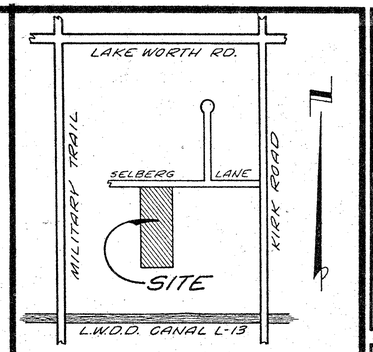
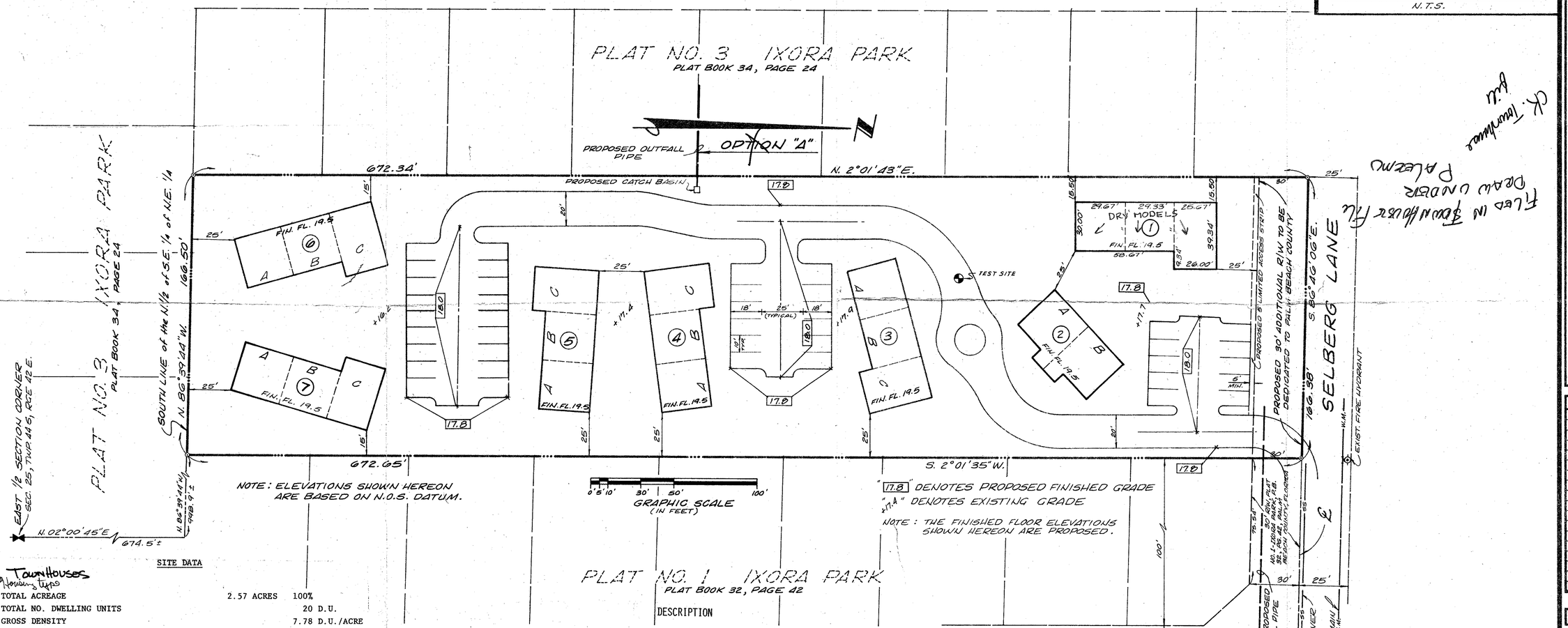
GUARANTY BLUEPRINTERS, INC. AND PHILLIPS PRESS



LOCATION MAP
N.T.S.

MICHAEL B. SCHORAH & ASSOCIATES, INC.
ENGINEERS
PLANNERS
DEVELOPMENT CONSULTANTS
1850 FOREST HILL BLVD.
SUITE 205
WEST PALM BEACH,
FLORIDA 33406
PHONE: (305) 968-0080



Filed in Townhouse File
Draw under Palermo
Ck. Townhouse file

SITE DATA

Townhouses
designed Housing type

TOTAL ACREAGE	2.57 ACRES	100%
TOTAL NO. DWELLING UNITS		20 D.U.
GROSS DENSITY		7.78 D.U./ACRE
PERCENTAGE IN RESIDENTIAL USE		100%
BUILDING COVERAGE	0.43 ACRES	16.7%
PERCENTAGE IN STREET & UNCOVERED PARKING	0.57 ACRES	22.2%
PERCENTAGE IN OPEN SPACE	1.57 ACRES	61.1%
PARKING SPACES REQUIRED		40
PARKING SPACES PROVIDED		40

Housing Type and number of stories

DESCRIPTION

The East Half (E. 1/2) of the West Half (W. 1/2) of the Northwest Quarter (N.W. 1/4) of the Southeast Quarter (S.E. 1/4) of the Northeast Quarter (N.E. 1/4) of Section 25, Township 44 South, Range 42 East, Palm Beach County, Florida.

Subject to Easements and Rights-Of-Way of Record.

NOTES

1. MASTER DRAINAGE STUDY - SEE ATTACHED REPORT
2. DEVELOPER: SELBERG PROPERTIES
   4901 SELBERG LANE
   LAKE WORTH, FLORIDA 33461
   (305) 965-8478
3. DEVELOPER INTENDS TO PAY "DOLLAR VALUE" FOR THE RECREATION FACILITIES, IN LIEU OF PROVIDING REC. AREA PRIOR TO PLATTING.
4. ZONING CLASSIFICATION: RM

Phil Schmit
Charles Rich

SOIL BORING DATA

0' - 1'	TOP SOIL
1' - 2'	BROWN MEDIUM FINE SAND
2' - 6'	LIGHT BROWN MEDIUM FINE SAND

WATER TABLE = 5.2'

ur0144.igr
SELBERG PROPERTIES 25/44/42

3000-014

PROJECT: SELBERG PROPERTIES

DESCRIPTION: MASTER PLAN

REVISIONS
MAY 6 1981 : GENERAL

RECEIVED
MAY 28 1981
LAND DEVELOPMENT
PALM BEACH COUNTY

JOB No: SA-80-136

DRAWN BY:	DATE:
JONES	NOV. 1980
CHECKED BY:	DATE:

SCALE: 1" = 30'

SHEET No: 1 OF 1

Michael B. Schorah
5/28/81