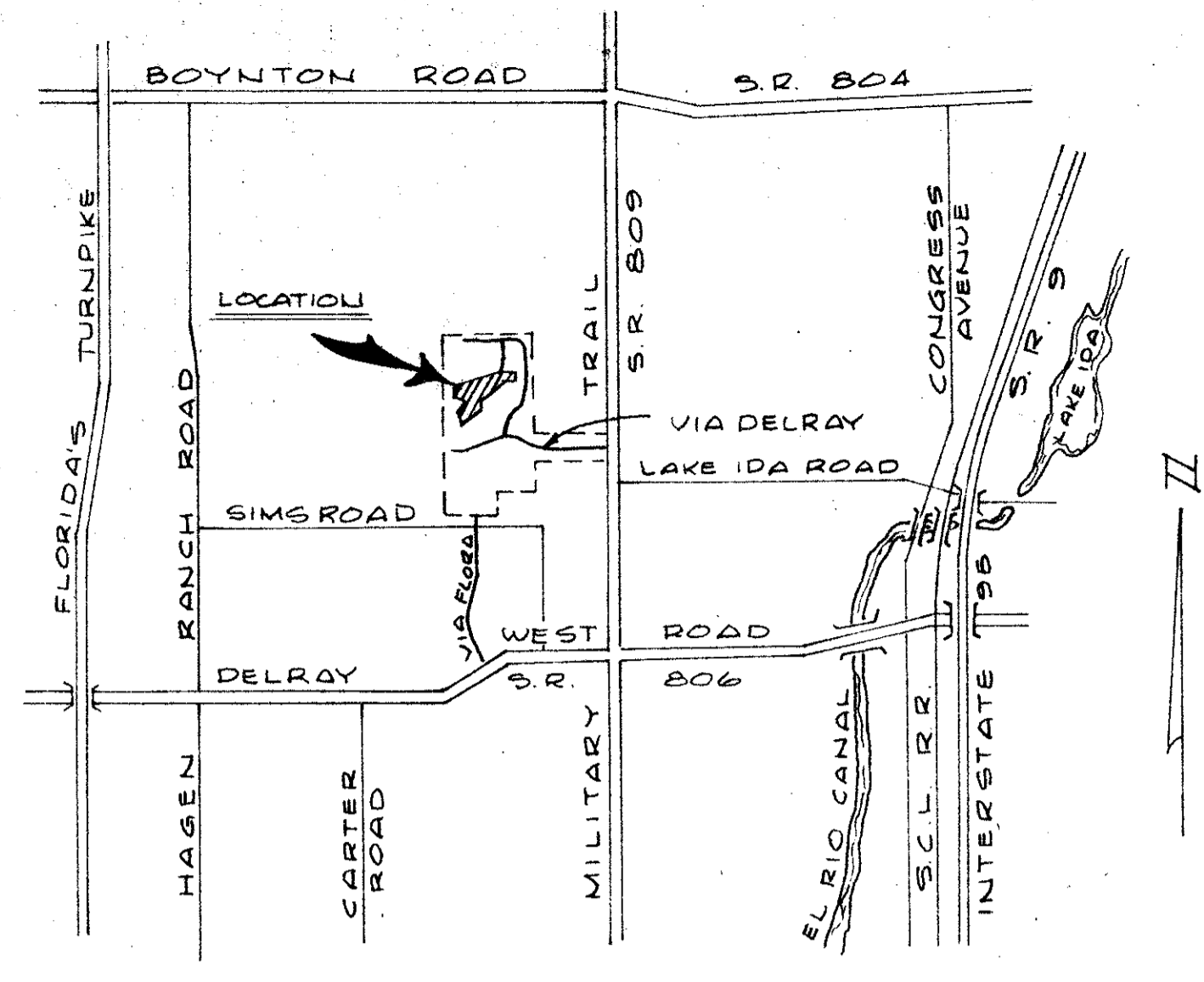


DRAWING NUMBER
38-20

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER



LOCATION MAP
NOT TO SCALE

DESCRIPTION

A parcel of land situated in the Northwest Quarter (NW 1/4) of Section 11, Township 46 South, Range 42 East, Palm Beach County, Florida, being more particularly described as follows:

Begin at a point 5.00 feet westerly from the Southwest corner (as measured along the arc of a curve) of Section 10, VILLADELRAY on the South boundary of Section 11, VILLADELRAY as both are shown and recorded in Plat Book 36, at Pages 19, 20, 21 and 22, Public Records of Palm Beach County, Florida, run (bearings cited herein are in the meridian of said Villadelray Sections 10 and 11) by the following numbered courses:

- 1. Said Point of Beginning being on the arc of a curve concave Easterly, having a radius of 166.22 feet, and a central angle of 49° 28' 59", said point also being on the Easterly right-of-way line of Palm Greens Lane, then from a tangent bearing of South 01°56'49" East, run along the arc of said curve in a Southeasterly direction a distance of 143.55, feet to the point of tangency; thence...
2. South 50°37'21" East, along the Easterly right-of-way line of said Palm Greens Lane, a distance of 42.78 feet, to a point of curvature of a curve concave Southwesterly, having a radius of 130.00 feet, and a central angle of 22°53'50"; thence...
3. Southeasterly, a distance of 51.95 feet along the arc of the said curve to a point; thence...
4. Departing from the Easterly right-of-way line of said Palm Greens Lane, run North 89°57'25" East, a distance of 299.88 feet; thence...
5. South 00°03'00" East, a distance of 242.41 feet; thence...
6. South 71°04'31" West, a distance of 37.00 feet; thence...
7. South 89°12'55" West, a distance of 280.00 feet; thence...
8. South 30°02'28" West, a distance of 192.83 feet; thence...
9. South 64°50'10" West, a distance of 166.63 feet; thence...
10. South 87°32'08" West, a distance of 46.40 feet; thence...
11. South 60°29'30" West, a distance of 77.53 feet; thence...
12. South 52°53'48" West, a distance of 71.02 feet; thence...
13. South 12°28'36" West, a distance of 19.73 feet; thence...
14. South 49°24'54" West, a distance of 362.58 feet; thence...
15. South 66°36'14" West, a distance of 219.65 feet; thence...
16. North 69°21'11" West, a distance of 92.47 feet; thence...
17. North 20°20'16" West, a distance of 169.54 feet; thence...
18. North 32°27'14" East, a distance of 30.46 feet; thence...
19. North 18°51'25" West, a distance of 187.84 feet; thence...
20. North 45°51'25" West, a distance of 23.00 feet; thence...
21. North 16°51'25" West, a distance of 103.00 feet; thence...
22. North 14°05'33" East a distance of 152.99 feet; thence...

A PLANNED UNIT DEVELOPMENT
VILLADELRAY - SECTIONS 12, 13 AND 14
A PARCEL OF LAND LYING IN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 11, TOWNSHIP 46 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA
IN 3 SHEETS - SHEET NO. 1

- 23. North 60°55'51" East, a distance of 260.00 feet; thence...
24. North 76°47'58" East, a distance of 259.83 feet; thence...
25. North 79°40'42" East, a distance of 101.25 feet; thence...
26. North 80°06'36" East, a distance of 331.32 feet; thence...
27. South 85°03'53" East, a distance of 158.72 feet to a point on the arc of a curve concave Southwesterly, having a radius of 80.00 feet, and a central angle of 16°56'51", said point also being on the Westerly right-of-way line of Palm Greens Lane; thence...
28. From a tangent bearing of North 33°40'30" West run along the arc of said curve in a Northwesterly direction a distance of 23.66 feet to the point of tangency; thence...
29. North 50°37'21" West, along the Westerly Right-of-way line of said Palm Greens Lane, a distance of 42.78 feet to a point of curvature of a curve concave Northeasterly, having a radius of 166.22 feet and a central angle of 49°28'12"; thence...
30. Northwesterly, 186.69 feet along the arc of the said curve to a point on the arc of a curve, concave Northwesterly, having a radius of 1909.16 feet, and a central angle of 01°30'02"; thence...
31. From a tangent bearing of North 89°33'13" East, run along the arc of said curve and the Southerly Boundary Line of the Plat of Villadelray Section 11, as recorded in Plat Book 36, Pages 19, 20, 21, and 22, Public Records of Palm Beach County, Florida, a distance of 50.00 feet to the Point of Beginning.
CONTAINING 16.797 acres, more or less.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that YUSEM PROPERTIES OF DELRAY LIMITED, a Florida limited partnership, owners of the land shown hereon, being in Section 11, Township 46 South, Range 42 East, Palm Beach County, Florida, shown hereon as VILLADELRAY SECTIONS 12, 13 AND 14, has caused the same to be surveyed and platted as shown hereon and do hereby dedicate as follows:

STREETS:

The street shown hereon as PALM GREENS LANE is hereby dedicated to the PALM GREENS CONDOMINIUM ASSOCIATION NO'S. 12, 13 AND 14 for the perpetual use of the public for proper purposes and are the perpetual maintenance obligation of said ASSOCIATION.

EASEMENTS:

The utility easements as shown hereon are hereby dedicated in perpetuity for the construction, operation and maintenance of facilities.

The drainage easements as shown hereon are hereby dedicated in perpetuity for the construction, operation and maintenance of drainage facilities.

IN WITNESS WHEREOF, I Lawrence Sadick, do hereunto set my hand and seal this 26th day of June, A.D. 1979.

Yusem Properties of Delray Ltd. a Florida limited partnership, by Palm Greens Investors Company, a New York limited partnership by Enterprise Philadelphia Corporation, a Delaware corporation as general partner by Lawrence Sadick, Vice President.

WITNESS: R.M. Dixon By Lawrence Sadick

WITNESS: Anna T. Blinn

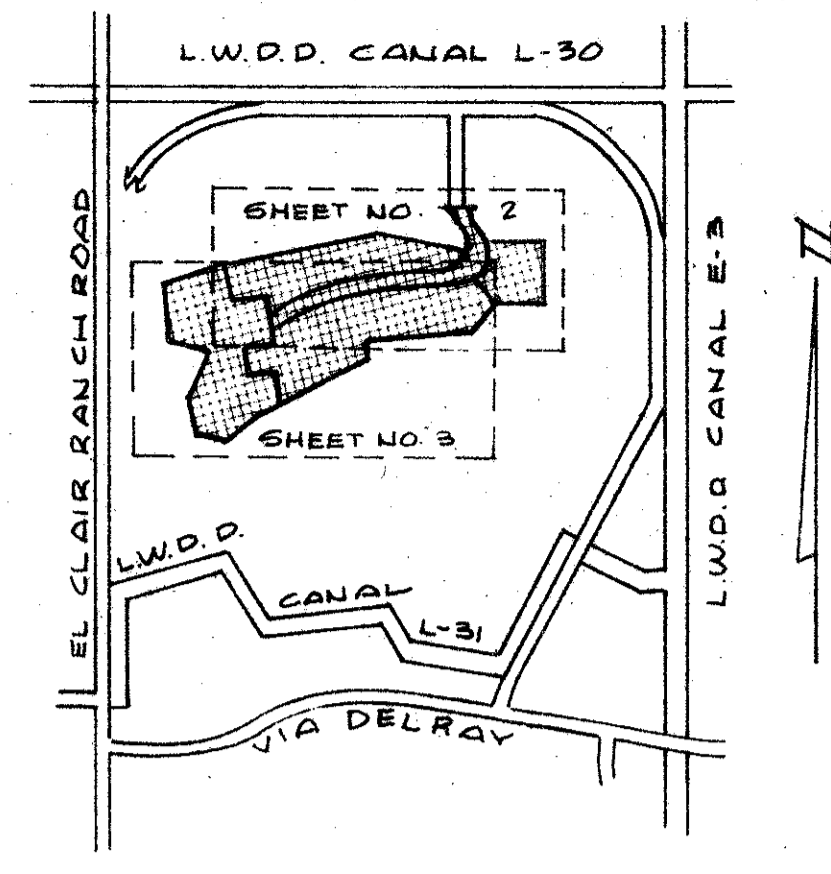
P.U.D. DATA

Table with 2 columns: SECTION (12, 13, 14), AREA (Ac.), TOTAL AREA (16.797 Ac.), WATER AREA (0.37 Ac.), No. of DWELLING UNITS (200), DENSITY (11.91 DU./Ac.)

NOTARY SEAL



This instrument was prepared by Curtis D. Davis, Robert E. Owen & Associates, Engineers and Planners, 1675 Palm Beach Lakes Boulevard, West Palm Beach, Florida.



KEY MAP
NOT TO SCALE

20
COUNTY OF PALM BEACH
STATE OF FLORIDA
This Plat was filed for record on 26th day of AUGUST 1979, and duly recorded in Plat Book 36, at Page 20, 21 and 22.

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME personally appeared Lawrence Sadick, to me well known and known to me to be the person described in and who executed the foregoing instrument, and he acknowledged to and before me that he executed said instrument for the purposes expressed therein.

WITNESS my hand and official seal this 26th day of June, A.D. 1979.

Elizabeth M. Parrott
Notary Public

My Commission Expires: June 4, 1980

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF PALM BEACH

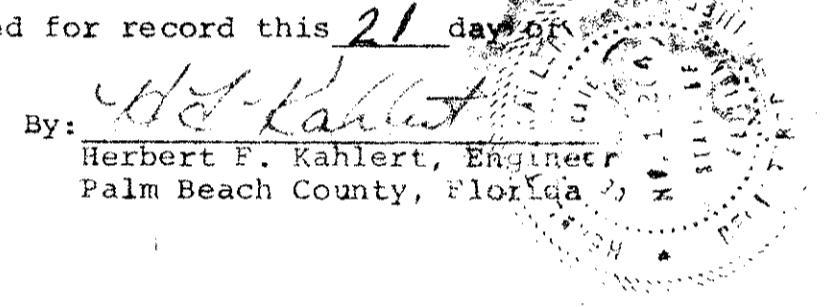
We, County Title and Abstract Company, a title insurance company, duly licensed in the State of Florida, do hereby certify that we have examined the title to the hereon described property; that we find the title to the property is vested in Yusem Properties of Delray Limited; that the current taxes have been paid and that we find the property is free of encumbrances.

Date: 6/25/79 By: Phillip B. Spalding, President

COUNTY APPROVALS

COUNTY ENGINEER

This plat is hereby approved for record this 21 day of August, A.D. 1979.



BOARD OF COUNTY COMMISSIONERS
PALM BEACH COUNTY, FLORIDA

This plat is hereby approved for record this 21 day of August, A.D. 1979.

By: Bill Bailey, Chairman
Board of County Commissioners

ATTEST: JOHN B. DUNKLE CLERK
BOARD OF COUNTY COMMISSIONERS

By: Moynise B. Jennings
Deputy Clerk

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY that the plat shown hereon is a true and correct representation of a survey, made under my responsible direction and supervision, and that said survey is accurate to the best of my knowledge and belief, and that (P.R.M.'s) Permanent Reference Monuments have been placed as required by law and that (P.C.P.'s) Permanent Control Points will be set under the guarantees posted with Palm Beach County for the required improvements; and further that the survey data complies with all the requirements of Chapter 177, Florida Statutes, as amended and ordinances of the Palm Beach County, Florida.

Date: June 29, 1979 By: Curtis D. Davis
Curtis D. Davis
Florida Certificate #2676

NOTES

- Permanent Reference Monuments (P.R.M.'s) are designated thus: PRM
Permanent Control Points (P.C.P.'s) are designated thus: PCP
Bearings cited herein are in the meridian of VILLADELRAY SECTIONS 10 AND 11, PLAT BOOK 36, PAGES 19, 20, 21 AND 22.
Building setback lines shall be as required by Palm Beach County Zoning Regulations.
There shall be no buildings or other structures placed on utility easements.
There shall be no buildings or any kind of construction or trees or shrubs placed on drainage easements.
In instances where drainage and utility easements intersect, the areas within the intersection are drainage and utility easements. Construction and maintenance of utility facilities shall not interfere with the drainage facilities within areas of intersection.

0324-301

38/20

REFER - HC 322
Field Book No. Pg.
Design C. DAVIS
Drawn L. HAYES
Checked C. DAVIS
Field
ROBERT E. OWEN & ASSOCIATES, INC.
ENGINEERS - PLANNERS - SURVEYORS
WEST PALM BEACH FLORIDA
A PLANNED UNIT DEVELOPMENT
VILLADELRAY
SECTIONS 12, 13 & 14
PALM BEACH COUNTY, FLORIDA
IN 3 SHEETS - SHEET NO. 1
Job No. 78-1154
Scale NO SCALE
Date SEPT., 1978
Sheet 1
of 3
File No. BF - 2282