This Instrument Prepared by Thomas R. Palbicke of
HAGER WEINBERG AND ASSOCIATES, INC.
Professional Land Surveyors
Certificate of Authorization No. 6772
3850 N.W. Boca Raton Blvd. Boca Raton, Florida 33431
Phone: (561) 395-3600 Fax: (561) 395-2237 E-Mail: hwajlh @ bellsouth.net

0731-001

BRYNTESON NURSERY, P.U.D.
WILLOUGHBY FARMS

A Portion of Government Lot 2, Tract 37 and Government Lot 1, Tract 38 of the hiatus between Townships 44 and 45 South, Range 42 East
(also known as Township 44 1/2 South, Range 42 East) together with a portion of Section 1 and 2, Township 45 South, Range 42 East
Palm Beach County, Florida

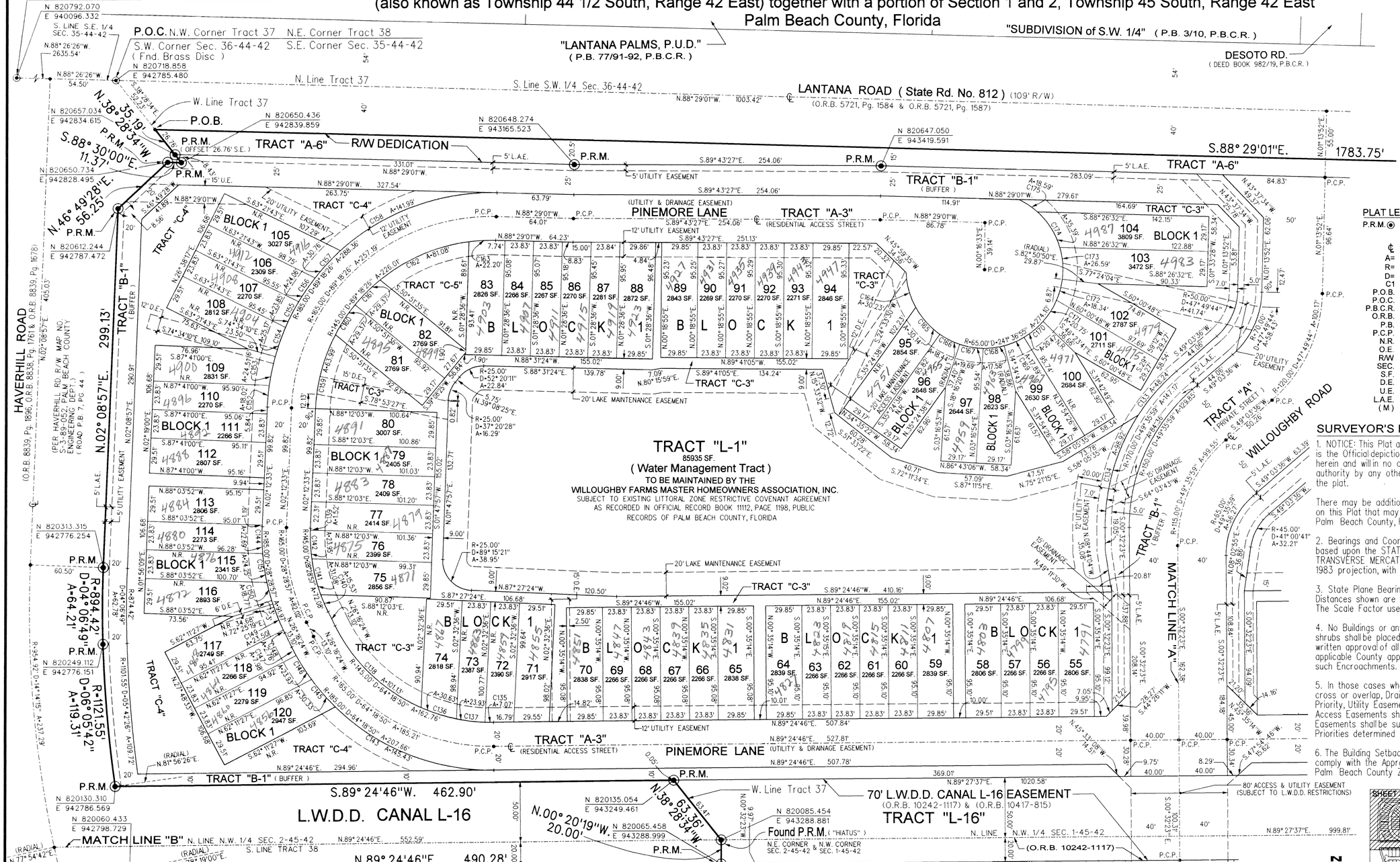
200

State of Florida ss
County of Palm Beach

This Plat was Filed for Record
at _____ this _____ day
of _____ 1999.
and Duly Recorded in Plat Book
_____ on Page _____
thru Page _____.

Dorothy H. Wilken, Clerk
By: _____ D.C.

Sheet 3 of 7 Sheets



PLAT LEGEND:

P.R.M. ⊙	Denotes Set Permanent Reference Monument (P.R.M.) P.L.S. No. 5061, Unless otherwise shown
℄	Denotes Centerline
A=	Denotes Arc length
R=	Denotes Radius
D=	Denotes Delta (central angle)
C1	Denotes Curve (refer to Curve Table)
P.O.B.	Denotes Point of Beginning
P.O.C.	Denotes Point of Commencement
P.B.C.R.	Denotes Palm Beach County Records
O.R.B.	Denotes Official Records Book
P.B.	Denotes Plat Book
P.C.P.	Denotes Permanent Control Point
N.R.	Denotes Non-Radial
O.E.	Denotes Overhang Easement
R/W	Denotes Right-of-Way
SEC.	Denotes Section
S.F.	Denotes Square Feet
D.E.	Denotes Drainage Easement
U.E.	Denotes Utility Easement
L.A.E.	Denotes Limited Access Easement
(M)	Denotes Measured

SURVEYOR'S NOTES:

1. 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, Florida.

2. Bearings and Coordinates shown hereon are based upon the STATE PLANE COORDINATE SYSTEM TRANSVERSE MERCATOR - FLORIDA EAST ZONE, 1983 projection, with the NAD 1990 adjustment.

3. State Plane Bearings shown are Grid Bearing, Distances shown are Ground distance. The Scale Factor used is 1.000036.

4. No Buildings or any kind of construction or trees or shrubs shall be placed on any Easement without prior written approval of all Easement beneficiaries and all applicable County approvals or permits as required for such Encroachments.

5. In those cases where Easements of different types cross or overlap, 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 determined by the use of rights granted.

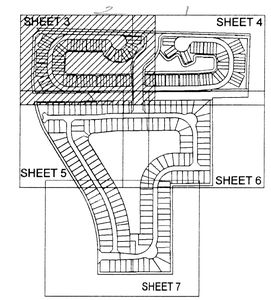
6. The Building Setbacks and Site Regulations shall comply with the Approved Master Plan and Current Palm Beach County Zoning Regulations.

CURVE TABLE:

CURVE	RADIUS	DELTA	ARC LENGTH	CHORD / BEARING
C94	65.00'	24°38'59"	27.96'	27.75'/S.58°55'17"W.
C95	65.00'	23°51'02"	27.06'	26.86'/S.21°24'35"E.
C96	65.00'	30°07'38"	34.18'	33.79'/N.31°31'59"E.
C97	65.00'	25°57'14"	29.44'	29.19'/S.03°29'33"W.
C98	65.00'	26°28'53"	30.04'	29.78'/N.46°34'32"E.
C99	65.00'	14°44'37"	16.73'	16.68'/S.67°11'17"E.
C100	65.00'	28°37'28"	32.47'	32.14'/S.88°52'19"E.
C101	65.00'	25°57'29"	29.45'	29.20'/S.63°50'12"W.
C102	65.00'	46°47'02"	53.07'	51.61'/N.27°27'56"E.
C103	145.00'	09°34'48"	24.24'	24.22'/N.03°16'25"W.
C104	145.00'	03°19'13"	8.40'	8.40'/N.06°49'25"E.
C105	145.00'	11°50'06"	29.95'	29.90'/S.79°14'49"E.
C106	190.00'	13°17'52"	44.10'	44.00'/S.07°52'48"W.
C107	190.00'	34°31'52"	114.51'	112.78'/S.31°47'40"W.
C109	185.00'	00°19'21"	1.04'	1.04'/N.01°21'17"E.
C110	185.00'	45°04'04"	145.52'	141.80'/N.65°56'59"W.
C111	185.00'	09°23'35"	30.33'	30.29'/N.38°43'09"W.
C112	185.00'	07°24'36"	23.93'	23.91'/N.30°19'04"W.
C113	185.00'	07°23'38"	23.87'	23.86'/N.22°54'57"W.
C114	185.00'	06°33'36"	21.18'	21.17'/N.15°56'20"W.
C115	185.00'	06°26'57"	20.82'	20.81'/N.09°26'03"W.
C116	185.00'	07°24'13"	23.91'	23.89'/N.02°30'28"W.
C117	145.00'	42°03'08"	106.42'	104.05'/N.52°18'08"W.
C118	145.00'	11°35'36"	29.34'	29.29'/N.25°23'46"W.
C119	145.00'	11°37'09"	29.41'	29.35'/N.13°52'23"W.
C120	145.00'	00°31'25"	1.33'	1.33'/N.85°00'28"E.
C121	185.00'	44°14'49"	142.87'	139.34'/N.63°08'46"E.
C122	145.00'	04°22'36"	11.08'	11.07'/N.03°42'17"E.
C123	145.00'	30°11'53"	76.42'	75.54'/N.20°59'31"E.
C124	145.00'	11°35'53"	29.35'	29.30'/N.41°53'25"E.
C125	185.00'	01°50'41"	5.96'	5.96'/N.02°26'19"E.
C126	185.00'	07°25'13"	23.96'	23.94'/N.07°04'16"E.
C127	185.00'	06°08'41"	19.84'	19.83'/S.13°51'13"W.
C128	185.00'	07°25'36"	23.98'	23.96'/S.20°38'22"W.
C129	185.00'	07°23'15"	23.85'	23.84'/S.28°02'47"W.
C130	145.00'	11°36'49"	29.39'	29.34'/S.53°29'45"W.
C131	185.00'	09°16'56"	29.97'	29.94'/S.36°22'53"W.
C132	145.00'	25°26'35"	64.39'	63.86'/N.72°01'28"E.
C133	170.00'	16°15'32"	48.24'	48.08'/S.40°55'51"W.
C134	170.00'	33°20'28"	98.92'	97.53'/S.16°07'51"W.
C135	145.00'	02°47'42"	7.07'	7.07'/N.89°11'23"W.
C136	145.00'	12°06'15"	30.63'	30.58'/N.72°17'07"W.
C137	145.00'	09°27'17"	23.93'	23.90'/S.83°03'53"E.
C138	145.00'	39°57'36"	101.13'	99.09'/N.46°15'12"W.
C139	145.00'	00°36'06"	1.52'	1.52'/N.01°54'31"E.
C140	145.00'	06°08'16"	15.53'	15.53'/S.23°12'16"E.
C141	145.00'	12°16'53"	31.08'	31.02'/S.13°59'41"E.
C142	145.00'	09°27'43"	23.95'	23.92'/S.03°07'24"E.
C143	185.00'	45°02'31"	145.43'	141.72'/N.68°03'59"W.
C144	185.00'	07°01'33"	22.69'	22.67'/S.01°18'13"E.
C145	185.00'	09°23'31"	30.33'	30.29'/S.40°50'58"E.
C146	185.00'	07°24'35"	23.93'	23.91'/N.32°26'55"W.
C147	185.00'	02°28'13"	7.98'	7.98'/N.27°30'31"W.
C148	185.00'	00°51'16"	2.76'	2.76'/N.25°50'47"W.
C149	185.00'	07°16'37"	23.50'	23.48'/N.21°46'49"W.
C150	185.00'	05°48'49"	18.77'	18.76'/N.15°14'06"W.
C151	185.00'	07°30'42"	24.25'	24.24'/N.08°34'21"W.
C152	185.00'	05°34'53"	18.02'	18.01'/N.04°59'59"E.
C153	185.00'	07°35'34"	24.51'	24.50'/S.11°35'13"W.
C154	185.00'	07°47'42"	25.17'	25.15'/N.19°16'51"E.
C155	185.00'	07°23'08"	23.85'	23.83'/N.26°52'17"E.
C156	185.00'	07°27'07"	24.06'	24.04'/N.34°17'24"E.
C157	185.00'	09°31'32"	30.76'	30.72'/S.42°46'43"W.
C158	185.00'	43°58'30"	141.99'	138.53'/N.69°31'44"E.
C159	145.00'	25°17'03"	63.99'	63.47'/N.14°51'05"E.
C160	145.00'	11°36'23"	29.37'	29.32'/S.33°17'48"W.
C161	145.00'	11°36'17"	29.37'	29.32'/N.44°54'08"E.
C162	145.00'	32°02'25"	81.08'	80.03'/N.66°43'28"E.
C163	145.00'	08°46'18"	22.20'	22.18'/S.87°07'50"W.
C164	145.00'	26°39'01"	30.23'	29.96'/S.15°35'14"E.
C165	65.00'	26°33'49"	30.14'	29.87'/N.42°11'39"W.
C166	65.00'	16°15'07"	18.44'	18.38'/N.63°36'07"W.
C167	65.00'	17°21'22"	19.69'	19.61'/N.80°24'22"W.
C168	65.00'	15°29'40"	17.58'	17.52'/N.83°10'07"E.
C169	65.00'	15°46'23"	17.89'	17.84'/S.67°32'06"W.
C170	65.00'	18°02'33"	20.47'	20.38'/N.50°37'38"E.
C171	65.00'	18°17'11"	20.75'	20.66'/S.32°27'47"W.
C172	65.00'	16°10'01"	18.34'	18.28'/N.15°14'11"E.
C173	65.00'	23°26'29"	26.59'	26.41'/S.04°34'04"E.
C174	65.00'	31°11'58"	35.39'	34.96'/N.31°53'18"W.
C175	65.00'	16°23'22"	18.59'	18.53'/N.55°40'58"W.

SCALE: 1"= 40'

GRAPHIC SCALE: 0 50 100 150 200



KEY MAP:
Not to Scale