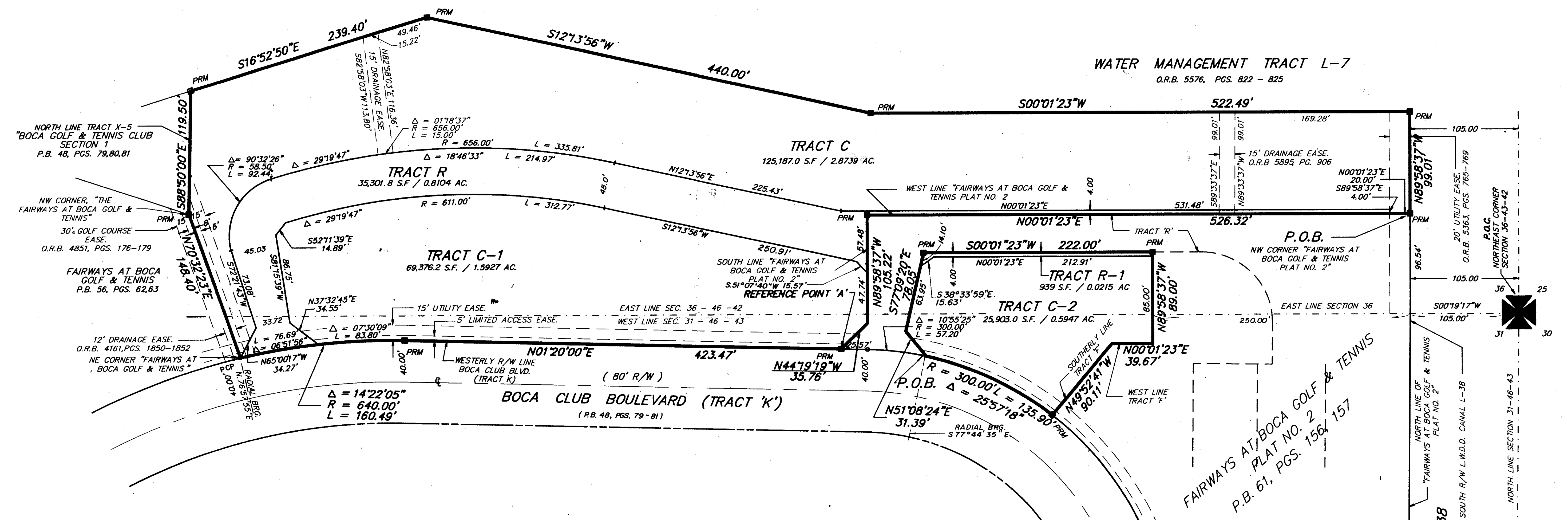
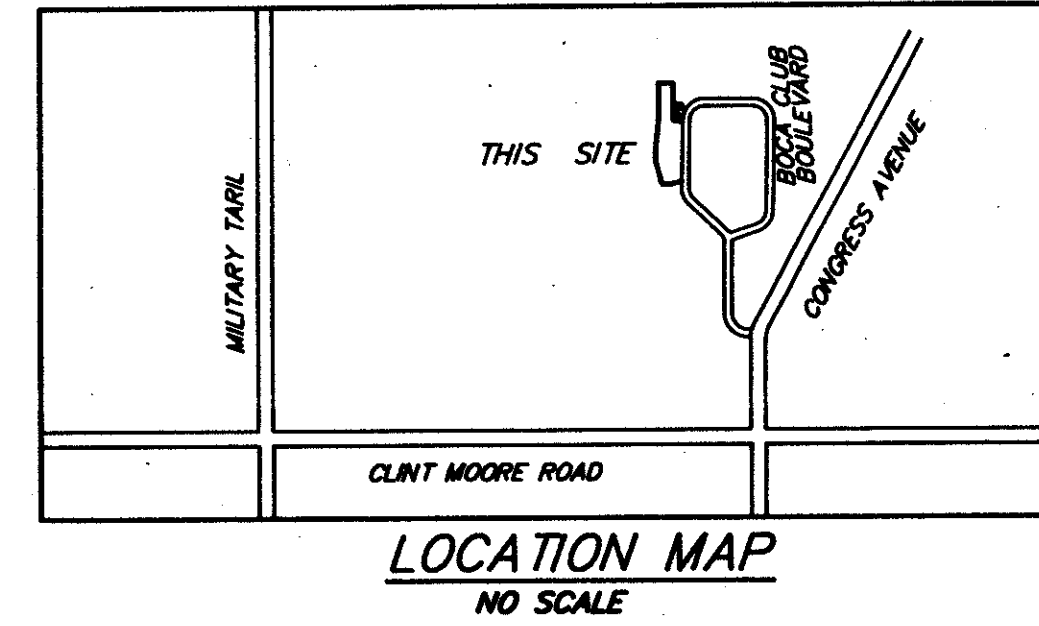


FAIRWAYS AT BOCA GOLF & TENNIS PLAT NO. 3

A PART OF PALM AIRE EAST (P.U.D.)
A PORTION OF THE N 1/2 OF SECTION 36, TOWNSHIP 46 SOUTH, RANGE 42 EAST,
AND A PORTION OF THE N 1/2 OF SECTION 31, TOWNSHIP 46 SOUTH, RANGE 43 EAST,
PALM BEACH COUNTY, FLORIDA

SHEET 2 OF 2

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 1990 AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____
JOHN B. DUNKLE,
CLERK CIRCUIT COURT
BY: _____
DEPUTY CLERK

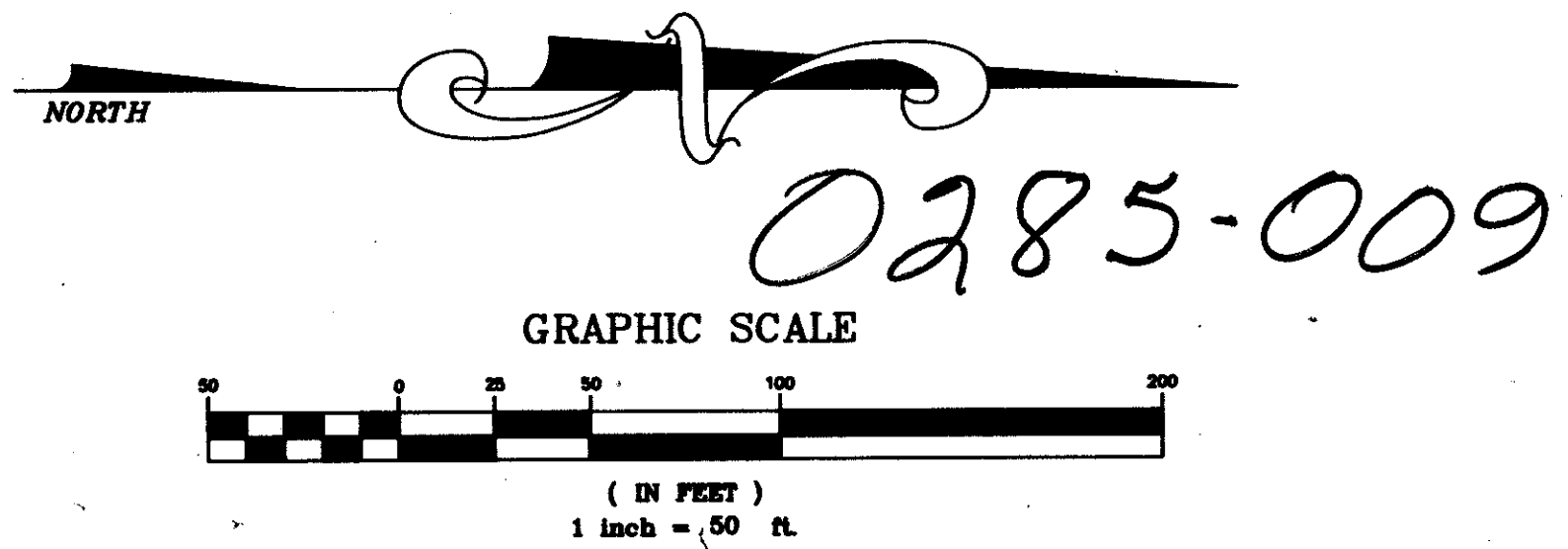


P.U.D. TABULAR DATA	
TOTAL AREA OF THIS PLAT	5.8932 AC.
AREA OF RESIDENTIAL PARCELS (TRACTS C, C-1, C-2)	5.0613 AC.
AREA OF PRIVATE ROADWAY (TRACT R, R-1)	0.8319 AC.
DENSITY PROPOSED THIS PLAT	14.9 DU/AC
NO. OF UNITS	88
LAND USE: 2-STORY GARDEN APARTMENTS	
AS PER APPROVED SITE PLAN PETITION NO. 81-1, EXHIBIT 58 BUILDING AREA OPEN SPACE	1.9899 AC. 3.0714 AC.

PREPARED BY
GEORGE W. CAULFIELD
OF
CAULFIELD and WHEELER, INC.
LAND SURVEYORS - CONSULTING ENGINEERS
7301-A WEST PALMETTO PARK ROAD, SUITE 100A
BOCA RATON, FLORIDA 33433 - (407)392-1991
FEBRUARY, 1989

SURVEY NOTES

- IN INSTANCE 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 DRAINAGE FACILITIES WITHIN THESE AREAS OF INTERSECTION.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
- NO STRUCTURES, TREES OR SHRUBS SHALL BE PLACED ON DRAINAGE EASEMENTS OR UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE.
- APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS, OTHER THAN WATER AND SEWER, SHALL BE ONLY WITH APPROVAL OF ALL UTILITIES OCCUPYING SAME.
- BEARINGS SHOWN HEREON ARE RELATIVE TO THE PLAT OF BOCA GOLF AND TENNIS CLUB SECTION 1, AS RECORDED IN PLAT BOOK 48, PAGES 79-81 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. BEARING S 88°50'00"E ALONG THE SOUTH PROPERTY LINE.
- P.R.M. - INDICATES 4"x4"x24" PERMANENT REFERENCE MONUMENT
- P.C.P. - INDICATES PERMANENT CONTROL POINT
- U.E. - INDICATES UTILITY EASEMENT.
- D.E. - INDICATES DRAINAGE EASEMENT.
- L.A.E. - INDICATES LIMITED ACCESS EASEMENT.



SUBDIVISION FAIRWAYS AT BOCA GOLF & TENNIS PLAT NO. 3
 BOOK 65 PAGE 86
 PLAT NO. 3
 SHEET 22 OF 22
 DATE 02/11/89
 PLOTTED BY
 CHECKED BY
 PLOTTED BY

FAIRWAYS AT BOCA GOLF & TENNIS, PLAT NO. 3