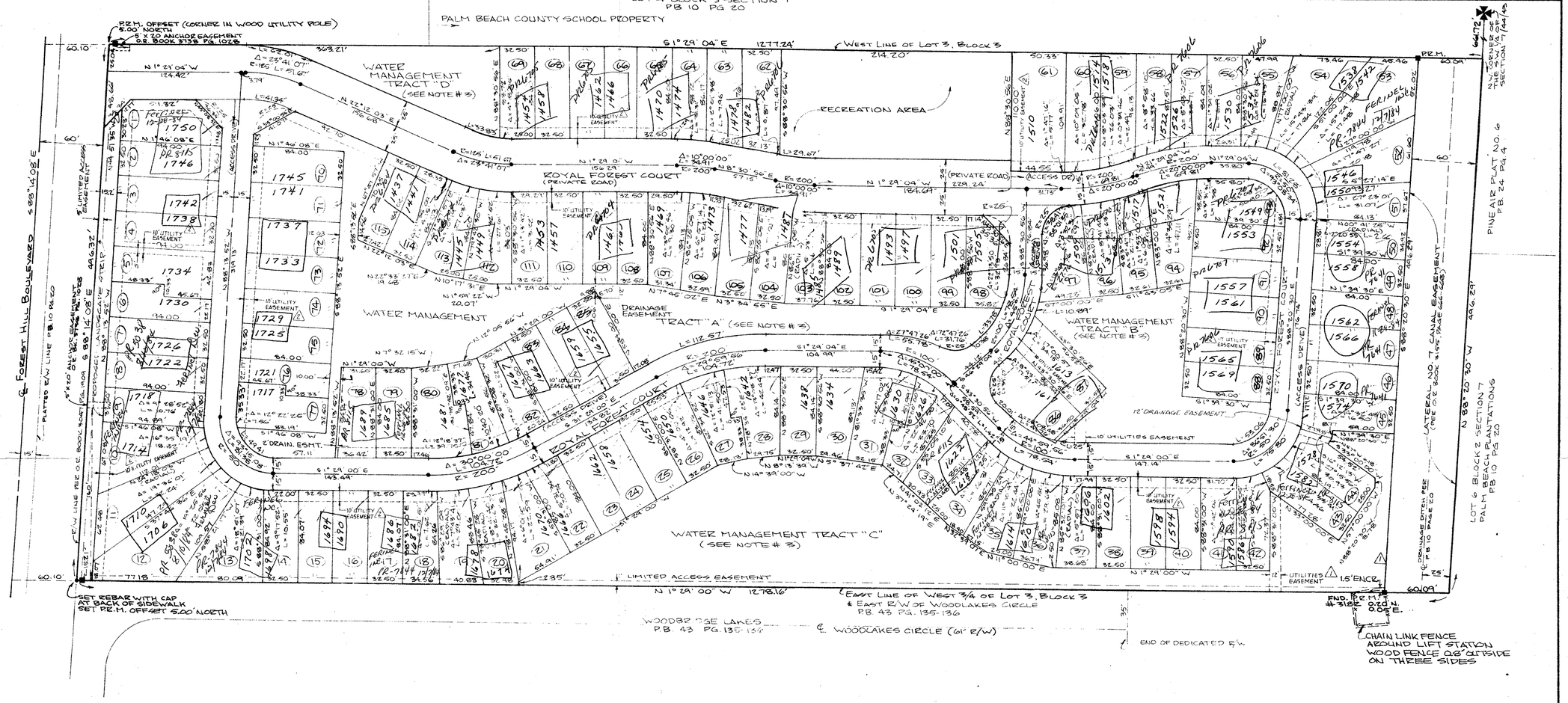
ROYAL FOREST TOWNHOUSES

BEING A REPLAT OF THE WEST 3/4 OF LOT 3 BLOCK 3
SECTION 7, TOWNSHIP 44 SOUTH, RANGE 43 EAST
PALM BEACH PLANTATIONS, PLAT BOOK 10 PAGE 20
PALM BEACH COUNTY, FLORIDA

JUNE 1984

SHEET 2 OF 2

SCALE: 1"=50'



SURVEYOR'S NOTES

1) —■— Denotes Permanent Reference Monument.
2) —●— Denotes Permanent Control Point.
3) Tracts "A", "B", "C", and "D" are water management tracts for on-site water retention and are to be maintained by the Royal Forest Homeowners' Association, Inc.
4) No buildings or any kind of construction shall be placed on utilities easements.
5) No structures, trees, or shrubs shall be placed on drainage easements.
6) Approval of landscaping on utility easements other than water or sewer shall be only with the approval of all utilities occupying same.
7) Maintenance of the landscape strip along Forest Hill Boulevard shall be the responsibility of Royal Forest Homeowners' Association, Inc., without recourse to Palm Beach County.
8) Building setbacks lines shall be required per ordinances of Palm Beach County.
9) Bearings as shown are based on an assumed bearing of S 88° 14' 08" E along the centerline of Forest Hill Boulevard.
10) Where drainage and utility easements cross, drainage easements shall take precedence.

1000-030

NO.	DATE	REVISION	APP'D. BY
5			
4			
3	11/6/84	REVISED LOT DIMENSIONS	MDB
2	8/16/84	ADDED 10' UTILITY EASEMENT	TJM
1	12/6/83	REMOVED 10' U.E. ON N.E. PROPERTY LINE; CHANGED 10' U.E. TO 12'	TJM

NOT VALID FOR CONSTRUCTION UNLESS SIGNED IN THIS BLOCK

Timothy J. Messler, Inc.
CONSULTING ENGINEERS
2560 RCA Boulevard Palm Beach Gardens, Florida 33410

Royal Forest Town Homes

PREPARED FOR FERRINEL CORPORATION
9650 South A-1-A
JENSEN BEACH, FLORIDA 33457

DESIGN EF
DRAWN MDB
CHECKED MDB
O.C.
PROJ. NO.
SCALE 1"=50'
DATE JUNE 1984
SHT 2 OF 2

49/25

DRAWING NUMBER 49/25
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER 07548