

PREPARED BY:
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 CONSULTING ENGINEERS & SURVEYORS AND MAPPERS
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 PH.: 305-653-4493 / FAX: 305-651-7152
 O.N.: (090339) SURVEY (2007-044-OA) CAD NO. 090339-P.DWG
 FIELD BOOK (595/30-31 & FLD SHEET - SJD) (REVISION 5/27/09)

HENRY K. WELLS PLAT

A REPLAT OF A PORTION OF TRACT 5, BLOCK 4, PLAT NO. 1 PALM BEACH PLANTATIONS,
 MODEL LAND COMPANY SUBDIVISION OF SECTION 12, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PLAT BOOK 10, PAGE 20
 PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
 VILLAGE OF PALMS SPRINGS, PALM BEACH COUNTY, FLORIDA
 MAY 2009

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STATE OF FLORIDA) SS
 COUNTY OF PALM BEACH)

THIS PLAT WAS FILED FOR RECORD
 AT _____ M., THIS _____ DAY
 OF _____, 2009 AND DULY
 RECORDED IN PLAT BOOK NO. _____
 ON PAGES _____ AND _____

SHARON R. BOCK
 CLERK AND COMPTROLLER

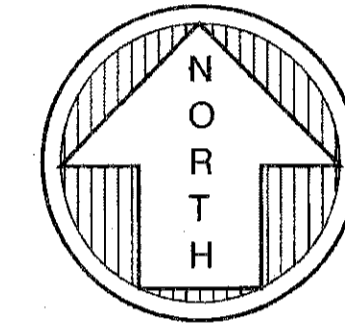
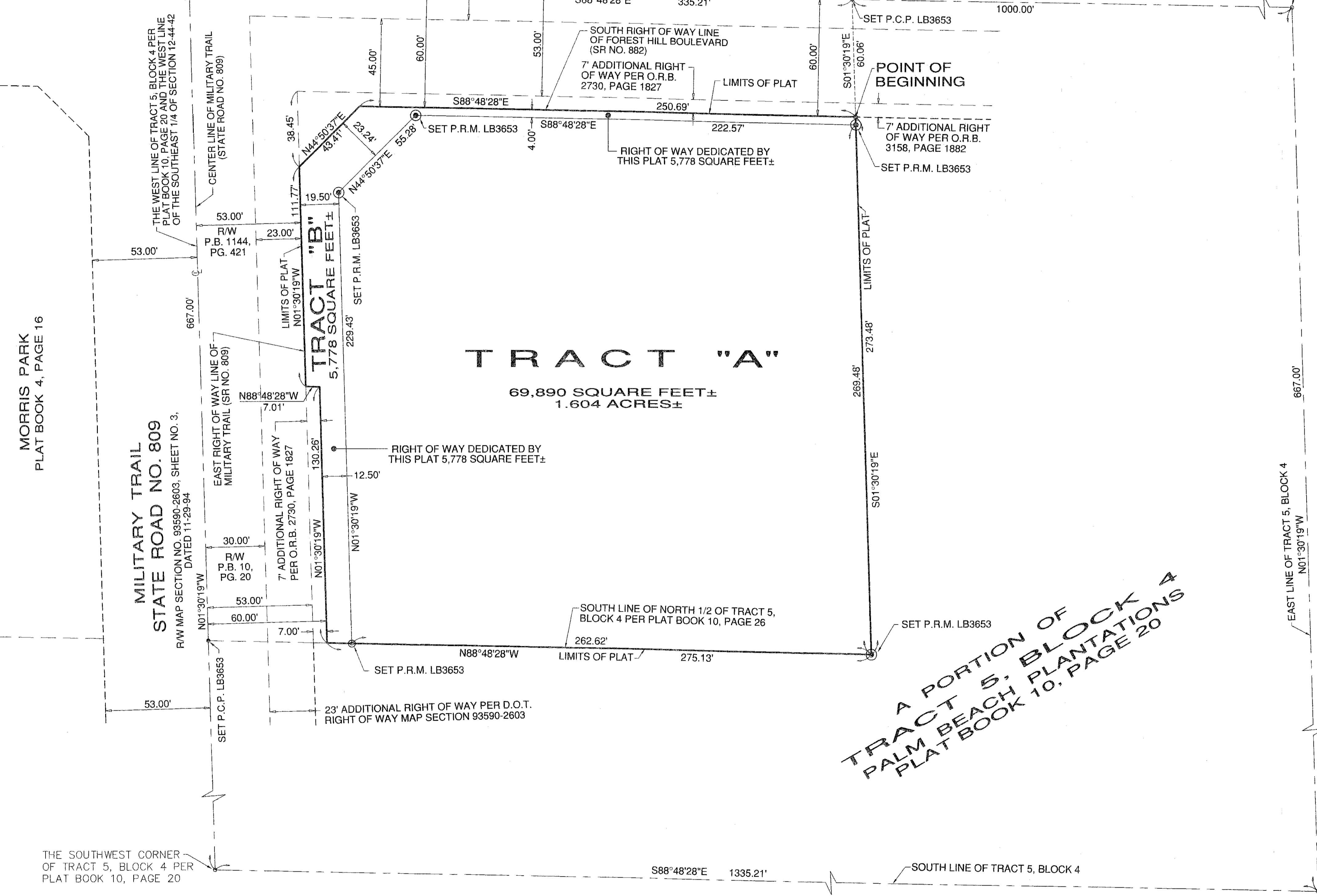
BY: _____ DC

TRACT 4, BLOCK 4
 PALM BEACH PLANTATIONS
 PLAT BOOK 10, PAGE 20

POINT OF COMMENCEMENT
 NORTHWEST CORNER
 OF THE SOUTHWEST 1/4
 OF THE SOUTHEAST 1/4
 OF SECTION 12-44-42
 AND NORTHWEST
 CORNER OF TRACT 5

FOREST HILL BOULEVARD
 STATE ROAD NO. 882
 R/W MAP SECTION NO. 93690-2602
 SHEET NO. 3, DATED 8/29/73

THE NORTHEAST
 CORNER OF TRACT 5,
 BLOCK 4 PER PLAT
 BOOK 10, PAGE 20



GRAPHIC SCALE
 0 15 30 60
 (IN FEET)
 1 inch = 30 ft.

LEGEND:

- P.R.M. = PERMANENT REFERENCE MONUMENT (LB 3653)
 (4"x4" CONCRETE MONUMENT, 24" LENGTH
 - BRASS DISC)
- P.C.P. = PERMANENT CONTROL POINT
- O.R.B. = OFFICIAL RECORD BOOK
- ⊕ = CENTERLINE OF ROADWAY
- D.B. = DEED BOOK
- PG. = PAGE
- NO. = NUMBER
- LS = LAND SURVEYOR
- LB = LICENSE BUSINESS
- ± = MORE OR LESS
- EL = ELEVATIONS
- P.B. = PLAT BOOK
- R/W = RIGHT-OF-WAY
- D.O.T. = DEPARTMENT OF TRANSPORTATION
- PBCR = PALM BEACH COUNTY RECORDS
- SR = STATE ROAD
- D = DESCRIPTION

SURVEYOR'S NOTES:

1. BEARINGS HEREON ARE REFERRED TO AN ASSUMED VALUE OF S88°48'28"E FOR THE SOUTH RIGHT OF WAY LINE OF FOREST HILL BOULEVARD, AND EVIDENCED BY (2) TWO FOUND REBARs.
2. NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE MUNICIPAL APPROVALS OR PERMITS AS REQUIRED FOR SUCH IMPROVEMENTS.
3. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES ACROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENT SHALL HAVE SECOND PRIORITY, ACCESS EASEMENT SHALL HAVE THIRD PRIORITY AND ALL OTHER EASEMENT SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USED RIGHTS GRANTED.
4. DISTANCES SHOWN HEREON ARE REFERENCED TO THE HORIZONTAL PLANE AND ARE IN U.S. SURVEY FEET.
5. PLAT AREA: 1.737 ACRES

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 THIS COUNTY.