

PIONEER TRAIL, A P.U.D.

Being a replat of Tracts 22, 23, and the East Half of Tract 21, Block 10, together with Tract 25 and the East 232.4 feet of Tract 26, Block 10, all of Palm Beach Farms Co. Plat No. 3, as recorded in Plat Book 2, Pages 45 through 54, Public Records of Palm Beach County, Florida, and lying in Section 6, Township 44 South, Range 42 East, Palm Beach County, Florida.

DESCRIPTION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT SHELBY HOMES AT WHISPERING WOODS, L.C. A FLORIDA LIMITED LIABILITY COMPANY, BEING OWNER OF THE PARCEL OF LAND SHOWN HEREON AS PIONEER TRAIL, AND LYING IN SECTION 6, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACTS 22, 23 AND THE EAST HALF OF TRACT 21 OF BLOCK 10, TOGETHER WITH TRACT 25 AND THE EAST 232.4 FEET OF TRACT 26, BLOCK 10, ALL OF PALM BEACH FARMS CO. PLAT NO. 3 AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND LYING IN SECTION 6, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, CONTAINING 38.496 ACRES MORE OR LESS, HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DO HEREBY DEDICATE AS FOLLOWS:

- TRACTS "K" AND "P" SHOWN HEREON, ARE HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR RECREATIONAL PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACT "J", SHOWN HEREON, IS HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR PRIVATE CIVIC PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY.
- THE UTILITY EASEMENTS RUNNING ADJACENT AND PARALLEL TO THE TRACTS FOR PRIVATE STREET PURPOSES, AS SHOWN HEREON ARE NON-EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO THE PUBLIC FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF UTILITIES, BOTH PUBLIC AND PRIVATE, INCLUDING BUT NOT LIMITED TO, POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTE WATER PIPELINES, RECLAIMED WATER PIPELINES, ELECTRIC POWER LINES, TELECOMMUNICATION LINES, CABLE TELEVISION LINES, GAS LINES AND RELATED APPURTENANCES. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.
- THE DRAINAGE EASEMENTS (D.E.) SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE WHISPERING WOODS ESTATES ASSOCIATION, INC. ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACTS "A", "B", "C", "D", "M", "N" AND "T", SHOWN HEREON ARE HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACTS "R" AND "S", SHOWN HEREON IS HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC. ITS SUCCESSORS AND ASSIGNS FOR VEGETATION PRESERVE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. THIS PERPETUAL MAINTENANCE OBLIGATION IS SET FORTH IN THE PRESERVE MANAGEMENT PLAN AS REQUIRED BY PALM BEACH COUNTY UNIFIED LAND DEVELOPMENT CODE, ARTICLE 14, C.
- TRACTS "E", "F" AND "U" SHOWN HEREON ARE HEREBY RESERVED FOR WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. SAID TRACT "E" SHALL BE SUBJECT TO AN EXISTING LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT AS RECORDED IN OFFICIAL RECORD BOOK 20068, PAGES 1375 THROUGH 1380, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- TRACTS "BT-1", "BT-2", AND "BT-3", (BUFFER TRACTS) SHOWN HEREON ARE HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR BUFFER PURPOSES AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- TRACTS "G" AND "H" SHOWN HEREON ARE HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS, AS RESIDENTIAL STREETS FOR PRIVATE STREET PURPOSES AND OTHER PURPOSES NOT INCONSISTENT WITH THIS RESERVATION AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. SAID TRACT "G" IS SUBJECT TO THE RESTRICTIONS SET FORTH IN ORB. 3371, PAGE 1341, ORB. 3594, PAGE 365 AND ORB. 20215, PAGE 732, IN FAVOR OF LAKE WORTH DRAINAGE DISTRICT.
- ALL TRACTS FOR PRIVATE STREET AND RESIDENTIAL ACCESS PURPOSES, AS SHOWN HEREON ARE HEREBY SUBJECT TO AN OVERLYING NON-EXCLUSIVE EASEMENT DEDICATED IN PERPETUITY TO THE PUBLIC FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF UTILITIES, BOTH PUBLIC AND PRIVATE, INCLUDING BUT NOT LIMITED TO POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTE WATER PIPELINES, RECLAIMED WATER PIPELINES, ELECTRIC POWER LINES, TELECOMMUNICATION LINES, CABLE TELEVISION LINES, GAS LINES AND RELATED APPURTENANCES. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE TRACTS WITHOUT THE WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.
- THE LAKE MAINTENANCE EASEMENTS SHOWN HEREON ARE HEREBY RESERVED FOR THE WHISPERING WOODS ESTATES ASSOCIATION, INC. ITS SUCCESSORS AND ASSIGNS, FOR ACCESS TO STORMWATER MANAGEMENT AND DRAINAGE FACILITIES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACT FOR PURPOSES OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY. PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS, AND PRIVATE STREETS ASSOCIATED WITH SAID DRAINAGE SYSTEM.
- TRACT "L-1" AND "L-2", SHOWN HEREON ARE HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC. FOR OPEN SPACE PURPOSES, AND ARE SUBJECT TO THE RESTRICTIONS SET FORTH IN ORB. 3371, PAGE 1341, ORB. 3594, PAGE 365 AND ORB. 20215, PAGE 732, IN FAVOR OF LAKE WORTH DRAINAGE DISTRICT.
- THE LIFT STATION EASEMENT (L.S.E.) IDENTIFIED ON THE PLAT HEREON IS AN EXCLUSIVE EASEMENT AND IS HEREBY DEDICATED TO PALM BEACH COUNTY ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, MAINTENANCE, REPAIR, EXPANSION AND REPLACEMENT OF WASTEWATER LIFT STATIONS, AND RELATED APPURTENANCES. THIS EASEMENT MAY BE FENCED IN BY PALM BEACH COUNTY FOR ACCESS CONTROL PURPOSES. THE MAINTENANCE OF THE UNFENCED PORTION OF THE LAND UNDERLYING THIS EASEMENT SHALL BE A PERPETUAL OBLIGATION OF THE PROPERTY OWNER. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THIS LIFT STATION EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.
- TRACT "T" SHOWN HEREON IS HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR CONSERVATION, STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- THE PALM BEACH COUNTY UTILITIES EASEMENTS, IDENTIFIED ON THE PLAT HEREON, ARE EXCLUSIVE EASEMENTS AND ARE HEREBY DEDICATED IN PERPETUITY TO PALM BEACH COUNTY, ITS SUCCESSORS AND ASSIGNS, FOR THE INSTALLATION, OPERATION, REPAIR, EXPANSION AND REPLACEMENT OF UTILITIES, BOTH PUBLIC AND PRIVATE, INCLUDING BUT NOT LIMITED TO POTABLE WATER PIPELINES, RAW WATER PIPELINES, WASTE WATER PIPELINES, RECLAIMED WATER PIPELINES, AND RELATED APPURTENANCES. THE MAINTENANCE OF THE LAND UNDERLYING THESE EASEMENTS SHALL BE A PERPETUAL OBLIGATION OF THE PROPERTY OWNER. NO BUILDINGS, STRUCTURES, IMPROVEMENTS, TREES, WALLS OR FENCES SHALL BE INSTALLED WITHIN THESE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE PALM BEACH COUNTY WATER UTILITIES DEPARTMENT, ITS SUCCESSORS AND ASSIGNS.
- TRACT "O" SHOWN HEREON IS HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR LAKE MAINTENANCE ACCESS PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- THE LAKE MAINTENANCE ACCESS EASEMENT OVER TRACT "O" SHOWN HEREON IS HEREBY RESERVED TO THE WHISPERING WOODS ESTATES ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS FOR LAKE MAINTENANCE ACCESS PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.

SHEET 1 OF 4
JUNE 2006

MORTGAGEE'S CONSENT

STATE OF FLORIDA,
COUNTY OF PALM BEACH.

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 18030, AT PAGE 624, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE TERMS OF THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS SENIOR VICE-PRESIDENT, AND ITS CORPORATE SEAL TO BE AFFIXED HEREON BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS THIS 27 DAY OF SEPTEMBER, 2006.

REGIONS BANK, A FLORIDA BANK.

WITNESS: *[Signature]*
PRINT NAME: Kevin Vogel
WITNESS: *[Signature]*
PRINT NAME: Drew Saito

BY: *[Signature]*
DONALD SMILEY - SENIOR VICE-PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA,
COUNTY OF PALM BEACH.

BEFORE ME PERSONALLY APPEARED DONALD SMILEY WHO IS PERSONALLY KNOWN TO ME, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS SENIOR VICE-PRESIDENT OF REGIONS BANK, A FLORIDA BANK, AND ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID BANK, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID BANK AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID BANK.

WITNESS MY HAND AND OFFICIAL SEAL THIS 27 DAY OF SEPTEMBER, 2006.

BY: *[Signature]* MY COMMISSION NUMBER: DD 2614 72
NOTARY PUBLIC
STATE OF FLORIDA
PRINT NAME: *[Signature]* MY COMMISSION EXPIRES: January 28, 2009

TITLE CERTIFICATION

STATE OF FLORIDA,
COUNTY OF PALM BEACH.

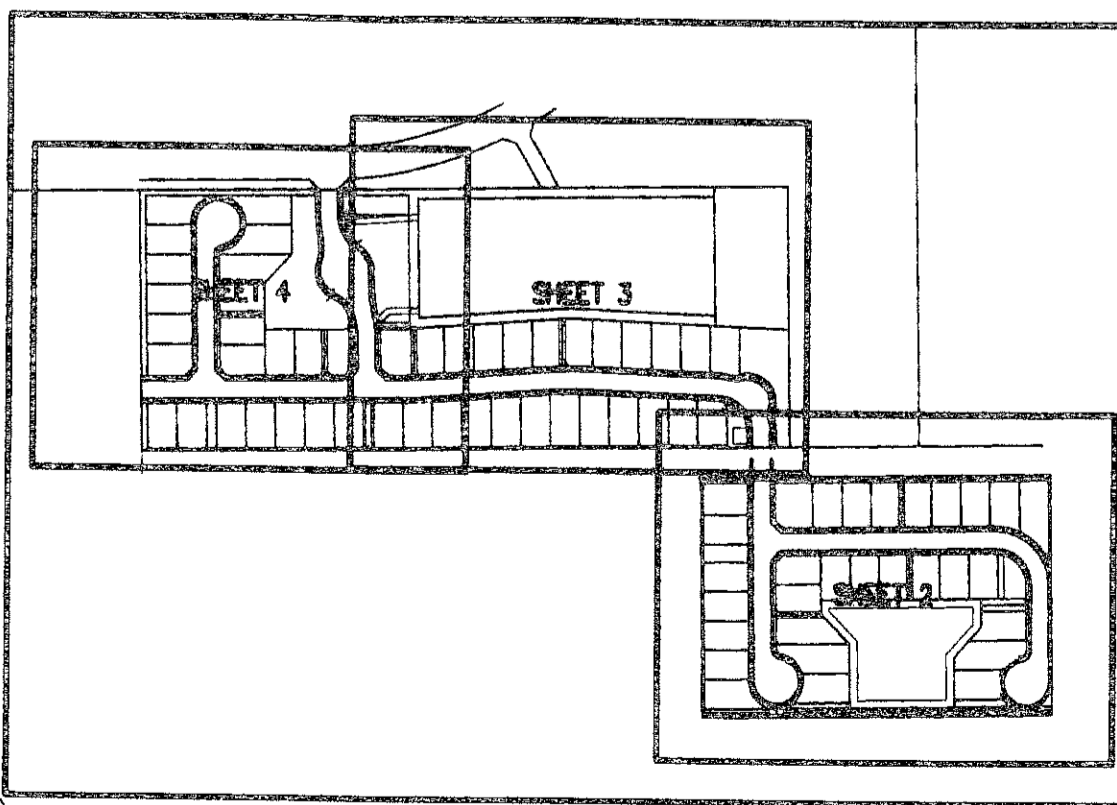
I, ERIC A. SIMON, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED TO SHELBY HOMES AT WHISPERING WOODS, L.C., A FLORIDA LIMITED LIABILITY COMPANY, THAT THE CURRENT TAXES HAVE BEEN PAID; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATED: 9/22, 2006

BY: *[Signature]*
ERIC A. SIMON
(Attorney-at-Law, licensed in Florida)
ERIC A. SIMON P.A.
6363 N.W. 6TH. WAY
SUITE 250
FT. LAUDERDALE, FL 33309

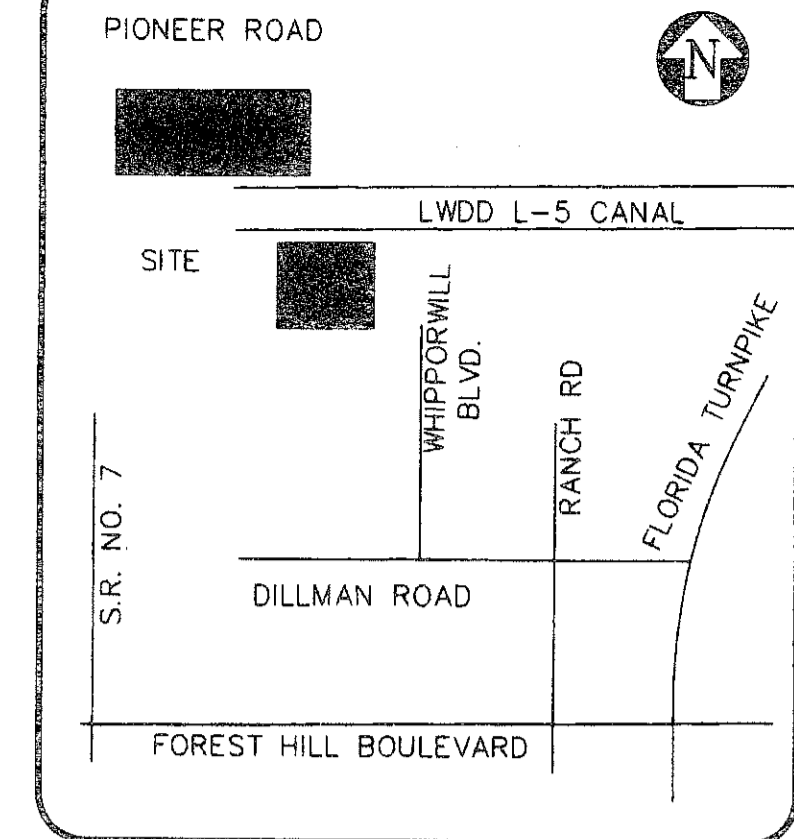
SITE DATA

PETITION # = 2003-074
PROJECT # = 0891-000
NAME OF PROJECT = PIONEER TRAIL SUBDIVISION
TIER = URBAN/SUBURBAN
FUTURE LAND USE = LR-2
TOTAL GROSS ACREAGE = 38.496 ACS.
TOTAL UNITS = 76 DU (SINGLE FAMILY)
GROSS DENSITY = 1.97 DU/AC.



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.



LOCATION MAP
N.T.S.

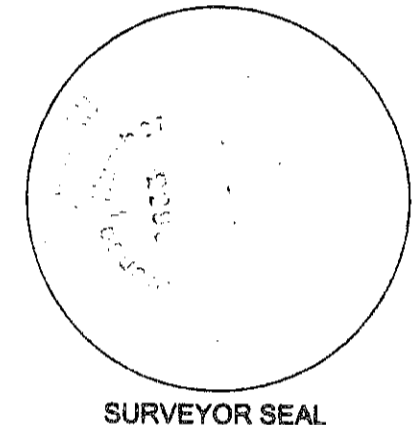
STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS INSTRUMENT WAS FILED FOR RECORD AT 8:26 AM
THIS 27 DAY OF September
2006 AND DULY RECORDED
IN PLAT BOOK NO. 109
ON PAGE 1-7

SHARON R. BOCK,
CLERK AND CONTROLLER
BY: *[Signature]* D.C.

SURVEYORS CERTIFICATE

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS (P.C.P's) AND MONUMENTS ACCORDING TO CHAPTER 177.08(10), WILL BE SET UNDER GUARANTEES POSTED WITH THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

BY: *[Signature]*
GARY M.F. RAYMAN,
PROFESSIONAL SURVEYOR AND MAPPER
LS2633, STATE OF FLORIDA.
DATE: 09/27, 2006

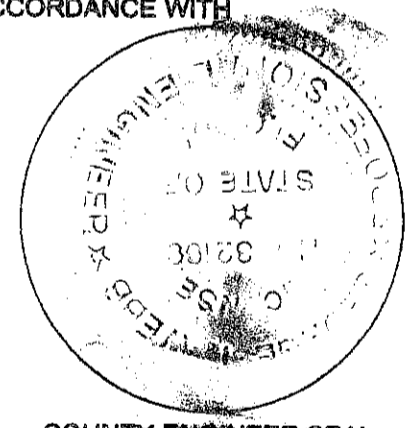


COUNTY APPROVAL - COUNTY ENGINEER

STATE OF FLORIDA,
COUNTY OF PALM BEACH.

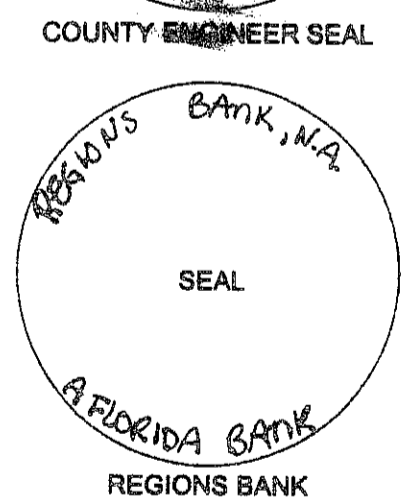
THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-33, AND IN ACCORDANCE WITH SECTION 177.07(2), FLORIDA STATUTES. THIS 5 DAY OF December 2006, AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY PALM BEACH COUNTY IN ACCORDANCE WITH SECTION 177.08(11), FLORIDA STATUTES.

BY: *[Signature]*
GEORGE T. WEBB, P.E.
COUNTY ENGINEER



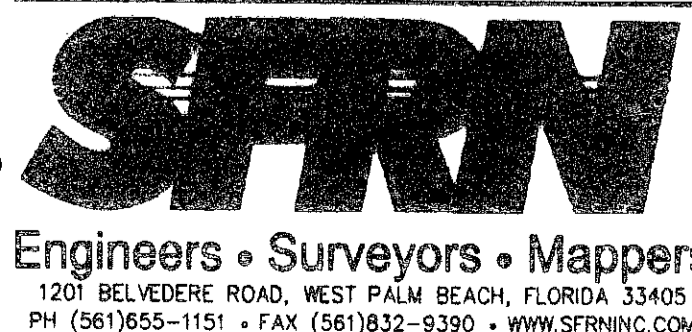
SURVEYORS NOTES

- PERMANENT REFERENCE MONUMENTS ARE SHOWN THUS: L&S#2833
 - BEARINGS SHOWN HEREON ARE BASED ON THE GRID BEARING FROM CONTROL POINT "PBF-15" TO CONTROL POINT "PBF-10" BEING N89°29'55"E.
 - 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 COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH IMPROVEMENTS.
 - IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
 - ALL LINES INTERSECTING CIRCULAR CURVES ARE NON-RADIAL UNLESS OTHERWISE NOTED.
 - BUILDING SET BACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
 - COORDINATES SHOWN ARE GRID COORDINATES.
DATUM = NAD 83 (1980 ADJUSTMENT)
ZONE = FLORIDA EAST ZONE.
COORDINATE SYSTEM 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION.
LINEAR UNIT = U.S. SURVEY FOOT.
ALL DISTANCES ARE GROUND.
SCALE FACTOR = 1.0000217
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
- PLAT BEARING EQUALS GRID BEARING.

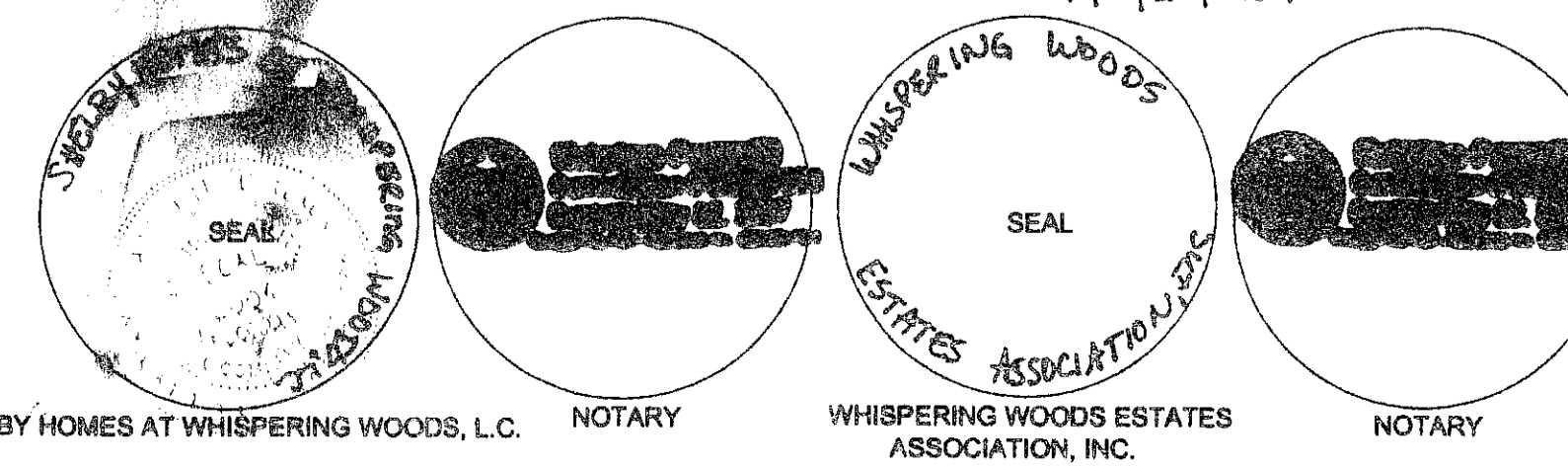


THIS INSTRUMENT PREPARED BY GARY M.F. RAYMAN, PSM # LS2633 STATE OF FLORIDA, IN THE OFFICES OF SFRN, INC., ENGINEERS, SURVEYORS & MAPPERS 1201 BELVEDERE ROAD, WEST PALM BEACH, FLORIDA 33406. CERTIFICATE OF AUTHORIZATION NO. LB0008803

PIONEER TRAIL, A P.U.D.



DATE	06/12/2006
SCALE	1" = 50'
CAD FILE	4017.01.dwg
SIXX PROJECT	4017
DRAWN	SFRN STAFF
CHECKED	G. RAYMAN
SHEET NO.	1/4
JOB NO.	04017.01



Subdivision Pioneer Trail, Block 10, Records 1004, 1005, 1006, 1007, 1008, 1009, 1010, 1011, 1012, 1013, 1014, 1015, 1016, 1017, 1018, 1019, 1020, 1021, 1022, 1023, 1024, 1025, 1026, 1027, 1028, 1029, 1030, 1031, 1032, 1033, 1034, 1035, 1036, 1037, 1038, 1039, 1040, 1041, 1042, 1043, 1044, 1045, 1046, 1047, 1048, 1049, 1050, 1051, 1052, 1053, 1054, 1055, 1056, 1057, 1058, 1059, 1060, 1061, 1062, 1063, 1064, 1065, 1066, 1067, 1068, 1069, 1070, 1071, 1072, 1073, 1074, 1075, 1076, 1077, 1078, 1079, 1080, 1081, 1082, 1083, 1084, 1085, 1086, 1087, 1088, 1089, 1090, 1091, 1092, 1093, 1094, 1095, 1096, 1097, 1098, 1099, 1100, 1101, 1102, 1103, 1104, 1105, 1106, 1107, 1108, 1109, 1110, 1111, 1112, 1113, 1114, 1115, 1116, 1117, 1118, 1119, 1120, 1121, 1122, 1123, 1124, 1125, 1126, 1127, 1128, 1129, 1130, 1131, 1132, 1133, 1134, 1135, 1136, 1137, 1138, 1139, 1140, 1141, 1142, 1143, 1144, 1145, 1146, 1147, 1148, 1149, 1150, 1151, 1152, 1153, 1154, 1155, 1156, 1157, 1158, 1159, 1160, 1161, 1162, 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