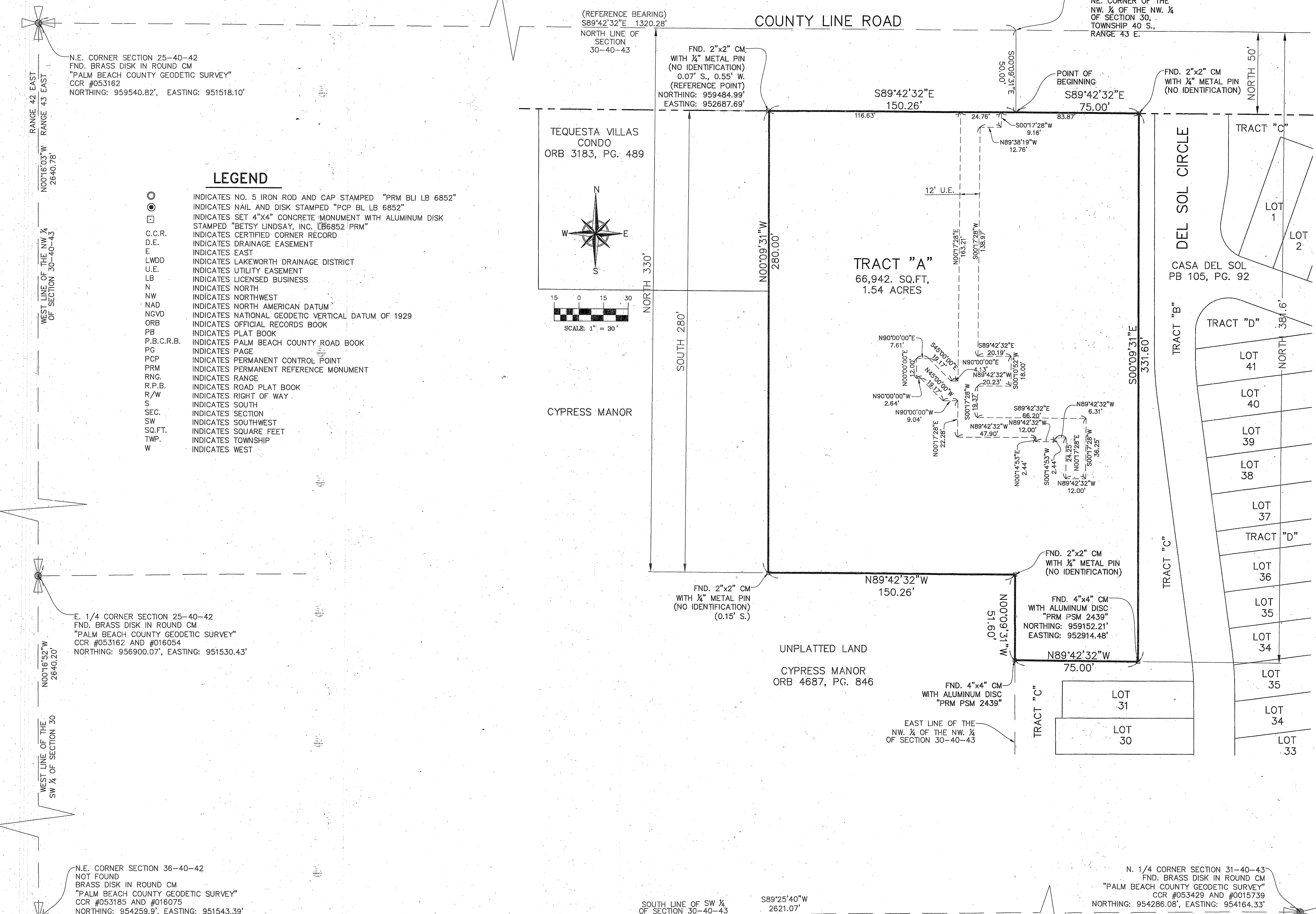


BELLA VILLAGGIO

A PARCEL OF LAND BEING A PORTION OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 SOUTH, RANGE 43 EAST, VILLAGE OF TEQUESTA, PALM BEACH COUNTY FLORIDA

JUNE 2015

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N.E. CORNER SECTION 25-40-42
FND. BRASS DISK IN ROUND CM
"PALM BEACH COUNTY GEODETIC SURVEY"
CCR #053162
NORTHING: 959540.82', EASTING: 951518.10'

RANGE 42 EAST
RANGE 43 EAST
N00°16'03"W
2640.78'
WEST LINE OF THE NW 1/4
OF SECTION 30-40-43

E. 1/4 CORNER SECTION 25-40-42
FND. BRASS DISK IN ROUND CM
"PALM BEACH COUNTY GEODETIC SURVEY"
CCR #053162 AND #016054
NORTHING: 956900.07', EASTING: 951530.43'

N00°16'52"W
2640.20'
WEST LINE OF THE
SW 1/4 OF SECTION 30

N.E. CORNER SECTION 36-40-42
NOT FOUND
BRASS DISK IN ROUND CM
"PALM BEACH COUNTY GEODETIC SURVEY"
CCR #053185 AND #016075
NORTHING: 954259.9', EASTING: 951543.39'

(REFERENCE BEARING)
S89°42'32"E 1320.28'
NORTH LINE OF
SECTION
30-40-43

FND. 2"x2" CM.
WITH 1/4" METAL PIN
(NO IDENTIFICATION)
0.07' S., 0.55' W.
(REFERENCE POINT)
NORTHING: 959484.99'
EASTING: 952687.69'

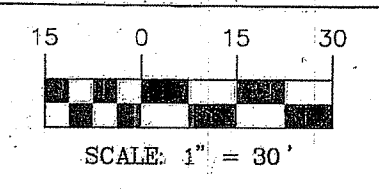
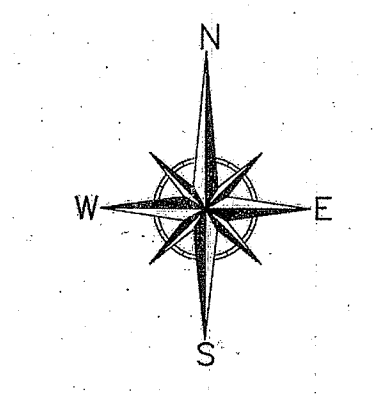
POINT OF COMMENCEMENT
NE. CORNER OF THE
NW 1/4 OF THE NW 1/4
OF SECTION 30,
TOWNSHIP 40 S.,
RANGE 43 E.

POINT OF BEGINNING
S89°42'32"E
75.00'

FND. 2"x2" CM
WITH 1/4" METAL PIN
(NO IDENTIFICATION)

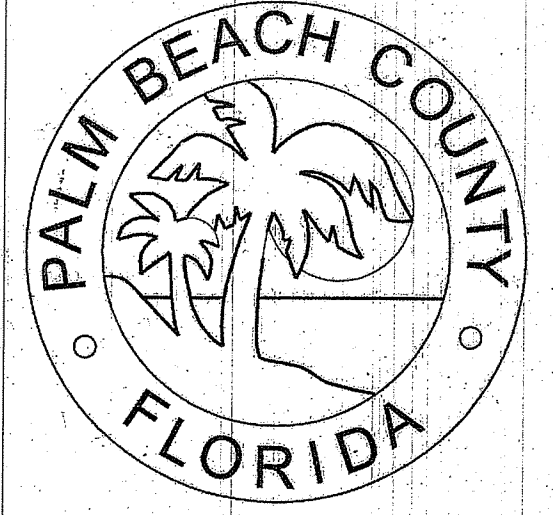
LEGEND

- INDICATES NO. 5 IRON ROD AND CAP STAMPED "PRM BLI LB 6852"
- INDICATES NAIL AND DISK STAMPED "PCP BL LB 6852"
- INDICATES SET 4"x4" CONCRETE MONUMENT WITH ALUMINUM DISK STAMPED "BETSY LINDSAY, INC. LB6852 PRM"
- C.C.R. INDICATES CERTIFIED CORNER RECORD
- D.E. INDICATES DRAINAGE EASEMENT
- E INDICATES EAST
- LWDD INDICATES LAKEWORTH DRAINAGE DISTRICT
- U.E. INDICATES UTILITY EASEMENT
- LB INDICATES LICENSED BUSINESS
- N INDICATES NORTH
- NW INDICATES NORTHWEST
- NAD INDICATES NORTH AMERICAN DATUM
- NGVD INDICATES NATIONAL GEODETIC VERTICAL DATUM OF 1929
- ORB INDICATES OFFICIAL RECORDS BOOK
- PB INDICATES PLAT BOOK
- P.B.C.R.B. INDICATES PALM BEACH COUNTY ROAD BOOK
- PG INDICATES PAGE
- PCP INDICATES PERMANENT CONTROL POINT
- PRM INDICATES PERMANENT REFERENCE MONUMENT
- RNG. INDICATES RANGE
- R.P.B. INDICATES ROAD PLAT BOOK
- R/W INDICATES RIGHT OF WAY
- S INDICATES SOUTH
- SEC. INDICATES SECTION
- SW INDICATES SOUTHWEST
- SQ.FT. INDICATES SQUARE FEET
- TWP. INDICATES TOWNSHIP
- W INDICATES WEST



GENERAL NOTES:

- A. THE BEARINGS AS SHOWN HEREON ARE BASED ON STATE PLANE COORDINATES, NAD 1983/1990 ADJUSTED, FLORIDA EAST ZONE, US SURVEY FEET, REFERENCE A BEARING OF S88°42'32"E ALONG THE NORTH LINE OF SECTION 30, TOWNSHIP 40 SOUTH, RANGE 43 EAST. BEING WITHIN THE RIGHT OF WAY LINE OF THE COUNTY LINE ROAD AS SHOWN ON THIS PLAT.
- B. THE DISTANCES SHOWN ON THIS PLAT ARE GROUND DISTANCES. GROUND DISTANCES MULTIPLIED BY THE SCALE FACTOR OF 1.0000414 EQUALS GRID DISTANCE.
- C. 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.
- D. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS PALM BEACH COUNTY, FLORIDA.
- E. NO BUILDINGS OF ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY EASEMENTS. LANDSCAPING OF UTILITY EASEMENTS SHALL REQUIRE PRIOR APPROVAL OF THE VILLAGE OF TEQUESTA AND ALL UTILITIES OCCUPYING SAME.
- F. BUILDING SETBACK LINES SHALL CONFORM TO CURRENT VILLAGE OF TEQUESTA REQUIREMENTS.



B BETSY LINDSAY, INC.
SURVEYING AND MAPPING

7997 SW JACK JAMES DRIVE | STUART, FL 34997
(772)286-5753 (772)286-5933 FAX
LICENSED BUSINESS NO. 6852

SHEET 2 OF 2