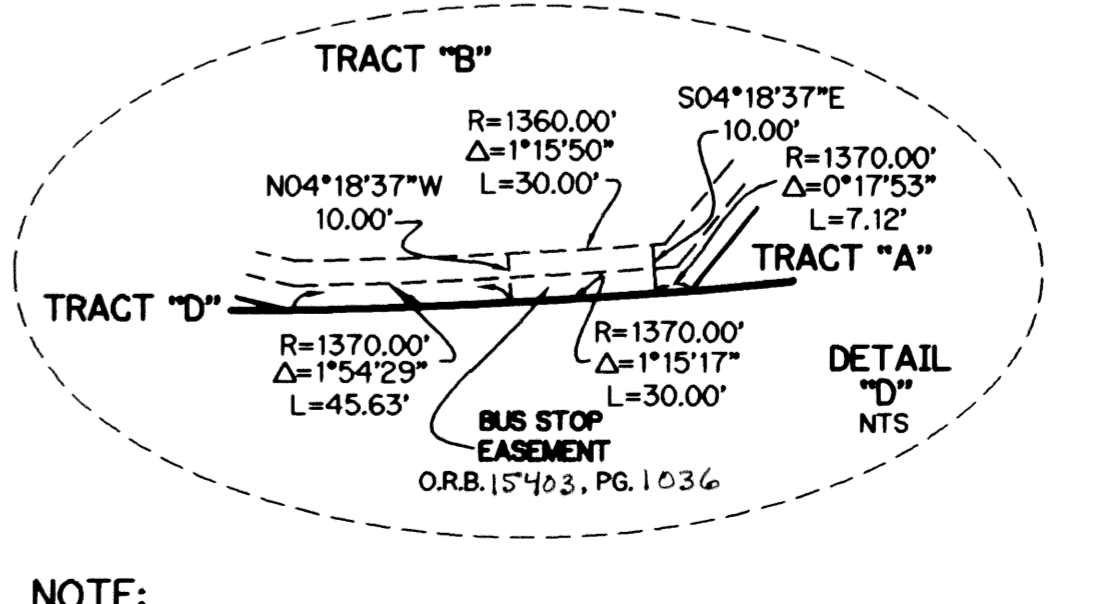
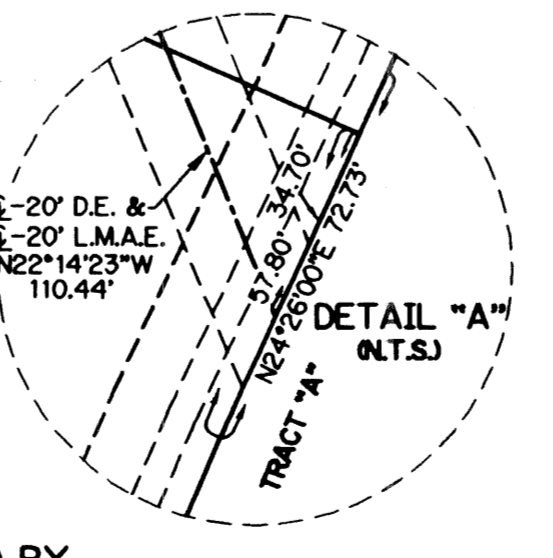
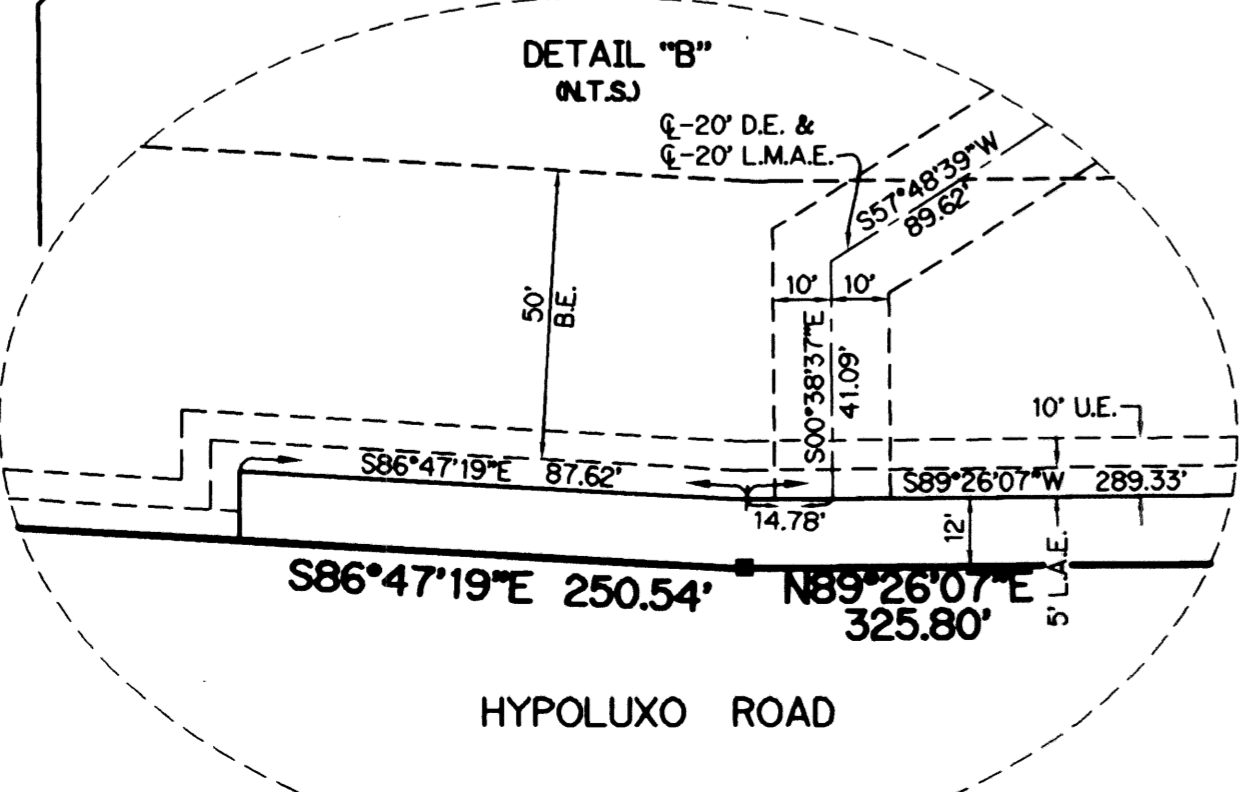
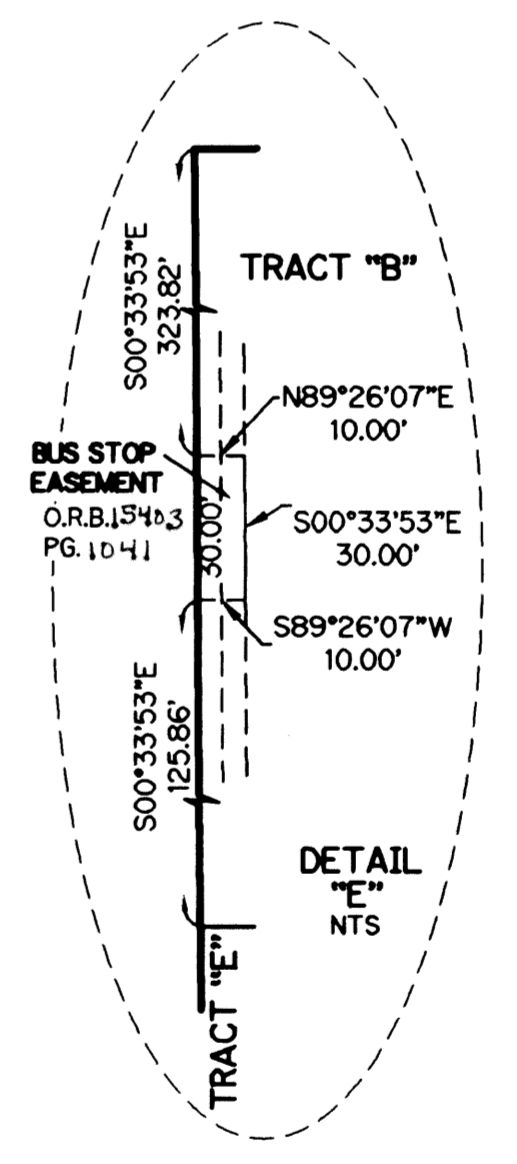
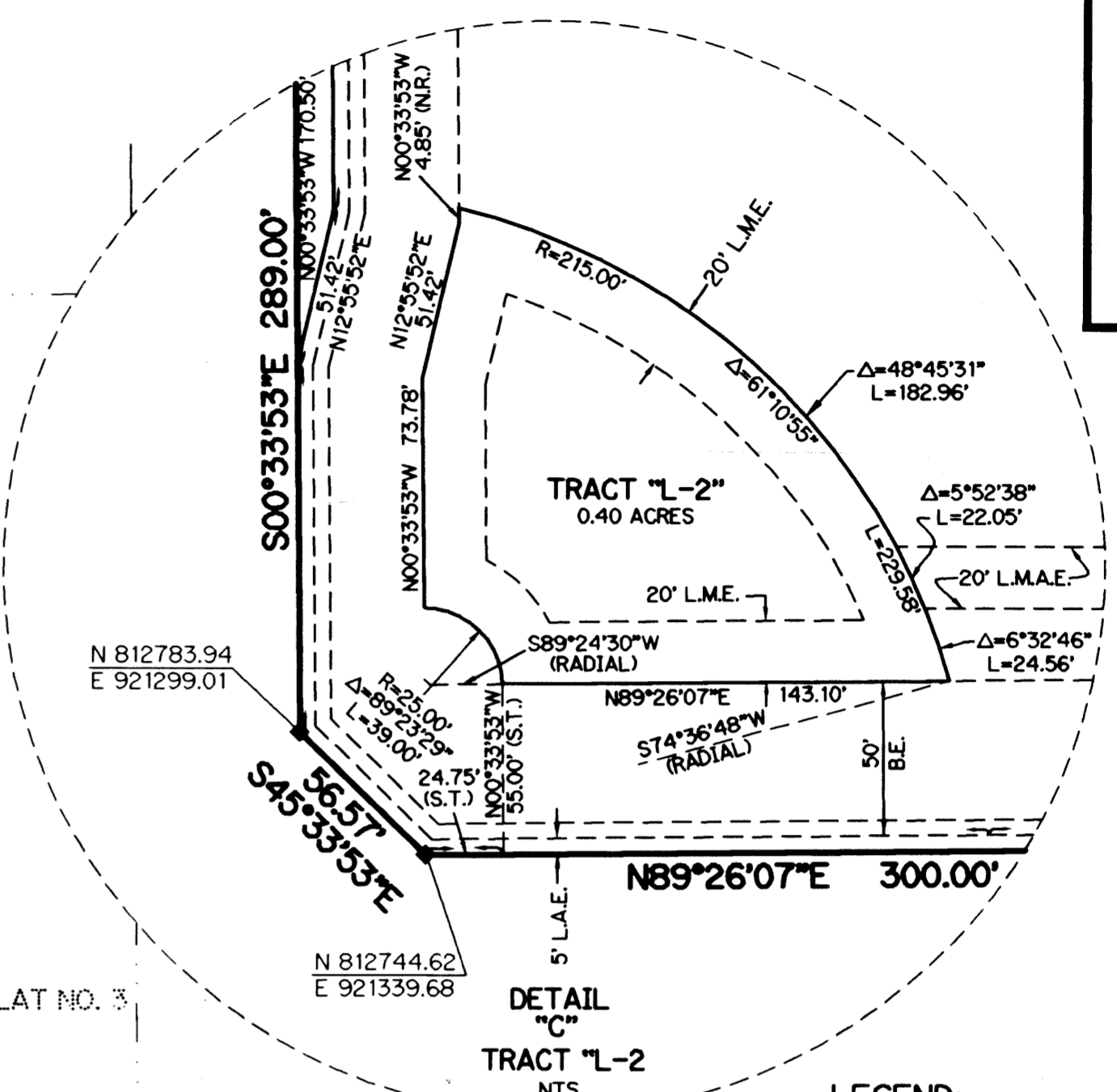
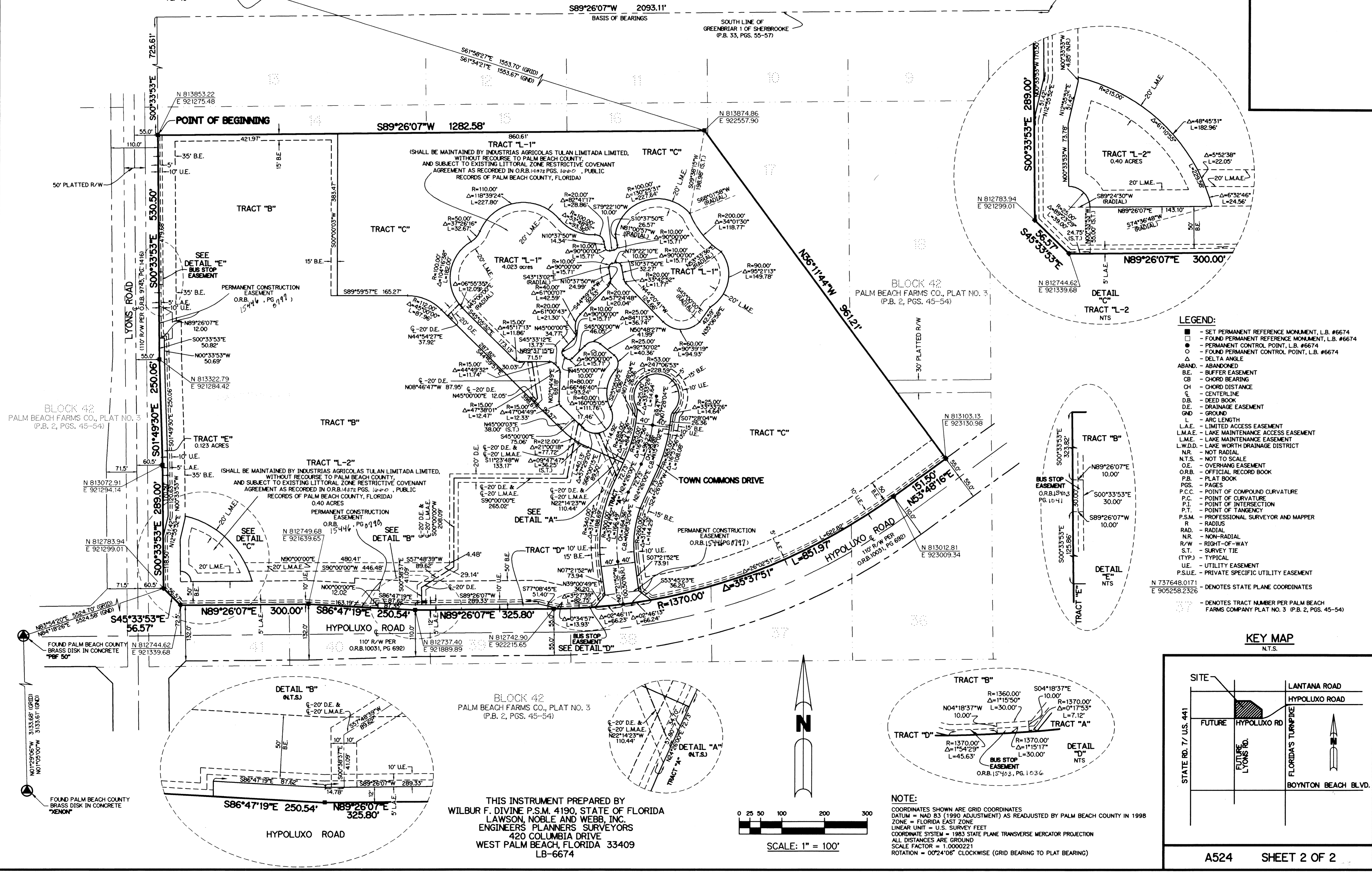


# TOWN COMMONS - PLAT ONE

A LARGE SCALE MULTIPLE USE DEVELOPMENT BEING A REPLAT OF A PORTION OF TRACTS 14 THROUGH 18 AND TRACTS 36 THROUGH 41, BLOCK 42, AND A PORTION OF THE 30 FOOT PLATTED RIGHT-OF-WAY ADJOINING THE SOUTH LINE OF SAID TRACTS 14 THROUGH 18, PALM BEACH FARMS CO. PLAT NO. 3 ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, INCLUSIVE, PUBLIC RECORDS, PALM BEACH COUNTY FLORIDA, SAID LANDS LYING AND BEING IN SECTIONS 7 AND 8, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

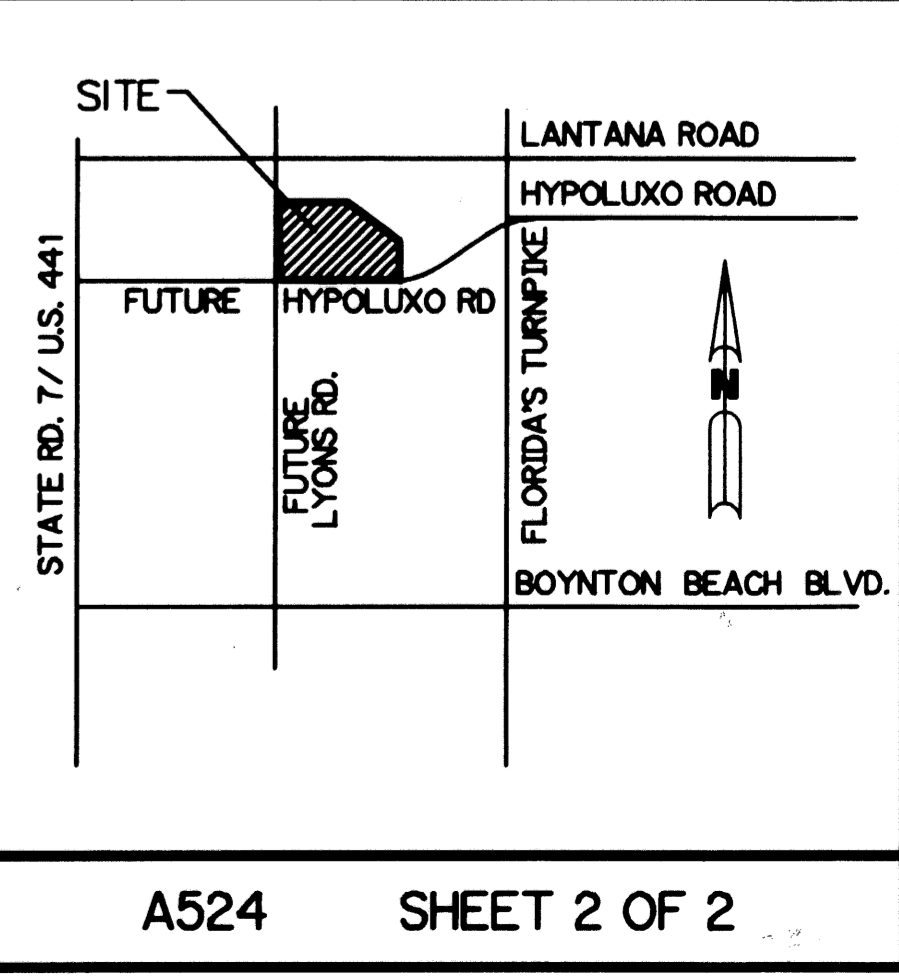
SHEET 2 OF 2 OCTOBER, 2002

POINT OF COMMENCEMENT  
SOUTHEAST CORNER OF  
GREENBRIAR 1 OF SHERBROOKE  
(P.B. 33, PGS. 55-57)



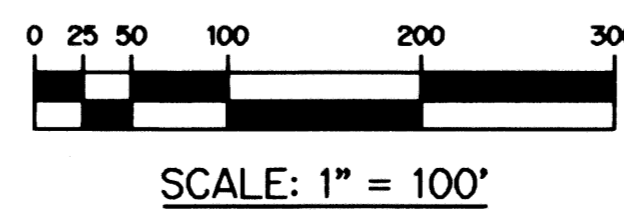
- LEGEND:**
- - SET PERMANENT REFERENCE MONUMENT, L.B. #6674
  - - FOUND PERMANENT REFERENCE MONUMENT, L.B. #6674
  - - PERMANENT CONTROL POINT, L.B. #6674
  - - FOUND PERMANENT CONTROL POINT, L.B. #6674
  - Δ - DELTA ANGLE
  - ABAND. - ABANDONED
  - B.E. - BUFFER EASEMENT
  - CB - CHORD BEARING
  - CH - CHORD DISTANCE
  - C.L. - CENTERLINE
  - D.B. - DEED BOOK
  - D.E. - DRAINAGE EASEMENT
  - GND. - GROUND
  - L. - ARC LENGTH
  - L.A.E. - LIMITED ACCESS EASEMENT
  - L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT
  - L.M.E. - LAKE MAINTENANCE EASEMENT
  - L.W.D.D. - LAKE WORTH DRAINAGE DISTRICT
  - NR. - NOT RADIAL
  - N.T.S. - NOT TO SCALE
  - O.E. - OVERHANG EASEMENT
  - O.R.B. - OFFICIAL RECORD BOOK
  - P.B. - PLAT BOOK
  - PGS. - PAGES
  - P.C.C. - POINT OF COMPOUND CURVATURE
  - P.C. - POINT OF CURVATURE
  - P.I. - POINT OF INTERSECTION
  - P.T. - POINT OF TANGENCY
  - P.S.M. - PROFESSIONAL SURVEYOR AND MAPPER
  - R. - RADIAL
  - RAD. - RADIAL
  - NR. - NON-RADIAL
  - R/W. - RIGHT-OF-WAY
  - S.T. - SURVEY TIE
  - (TYP) - TYPICAL
  - U.E. - UTILITY EASEMENT
  - P.S.U.E. - PRIVATE SPECIFIC UTILITY EASEMENT
  - N 737648.0171  
E 905258.2326 - DENOTES STATE PLANE COORDINATES
  - TRACT # - DENOTES TRACT NUMBER PER PALM BEACH FARMS COMPANY PLAT NO. 3 (P.B. 2, PGS. 45-54)

**KEY MAP**  
N.T.S.



BLOCK 42  
PALM BEACH FARMS CO., PLAT NO. 3  
(P.B. 2, PGS. 45-54)

THIS INSTRUMENT PREPARED BY  
WILBUR F. DIVINE P.S.M. 4190, STATE OF FLORIDA  
LAWSON, NOBLE AND WEBB, INC.  
ENGINEERS PLANNERS SURVEYORS  
420 COLUMBIA DRIVE  
WEST PALM BEACH, FLORIDA 33409  
LB-6674



**NOTE:**  
COORDINATES SHOWN ARE GRID COORDINATES  
DATUM = NAD 83 (1990 ADJUSTMENT) AS READJUSTED BY PALM BEACH COUNTY IN 1988  
ZONE = FLORIDA EAST ZONE  
LINEAR UNIT = U.S. SURVEY FEET  
COORDINATE SYSTEM = 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION  
ALL DISTANCES ARE GROUND  
SCALE FACTOR = 1.0000221  
ROTATION = 00°24'06" CLOCKWISE (GRID BEARING TO PLAT BEARING)

SUBDIVISION TOWN COMMONS PL 1  
BOOK 99 PAGE 69  
FLOOD MAP #166A  
ZONING MUPD  
QUAD # 44  
SE  
TAZ 744  
PUD NAME