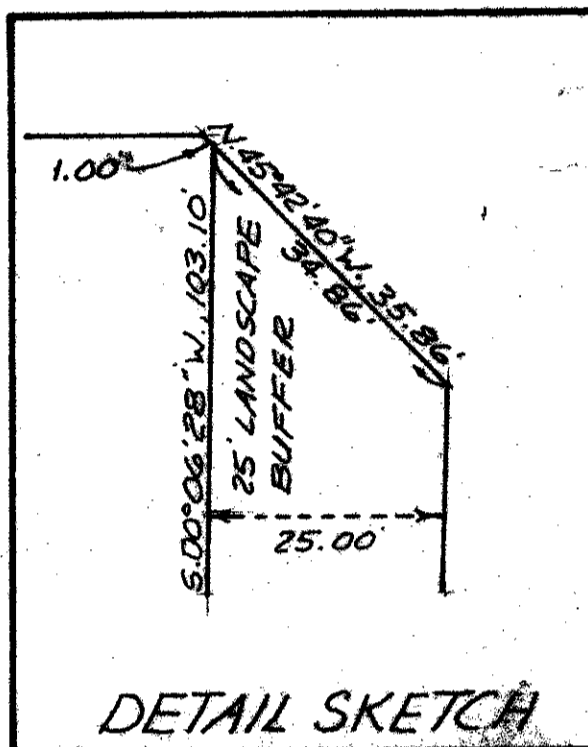
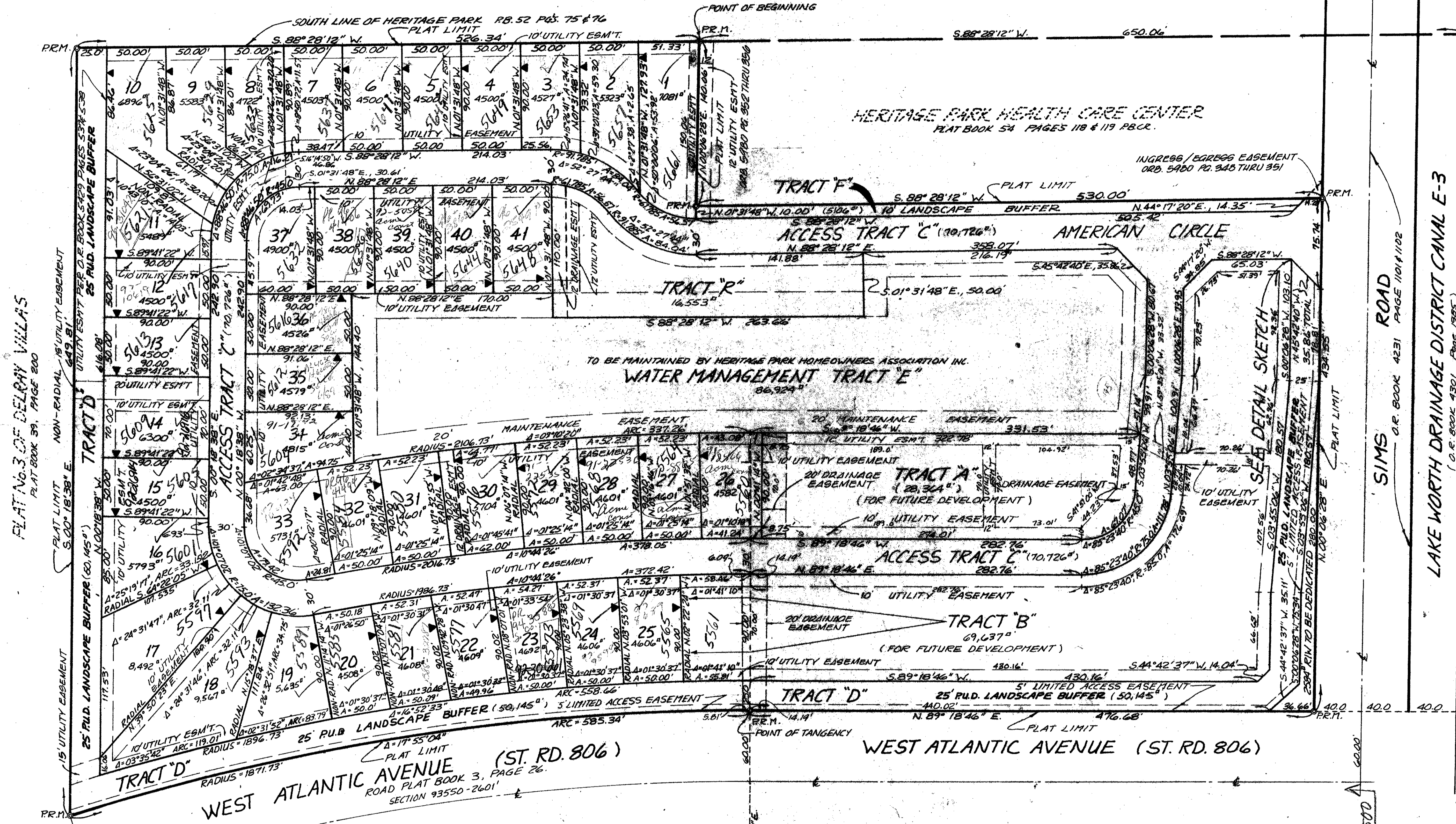


AMERICAN HERITAGE HOMES, PHASE I, P.U.D.
 PART OF THE S.W. 1/4, OF SECTION 14,
 TOWNSHIP 46S., RANGE 42E., PALM BEACH
 COUNTY, FLORIDA.

HERITAGE PARK, P.R.D.
 PLAT BOOK 52, PAGES 75 & 76



PLAT NO. 3 OF DELRAY VILLAS
 PLAT BOOK 39, PAGE 800
 PLAT LIMIT
 S. 00° 18' 38" E.

SIMS ROAD
 OR BOOK 42E1 PAGE 110/1102
 LAKE WORTH DRAINAGE DISTRICT CANAL E-3
 EAST LINE OF THE NE 1/4 OF SECTION 14, TWP. 46S., R. 42E.

0550-001

62/153

SUBDIVISION * American Heritage Homes
 BOOK 62 PHASE I
 PAGE 153
 FLOOD MAP # 235-B
 ZONING RM
 CD # 88-51
 ZIP CODE 33445
 PUD NAME AMERICAN HERITAGE HOMES - TAZ 465

NOTES:

- PERMANENT REFERENCE MONUMENTS ARE SHOWN AS THUS, © P.E.M.
- THE BEARING OF N. 00° 06' 20" E. ALONG SIMS ROAD REFERS TO THE PLAT OF HERITAGE PARK P.R.D. AS RECORDED IN PLAT BOOK 52, PAGES 75 & 76 P.B.C.
- WHERE UTILITY EASEMENTS AND DRAINAGE EASEMENTS INTERSECT, DRAINAGE EASEMENTS SHALL TAKE PRECEDENCE.
- RADIAL BEARINGS ARE DESIGNATED THUS: RADIAL

3.5. THE ROOF OVERHANG EASEMENTS ARE NOT NECESSARY AND ARE NOT PROVIDED. THEREFORE, THERE SHALL BE NO ROOF OVERHANGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY EASEMENTS AND OR DRAINAGE EASEMENTS.

- THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON UTILITY EASEMENTS OR DRAINAGE EASEMENTS. CONSTRUCTION UPON MAINTENANCE EASEMENTS OR ACCESS EASEMENTS MUST BE IN CONFORMANCE WITH ORDINANCES 96-21 AND ALL OTHER BUILDING AND ZONING CODES AND/OR ORDINANCES OF PALM BEACH COUNTY.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY ORDINANCES OF PALM BEACH COUNTY, FLORIDA.
- THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE, MAINTENANCE, OR ACCESS EASEMENT.
- LANDSCAPING ON OTHER UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL UTILITY COMPANIES OCCUPYING SAME.
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED IN THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

AMERICAN HERITAGE HOMES Ph. I
DAVIS ASSOCIATES, INC.
 CONSULTING CIVIL ENGINEERS & SURVEYORS
 1634 E. ATLANTIC BLVD., POMPANO BEACH, FL.
 33060 PHONE (305) 782-9447

GRAPHIC SCALE: 1" = 50'

ADD. BY [Signature]
 CHECKED BY [Signature]