

VILLAGGIO ISLES - PHASE I

THIS INSTRUMENT PREPARED BY
 DAVID P. LINDLEY
 OF
CAULFIELD and WHEELER, INC.
 SURVEYORS - ENGINEERS - PLANNERS
 7301-A WEST PALMETTO PARK ROAD, SUITE 100A
 BOCA RATON, FLORIDA 33433 - (561)392-1991
 FEBRUARY - 2008

TERRANOVA PUD, A PLANNED UNIT DEVELOPMENT
 BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 46 SOUTH, RANGE 42 EAST, TOGETHER WITH
 A REPLAT OF A PORTION OF THE PLAT OF SUBDIVISION OF S.E 1/4 AND W. 1/2 OF SECTION 16 TOWNSHIP 46S RANGE 42E,
 AS RECORDED PLAT BOOK 1, PAGE 158 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

- SURVEY NOTES:**
- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE CONCIDE, 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.
 - BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
 - NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
 - APPROVAL OF LANDSCAPING ON UTILITY EASEMENT (EXCLUDING WATER AND SEWER) SHALL ONLY BE WITH APPROVAL OF ALL UTILITIES OCCUPYING SAID EASEMENT.
 - BEARINGS ARE RELATIVE TO A GRID BEARING OF S89°22'44"W ALONG THE SOUTH LINE OF SECTION 16-46-42
 - P.R.M. - INDICATES 4" X 4" X 24" PERMANENT REFERENCE MONUMENT MARKED LB 3591.
 - U.E. - INDICATES UTILITY EASEMENT.
 - D.E. - INDICATES DRAINAGE EASEMENT.
 - (R) - INDICATES RADIAL LINE.
 - LINES INTERSECTING CURVES ARE NON-RADIAL UNLESS SHOWN OTHERWISE.
 - "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 PALM BEACH COUNTY.
 - LME - DENOTES LAKE MAINTENANCE EASEMENT
 - - DENOTES PERMANENT CONTROL POINT
 - O.R.B. - DENOTES OFFICIAL RECORDS BOOK
 - LAE - DENOTES LIMITED ACCESS EASEMENT
 - L.W.D. - DENOTES LAKE WORTH DRAINAGE DISTRICT
 - NO - DENOTES NUMBER
 - CL - DENOTES CENTERLINE
 - LMAE - DENOTES LAKE MAINTENANCE ACCESS EASEMENT
 - CB - DENOTES CHORD BEARING
 - CD - DENOTES CHORD DISTANCE

STATE OF FLORIDA
 COUNTY OF PALM BEACH
 THIS PLAT WAS FILED FOR
 RECORD AT _____ M.
 THIS _____ DAY OF _____
 A.D. 2008 AND DULY RECORDED
 IN PLAT BOOK _____ ON
 PAGES _____ AND _____

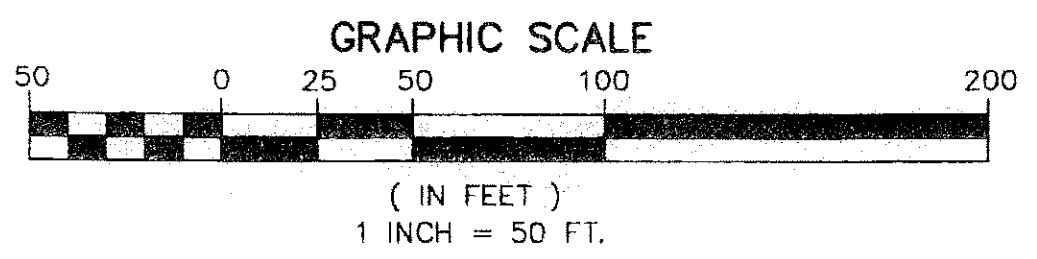
SHARON R. BOCK
 CLERK AND COMPTROLLER

BY: _____
 DEPUTY CLERK

SHEET 2 OF 9

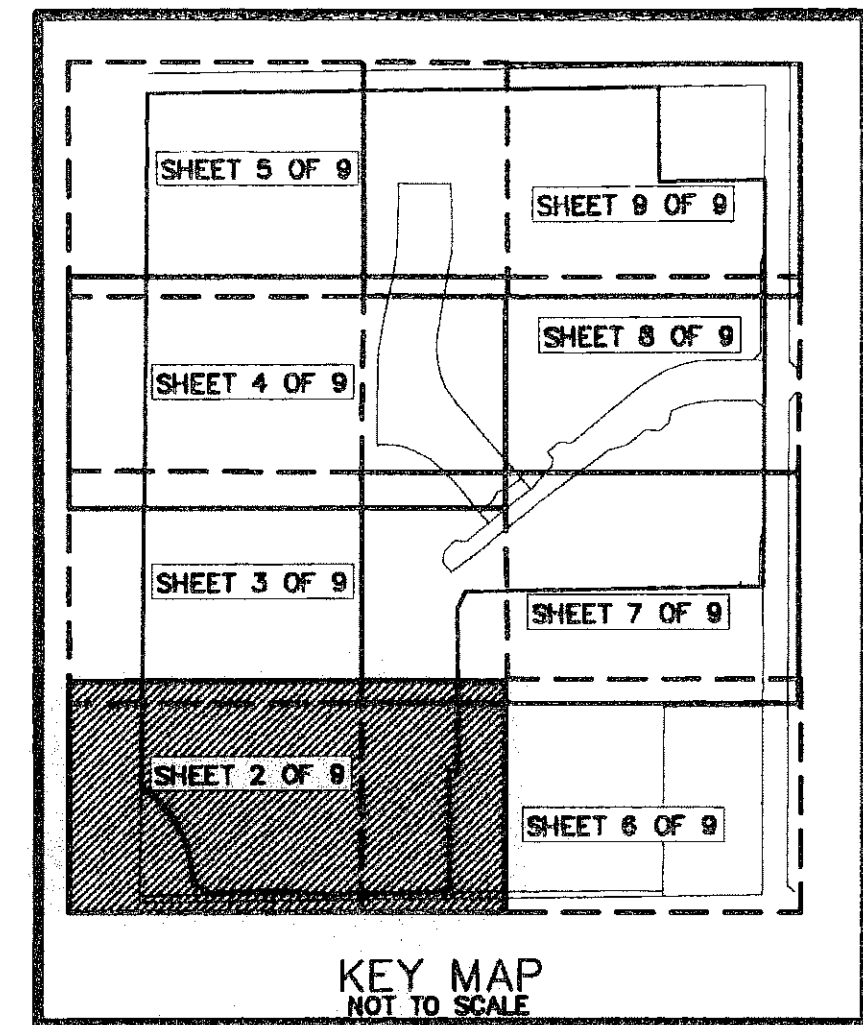
COORDINATE TABLE

P.R.M.	NORTHING	EASTING
1	771561.50	928395.99
2	771572.96	928345.86
3	771569.92	928065.87
4	771599.19	928030.96
5	771675.24	928018.35
6	771907.75	927863.40
7	773028.30	927874.75
8	774148.84	927886.10
9	774160.22	928699.31
10	774171.61	929512.53
11	773863.87	929511.20
12	773868.05	929849.43
13	773135.89	929846.28
14	772555.85	929843.78
15	772538.64	928895.67
16	772481.99	928870.15
17	771959.78	928871.00
18	771959.74	928844.98
19	771566.37	928845.63



NOTES
COORDINATES, BEARINGS AND DISTANCES

COORDINATES SHOWN ARE GRID
 DATUM = NAD 83 1990 ADJUSTMENT
 ZONE = FLORIDA EAST
 LINEAR UNIT = US SURVEY FEET
 COORDINATE SYSTEM 1983 STATE PLANE
 TRANSVERSE MERCATOR PROJECTION
 ALL DISTANCES ARE GROUND
 SCALE FACTOR = 1.0000265
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 BEARINGS AS SHOWN HEREON ARE GRID DATUM,
 NAD 83 1990 ADJUSTMENT, FLORIDA EAST ZONE.



MATCH LINE SHEET 3 OF 9

