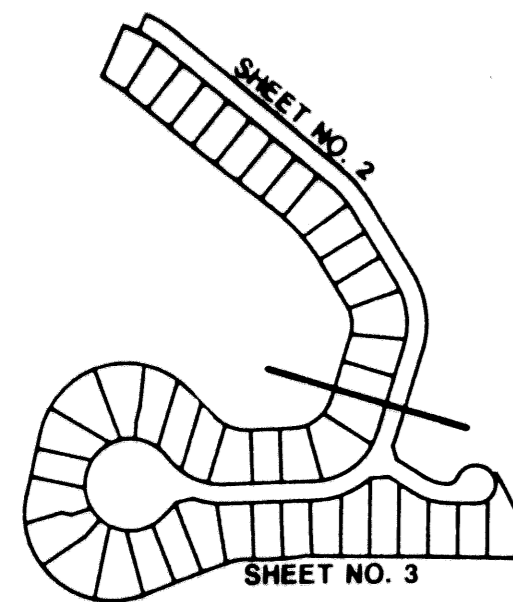
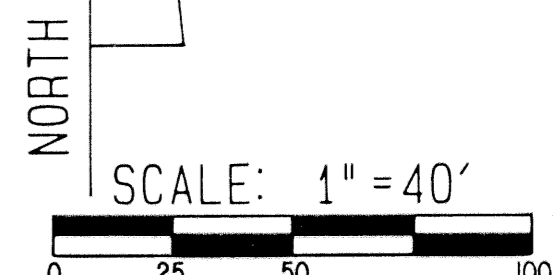
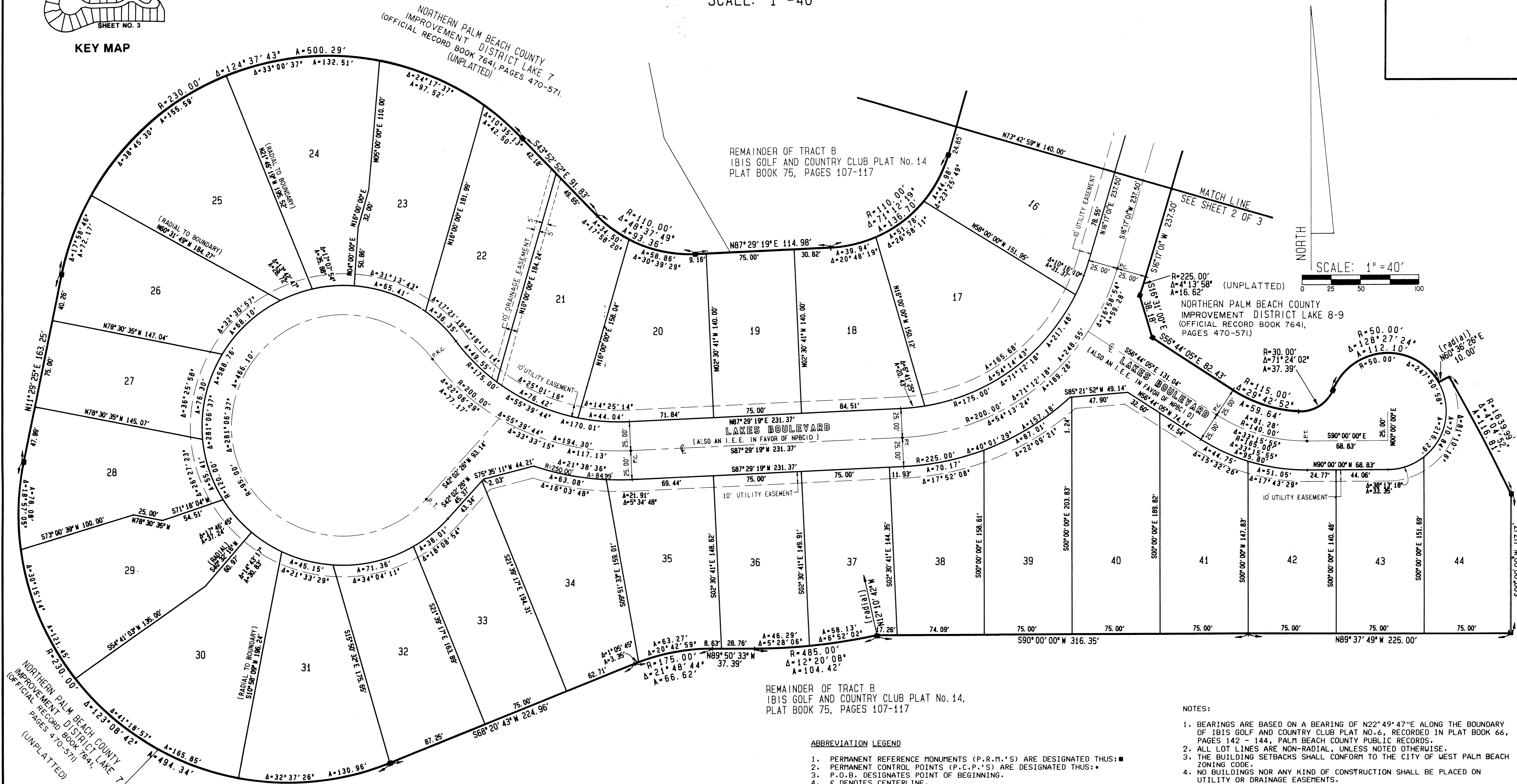


A PLAT OF
IBIS GOLF AND COUNTRY CLUB PLAT NO. 9

A PLANNED UNIT DEVELOPMENT
LYING IN SECTION 24, TOWNSHIP 42 SOUTH, RANGE 41 EAST,
CITY OF WEST PALM BEACH, PALM BEACH COUNTY, FLORIDA
BEING A REPLAT OF A PORTION OF TRACT B, IBIS GOLF AND COUNTRY CLUB PLAT No. 14, PLAT BOOK 75, PAGES 107-117
JUNE 1995 SCALE: 1" = 40'



KEY MAP



SUBDIVISION - Ibis Golf And Country Club Plat 9
BOOK 75 PAGE 161
FLOOD ZONE -
QUAD -
SE -
PUD NAME - Claret Palm Beach 24/42/41

NORTHERN PALM BEACH COUNTY
IMPROVEMENT DISTRICT LAKE 7
(OFFICIAL RECORD BOOK 7641, PAGES 470-571)
(UNPLATTED)

REMAINDER OF TRACT B
IBIS GOLF AND COUNTRY CLUB PLAT No. 14
PLAT BOOK 75, PAGES 107-117

NORTHERN PALM BEACH COUNTY
IMPROVEMENT DISTRICT LAKE 8-9
(OFFICIAL RECORD BOOK 7641, PAGES 470-571)
(UNPLATTED)

REMAINDER OF TRACT B
IBIS GOLF AND COUNTRY CLUB PLAT No. 14,
PLAT BOOK 75, PAGES 107-117

ABBREVIATION LEGEND

- 1. PERMANENT REFERENCE MONUMENTS (P.R.M.'S) ARE DESIGNATED THIS: ■
- 2. PERMANENT CONTROL POINTS (P.C.P.'S) ARE DESIGNATED THIS: ●
- 3. P.O.B. DESIGNATES POINT OF BEGINNING.
- 4. © DENOTES CENTERLINE.
- 5. NPBCID DENOTES NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT.
- 6. I.E.E. DENOTES INGRESS-EGRESS EASEMENT
- 7. R - DENOTES RADIUS
- 8. Δ - DENOTES CENTRAL ANGLE
- 9. A - DENOTES ARC LENGTH

NOTES:

- 1. BEARINGS ARE BASED ON A BEARING OF N22°49'47"E ALONG THE BOUNDARY OF IBIS GOLF AND COUNTRY CLUB PLAT NO. 6, RECORDED IN PLAT BOOK 66, PAGES 142 - 144, PALM BEACH COUNTY PUBLIC RECORDS.
- 2. ALL LOT LINES ARE NON-RADIAL, UNLESS NOTED OTHERWISE.
- 3. THE BUILDING SETBACKS SHALL CONFORM TO THE CITY OF WEST PALM BEACH ZONING CODE.
- 4. NO BUILDINGS NOR ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
- 5. NO STRUCTURES, TREES OR SHRUBS, SHALL BE PLACED ON DRAINAGE EASEMENTS.
- 6. LANDSCAPING ON UTILITY EASEMENTS OTHER THAN FOR WATER OR SEWER SHALL REQUIRE PRIOR APPROVAL OF ALL UTILITIES OCCUPYING SAME.
- 7. WHERE A DRAINAGE EASEMENT AND ANY OTHER TYPE OF EASEMENT CROSS, ANY AND ALL USES FOR DRAINAGE PURPOSES SHALL TAKE PRECEDENCE.

THIS INSTRUMENT WAS PREPARED BY: MARK D. BROOKS
PROFESSIONAL LAND SURVEYOR
STATE OF FLORIDA NO. 3426

FOR: TIMOTHY J. MESSLER, INC.
3950 RCA BOULEVARD,
SUITE 5005,
PALM BEACH GARDENS, FLORIDA 33410.

NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.

DESIGN	5			
DRAWN	4			
CHECKED	3			
	2			
	1			
NO	DATE	REVISION	APP. BY	

Timothy J. Messler, Inc.
CONSULTING ENGINEERS
3950 RCA BOULEVARD, SUITE 5005, PALM BEACH GARDENS, FLORIDA 33410.

PROJ. NO. 95037
SCALE 1" = 40'
DATE MAY 1995
SHT 3 OF 3