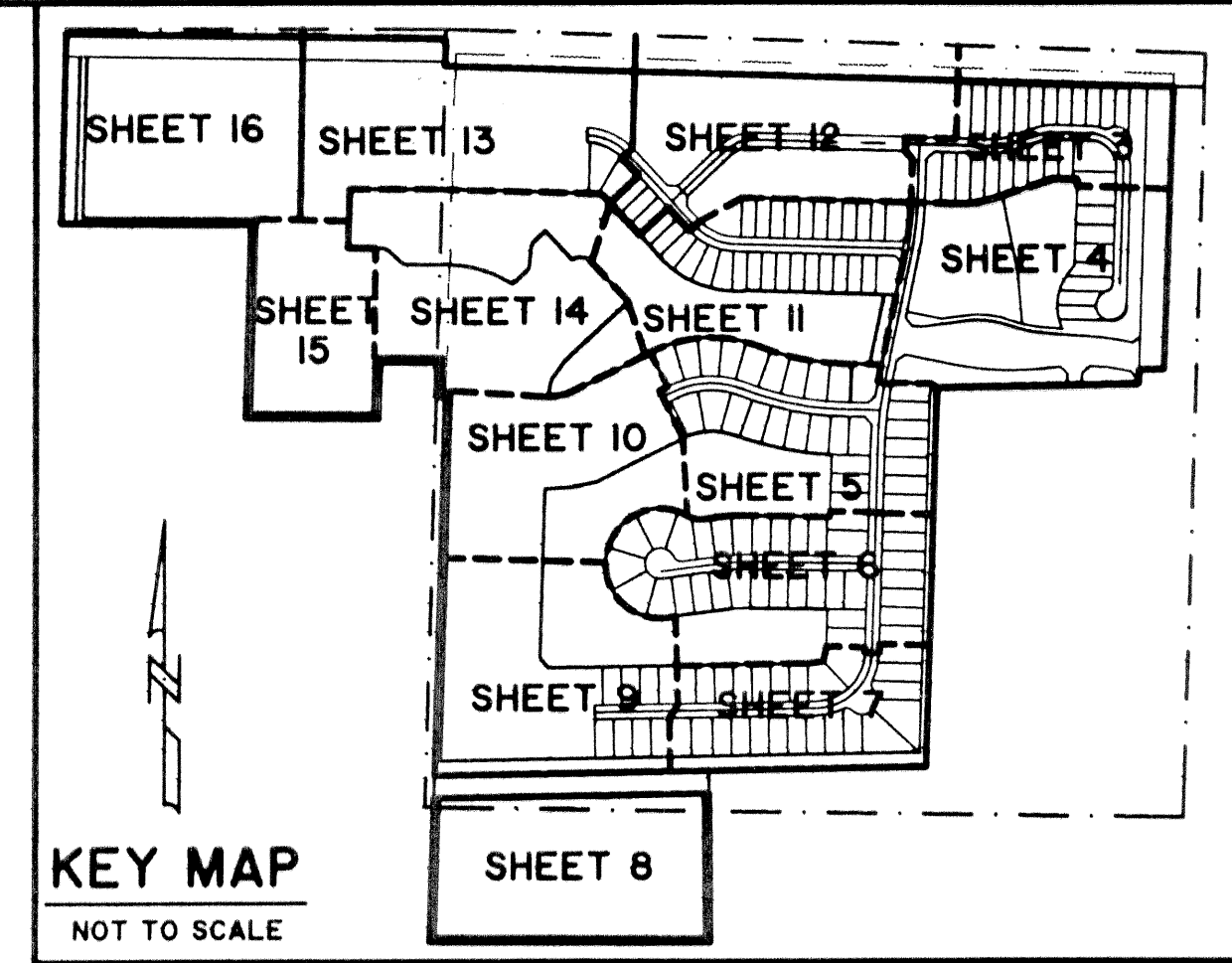
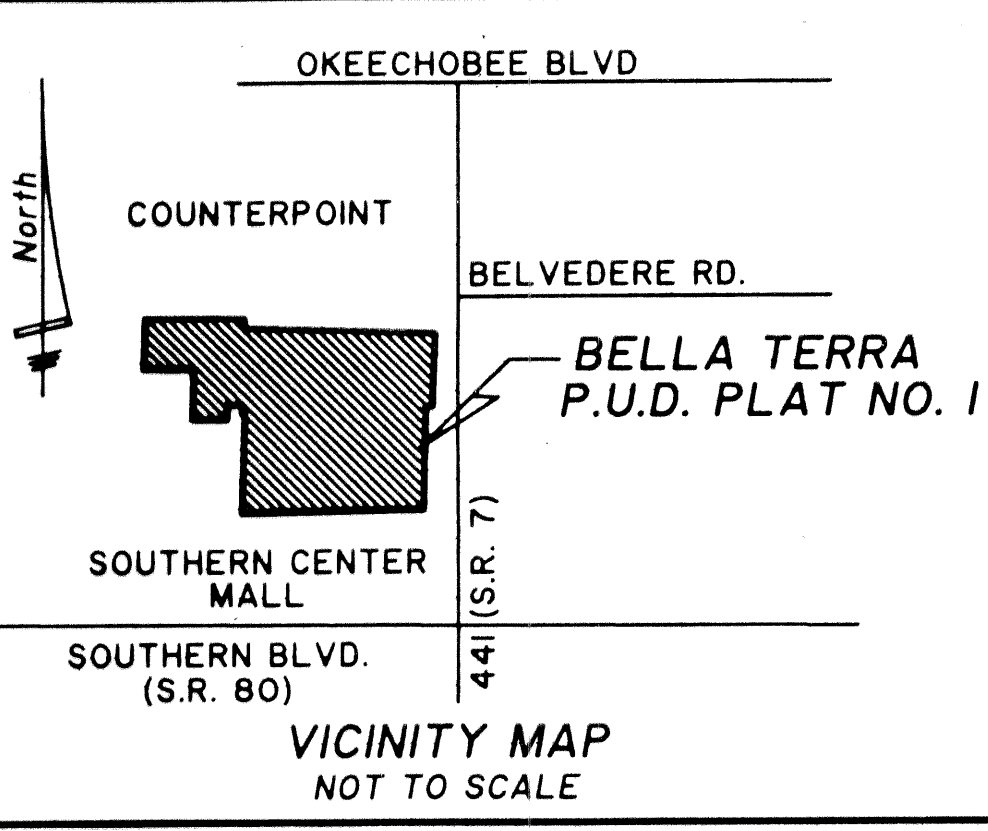


BELLA TERRA P.U.D. PLAT NO. 1

BEING A REPLAT OF A PORTION OF BLOCK 9, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND A PORTION OF SECTION 36, TOWNSHIP 43 SOUTH RANGE 41 EAST, VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA.

FEBRUARY, 2002 SHEET 2 OF 16



STATE OF FLORIDA SS
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR RECORD AT _____
M. THIS _____ DAY OF _____ 2002
AND DULY RECORDED IN PLAT BOOK NO. _____
ON PAGE _____
DOROTHY H. WILKEN, CLERK OF THE CIRCUIT COURT
BY _____ D.C.

VILLAGE ENGINEER

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS
21 DAY OF 2, AD, 2002.

BY: Raymond C. Lising, Jr.
RAYMOND C. LISING, JR., P.E.
VILLAGE OF ROYAL PALM BEACH, ENGINEER

APPROVAL OF PLAT VILLAGE OF ROYAL PALM BEACH

STATE OF FLORIDA
COUNTY OF PALM BEACH

THE VILLAGE OF ROYAL PALM BEACH, ITS SUCCESSORS AND ASSIGNS, HEREBY APPROVES THE PLAT BELLA TERRA P.U.D. PLAT NO. 1, DATED THIS 28th DAY OF February, 2002.

VILLAGE OF ROYAL PALM BEACH
A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA
BY: [Signature] MAYOR ATTEST: Mary Anne Gould VILLAGE CLERK

ACKNOWLEDGMENTS

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED Mary Anne Gould AND [Signature] WHO ARE PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MAYOR AND VILLAGE CLERK OF THE VILLAGE OF ROYAL PALM BEACH, A FLORIDA POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID VILLAGE, AND THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE SEAL OF SAID VILLAGE AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID VILLAGE.

WITNESS MY HAND AND OFFICIAL SEAL THIS 28th DAY OF February, 2002.

MY COMMISSION EXPIRES: 10-6-2005
Odaly Victoria
NOTARY PUBLIC #DB038136

REVIEWING SURVEYOR'S APPROVAL

THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH CHAPTER 177.081(I) F.S. TO DETERMINE THAT ALL DATA REQUIRED BY CHAPTER 177 F.S. IS SHOWN. WHILE RANDOM CHECKS OF GEOMETRIC DATA REFLECT ITS ADEQUACY, NO REPRESENTATION OF THE FULL VERIFICATION OF SAID DATA IS MADE.

REVIEWING SURVEYOR Norman J. Howard DATE 2-19-02
NORMAN J. HOWARD
FLORIDA CERTIFICATE #5776

SURVEYOR'S NOTES

- BUILDING SETBACK LINES SHALL BE REQUIRED BY THE VILLAGE OF ROYAL PALM BEACH UNIFIED LAND DEVELOPMENT CODE (ULDC) AND ORDINANCES OF THE VILLAGE OF ROYAL PALM BEACH.
 - THERE SHALL BE NO BUILDING OR ANY HABITABLE STRUCTURE PLACED ON DRAINAGE EASEMENTS OR UTILITY EASEMENTS.
 - THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE EASEMENTS.
 - LANDSCAPING ON OTHER UTILITY EASEMENTS SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL UTILITY COMPANIES OCCUPYING SAME.
 - IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OVERLAP, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY THE USE OF RIGHTS GRANTED.
- | | |
|-----------|----------------------------------|
| 6. P.C.P. | PERMANENT CONTROL POINT |
| P.R.M. | PERMANENT REFERENCE MONUMENT |
| C.M. | CONCRETE MONUMENT |
| O.R.B. | OFFICIAL RECORD BOOK |
| P.B. | PLAT BOOK |
| P.G. | PAGE |
| D.B. | DEED BOOK |
| L.A.E. | LIMITED ACCESS EASEMENT |
| P.B.C. | PALM BEACH COUNTY |
| R/W | RIGHT-OF-WAY |
| U.E. | UTILITY EASEMENT |
| D.E. | DRAINAGE EASEMENT |
| R | RADIUS |
| L | ARC LENGTH |
| A | CURVE CENTRAL ANGLE |
| P.O.B. | POINT OF BEGINNING |
| P.O.C. | POINT OF COMMENCEMENT |
| ● | DENOTES SET P.C.P. PSM #5019 |
| ■ | DENOTES SET P.R.M. PSM #5019 |
| CH.B. | CHORD BEARING |
| L.M.E. | LAKE MAINTENANCE EASEMENT |
| L.C. | CHORD LENGTH |
| L.W.D.D. | LAKE WORTH DRAINAGE DISTRICT |
| L.M.A.E. | LAKE MAINTENANCE ACCESS EASEMENT |
| R.L. | RADIAL LINE |
| O.A. | OVER ALL |

- ALL BEARINGS SHOWN HEREON ARE ASSUMED TO BE NON-RADIAL UNLESS OTHERWISE NOTED AS RADIAL (RL).
- BEARINGS AS SHOWN HEREON ARE BASED UPON THE EAST LINE OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, PALM BEACH COUNTY, FLORIDA, HAVING A BEARING OF SOUTH 0°33'58" WEST AND ALL OTHER BEARINGS ARE RELATIVE THERETO.
- 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 THIS COUNTY.

P.U.D. TABULATION

PETITION NO. 97-084B

TOTAL ACREAGE.....	154.53	ACRES
TRACT "C".....	0.2338	ACRES
TRACT "W-1".....	2.2059	ACRES
TRACT "D".....	3.0697	ACRES
TRACT "E".....	1.8199	ACRES
TRACT "L-1".....	0.2286	ACRES
TRACT "W-2".....	11.1726	ACRES
TRACT "W-3".....	10.8924	ACRES
TRACT "A".....	12.022	ACRES
TRACT "B".....	5.6358	ACRES
TRACT "G".....	0.6654	ACRES
TRACT "W-4".....	10.261	ACRES
TRACT "LA-3".....	0.0621	ACRES
TRACT "H".....	51.435	ACRES
TRACT "I".....	0.226	ACRES
TRACT "J".....	3.2157	ACRES
LOTS 1-33.....	7.538	ACRES
LOTS 99 - 150.....	11.7966	ACRES
LOTS 166 - 175.....	2.4278	ACRES
LOTS 254 - 275.....	3.8242	ACRES
LOTS 176 - 186.....	1.8001	ACRES
LOTS 221 - 232.....	2.1698	ACRES
LOTS 201 - 220.....	3.8142	ACRES
TOTAL FOR LOTS.....	33.3717	ACRES

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER THE RESPONSIBLE DIRECTION AND SUPERVISION OF A PROFESSIONAL SURVEYOR AND MAPPER; THAT SAID SURVEYOR AND MAPPER AND MYSELF ARE EMPLOYED BY THE BELOW NAMED LEGAL ENTITY; THAT SAID PLAT IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN PLACED AS REQUIRED BY LAW AND PERMANENT CONTROL POINTS (P.C.P.'S) AND MONUMENTS ACCORDING TO SECTION 177.091(9), F.S., WILL BE SET UNDER THE GUARANTEES POSTED WITH THE VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA, FOR THE REQUIRED IMPROVEMENTS; AND FURTHER THAT THE PLAT COMPLIES WITH ALL THE SURVEY REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE VILLAGE OF ROYAL PALM BEACH, FLORIDA.

DATE: Feb. 12, 2002
C.S.P.
CRAIG S. PUSEY
PROFESSIONAL SURVEYOR AND MAPPER
CERTIFICATE NO. 5019
1850 FOREST HILL BLVD., SUITE 100
WEST PALM BEACH, FLORIDA 33406
CERTIFICATE OF AUTHORIZATION L.B. #4396

THIS INSTRUMENT WAS PREPARED BY JOHN STEWART AND LESLIE BISPOTT, P.S.M. UNDER THE SUPERVISION OF CRAIG S. PUSEY, P.S.M. OF LANDMARK SURVEYING AND MAPPING, INC.

REVIEWING SURVEYOR

VILLAGE ENGINEER

VILLAGE OF ROYAL PALM BEACH

NOTARY

SURVEYOR

Landmark Surveying & Mapping Inc.
1850 Forest Hill Boulevard
Ph. (561) 433-5405 Suite 100 W.P.B. Florida
LB # 4396

BELLA TERRA P.U.D. PLAT NO. 1