

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.

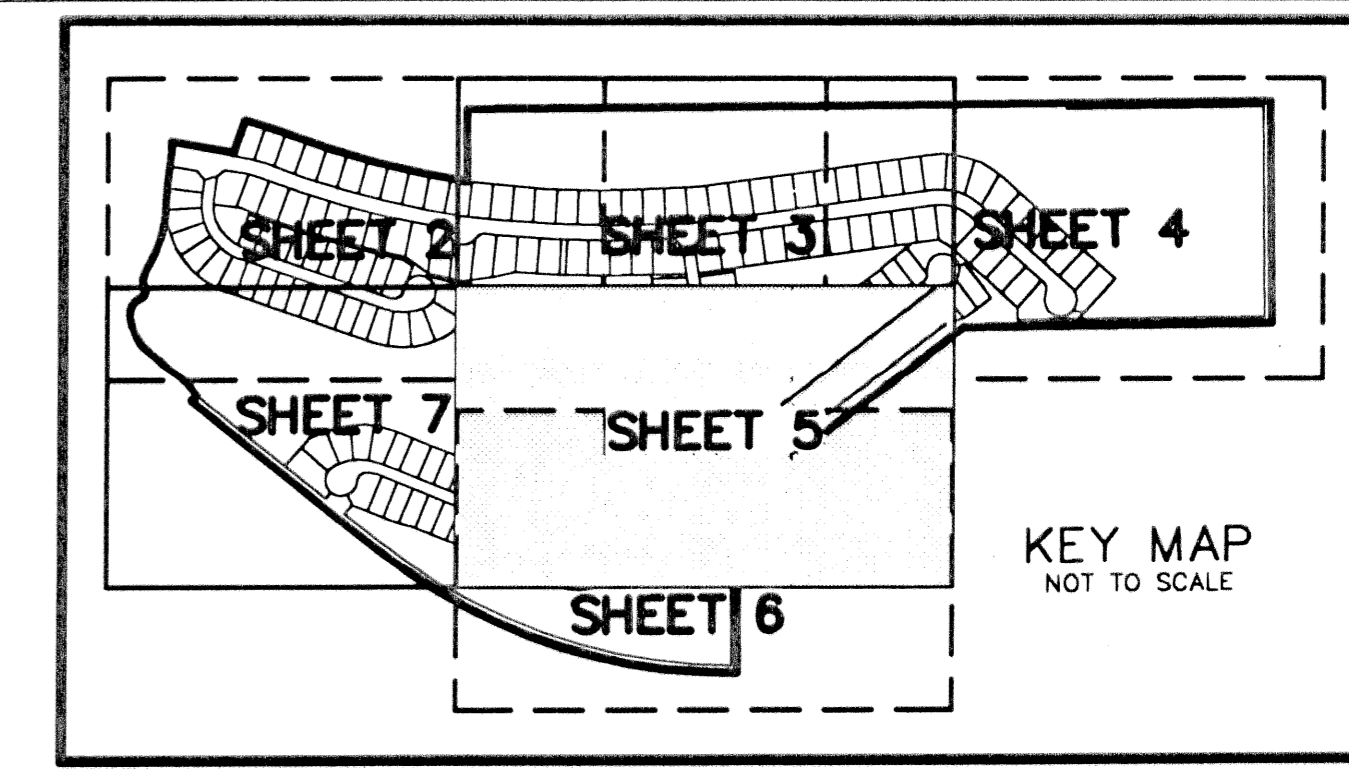
N89°26'07"E(PLAT BEARING) 00°24'17" = BEARING ROTATION
N89°01'50"E(GRID BEARING) (PLAT TO GRID)
NORTH LINE THIS PLAT COUNTERCLOCKWISE

TOWNE PARK TRACT F

A PLANNED UNIT DEVELOPMENT BEING A PART OF TOWNE PARK PUD
BEING A REPLAT OF A PORTION OF BLOCKS 36 AND 43, PALM BEACH FARMS COMPANY PLAT NO. 3,
AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
LYING IN SECTIONS 6 AND 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
SEPTEMBER - 2002



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 5 OF 7



MATCH LINE
SHEET 7 OF 7

MATCH LINE
SHEET 3 OF 7

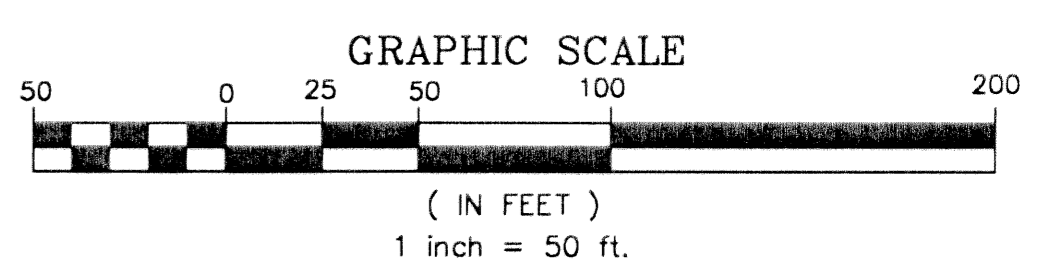
MATCH LINE
SHEET 4 OF 7

MATCH LINE
SHEET 6 OF 7

TRACT W
WATER MANAGEMENT/DRAINAGE TRACT TO BE OWNED AND MAINTAINED BY THE BELLAGGIO RESIDENTS ASSOCIATION, INC., ITS SUCCESSORS AND OR ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY SUBJECT TO EXISTING LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT, AS RECORDED IN ORB 12434, PAGES 1645-1686, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

TRACT W1
WATER MANAGEMENT/DRAINAGE TRACT TO BE OWNED AND MAINTAINED BY THE BELLAGGIO RESIDENTS ASSOCIATION, INC., ITS SUCCESSORS AND OR ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY SUBJECT TO EXISTING LITTORAL ZONE RESTRICTIVE COVENANT AGREEMENT, AS RECORDED IN ORB 12434, PAGES 1645-1686, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

BLOCK 36
PALM BEACH FARMS COMPANY PLAT NO. 3
(PLAT BOOK 2, PAGES 45-54)



SUBDIVISION TOWNE PARK TRACT F
BOOK 98 PAGE 99 FLOOD MAP # 170A
FLOOD ZONE B ZONING PUD
QUAD # 04A ZIP CODE 33467
SE TAZ 0741
PUD NAME