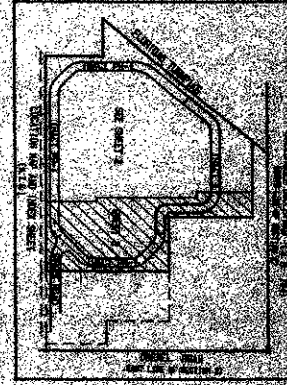
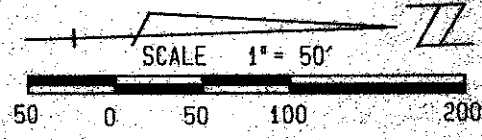
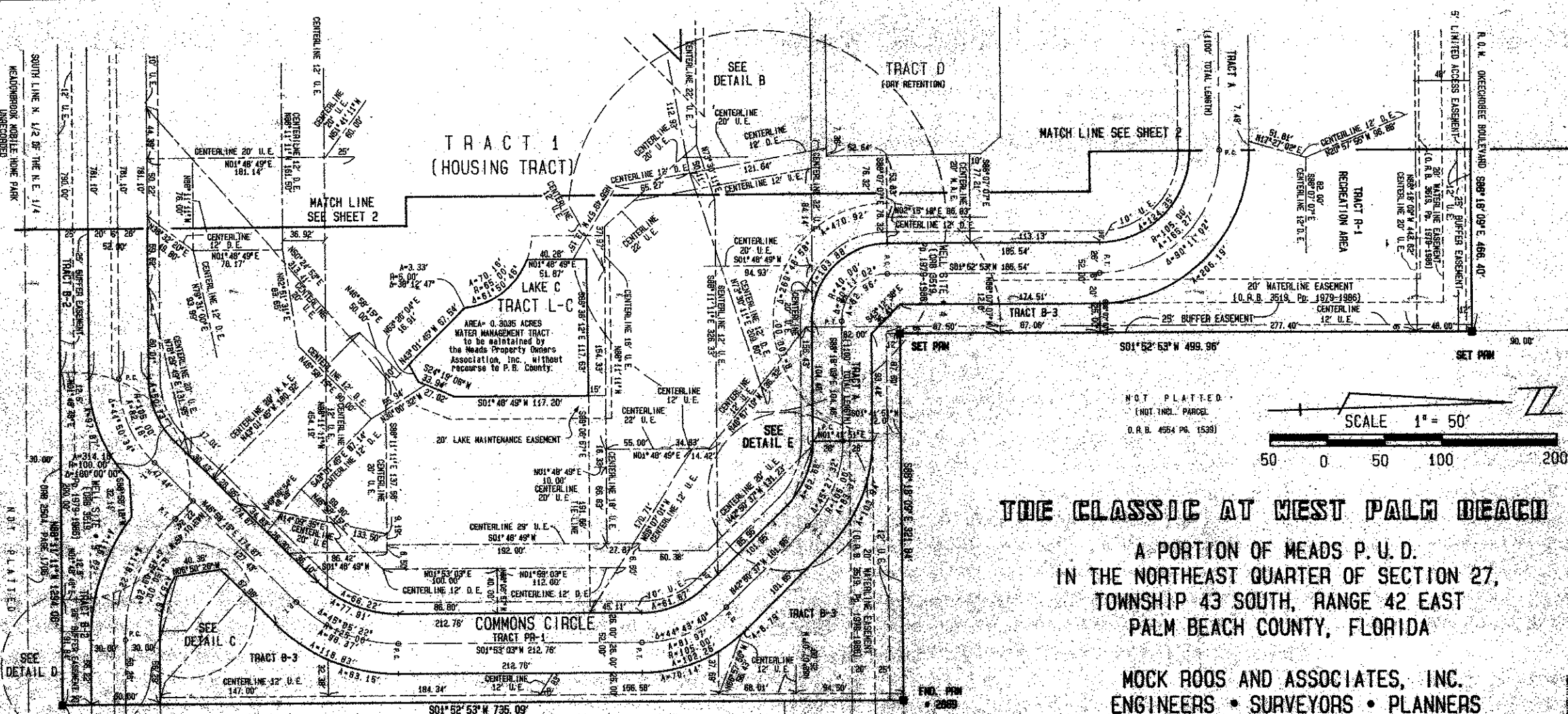


STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAN WAS FILED FOR
RECORD
THIS DAY OF
JAN, 1988 AND DULY RECORDED
IN PLAT BOOK 53 PAGES
AND
JOHN D. DUNN, CLERK
BY _____



ONECHOBBE BOULEVARD (S. R. 704)



THE CLASSIC AT WEST PALM BEACH

A PORTION OF MEADS P. U. D.
IN THE NORTHEAST QUARTER OF SECTION 27,
TOWNSHIP 43 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA

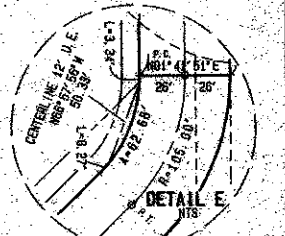
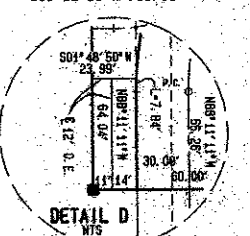
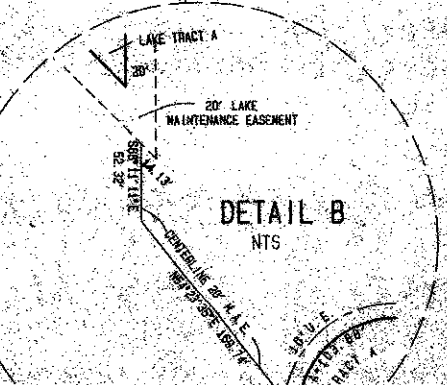
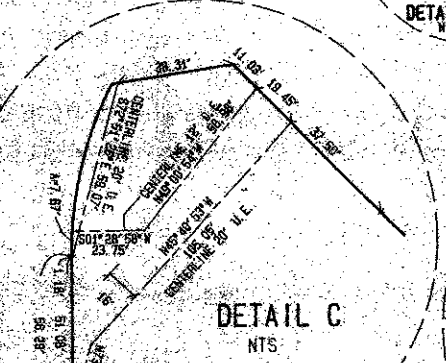
MOCK ROOS AND ASSOCIATES, INC.
ENGINEERS • SURVEYORS • PLANNERS
WEST PALM BEACH, FLORIDA

JAN 1988
SHEET 3 OF 3

THE DONALD C. WALKER
COMMUNITY
(PLAT BOOK 53 PG. 17-19)

POB

SYKES ROAD



SURVEYOR'S NOTES:

THERE SHALL BE NO BUILDINGS OR OTHER STRUCTURES PLACED ON UTILITY OR DRAINAGE EASEMENTS. CONSTRUCTION OF LAKE MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS MUST BE IN ACCORDANCE WITH DRAINAGE AND ZONING ORDINANCES AND ALL OTHER BUILDING AND ZONING CODES AND/OR ORDINANCES OF PALM BEACH COUNTY.

THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WITHIN THE PROVISIONS FOR WATER AND SEWER USE OR UPON DRAINAGE, MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS.

LANDSCAPING OR OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL UTILITY COMPANIES OCCUPYING SAME.

IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS, DRAINAGE EASEMENTS SHALL HAVE TOP PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITY BEING DETERMINED BY THE USE RIGHTS GRANTED.

THE BUILDING SETBACK LINE SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.

PERMANENT REFERENCE MONUMENTS (P.R.M.) ARE DESIGNATED THIS "M" PERMANENT CONTROL POINTS (P.C.P.) ARE DESIGNATED THIS "O".

BEARING REFERENCE: THE EAST LINE OF THE NE 1/4 OF SECTION 27, TOWNSHIP 43 SOUTH, RANGE 42 EAST BEARS SOUTH 01° 52' 53" WEST, PLAT BOOK 53 PAGES 17-19.

U.E. = UTILITY EASEMENT
D.E. = DRAINAGE EASEMENT
L.A.E. = LIMITED ACCESS EASEMENT
L.M.E. = LAKE MAINTENANCE EASEMENT
M.A.E. = MAINTENANCE ACCESS EASEMENT

AREA	TABULATIONS
TRACT 1	16.2306 ACRES
TRACT A	1.3194 ACRES
TRACT B-1	1.2873 ACRES
TRACT B-2	1.3063 ACRES
TRACT B-3	6.1460 ACRES
TRACT D	0.5223 ACRES
TRACT D-1	0.2470 ACRES
TRACT L-A	1.0701 ACRES
TRACT L-B	0.1859 ACRES
TRACT L-C	0.3835 ACRES
TRACT PR-1	3.3633 ACRES
TRACT PR-2	2.6443 ACRES
TOTAL	38.0492 ACRES

F. U. D.	TABLE
TOTAL ACERAGE	38.0492 ACRES
TOTAL SHELLED UNIT	399
CONCRETE	10.0000 ACRES
OPEN SPACE	15.4061 ACRES
RECREATION AREA	2.6443 ACRES
BUILDINGS	7.32 ACRES
STREETS & PARKING	7.8 ACRES

0396-002

6/1/88

THE CLASSIC AT W.P.B.

EAST LINE SECTION 27
1288.01' ± S. 89° 12' 12" W.
60' ± ± ±
D. DREXEL ROAD