

LOCATION MAP

ACCEPTANCE OF RESERVATIONS

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

WITNESS: JOHNS COMPRINTED NAME, JOHNS COMPRINTED NAME, JOHNS COMPRINTED NAME, WITNESS:

ANDALUCIA PUD HOMEOWNERS ASSOCIATION, INC.
A FLORIDA CORPORATION NOT-FOR-PROFIT

ACKNOWLEDGMENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED DEAN ANDREOZZI WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED _____ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF ANDALUCIA PUD HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT-FOR-PROFIT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL (IF AVAILABLE) OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20 DAY OF MARCH

ANDALUCIA PUD HOMEOWNERS

ASSOCIATION, INC.

COMMISSION NO. 66 640512

NOTARY PUBLIC

SEFF ALL NOW

ANDALUCIA PUD PLAT 4

LYING IN SECTION 29, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING A REPLAT OF A PORTION OF TRACT "FD-2", ANDALUCIA PUD PLAT 1, AS RECORDED IN PLAT BOOK 122, PAGES 193 THROUGH 199, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TITLE CERTIFICATION

STATE OF FLORIDA) COUNTY OF DADE)

THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED IN STANDARD PACIFIC OF SOUTH FLORIDA, A FLORIDA GENERAL PARTNERSHIP; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; THAT THERE ARE NO MORTGAGES OF RECORD; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED:

BY:

Elicate Local Esquire

ATTORNEY-AT-LAW

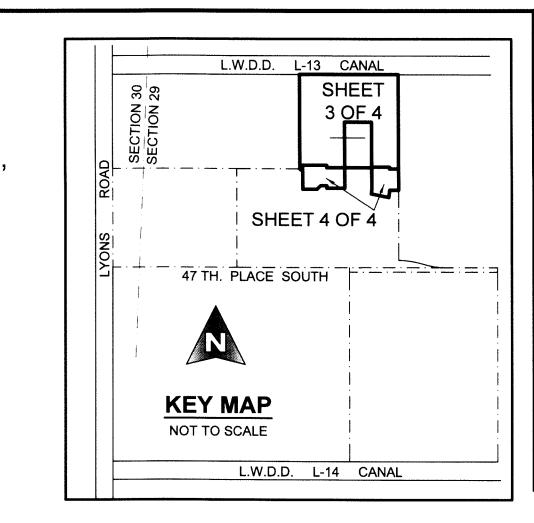
LICENSED IN FLORIDA

SURVEYOR AND MAPPER'S NOTES

- 1. NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- 2. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY AND ALL OTHER EASEMENTS SHALL SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
- 3. ALL LINES INTERSECTING CIRCULAR CURVES ARE NON-RADIAL UNLESS OTHERWISE NOTED.
- 4. 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.
- 5. BUILDINGS SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS
- 6. BEARINGS AS SHOWN HEREON ARE BASED UPON THE EAST LINE OF ANDALUCIA PUD PLAT 1, AS RECORDED IN PLAT BOOK 122, PAGES 193-199, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, HAVING A PLATTED BEARING OF SOUTH 00°00'29" EAST.
- 7. ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.

SITE DATA

CONTROL NUMBER	
NUMBER OF UNITS (PLAT 4)	50 UNITS
PROJECT NAME: ANDALU	JCIA PUD POD A - PHASE FOUR - PLAT FOUR

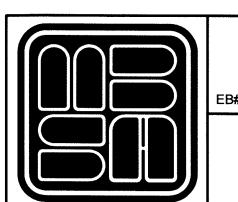


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LEGEND P.O.C. POINT OF COMMENCEMENT P.O.B. POINT OF BEGINNING P.C.P. PERMANENT CONTROL POINT P.R.M. PERMANENT REFERENCE MONUMENT O.R.B. OFFICIAL RECORD BOOK PLAT BOOK PAGES DEED BOOK P.B.C. PALM BEACH COUNTY **RIGHT OF WAY** CENTERLINE **UTILITY EASEMENT** DRAINAGE EASEMENT RADIUS ARC LENGTH **CURVE CENTRAL ANGLE DENOTES FOUND PALM BEACH COUNTY DISK IN CONCRETE** SET NAIL AND ALUMINUM DISK, STAMPED "PCP LB 2438" SET 4"x4"x24" C.M. WITH ALUMINUM DISK, STAMPED "PRM LB 2438" DENOTES FOUND 4"x4"x24" C.M. WITH ALUMINUM DISK, STAMPED "PRM LB 2438" L.M.E. LAKE MAINTENANCE EASEMENT C.L. CHORD LENGTH C.B. CHORD BEARING L.M.A.E. LAKE MAINTENANCE ACCESS EASEMENT R.L. RADIAL LINE TYP. **TYPICAL** NORTHING, WHEN USED WITH COORDINATES EASTING, WHEN USED WITH COORDINATES M.O.E. MAINTENANCE AND ROOF OVERHANG EASEMENT L.W.D.D. LAKE WORTH DRAINAGE DISTRICT L.B.E. LANDSCAPE BUFFER EASEMENT L.A.E. LIMITED ACCESS EASEMENT L.S.E. LIFT STATION EASEMENT P.A.E. PEDESTRIAN ACCESS EASEMENT FD. FOUND **OVERALL** C.M. **CONCRETE MONUMENT** F.P.L.E. FLORIDA POWER AND LIGHT EASEMENT NO. NUMBER P.B.C.U.E. PALM BEACH COUNTY UTILITY EASEMENT P.S.M. PROFESSIONAL LAND SURVEYOR P.D.E. PUBLIC DRAINAGE EASEMENT PROFESSIONAL SURVEYOR AND MAPPER BUSINESS LICENSE NUMBER PROFESSIONAL ENGINEER BUSINESS LICENSE NUMBER S.E. SIDEWALK EASEMENT N.T. **NON-TANGENT**

POINT OF TANGENCT

SHEET 2 OF 4



P.T.

MICHAEL B. SCHORAH

& ASSOCIATES, INC.1850 FOREST HILL BLVD., SUITE 206
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EB# 2438 TEL. (561) 968-0080 FAX. (561) 642-9726 LB# 2438

ANDALUCIA PUD PLAT 4

ANDALUCIA PUD HOMEOWNERS

ASSOCIATION, INC.

NOTARY