

VALENCIA GRAND ISLES (AKA POLO TRACE PRD) PLANNED UNIT DEVELOPMENT

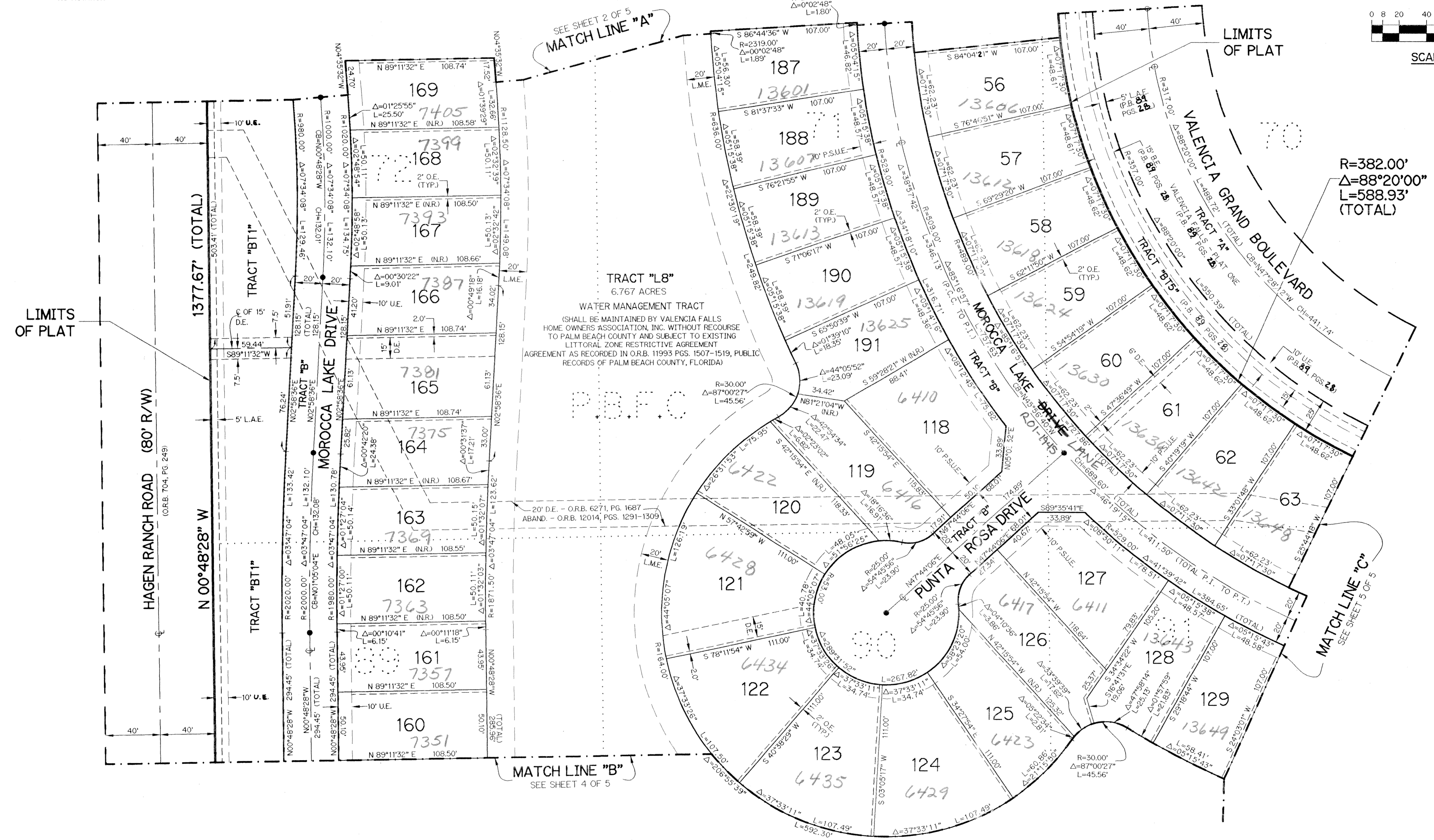
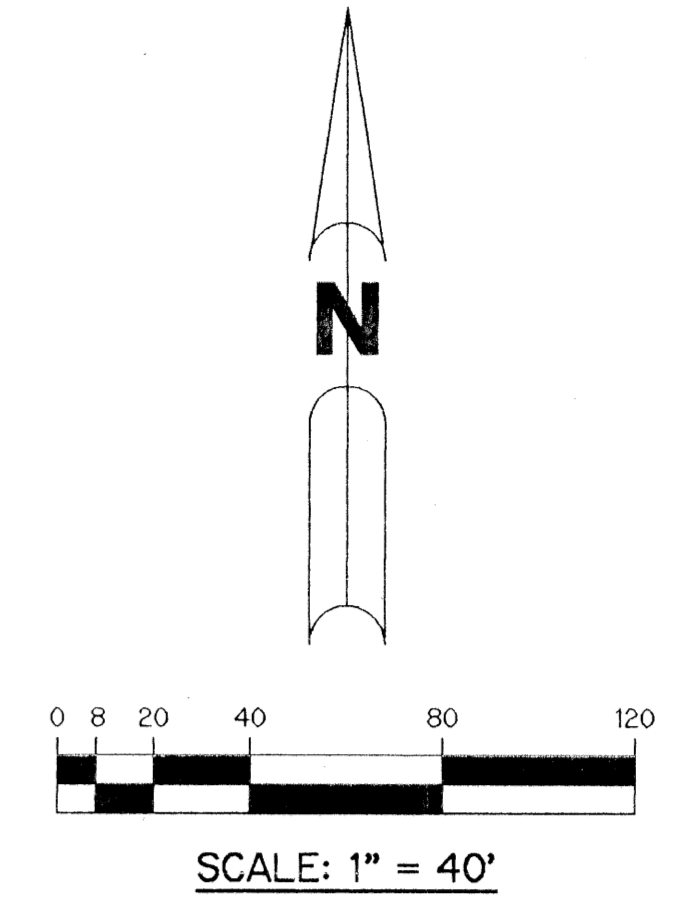
VALENCIA FALLS - PLAT THREE

BEING A REPLAT OF A PORTION OF TRACTS 57, 58, 59, 68, 69, 70, 71, 72, 89, 90, 91, 92 AND 93
PALM BEACH FARMS COMPANY PLAT NO. 1 AS RECORDED IN PLAT BOOK 2, PAGES 26 THROUGH 28
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. LYING IN
SECTION 9, TOWNSHIP 46 SOUTH, RANGE 42 EAST.

SHEET 3 OF 5 JUNE, 2000

NOTE:

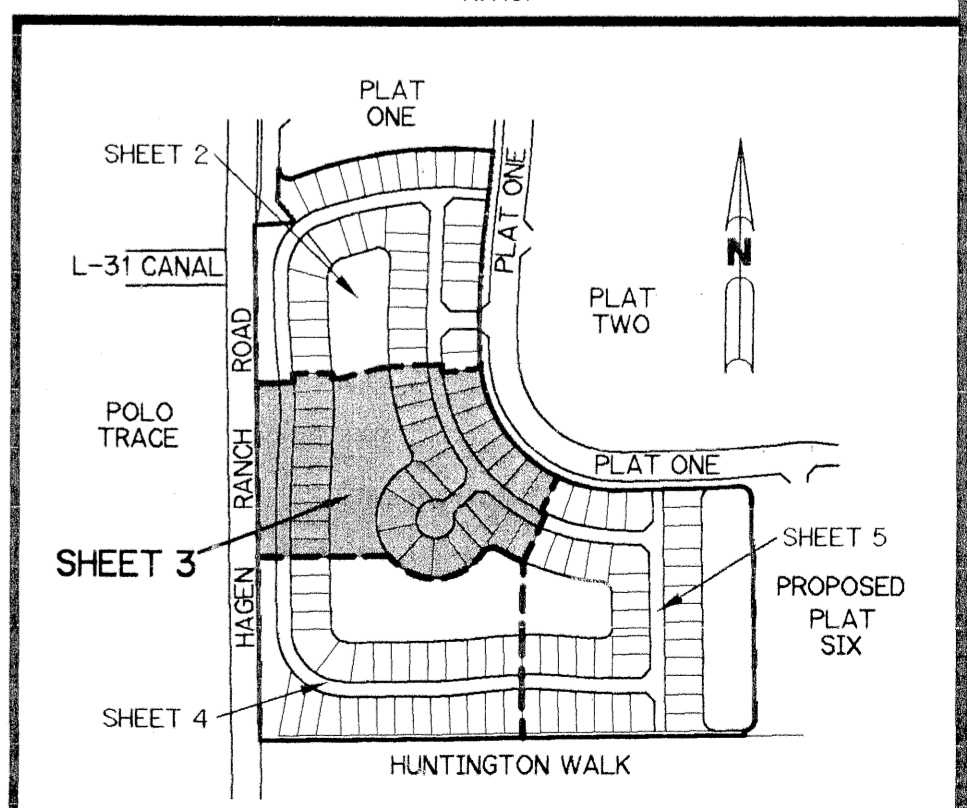
COORDINATES SHOWN ARE GRID COORDINATES
DATUM = NAD 83 (1990 ADJUSTMENT)
ZONE = FLORIDA EAST ZONE
LINEAR UNIT = U.S. SURVEY FEET
COORDINATE SYSTEM = 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000278
PLAT BEARING = GRID BEARING
NO ROTATION



LEGEND:

- - SET PERMANENT REFERENCE MONUMENT, L.B. #6674
- - FOUND PERMANENT REFERENCE MONUMENT, L.B. #6674
- - SET PERMANENT CONTROL POINT, L.B. #6674
- - FOUND PERMANENT CONTROL POINT, L.B. #6674
- Δ - DELTA ANGLE
- ABAND. - ABANDONED
- BE - BUFFER EASEMENT
- CB - CHORD BEARING
- CH - CHORD DISTANCE
- CL - CENTERLINE
- DB - DEED BOOK
- DE - DRAINAGE EASEMENT
- L - ARC LENGTH
- L.A.E. - LIMITED ACCESS EASEMENT
- L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT
- L.M.E. - LAKE MAINTENANCE EASEMENT
- L.W.D.D. - LAKE WORTH DRAINAGE DISTRICT
- NR - NOT RADIAL
- NT.S. - NOT TO SCALE
- O.E. - OVERHANG EASEMENT
- O.R.B. - OFFICIAL RECORD BOOK
- P.B. - PLAT BOOK
- PGS. - PAGES
- P.C.C. - POINT OF COMPOUND CURVATURE
- P.C. - POINT OF CURVATURE
- P.I. - POINT OF INTERSECTION
- P.T. - POINT OF TANGENCY
- P.S.M. - PROFESSIONAL SURVEYOR AND MAPPER
- R - RADIUS
- RAD. - RADIAL
- R/W - RIGHT-OF-WAY
- S.D.E. - SWALE DRAINAGE EASEMENT
- S.T. - SURVEY TIE
- (TYP.) - TYPICAL
- U.E. - UTILITY EASEMENT
- P.S.U.E. - PRIVATE SPECIFIC UTILITY EASEMENT
- P.B.F.C. - PALM BEACH FARMS COMPANY PLAT NO. 1 (P.B. 2, PGS. 26 - 28)
- N 737648.0171
E 905258.2326 - DENOTES STATE PLANE COORDINATES
- - DENOTES TRACT NUMBER PER PALM BEACH FARMS COMPANY PLAT NO. 1 (P.B. 2, PG. 26)

KEY MAP



THIS INSTRUMENT PREPARED BY
PERRY C. WHITE, P.S.M., STATE OF FLORIDA
LAWSON, NOBLE AND WEBB, INC.
ENGINEERS PLANNERS SURVEYORS
420 COLUMBIA DRIVE
WEST PALM BEACH, FLORIDA 33409
LB-6674

Valencia Falls
89
B
51
459
700 NAME
200A
ZONING PRD
33446