLAT BOOK 56, PAGE 21)
N88°27'03"W 184.95' (ORB 4273, PAGE 960)

F.P.L. EASEMENT
O.R.B. 4273, PAGE 960

UNPLATTED

FAIRWAY DRIVE - 100' R/W
(PLAT BOOK 56, PAGE 21)

N01°32'57"E 175.00'

N88°27'03"W 35.36'

N01°32'57"E 200.00' (DEED-ORB 17520, PAGE 1919)

WESTERLY 25-FEET
NOT INCLUDED

N01°32'57"E 200.00'

PLAT LIMITS

FOUND PK & DISK
STAMPED "RBP"

10'

10'

PLAT LIMITS

55.00'

55.00'

30'

30'

PLAT LIMITS

10'

10'

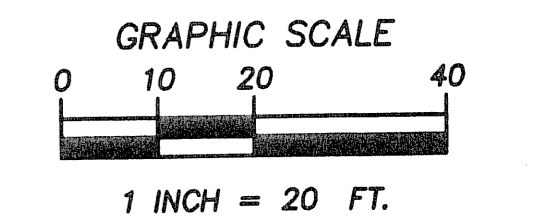
PLAT LIMITS

10'

10'

PLAT LIMITS

10'



LEGEND
R/W = RIGHT-OF-WAY
F.D.O.T. = FLORIDA DEPARTMENT OF TRANSPORTATION
F.P.L. = FLORIDA POWER AND LIGHT COMPANY
O.R.B. = OFFICIAL RECORD BOOK
C/L = CENTERLINE
D.E. = DRAINAGE EASEMENT
P.B. = PLAT BOOK PAGE = PAGE
L.B. = LICENSED BUSINESS
P.R.M. = PERMANENT REFERENCE MONUMENT
MEAS. = MEASURED
■ = SET 4" X 4" P.R.M. STAMPED "LB4897"



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THIS INSTRUMENT WAS PREPARED BY MICHAEL K. HORAN SR., PSM
PROFESSIONAL SURVEYOR AND MAP NO. 5494
IN THE OFFICES OF KESHAVARZ & ASSOCIATES, INC.