

BALLENISLES Pod 19a

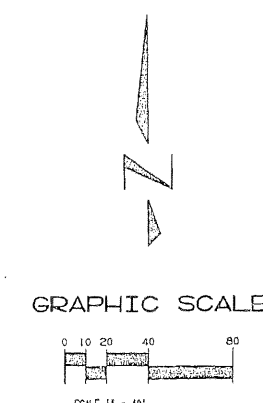
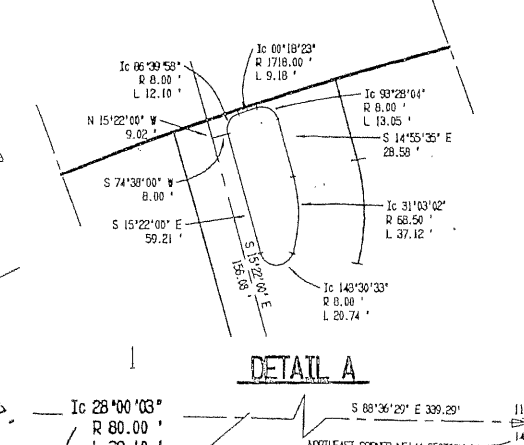
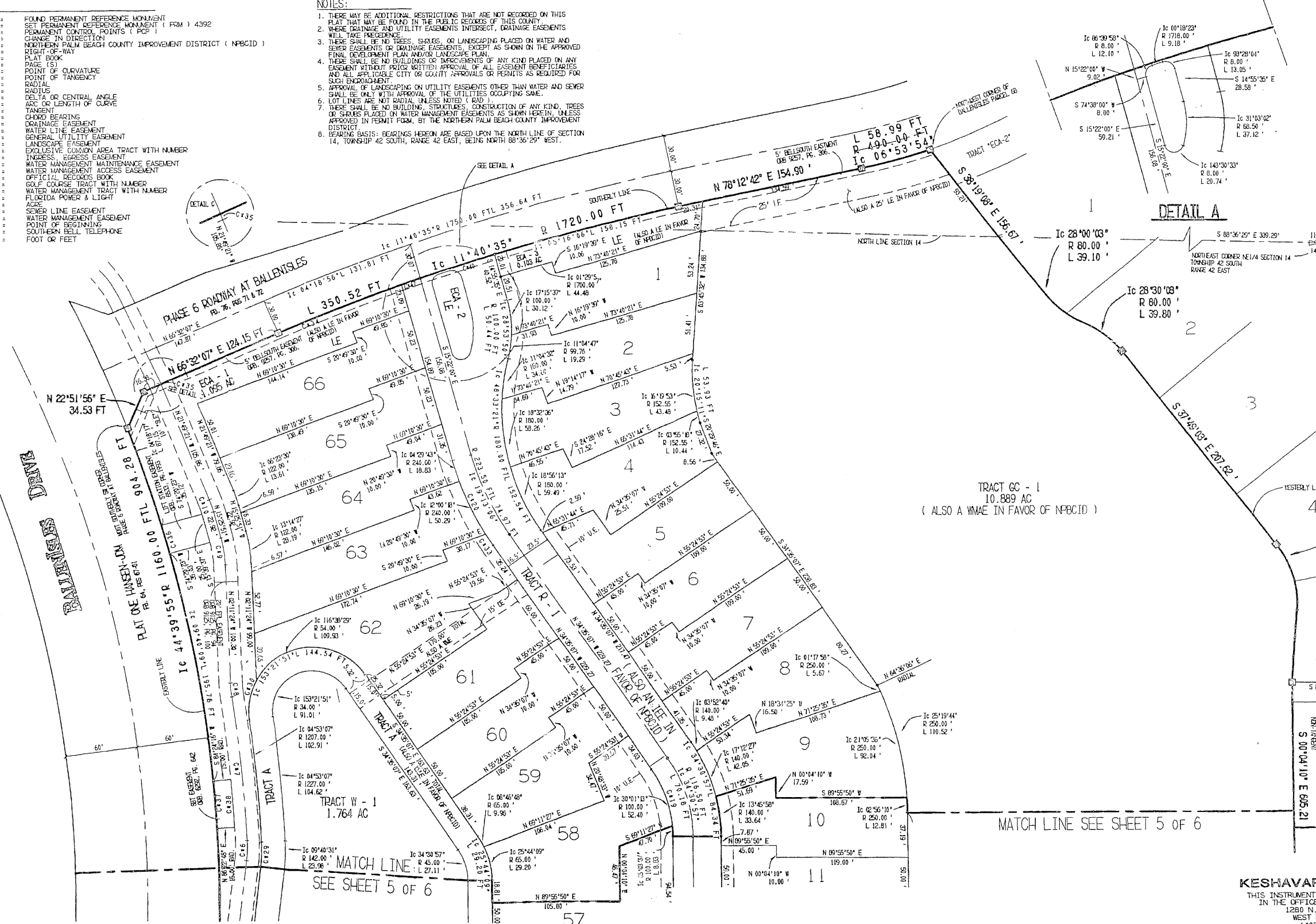
BEING A PORTION OF SECTIONS 11, 13 AND 14, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, CITY OF PALM BEACH GARDENS
SHEET 6 OF 6
SEPTEMBER, 1997

LEGEND:

- FOUND PERMANENT REFERENCE MONUMENT
- SET PERMANENT REFERENCE MONUMENT (FRM) 4392
- PERMANENT CONTROL POINTS (PCP)
- CHANGE IN DIRECTION
- NPBCID NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT (NPBCID)
- RTW RIGHT-OF-WAY
- P.B. PLAT BOOK
- PG. (S) PAGE (S)
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- RAD. RADIAL
- RADIUS
- Δ DELTA OR CENTRAL ANGLE
- ΔC OR LENGTH OF CURVE
- T TANGENT
- CHD. BEARING
- DE DRAINAGE EASEMENT
- WE WATER LINE EASEMENT
- UE GENERAL UTILITY EASEMENT
- LE LANDSCAPE EASEMENT
- ECA-1 EXCLUSIVE COMMON AREA TRACT WITH NUMBER
- IEE INGRESS/EGRESS EASEMENT
- WMAE WATER MANAGEMENT MAINTENANCE EASEMENT
- WMAE WATER MANAGEMENT ACCESS EASEMENT
- CRD OFFICIAL RECORDS BOOK
- CS-1 GOLF COURSE TRACT WITH NUMBER
- W-1 WATER MANAGEMENT TRACT WITH NUMBER
- FLA FLORIDA POWER & LIGHT
- AC AC
- SLE SEWER LINE EASEMENT
- WMAE WATER MANAGEMENT EASEMENT
- POB POINT OF BEGINNING
- SBT SOUTHERN BELL TELEPHONE
- FT FOOT OR FEET

NOTES:

1. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
2. WHERE DRAINAGE AND UTILITY EASEMENTS INTERSECT, DRAINAGE EASEMENTS WILL TAKE PRECEDENCE.
3. THERE SHALL BE NO TREES, SHRUBS, OR LANDSCAPING PLACED ON WATER AND SEWER EASEMENTS OR DRAINAGE EASEMENTS, EXCEPT AS SHOWN ON THE APPROVED FINAL DEVELOPMENT PLAN AND/OR LANDSCAPE PLAN.
4. THERE SHALL BE NO BUILDINGS OR IMPROVEMENTS OF ANY KIND PLACED ON ANY EASEMENT WITHOUT WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENT.
5. APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH APPROVAL OF THE UTILITIES OCCUPYING SAME.
6. LOT LINES ARE RADIAL UNLESS NOTED (R 600).
7. THERE SHALL BE NO BUILDING, STRUCTURES, CONSTRUCTION OF ANY KIND, TREES OR SHRUBS PLACED ON WATER MANAGEMENT EASEMENTS AS SHOWN HEREIN, UNLESS APPROVED IN PERMIT FORM, BY THE NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.
8. BEARING BASIS: BEARINGS HEREON ARE BASED UPON THE NORTH LINE OF SECTION 14, TOWNSHIP 42 SOUTH, RANGE 42 EAST, BEING NORTH 88°36'29" WEST.



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