

OAKDALE TOWNHOMES II

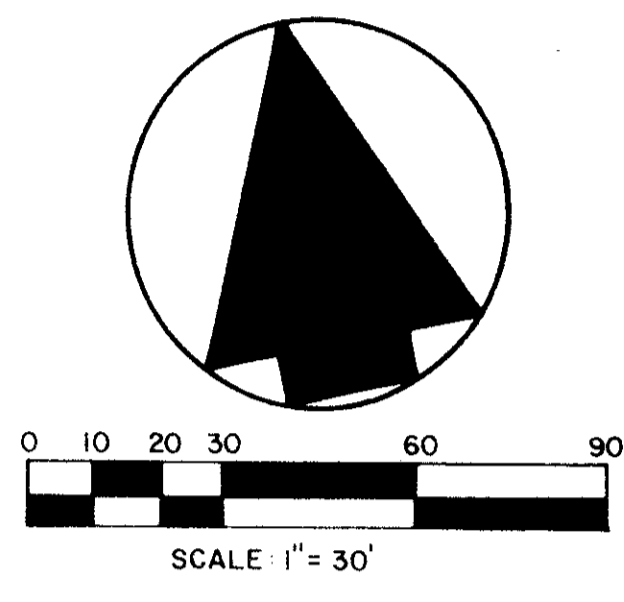
A PORTION OF INDIAN SPRING A P.U.D.

A PARCEL OF LAND IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 45 SOUTH, RANGE 42 EAST, A REPLAT OF TRACT "A" AND A PORTION OF STONYBROOK LANE, AS SHOWN ON THE PLAT OF INDIAN SPRING - PLAT NO. 2 ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 31, PAGES 226 AND 227 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND A PORTION OF STONYBROOK LANE, AS ABANDONED BY O.R.B. 2909 P.G. 1308.

SEE BACK FOR ADDITIONAL ABANDONMENTS

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STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR RECORD AT THIS DAY OF AD, 1978 AND DULY RECORDED IN PLAT BOOK ON PAGES AND
JOHN B. DUNKLE, CLERK
CIRCUIT COURT
BY: _____ DC



CURVE DATA

NO	DELTA	RADIUS	ARC LENGTH
A	04°06'13"	160'	11.46'
B	04°05'48"	160'	11.44'
C	04°42'58"	340'	27.99'
D	05°41'32"	340'	33.78'
E	05°55'29"	340'	35.16'
F	06°15'41"	340'	37.16'
G	06°45'31"	340'	40.11'
H	06°34'07"	340'	38.98'
I	10°51'54"	370'	70.16'
J	15°34'34"	370'	100.59'
K	12°29'12"	370'	80.64'
L	49°02'28"	98.86'	84.62'
M	13°59'23"	150'	36.63'

OAKDALE TOWNHOMES II - ACREAGE SUMMARY

(P.A.U & D)	TRACT "A"	0.606 Ac.
(P.A.U & D)	TRACT "B"	0.048 Ac.
(RECREATION AREA)	TRACT "C"	0.404 Ac.
	50' DRAINAGE EASEMENT	0.393 Ac.
	LOTS 1-39	3.743 Ac.
	TOTAL	5.194 Ac.

PLANNED UNIT DEVELOPMENT DATA

TOTAL AREA THIS PLAT	5.194 Ac.
LESS ROAD RIGHT OF WAY	0.000 Ac.
EFFECTIVE BASE RESIDENTIAL AREA	5.194 Ac.

TOTAL UNITS THIS PLAT 39 UNITS
OPEN SPACE THIS PLAT 3.220 Ac.
DENSITY 7.509 UNITS/AC.

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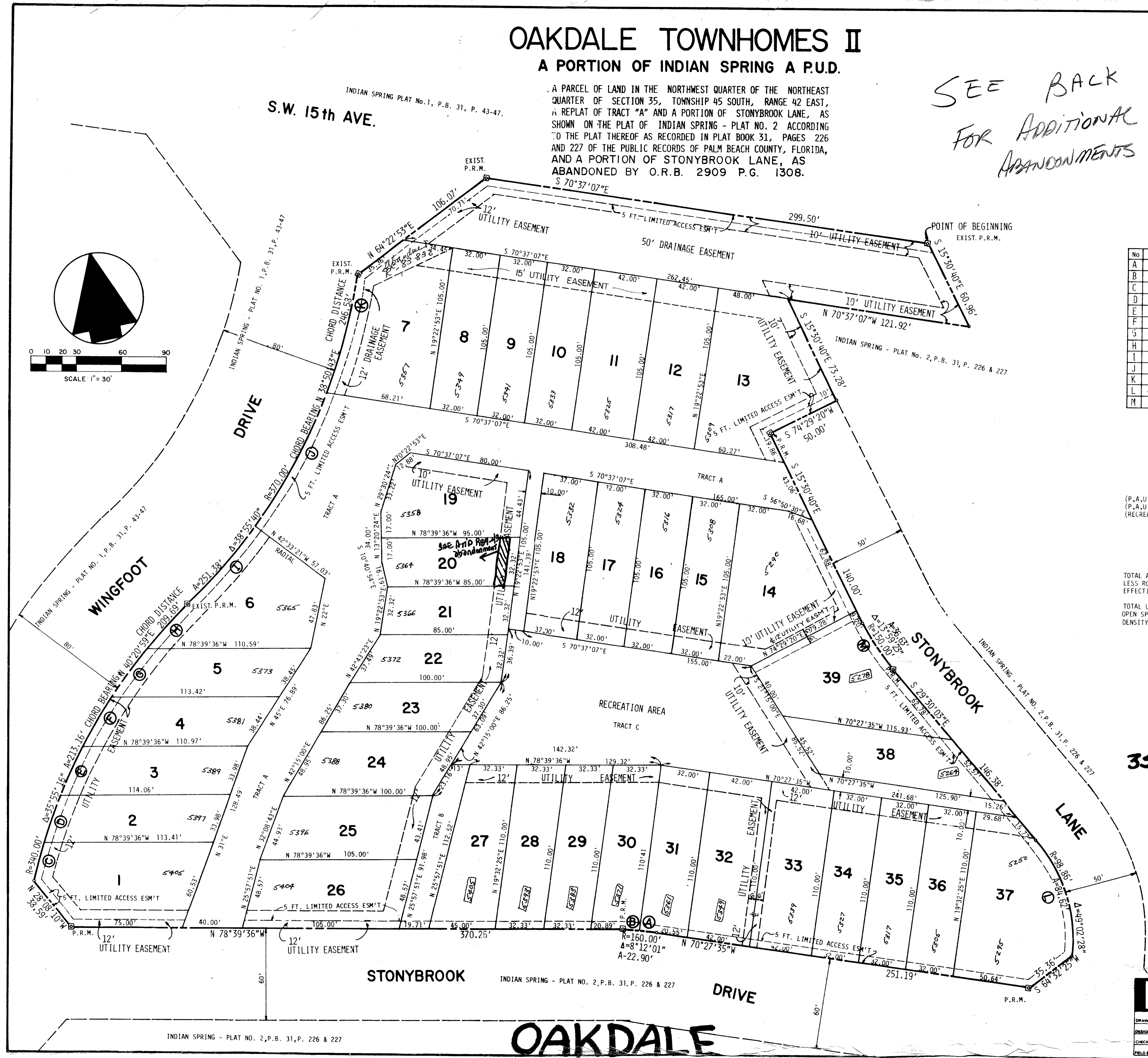
0259-311

EDM ENGINEERING & SURVEYING, INC.
2300 PALM BEACH LAKES BOULEVARD
PALM BEACH, FL 33409

DRAWN: MBL DATE: JULY 1978
DESIGNED: SCALE: 1"=30'
CHECKED: JOB NO: 78-034
FIELD BOOK NO. PK. DRAWING NO. 78-03-034

35/136

SHEET 2 OF 2



INDIAN SPRING - PLAT NO. 2, P.B. 31, P. 226 & 227

OAKDALE