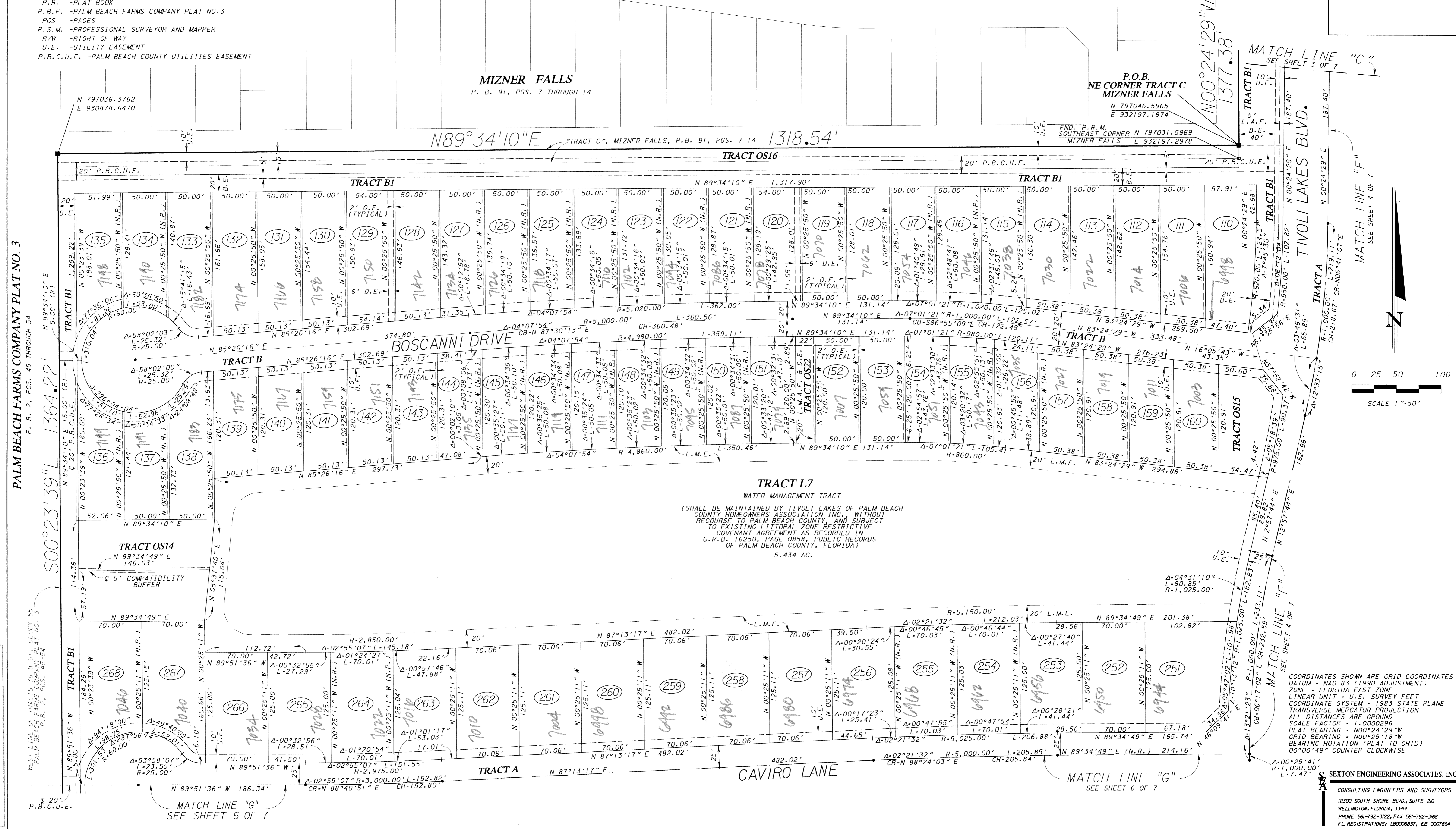
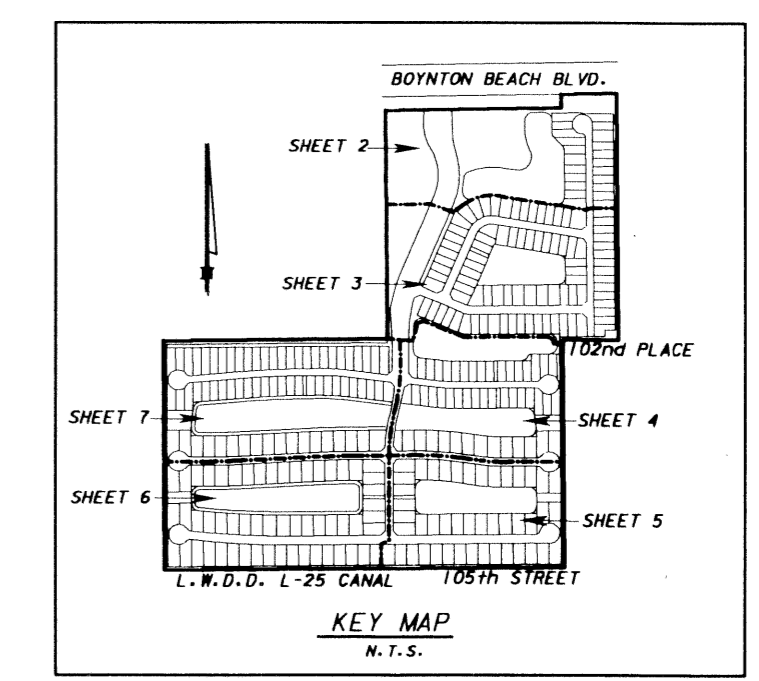


- LEGEND:**
- - PERMANENT REFERENCE MONUMENT, LB-6837
 - - PERMANENT CONTROL POINT
 - B.E. - BUFFER EASEMENT
 - C.L. - CENTERLINE
 - C.H. - CHORD
 - C.B. - CHORD BEARING
 - D.B. - DEED BOOK
 - D.E. - DRAINAGE EASEMENT
 - L - ARC LENGTH
 - L.A.E. - LIMITED ACCESS EASEMENT
 - L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT
 - L.M.E. - LAKE MAINTENANCE EASEMENT
 - L.W.D.D. - LAKE WORTH DRAINAGE EASEMENT
 - O.E. - OVERHANG EASEMENT
 - N.R. - NOT RADIAL
 - R - RADIUS
 - N.T.S. - NOT TO SCALE
 - O.R.B. - OFFICIAL RECORD BOOK
 - P.B. - PLAT BOOK
 - P.B.F. - PALM BEACH FARMS COMPANY PLAT NO. 3
 - PGS. - PAGES
 - P.S.M. - PROFESSIONAL SURVEYOR AND MAPPER
 - R/W - RIGHT OF WAY
 - U.E. - UTILITY EASEMENT
 - P.B.C.U.E. - PALM BEACH COUNTY UTILITIES EASEMENT

TIVOLI LAKES P.U.D.

BEING A REPLAT OF TRACTS 33 THROUGH 36, 61 THROUGH 64, BLOCK 55, AND TRACTS 5, 9 THROUGH 12, 22 THROUGH 27, BLOCK 56, AND A PORTION OF TRACTS 6, 7 AND 8, BLOCK 56, AND A PORTION OF THOSE 30 FOOT AND 50 FOOT PLATTED ROAD RIGHTS OF WAY BEING COINCIDENT WITH AFOREMENTIONED TRACTS, LYING AND BEING IN PALM BEACH FARMS COMPANY PLAT NO. 3 ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, AND A PORTION OF TRACT "C", MIZNER FALLS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 91, PAGES 7 THROUGH 14, PUBLIC RECORDS OF PALM BEACH COUNTY FLORIDA. SECTIONS 27 AND 28, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

SHEET 7 OF 7, APRIL, 2004

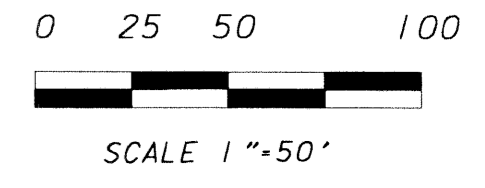


PALM BEACH FARMS COMPANY PLAT NO. 3
P. B. 2, PGS. 45 THROUGH 54

WEST LINE OF TRACTS 36, 61, BLOCK 55
PALM BEACH FARMS COMPANY PLAT NO. 3
P. B. 2, PGS. 45-54

SUBDIVISION TIVOLI LAKES
PAGE 39
BLOCK 102
PLAT ZONE AH
QUAD # 35
TAB 95
FUD NAME

TRACT L7
WATER MANAGEMENT TRACT
(SHALL BE MAINTAINED BY TIVOLI LAKES OF PALM BEACH COUNTY HOMEOWNERS ASSOCIATION INC., WITHOUT RECOURSE TO PALM BEACH COUNTY, AND SUBJECT TO EXISTING LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT AS RECORDED IN O.R.B. 16250, PAGE 0858, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA)
5.434 AC.



COORDINATES SHOWN ARE GRID COORDINATES
DATUM - NAD 83 (1980 ADJUSTMENT)
ZONE - FLORIDA EAST ZONE
LINEAR UNIT - U.S. SURVEY FEET
COORDINATE SYSTEM - 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND
SCALE FACTOR - 1.0000296
PLAT BEARING - N00°24'29"W
GRID BEARING - N00°25'18"W
BEARING ROTATION (PLAT TO GRID)
00°00'49" COUNTER CLOCKWISE

SEXTON ENGINEERING ASSOCIATES, INC.
CONSULTING ENGINEERS AND SURVEYORS
12300 SOUTH SHORE BLVD., SUITE 200
WELLINGTON, FLORIDA, 33414
PHONE 561-792-3182, FAX 561-792-3168
FL REGISTRATIONS: LB0006837, EB 0007964