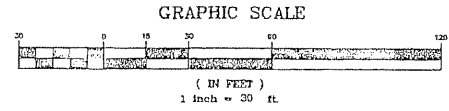


# IBIS GOLF AND COUNTRY CLUB PLAT NO. 22

A PLANNED UNIT DEVELOPMENT  
 BEING A REPLAT OF A PORTION OF TRACT "B", IBIS GOLF AND COUNTRY CLUB  
 PLAT NO. 7, AS RECORDED IN PLAT BOOK 67, PAGES 152 THROUGH 166 OF THE PUBLIC  
 RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 25, TOWNSHIP 42 SOUTH, RANGE 41 EAST,  
 CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA

### SURVEY NOTES:

- 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.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT CITY OF WEST PALM BEACH ZONING REGULATIONS.
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON DRAINAGE EASEMENTS, EXCEPT DRIVEWAYS.
- APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS, OTHER THAN WATER AND SEWER, SHALL BE ONLY WITH APPROVAL OF ALL UTILITIES OCCUPYING SAME.
- BEARINGS SHOWN HEREON ARE RELATIVE TO THE RECORD PLAT BASED ON THE NORTH LINE OF TRACT "B", IBIS GOLF AND COUNTRY CLUB PLAT NO. 7, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 67, PAGES 152 THROUGH 166 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEARING  $50^{\circ}14'12''$  W.
- P.R.M. - INDICATES SET  $4' \times 4' \times 24'$  PERMANENT REFERENCE MONUMENT MARKED NO. 5005
- U.E. - INDICATES UTILITY EASEMENT.
- D.E. - INDICATES DRAINAGE EASEMENT.
- LINE INTERSECTING CURVES ARE NOT RADIAL UNLESS SHOWN OTHERWISE.
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.
- ⊙ - DENOTES PERMANENT CONTROL POINT NO. 5005.
- (PLAT 7) DENOTES IBIS GOLF AND COUNTRY CLUB PLAT NO. 7, PLAT BOOK 67, PAGES 152 THROUGH 166.
- N.P.C.I.D.I.E.E. - DENOTES NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT INGRESS/EGRESS EASEMENT.
- (R) - INDICATES RADIAL.
- (PLAT 1) DENOTES IBIS GOLF AND COUNTRY CLUB PLAT NO. 1, PLAT BOOK 66, PAGES 5B THROUGH 6B.



PREPARED BY  
 DAVID P. LINDLEY  
 OF  
**CAULFIELD and WHEELER, INC.**  
 ENGINEERS - PLANNERS - SURVEYORS  
 7301-A WEST PALMETTO PARK ROAD, SUITE 100A  
 BOCA RATON, FLORIDA 33433 - (561)392-1991  
 MAY - 1997

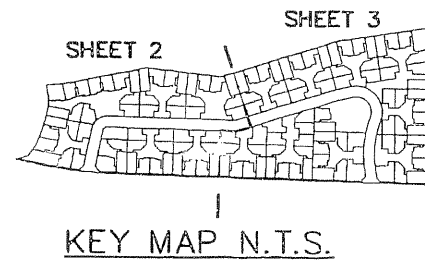
| TABULAR DATA                                  |                 |
|---|-----------------|
| TOTAL AREA OF THIS PLAT                       | 13.425 ACRES    |
| AREA OF RESIDENTIAL                           | 6.285 ACRES     |
| AREA OF PRIVATE ROADWAY (TRACT "R")           | 1.366 ACRES     |
| RECREATIONAL AREA (TRACT "Q")                 | 0.398 ACRES     |
| AREA OF OPEN SPACE (TRACTS "A"-"P", "S"-"U")  | 3.355 ACRES     |
| TOTAL NUMBER OF SINGLE FAMILY UNITS THIS PLAT | 134             |
| DENSITY THIS PLAT                             | 9.98 UNITS/ACRE |

# 126

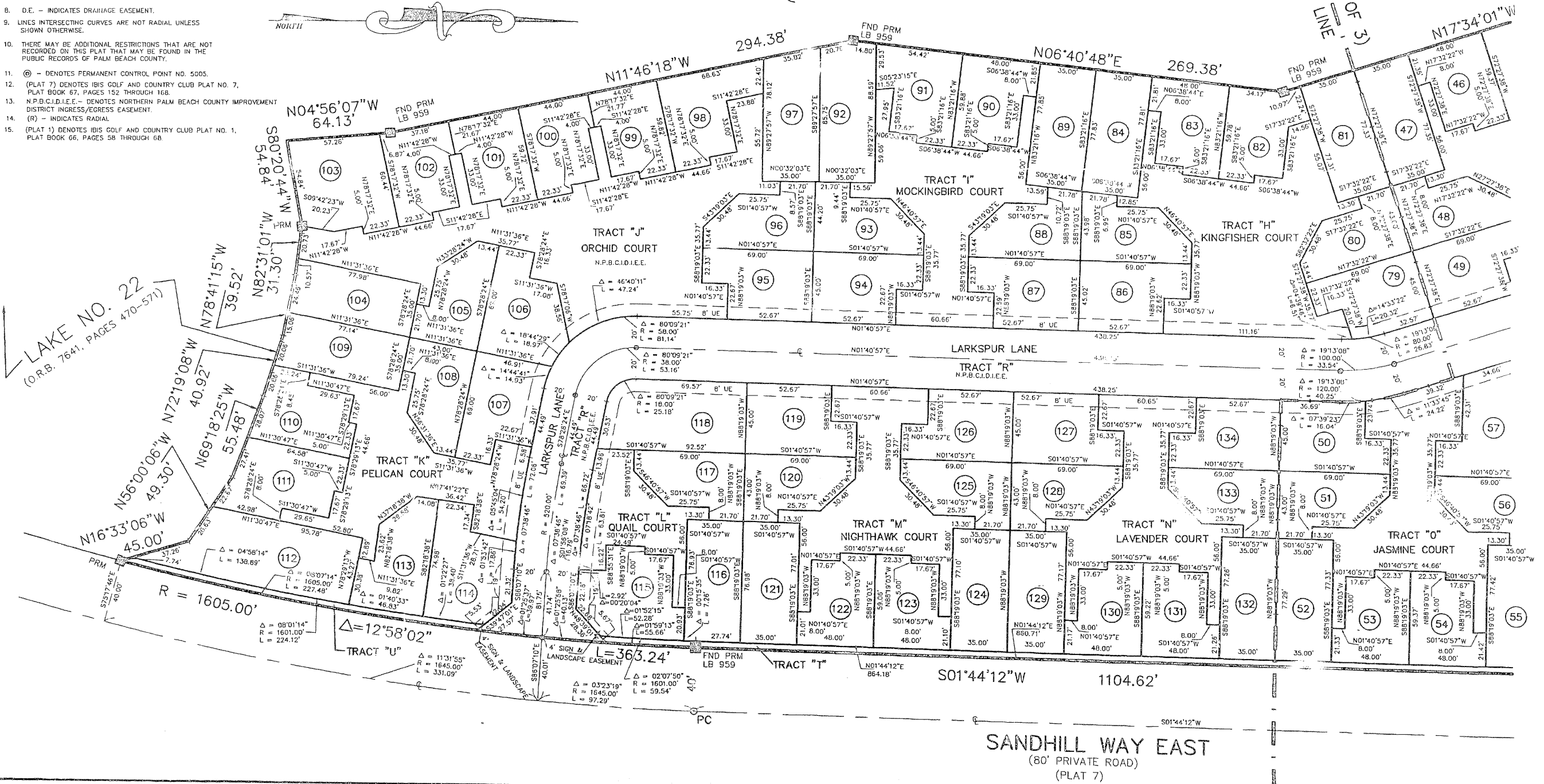
STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 THIS PLAT WAS FILED FOR  
 RECORD AT \_\_\_\_\_ M.  
 THIS \_\_\_\_\_ DAY OF  
 A.D. 1997 AND DULY RECORDED  
 IN PLAT BOOK \_\_\_\_\_ ON  
 PAGES \_\_\_\_\_ AND \_\_\_\_\_  
 CECILY H. WALKEN  
 CLERK CIRCUIT COURT

BY: \_\_\_\_\_  
 DEPUTY CLERK

SHEET 2 OF 3



(SEE SHEET 3 OF 3)  
 MATCH LINE



LAKE NO. 22  
 (O.R.B. 7641, PAGES 470-571)