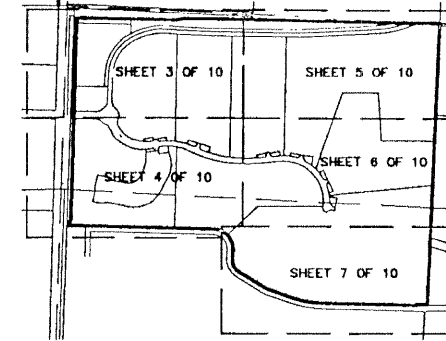


FRENCHMAN'S RESERVE PCD - PLAT ONE

BEING A PARCEL OF LAND LYING IN SECTIONS 31,
TOWNSHIP 41 SOUTH, RANGE 43 EAST, CITY OF PALM BEACH
GARDENS PALM BEACH COUNTY, FLORIDA.

AUGUST, 2001 SHEET 2 OF 10



KEY MAP
NOT TO SCALE

12

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 2001 AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____

DOROTHY H. WILKEN
CLERK CIRCUIT COURT

BY: _____
DEPUTY CLERK

TITLE CERTIFICATION:

STATE OF FLORIDA;
COUNTY OF PALM BEACH;

I, DAVID M. LAYMAN, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREOF DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED TO BINKS ESTATES LIMITED PARTNERSHIP, A FLORIDA LIMITED PARTNERSHIP, THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES OF RECORD NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATE: August 2, 2001 BY: David M. Layman
DAVID M. LAYMAN
GREENBERG TRAUIG, (P.A.)
LICENSED IN FLORIDA
FLORIDA BAR NO. 0294470

SURVEYOR'S NOTES:

1. ALL BEARINGS SHOWN HEREON ARE BASED ON A BEARING OF NORTH 01°40'40" EAST ALONG THE WEST LINE OF THE NORTHWEST ONE-QUARTER (NW1/4) OF SECTION 31, TOWNSHIP 41 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA.
2. NO BUILDINGS, IMPROVEMENTS OF ANY KIND, TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH IMPROVEMENTS. 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. THERE SHALL BE NO LANDSCAPE OR ABOVE GROUND ENCROACHMENTS WHERE LANDSCAPE TRACTS OR EASEMENTS COINCIDE WITH MAINTENANCE EASEMENTS OR LAKE MAINTENANCE ACCESS EASEMENTS.
3. ALL LINES WHICH INTERSECT CURVES ARE RADIAL TO THOSE CURVES UNLESS OTHERWISE NOTED.
4. THE BUILDING SETBACK LINE SHALL BE AS REQUIRED BY CURRENT CITY OF PALM BEACH GARDENS ZONING REGULATIONS.

ACKNOWLEDGEMENT:

CITY OF PALM BEACH GARDENS;
COUNTY OF PALM BEACH, FLORIDA;

THIS PLAT IS HEREBY APPROVED FOR RECORD DATED THIS 13th DAY OF September, 2001.

ATTEST: Carol Gold BY: Joseph R. Bussio
CAROL GOLD CITY CLERK JOSEPH R. BUSSIO, MAYOR

CITY ENGINEER:

THIS PLAT IS HEREBY ACCEPTED FOR RECORD DATED THIS 13th DAY OF September, 2001.

BY: Lennart E. Lindahl
LENNART E. LINDAHL, P.E., CITY ENGINEER

SURVEYOR'S CERTIFICATION:

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW, AND THAT PERMANENT CONTROL POINTS (P.C.P.'S) AND MONUMENTS ACCORDING TO SECTION 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE CITY OF PALM BEACH GARDENS FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS, FLORIDA.

THIS 4th DAY OF SEPTEMBER, 2001.

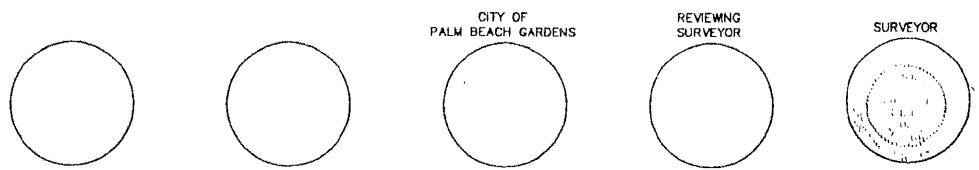
BY: Robin B. Petzold
ROBIN B. PETZOLD
PROFESSIONAL SURVEYOR AND MAPPER #4567
STATE OF FLORIDA LB #7055

REVIEWING SURVEYOR:

STATE OF FLORIDA;
COUNTY OF PALM BEACH;

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY IN ACCORDANCE WITH CHAPTER 177.091(1) OF THE FLORIDA STATUTES AND THE ORDINANCES OF THE CITY OF PALM BEACH GARDENS. THIS REVIEW DOES NOT INCLUDE THE VERIFICATIONS OF THE GEOMETRIC DATA OR THE FIELD VERIFICATION OF PERMANENT CONTROL POINTS (PCP'S) OR MONUMENTS AT LOT CORNERS.

BY: Pasquale Volpe DATE: 5-18-01
PASQUALE VOLPE
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NO. 4873



Wantman Group, Inc.
Engineering ♦ Surveying ♦ Mapping
901 NORTHPOINT PARKWAY, SUITE 204
WEST PALM BEACH, FL 33407
(561) 687-2220 phone (561) 687-1110 fax
CERT No. 6091 - LB No. 7055

CAD K:\TOLLBROS\FRENCHMAN\DWG\218PLAT1			
REF			
FLD	RP/AB	FB. 000 PG. 00	JOB 01-218
OFF	AJP/MRJ		DATE 05/17/01
CKD	RBP	SHEET 2 OF 10	DWG 218PLAT1