

This Instrument Prepared by
HAGER PALIBCKE 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: hwajh@bellsouth.net

A Planned Unit Development

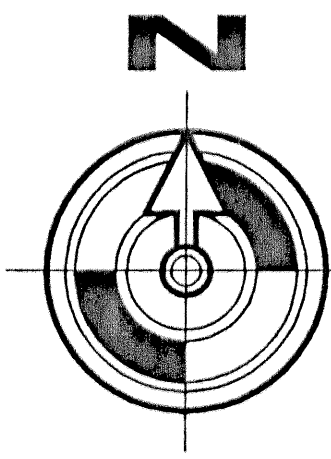
QUANTUM PARK TOWNHOMES

A Re-Plat of a Portion of "QUANTUM PARK AT BOYNTON BEACH, P.I.D. PLAT No. 2", recorded in Plat Book 57, Pages 184 and 185, and a Portion of "QUANTUM PARK AT BOYNTON BEACH, P.I.D. PLAT No. 3", recorded in Plat Book 60, Pages 29 through 31 of the Public Records of Palm Beach County, Florida, lying in Section 17, Township 45 South, Range 43 East, Palm Beach County, City of Boynton Beach, Florida.

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SCALE: 1"=40'



PLAT LEGEND:

- P.R.M.⊙ Denotes Set Permanent Reference Monument L.B. No. 6772, Unless otherwise shown
- P.C.P.● Denotes Set Permanent Control Point L.B. No. 6772
- ⊕ Denotes Centerline
- A= Denotes Arc length
- R= Denotes Radius
- D= Denotes Delta (central angle)
- P.O.B. Denotes Point of Beginning
- P.O.C. Denotes Point of Commencement
- P.B.C.P. 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
- U.E. Denotes Utility Easement
- D.E. Denotes Drainage Easement
- R/W Denotes Right-of-Way
- SEC. Denotes Section
- SF Denotes Square Feet
- Q.C.D.D. Denotes Quantum Community Development District



State of Florida } S.S.
 County of Palm Beach }
 This Plat was Filed for Record
 at _____ this _____ day
 of _____, 200____
 and Duly Recorded in Plat Book
 _____ on Pages

 and _____
 Dorothy H. Wilken, Clerk
 By: _____ DC

Sheet 4 of 5 Sheets

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.
2. BEARINGS SHOWN HEREON ARE BASED UPON AN ASSUMED MERIDIAN, ALONG THE CENTERLINE OF QUANTUM PARK AT BOYNTON BEACH, P.I.D. PLAT NO. 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 57, PAGES 184 AND 185 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, HAVING A BEARING OF N.12°34'13"E.
3. NO BUILDINGS OR STRUCTURES SHALL BE PLACED WITHIN ALL SHOWN EASEMENTS.
4. 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 DETERMINED BY USE RIGHTS GRANTED.
5. NO PLANTINGS OVER 30" SHALL BE ALLOWED ON CORNER LOTS WITHIN THE SAFE SIGHT DISTANCE TRIANGLE BASED ON THE CROWN OF ROAD ELEVATION OF THE ADJACENT ROADWAY.
6. THE BUILDING SETBACKS AND SITE REGULATIONS SHALL COMPLY WITH THE APPROVED MASTER PLAN AND THE CITY OF BOYNTON BEACH LAND DEVELOPMENT REGULATIONS.

