

VILLAGES OF WINDSOR PLAT ONE REPLAT

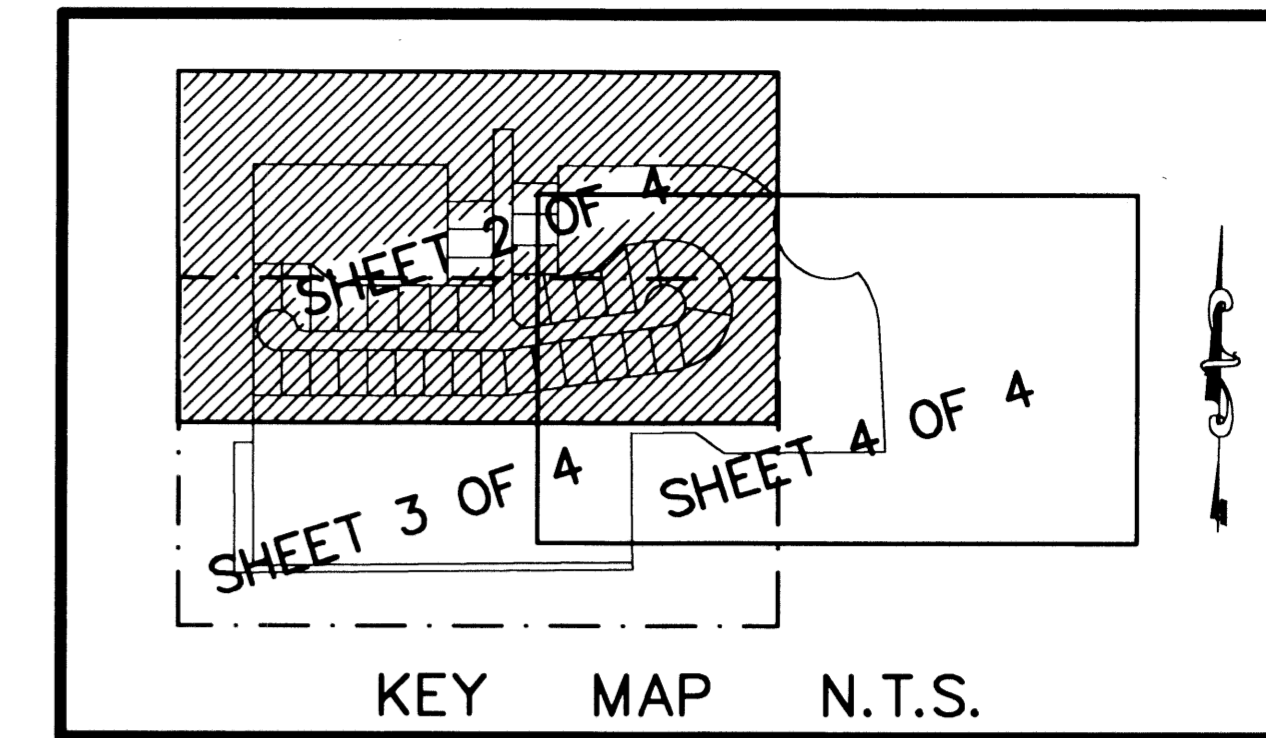
A PLANNED UNIT DEVELOPMENT BEING A PART OF VILLAGES OF WINDSOR PUD
 BEING A REPLAT OF A PORTION OF BLOCK 43, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54,
 TOGETHER WITH A PORTION OF, VILLAGES OF WINDSOR PLAT ONE, AS RECORDED IN PLAT BOOK 93, PAGES 64 THROUGH 67,
 BOTH OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 7, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY
 DAVID P. LINDLEY
 OF
CAULFIELD and WHEELER, INC.
 SURVEYORS - ENGINEERS - PLANNERS
 7301-A WEST PALMETTO PARK ROAD, SUITE 100A
 BOCA RATON, FLORIDA 33433 - (561)392-1991
 JULY - 2002

NOTES
COORDINATES, BEARINGS AND DISTANCES

COORDINATES SHOWN ARE GRID
 DATUM = NAD 83 1990 ADJUSTMENT
 ZONE = FLORIDA EAST
 LINEAR UNIT = US SURVEY FEET
 COORDINATE SYSTEM 1983 STATE PLANE
 TRANSVERSE MERCATOR PROJECTION
 ALL DISTANCES ARE GROUND
 SCALE FACTOR = 1.0000195
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 BEARINGS AS SHOWN HEREON ARE GRID DATUM, NAD 83 1990
 ADJUSTMENT, FLORIDA EAST ZONE.
 COORDINATES SHOWN ON THE CONTROL P.R.M.S MEET OR
 EXCEED THE LOCAL ACCURACY REQUIREMENTS OF A 2
 CENTIMETER GEODETIC CONTROL SURVEY.

S89°24'35"W(PLAT BEARING) 00°24'17" = BEARING ROTATION
 S89°00'18"W(GRID BEARING) (PLAT TO GRID)
 SOUTH LINE THIS PLAT COUNTERCLOCKWISE



STATE OF FLORIDA
 COUNTY OF PALM BEACH
 THIS PLAT WAS FILED FOR
 RECORD AT _____ M.
 THIS _____ DAY OF _____
 A.D. 2003 AND DULY RECORDED
 IN PLAT BOOK _____ ON
 PAGES _____ AND _____
 DOROTHY H. WILKEN
 CLERK CIRCUIT COURT
 BY: _____
 DEPUTY CLERK

SHEET 2 OF 4

S.R. 7 (U.S. 441)

(233' RIGHT-OF-WAY)
 F.D.O.T. RIGHT-OF-WAY MAP
 SECTION 93210-2525, DATED 10/8/97.

WEST RIGHT-OF-WAY LINE E-1 CANAL
 PER ROAD PLAT BOOK 7, PAGES 21-38
 (DEED BOOK 118, PAGE 518)
 (ORB 1585, PAGE 505)

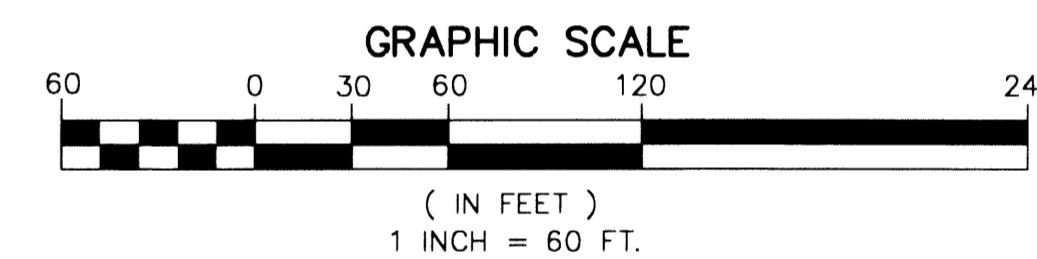
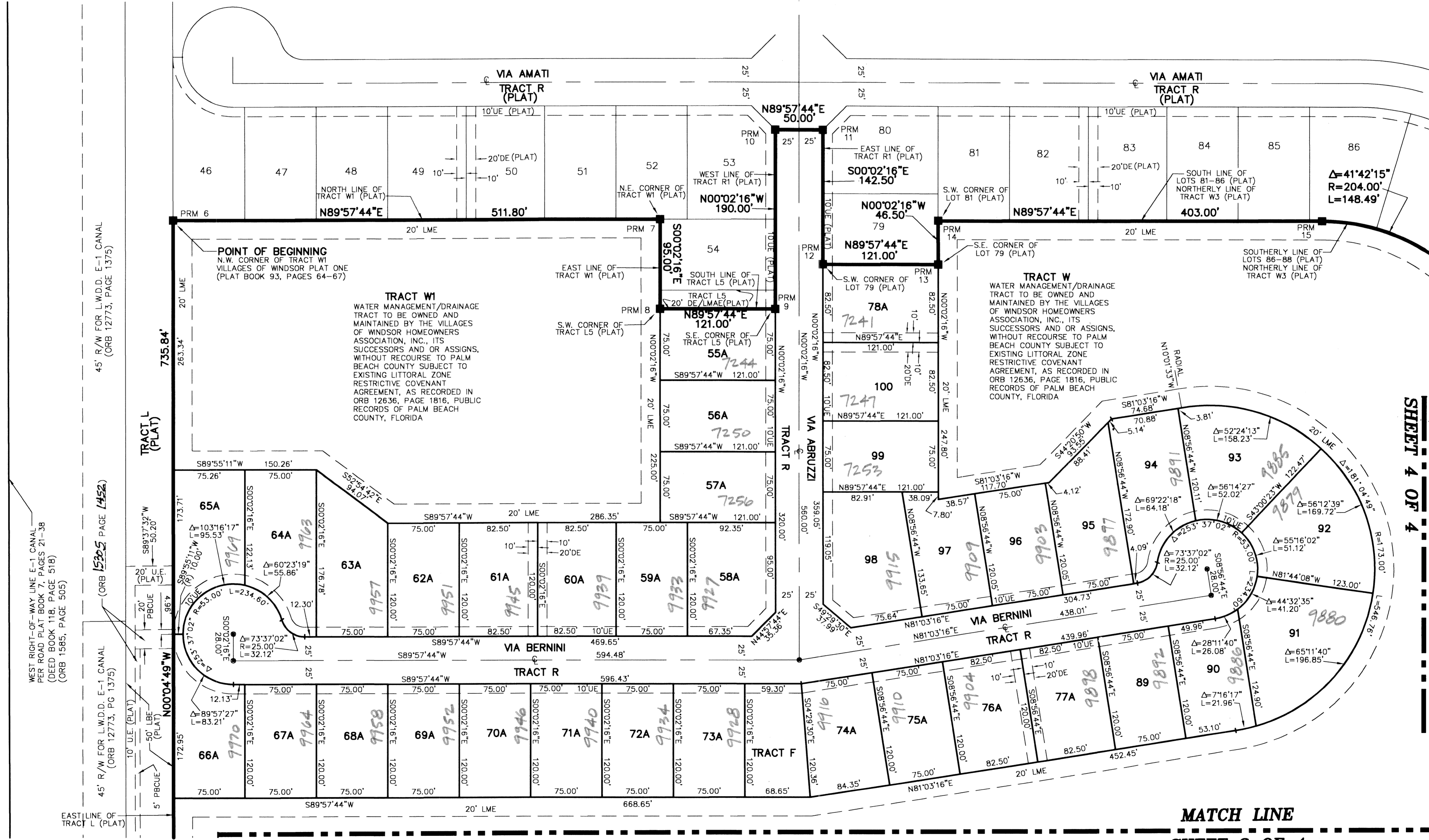
45' R/W FOR L.W.D.D. E-1 CANAL
 (ORB 12773, PG 1375)

45' R/W FOR L.W.D.D. E-1 CANAL
 (ORB 15225, PAGE 1452)

45' R/W FOR L.W.D.D. E-1 CANAL
 (ORB 12773, PG 1375)

45' R/W FOR L.W.D.D. E-1 CANAL
 (ORB 15225, PAGE 1452)

SUBDIVISION VILLAGES OF WINDSOR PL 1
 BOOK 99 PAGE 71
 FLOOD ZONE 5 FLOOD MAP # 1856
 QUAD # 49 ZONING RUD
 SE ZIP CODE 33407
 TAZ 749
 PUD NAME VILLAGES OF WINDSOR



MATCH LINE
SHEET 4 OF 4

MATCH LINE
SHEET 3 OF 4

COORDINATE TABLE

PRM	NORTHING	EASTING
1	812200.21	917189.08
2	812197.60	917079.10
3	811812.36	915977.36
4	812162.37	915974.40
5	812163.24	916024.40
6	812899.06	916018.16
7	812903.01	916529.96
8	812808.02	916530.70
9	812808.95	916651.70
10	812998.95	916650.23
11	812999.33	916700.23
12	812856.84	916701.33
13	812857.77	916822.33
14	812804.27	916821.97
15	812907.38	917224.96
16	812856.74	917361.08
17	812820.38	917402.52
18	812629.01	917615.27
19	812482.58	917671.94
20	812152.16	917689.84
21	812144.78	917265.06
22	811830.91	917075.47