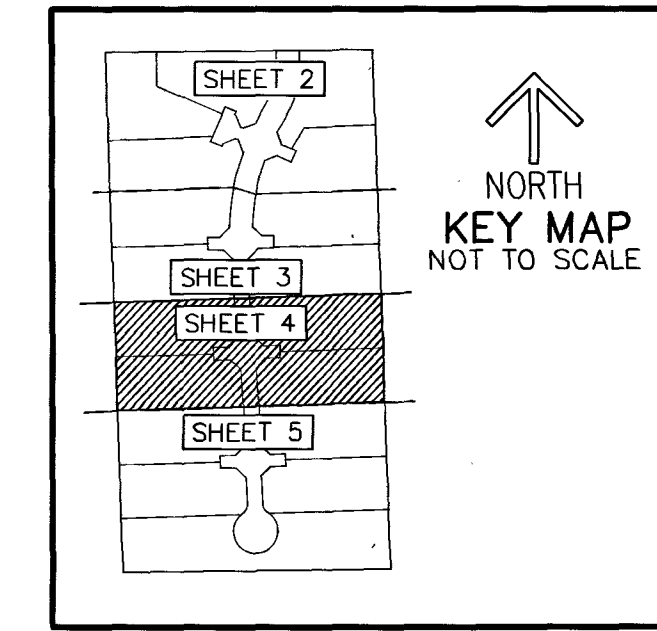


MODERN GARDENS AT DELRAY LAKES ESTATES

BEING A REPLAT OF TRACTS 55 AND 56 AND A PORTION OF TRACTS 23, 24, 25, 40, 41, 42 AND 57, SECTION 20, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH FARMS CO. PLAT NO. 1, AS RECORDED IN PLAT BOOK 2, PAGE 26 THROUGH 28 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 20, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA



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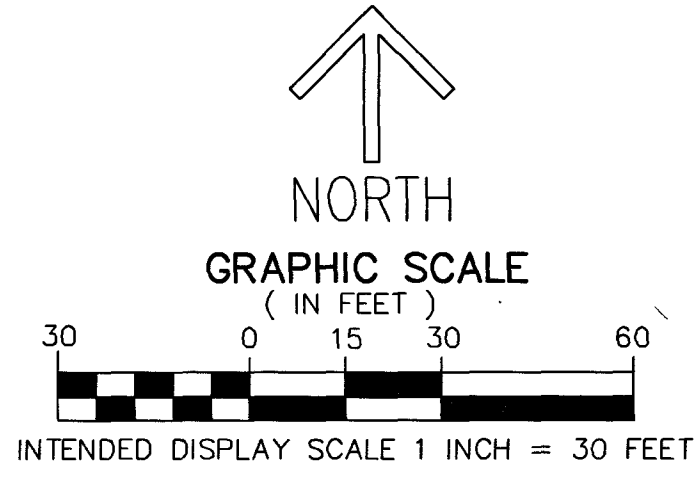
THIS INSTRUMENT PREPARED BY
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OF
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BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591

LEGEND/ABBREVIATIONS

- ⊙ - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- CB - CHORD BEARING
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- E - EASTING (WHEN USED WITH COORDINATES)
- FPL - FLORIDA POWER & LIGHT COMPANY
- L - ARC LENGTH
- LAE - LIMITED ACCESS EASEMENT
- LB - LICENSED BUSINESS
- LMAE - LAKE MAINTENANCE ACCESS EASEMENT
- LME - LAKE MAINTENANCE EASEMENT
- L.W.D.D. - LAKE WORTH DRAINAGE DISTRICT
- N - NORTHING (WHEN USED WITH COORDINATES)
- NAD - NORTH AMERICAN DATUM
- O.R.B. - OFFICIAL RECORD BOOK
- PC - POINT OF CURVATURE
- PBC - PALM BEACH COUNTY
- PBCUE - PALM BEACH COUNTY UTILITY EASEMENT
- PRAS - PRIVATE RESIDENTIAL ACCESS STREET
- P.U.D. - PLANNED UNIT DEVELOPMENT
- (P) - REFERS TO DELRAY LAKES ESTATES (PLAT BOOK 41, PAGES 200-201)
- R - RADIUS
- (R) - INDICATES RADIAL LINE
- RLS - REGISTERED LAND SURVEYOR
- UE - UTILITY EASEMENT
- PCP - DENOTES SET PERMANENT CONTROL POINT NAIL AND METAL DISK STAMPED "PCP LB3591"
- PRM - DENOTES SET PERMANENT REFERENCE MONUMENT 4" x 4" x 24" CONCRETE MONUMENT WITH ALUMINUM DISK STAMPED "C&W PRM LB3591"
- ▲ - DENOTES HORIZONTAL CONTROL POINT

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 UNLESS OTHERWISE NOTED
 - SCALE FACTOR = 1.00002389
 - GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 - BEARINGS AS SHOWN HEREON ARE GRID DATUM, NAD 83 (1990 ADJUSTMENT), FLORIDA EAST ZONE.



SHEET 4 OF 5

