

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD _____ DAY OF _____
AD, 1989 AND DULY RECORDED
IN PLAT BOOK _____ ON PAGES
_____ AND _____
JOHN B. DUNKLE, CLERK
BY: _____, D.C.

CIRCUIT COURT SEAL

GRAYCLIFFS

A PART OF THE POLO CLUB P.U.D.
BEING A REPLAT OF A PORTION OF TRACT I, "THE POLO CLUB PLAT II" (P.B. 57 PGS. 46-49), AND
A REPLAT OF A PORTION OF TRACT LK12, "THE POLO CLUB OPEN SPACE PLAT FOUR" (P.B. 59 PGS. 8-12)
SITUATE IN SECTION 34, TOWNSHIP 46 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA

MARCH, 1989

SHEET 2 OF 4

MORTGAGEE'S CONSENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

BARNETT BANK OF PALM BEACH COUNTY, A FLORIDA BANKING CORPORATION, HEREBY CERTIFIES THAT IT IS A HOLDER OF A MORTGAGE UPON THE PROPERTY HEREON DESCRIBED AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF SAID LANDS BY THE OWNERS THEREOF, AS SHOWN HEREON, AND AGREES THAT ITS MORTGAGE WHICH IS DESCRIBED IN OFFICIAL RECORD BOOK 6051 AT PAGE 96 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO SAID DEDICATION.

IN WITNESS WHEREOF, BARNETT BANK OF PALM BEACH COUNTY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS for the President AND ATTESTED TO BY ITS for Vice President AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 5th DAY OF June, 1989.

BARNETT BANK OF PALM BEACH COUNTY

ATTEST: Anna Palma
Assistant Vice President.

BY: [Signature]
Secretary Vice President

ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

BEFORE ME PERSONALLY APPEARED Ray E. Weems AND Grace Anna TO ME WELL KNOWN AND KNOWN TO ME TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AS for Vice President AND for Vice President OF BARNETT BANK OF PALM BEACH COUNTY AND ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SAID INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION, AND THAT THE SEAL AFFIXED HERETO IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED HERETO 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 5th DAY OF June, 1989.

MY COMMISSION EXPIRES: April 10, 1993
Jean Henderson
NOTARY PUBLIC

TITLE CERTIFICATION

I, GARY S. DUNAY, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED IN MONITOR POLO CLUB HOMES, INC. A FLORIDA CORPORATION AND SWANSON POLO CLUB HOMES, INC., A FLORIDA CORPORATION, A GENERAL PARTNERSHIP DOING BUSINESS AS MONOGRAM BUILDING AND DESIGN II; THAT THE CURRENT TAXES HAVE BEEN PAID; THAT THE PROPERTY IS ENCUMBERED BY THE MORTGAGES SHOWN HEREON; THAT ALL MORTGAGES ARE SHOWN AND ARE TRUE AND CORRECT AND THE PROPERTY IS FOUND TO CONTAIN NO ENCUMBRANCES WHICH WOULD AFFECT THE SUBDIVISION OF THIS PROPERTY.

DATE: MAY 23, 1989
BY: [Signature]
GARY S. DUNAY, FOR THE FIRM
BROAD AND CASSEL

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY COMPLIES WITH CHAPTER 21HH-6 OF THE FLORIDA ADMINISTRATIVE CODE AND IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN SET; THAT PERMANENT CONTROL POINTS (P.C.P.'S) WILL BE SET UNDER GUARANTEES POSTED WITH THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE REQUIRED IMPROVEMENTS; THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 OF THE FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

THIS 9th DAY OF MARCH, 1989.
[Signature]
ROBIN B. PETZOLD
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 4567

P.U.D. TABULAR DATA

TOTAL AREA	18.554 AC.
NUMBER OF UNITS	164
DENSITY	8.785 D.U./AC.
BUILDING COVERAGE	4.663 AC.
ROADS	3.428 AC.
OPEN SPACE	10.463 AC.

APPROVALS

PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 11th DAY OF July, 1989.
BY: [Signature]
CAROL J. ELQUIST, CHAIRMAN

ATTEST:
JOHN B. DUNKLE, CLERK
BY: [Signature]
DEPUTY CLERK

COUNTY ENGINEER

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 11th DAY OF July, 1989
BY: [Signature]
HERBERT F. KAHLERT, P.E., COUNTY ENGINEER

SURVEYOR'S NOTES

1. ALL BEARINGS SHOWN HEREON REFER TO AN ASSUMED BEARING OF N89°13'10"E ALONG THE NORTH LINE OF THE NORTHEAST ONE-QUARTER OF SECTION 34, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SAID BEARING BASE IS ALSO EQUAL TO THE BEARING BASE OF "THE POLO CLUB PLAT II", AS RECORDED IN PLAT BOOK 57 PAGES 46 THROUGH 49 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

- U.E. DENOTES UTILITY EASEMENT.
- D.E. DENOTES DRAINAGE EASEMENT.
- L.A.E. DENOTES LIMITED ACCESS EASEMENT.
- P.R.M. DENOTES PERMANENT REFERENCE MONUMENT, SHOWN THUS:
- P.C.P. DENOTES PERMANENT CONTROL POINT, SHOWN THUS:

2. THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY OR DRAINAGE EASEMENTS. CONSTRUCTION UPON MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS MUST BE IN CONFORMANCE WITH ORDINANCE 86-21 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 WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE, MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS.

LANDSCAPING ON 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 FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY THE USE RIGHTS GRANTED.

3. ALL LINES WHICH INTERSECT CURVES ARE NON-RADIAL TO THOSE CURVES UNLESS OTHERWISE NOTED.

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

5. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT WHICH MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

THIS INSTRUMENT WAS PREPARED BY J. CLIFTON FROMAN IN THE OFFICES OF STANLEY/WANTMAN, INC., 2000 LOMBARD STREET, WEST PALM BEACH, FLORIDA 33407

SEAL
BARNETT BANK OF
PALM BEACH COUNTY

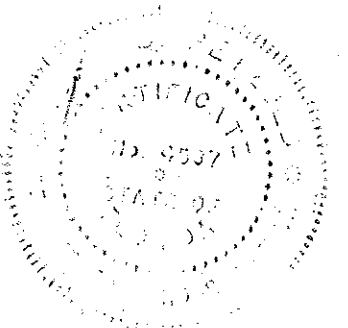
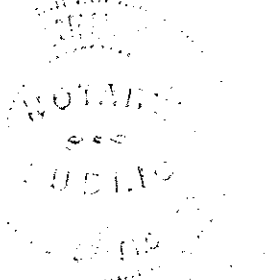
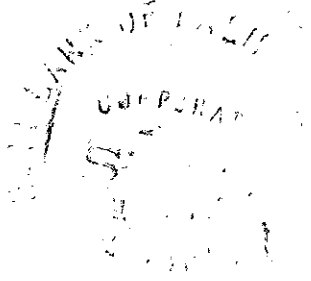
SEAL
NOTARY PUBLIC

SEAL
BOARD OF COUNTY
COMMISSIONERS

SEAL
PROFESSIONAL
LAND SURVEYOR

SEAL
COUNTY
ENGINEER

SUBDIVISION * Graycliffs
BOOK 60 PAGE 60
FLOOD MAP # 2154
QUAD # 37 ZONING # RS 84-71
SE ZIP CODE 33434
PLAT NAME TJZ 602



0436-017

63/60

STANLEY/WANTMAN, INC.
2000 LOMBARD STREET, WEST PALM BEACH, FL 33407 (407) 642-7444
DRAWN J.C.F. DATE JAN. 1989
CHECKED R.B.P. SCALE NONE
DRAWING NO. 09908PLA
GRAYCLIFFS
PART OF
THE POLO CLUB P.U.D.