

STATE OF FLORIDA
 COUNTY OF WEST PALM BEACH
 This plat was filed for record
 at _____ this _____
 day of _____ 2000,
 and duly recorded in Plat Book
 _____ Pages _____ through _____

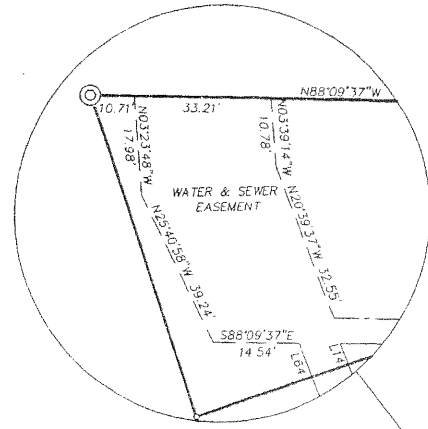
DOROTHY H. WILKEN
 Clerk of Circuit Court
 By _____

SHEET 2 OF 2

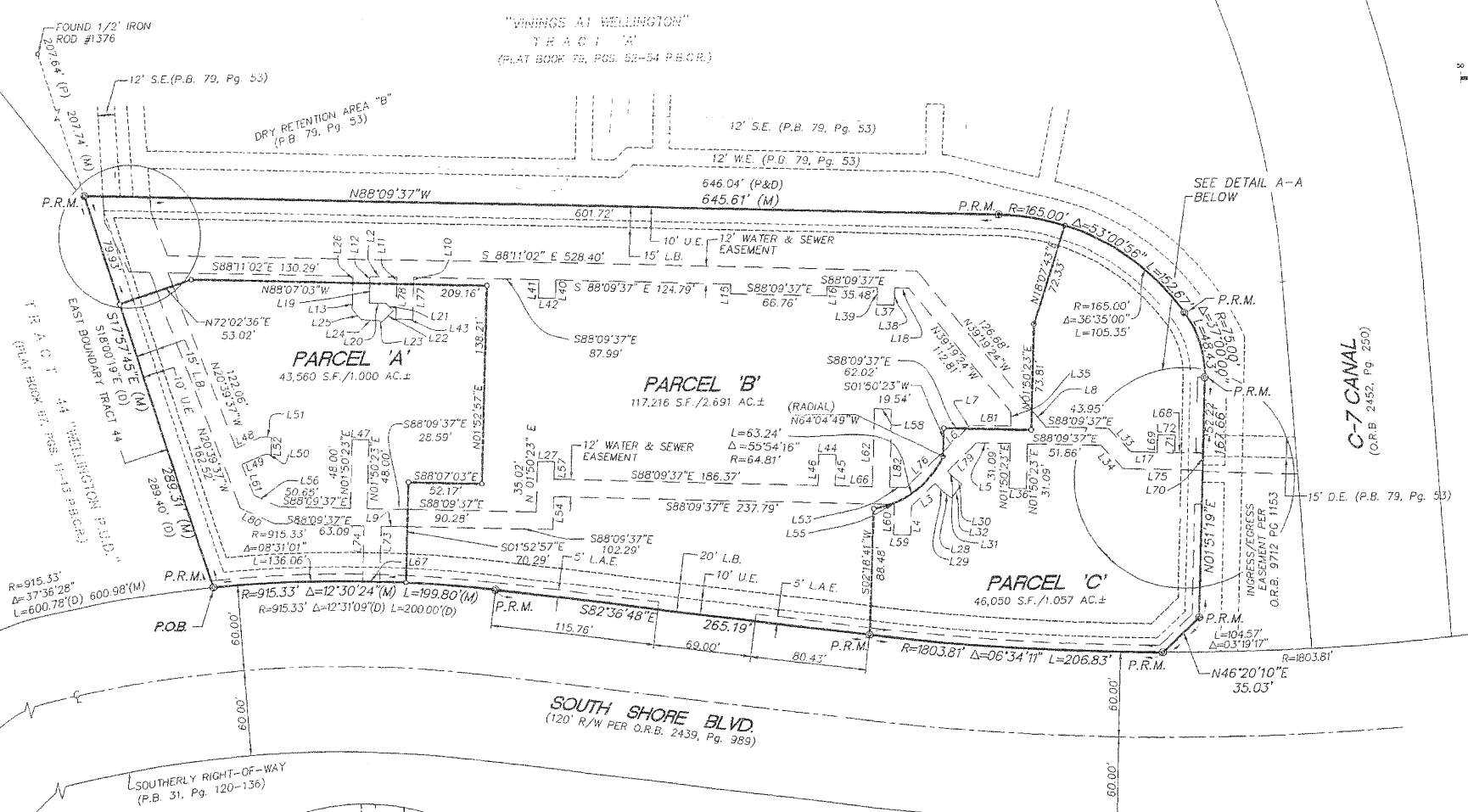
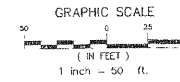
"MIZNER PLACE"

A PARCEL OF LAND LYING IN SECTION 15, TOWNSHIP 44 SOUTH, RANGE 41 EAST,
 VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA.

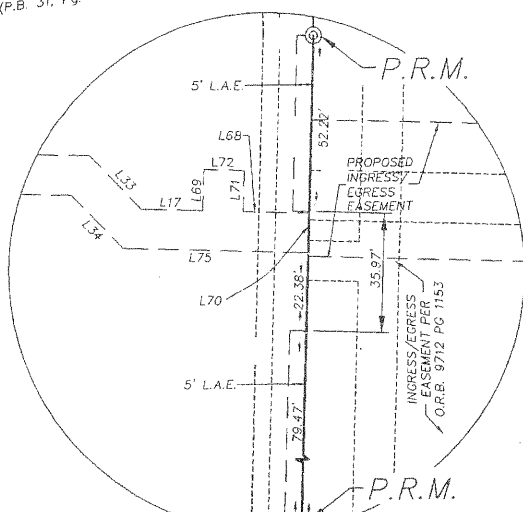
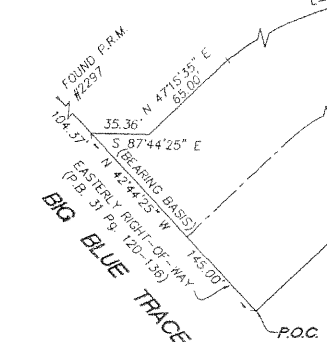
NOTICE:
 THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE
 SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED
 IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE
 ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND
 IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.



INSET SCALE: 1" = 20'



LINE TABLE					
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L2	18.98	S88°09'37"E	L42	12.00	S88°09'37"E
L3	23.28	N46°50'23"E	L43	12.00	S88°09'37"E
L4	20.13	N01°50'23"E	L44	12.00	S88°09'37"E
L5	23.94	S88°09'37"E	L45	21.72	N01°50'23"E
L6	23.20	N46°50'23"E	L46	21.72	N01°50'23"E
L7	2.98	N46°50'23"E	L47	12.00	S88°09'37"E
L8	15.82	N39°19'24"W	L48	19.85	N66°53'23"E
L9	18.58	S88°09'37"E	L49	17.71	N66°53'23"E
L10	4.67	N01°50'23"E	L50	4.56	S88°09'37"E
L11	4.66	N01°50'23"E	L51	7.21	S88°09'37"E
L12	4.64	N01°50'23"E	L52	12.00	N01°50'23"E
L13	18.60	N01°50'23"E	L53	11.95	S88°09'37"E
L14	9.69	N20°39'37"W	L54	22.88	N01°50'23"E
L15	6.66	N01°50'23"E	L55	2.60	S88°09'37"E
L16	6.66	N01°50'23"E	L56	19.61	S65°10'56"E
L17	18.72	S88°09'37"E	L57	12.14	N01°50'23"E
L18	10.14	S88°09'37"E	L58	12.00	S88°09'37"E
L19	13.54	N01°50'23"E	L59	12.00	S88°09'37"E
L20	11.98	S88°09'37"E	L60	21.32	N01°50'23"E
L21	7.41	S43°09'37"E	L61	22.98	N20°39'37"W
L22	12.00	N46°50'23"E	L62	54.00	N01°50'23"E
L23	2.44	S43°09'37"E	L64	14.20	N20°39'37"W
L24	12.05	S88°09'37"E	L66	26.29	S88°09'37"E
L25	9.83	S43°09'37"E	L67	12.00	S88°09'37"E
L26	4.58	N01°50'23"E	L68	19.82	S88°09'37"E
L27	12.00	S88°09'37"E	L69	12.30	N01°50'23"E
L28	7.29	S52°40'14"E	L70	12.00	N01°51'02"E
L29	8.23	S43°09'37"E	L71	12.30	N01°50'23"E
L30	6.29	S52°40'14"E	L72	12.00	S88°09'37"E
L31	7.23	S43°09'37"E	L73	38.98	N01°50'23"E
L32	12.00	N37°19'46"E	L74	38.98	N01°50'23"E
L33	22.22	S43°09'37"E	L75	55.51	S88°09'37"E
L34	22.22	S43°09'37"E	L76	35.70	N46°50'23"E
L35	10.24	N01°50'23"E	L77	24.56	N01°50'23"E
L36	12.00	S88°09'37"E	L78	24.56	N01°50'23"E
L37	12.00	S88°09'37"E	L79	28.29	N46°50'23"E
L38	11.96	N01°50'23"E	L80	26.96	S65°10'56"E
L39	11.96	N01°50'23"E	L81	28.92	S88°09'37"E
L40	12.60	N01°50'23"E	L82	54.00	N01°50'23"E
L41	12.60	N01°50'23"E			



DETAIL A-A

SCALE: 1"=25'

LOT AREA: 4.75 AC./206,910 S.F.
 BUILDING COVERAGE: 20%
 FRONT SETBACK: 25'
 SIDE SETBACK: 40' W, 25' E
 REAR SETBACK: 40'
 LOADING: REQUIRED: 2, PROVIDED: 2
 ZONING: PUD
 LANDUSE: COMMERCIAL
 USE: COMMERCIAL
 F.A.R.: 0.20
 Pervious Area: 57,482 SF. (28%)
 Impervious Area: 149,418 SF. (72%)

ABBREVIATIONS:
 P.O.C. = POINT OF COMMENCEMENT
 P.O.B. = POINT OF BEGINNING
 R. = RADIUS
 L = ARC LENGTH
 Δ = DELTA ANGLE
 CL = CENTERLINE
 P.R.M. = PERMANENT REFERENCE MONUMENT
 O.R.B. = OFFICIAL RECORDS BOOK
 P.B. = PLAT BOOK
 U.E. = UTILITY EASEMENT
 L.B. = LANDSCAPE BUFFER
 I.E. = INGRESS / EGRESS EASEMENT
 S.E. = SEWER EASEMENT
 W.E. = WATER EASEMENT
 R/W = RIGHT-OF-WAY
 L.A.E. = LIMITED ACCESS EASEMENT
 (M) = MEASURED DIMENSION
 (P) = PLAT DIMENSION
 (D) = DESCRIPTION DIMENSION
 ⊕ = PERMANENT REFERENCE MONUMENT
 ○ = PARCEL CORNER

SURVEYOR'S NOTES:
 - BEARINGS SHOWN HEREON ARE RELATIVE TO THE EASTERLY RIGHT-OF-WAY LINE OF "BIG BLUE TRACE" AS SHOWN ON "GREENVIEW SHORES No. 2" AS RECORDED IN PLAT BOOK 31, PAGE 120, WHICH BEARS S 42°44'25" E (PLEASE SEE BEARING ROTATION NOTE)
 - 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 VILLAGE OF WELLINGTON APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
 - BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT VILLAGE OF WELLINGTON ZONING REGULATIONS.
 - DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMALS PARTS BASED ON THE DEFINITION OF A FOOT AS ADOPTED BY THE UNITED STATES BUREAU OF STANDARDS AND REFERENCE THE HORIZONTAL PLANE.