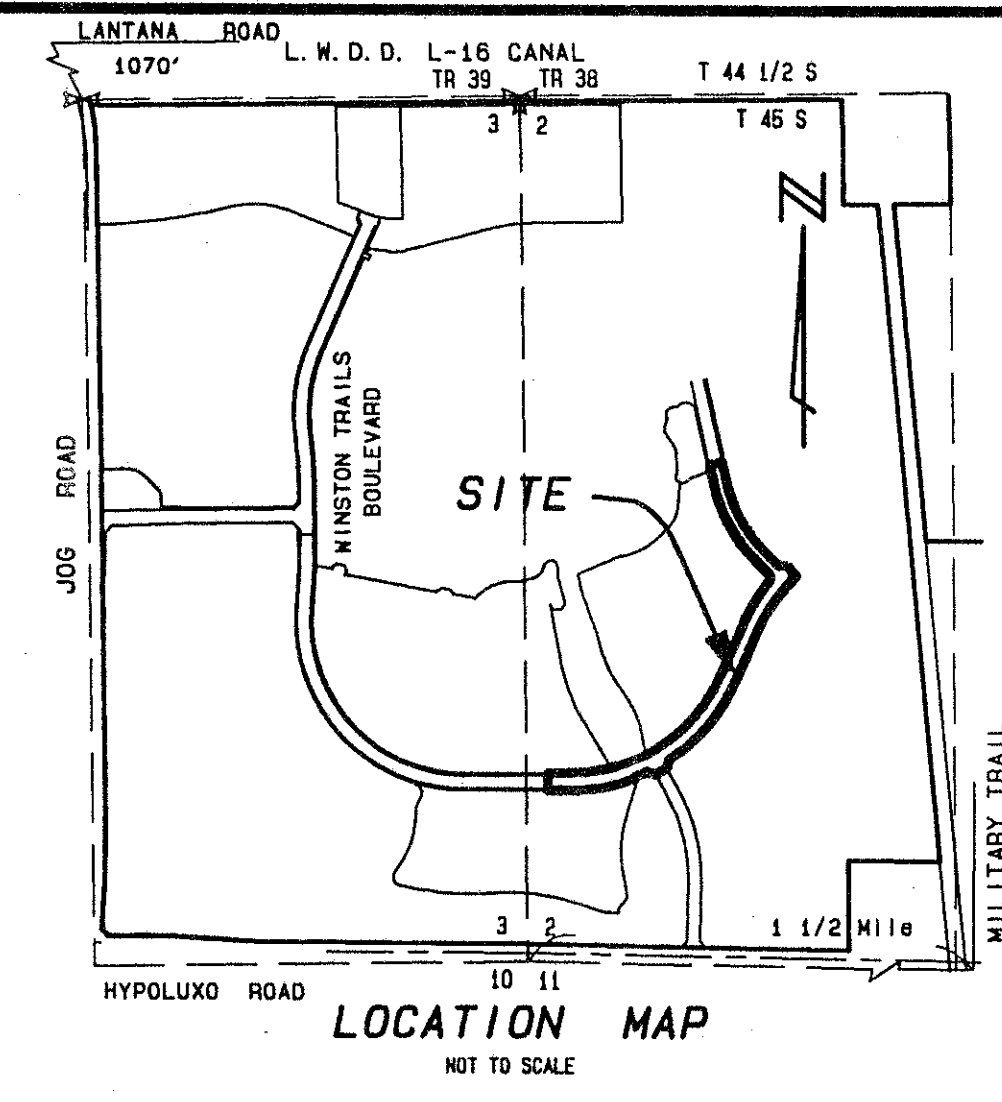


WINSTON TRAILS BOULEVARD PHASE III

PART OF WINSTON TRAILS P. U. D.
SITUATE IN SECTION 2, TOWNSHIP 45 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA
AUGUST, 1995 SHEET 1 OF 2

0587-015

- LEGEND**
- U. E. UTILITY EASEMENT
 - D. E. DRAINAGE EASEMENT
 - R/W RIGHT-OF-WAY
 - P. B. PLAT BOOK
 - O. R. B. OFFICIAL RECORD BOOK
 - P. G. PAGE
 - MAIN. EASE. MAINTENANCE EASEMENT
 - L. M. D. D. LAKE WORTH DRAINAGE DISTRICT
 - (N. R.) NON-RADIAL LINE
 - P. O. B. POINT OF BEGINNING
 - P. O. C. POINT OF COMMENCEMENT
 - P. U. D. PLANNED UNIT DEVELOPMENT
 - Δ DELTA ANGULAR VALUE
 - R RADIUS LENGTH
 - ARC ARC LENGTH
 - PERMANENT CONTROL POINT
 - (P. C. P.) P. L. S. NO. 4763
 - PERMANENT REFERENCE MONUMENT FOUND
 - PERMANENT REFERENCE MONUMENT SET
 - (P. R. M.) P. L. S. NO. 4763



179

STATE OF FLORIDA
COUNTY OF PALM BEACH

THIS PLAT WAS FILED FOR RECORD 2:45 P.M. THIS 4 DAY OF March AD, 1995 AND DULY RECORDED IN PLAT BOOK 76 ON PAGES 179 AND 180

DOROTHY H. WILKEN, CLERK
By Paul A. Boudry, P.C.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT JOSHUA A. MUSS, AS TRUSTEE, UNDER LAND TRUST AGREEMENT DATED MARCH 8, 1989, OWNER OF THE LAND SHOWN HEREON AS "WINSTON TRAILS BOULEVARD PHASE III" PART OF WINSTON TRAILS, P. U. D., SITUATE IN SECTION 2, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PORTION OF SECTION 2, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF PARCEL "A-2", "WINSTON TRAILS BOULEVARD PHASE III", AS RECORDED IN PLAT BOOK 71 AT PAGES 53 AND 54 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, FLORIDA; SAID POINT ALSO BEING ALONG THE SOUTH BOUNDARY LINE OF "WINSTON TRAILS PLAT NINE" AS RECORDED IN PLAT BOOK 71 AT PAGES 141 THROUGH 145 OF SAID PUBLIC RECORDS; THENCE DEPARTING THE BOUNDARY OF SAID "WINSTON TRAILS BOULEVARD PHASE III" AND ALONG A PORTION OF THE SOUTH BOUNDARY OF "WINSTON TRAILS PLAT NINE", NORTH 90°00'00" EAST, A DISTANCE OF 128.01 FEET TO THE BEGINNING OF A CURVE HAVING A RADIUS OF 1040.00 FEET FROM WHICH A RADIAL LINE BEARS NORTH 00°00'00" EAST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 60°33'39", AN ARC DISTANCE OF 1208.17 FEET; THENCE NORTH 23°26'22" EAST, A DISTANCE OF 323.79 FEET TO THE BEGINNING OF A CURVE HAVING A RADIUS OF 1060.00 FEET FROM WHICH A RADIAL LINE BEARS SOUTH 66°33'38" EAST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 17°21'01", AN ARC DISTANCE OF 324.07 FEET; THENCE NORTH 03°04'18" WEST, A DISTANCE OF 25.35 FEET; THENCE NORTH 49°56'51" WEST, A DISTANCE OF 104.14 FEET TO THE BEGINNING OF A CURVE HAVING A RADIUS OF 995.00 FEET FROM WHICH A RADIAL LINE BEARS NORTH 44°03'09" EAST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 33°30'35", AN ARC DISTANCE OF 581.93 FEET; THENCE NORTH 12°28'19" WEST, A DISTANCE OF 113.80 FEET; THENCE NORTH 77°33'44" EAST, A DISTANCE OF 80.00 FEET; THENCE SOUTH 12°28'19" WEST, A DISTANCE OF 113.80 FEET TO THE BEGINNING OF A CURVE HAVING A RADIUS OF 915.00 FEET FROM WHICH A RADIAL LINE BEARS NORTH 77°33'44" EAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 33°30'35", AN ARC DISTANCE OF 536.14 FEET; THENCE SOUTH 45°56'51" EAST, A DISTANCE OF 104.14 FEET; THENCE SOUTH 68°49'29" EAST, A DISTANCE OF 54.43 FEET; THENCE SOUTH 41°41'58" EAST, A DISTANCE OF 80.00 FEET TO A POINT ALONG A NON-TANGENT CURVE HAVING A RADIUS OF 960.00 FEET FROM WHICH A RADIAL LINE BEARS SOUTH 41°41'58" EAST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 24°51'40", AN ARC DISTANCE OF 416.55 FEET; THENCE SOUTH 23°26'22" WEST, A DISTANCE OF 323.79 FEET TO THE BEGINNING OF A CURVE HAVING A RADIUS OF 1140.00 FEET FROM WHICH A RADIAL LINE BEARS SOUTH 66°33'39" WEST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 33°21'13", AN ARC DISTANCE OF 663.63 FEET; THENCE SOUTH 13°44'12" WEST, A DISTANCE OF 54.62 FEET; THENCE SOUTH 60°40'49" WEST, A DISTANCE OF 80.00 FEET; THENCE NORTH 72°22'39" WEST, A DISTANCE OF 54.62 FEET TO A POINT ALONG A NON-TANGENT CURVE HAVING A RADIUS OF 1140.00 FEET FROM WHICH A RADIAL LINE BEARS NORTH 25°25'56" WEST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 04°15'04", AN ARC DISTANCE OF 84.56 FEET; THENCE SOUTH 21°10'52" EAST, A DISTANCE OF 12.00 FEET TO INTERSECT THE NORTH BOUNDARY LINE OF "WINSTON TRAILS PARCEL FIVE" AT A POINT ALONG A NON-TANGENT CURVE HAVING A RADIUS OF 1152.00 FEET FROM WHICH A RADIAL LINE BEARS NORTH 21°10'52" WEST; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE SUBTENDING A CENTRAL ANGLE OF 21°10'52", AN ARC DISTANCE OF 425.87 FEET; THENCE SOUTH 80°00'00" WEST, A DISTANCE OF 128.01 FEET TO INTERSECT THE EAST BOUNDARY LINE OF THE AFOREMENTIONED "WINSTON TRAILS BOULEVARD PHASE III" THENCE ALONG A PORTION OF SAID EAST BOUNDARY LINE, NORTH 00°00'00" EAST, A DISTANCE OF 112.00 FEET TO THE POINT OF BEGINNING, THE ABOVE DESCRIBED PARCEL CONTAINS 6.663 ACRES OF LAND, MORE OR LESS.

HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DEDICATE AS FOLLOWS:

- TRACT A, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PERPETUAL USE OF THE PUBLIC FOR PUBLIC STREET PURPOSES.
- TRACTS B AND C, AS SHOWN HEREON, ARE HEREBY RESERVED FOR THE WINSTON TRAILS FOUNDATION, INC., ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID WINSTON TRAILS FOUNDATION, INC., ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO PALM BEACH COUNTY.
- THE LIMITED ACCESS EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, FOR THE PURPOSE OF CONTROL AND JURISDICTION OVER ACCESS RIGHTS.
- THE UTILITY EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED IN PERPETUITY FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY FACILITIES, INCLUDING CABLE TELEVISION SYSTEMS. THE INSTALLATION OF CABLE TELEVISION SYSTEMS SHALL NOT INTERFERE WITH THE CONSTRUCTION AND MAINTENANCE OF OTHER UTILITIES.
- PALM BEACH COUNTY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR PROPER PURPOSES ANY AND ALL DRAINAGE, LAKE MAINTENANCE, AND LAKE MAINTENANCE ACCESS EASEMENTS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

IN WITNESS WHEREOF, I, JOSHUA A. MUSS, AS TRUSTEE, UNDER LAND TRUST AGREEMENT DATED MARCH 8, 1989, DO HEREBY SET MY HAND AND SEAL, THIS 20 DAY OF December, 1995.

WITNESS: Elena Brigham BY Joshua A. Muss
ELENA BRIGHAM JOSHUA A. MUSS, AS TRUSTEE
UNDER LAND TRUST AGREEMENT
DATED MARCH 8, 1989

ACKNOWLEDGEMENT

STATE OF VIRGINIA
COUNTY OF FAIRFAX

BEFORE ME PERSONALLY APPEARED JOSHUA A. MUSS, AS TRUSTEE UNDER LAND TRUST AGREEMENT DATED MARCH 8, 1989, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE PURPOSES EXPRESSED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20 DAY OF December, 1995.
MY COMMISSION EXPIRES: 11/31/1996 DATE
William L. Deneu NOTARY PUBLIC

ACCEPTANCE OF RESERVATIONS

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE WINSTON TRAILS FOUNDATION, INC., HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 20 DAY OF Dec, 1995.

WINSTON TRAILS FOUNDATION, INC. A FLORIDA CORPORATION NOT FOR PROFIT
ATTEST: Elena Brigham BY Joshua A. Muss
ELENA BRIGHAM JOSHUA A. MUSS, PRESIDENT
DAVID F. WEBBER VICE PRESIDENT

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JOSHUA A. MUSS AND DAVID F. WEBBER WHO ARE PERSONALLY KNOWN TO ME OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, OF WINSTON TRAILS FOUNDATION, INC., A FLORIDA CORPORATION NOT-FOR-PROFIT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT THEY EXECUTED SUCH INSTRUMENT AS SUCH OFFICERS OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20 DAY OF December, 1995.
MY COMMISSION EXPIRES: May 31, 1996 DATE
William L. Deneu NOTARY PUBLIC

TITLE CERTIFICATION

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

WE, FIRST AMERICAN TITLE INSURANCE COMPANY, A TITLE INSURANCE COMPANY, AS DULY LICENSED IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED TO JOSHUA A. MUSS, AS TRUSTEE UNDER LAND TRUST AGREEMENT DATED MARCH 8, 1989; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

DATE: 1/4/96 BY: Gloria Bellamy
GLENDA BELLAMY ASSISTANT VICE PRESIDENT

MORTGAGEE'S CONSENT

STATE OF OHIO
COUNTY OF CUYAHOGA

OHIO SAVINGS BANK, F.S.B. HEREBY CERTIFIES THAT IT IS A HOLDER OF A MORTGAGE UPON THE PROPERTY HEREON DESCRIBED AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNERS THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 9025 AT PAGE 1010 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, OHIO SAVINGS BANK, F.S.B. HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS SE. V.P. AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 20 DAY OF Dec, 1995.

WITNESS: Frank J. Bolognia BY: Frank J. Bolognia
FRANK J. BOLOGNIA SE. VICE PRESIDENT
Patricia A. Haupt

ACKNOWLEDGEMENT

STATE OF OHIO)
COUNTY OF CUYAHOGA

BEFORE ME PERSONALLY APPEARED Frank J. Bolognia WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS SE. VICE PRES. OF OHIO SAVINGS BANK, F.S.B., AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20 DAY OF Dec, 1995.
MY COMMISSION EXPIRES: 3/31/96 DATE
Paul J. Michaels NOTARY PUBLIC

MORTGAGEE'S CONSENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH

ATHENA WINSTON TRAILS INVESTORS, L.P., A DELAWARE LIMITED PARTNERSHIP, HEREBY CERTIFIES THAT IT IS A HOLDER OF A MORTGAGE UPON THE PROPERTY HEREON DESCRIBED AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNERS THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORD BOOK 9025 AT PAGE 1705 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON. ATHENA WINSTON TRAILS CORP., A DELAWARE CORPORATION, AS GENERAL PARTNER OF

IN WITNESS WHEREOF, ATHENA WINSTON TRAILS INVESTORS, L.P., A DELAWARE LIMITED PARTNERSHIP HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 20 DAY OF December, 1995.

WITNESS: Metin Negrin BY: Metin Negrin
METIN NEGRIN VICE PRESIDENT
Melissa Zarrella ATHENA WINSTON TRAILS CORP., A DELAWARE CORP. AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA

ACKNOWLEDGEMENT

STATE OF FLORIDA)
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED Metin Negrin WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS VP OF ATHENA WINSTON TRAILS INVESTORS, L.P., A DELAWARE LIMITED PARTNERSHIP, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION, ON BEHALF OF SAID PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL THIS 20 DAY OF Dec, 1995.
MY COMMISSION EXPIRES: 5-7-99 DATE
Lisa G. Miller NOTARY PUBLIC

*ATHENA WINSTON TRAILS CORP., A DELAWARE CORPORATION, AS GENERAL PARTNER OF

SURVEYOR'S NOTES

- ALL BEARINGS SHOWN HEREON REFER TO AN ASSUMED BEARING OF NORTH 90-00-00 EAST ALONG THE SOUTH LINE OF THE WINSTON TRAILS BOULEVARD, AS SHOWN ON "WINSTON TRAILS BOULEVARD PHASE III" AS RECORDED IN PLAT BOOK 71 AT PAGES 53 THROUGH 54 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- ALL DISTANCES SHOWN ARE GROUND DISTANCES. COORDINATES SHOWN HEREON ARE NORTH AMERICAN DATUM 1983, 1990 ADJUSTMENT, GEODETIC CONTROL AS ESTABLISHED AND ADOPTED BY THE PALM BEACH COUNTY SURVEY SECTION. (SEE ROTATION NOTE SHEET 2 OF 2).
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH IMPROVEMENTS.
- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY THE USE RIGHTS GRANTED.
- THERE SHALL BE NO LANDSCAPE OR ABOVE GROUND ENCROACHMENTS WHERE LANDSCAPE TRACTS OR EASEMENTS COINCIDE WITH MAINTENANCE EASEMENTS OR LAKE MAINTENANCE ACCESS EASEMENTS.
- ALL LINES WHICH INTERSECT CURVES ARE RADIAL TO THOSE CURVES UNLESS OTHERWISE NOTED.
- THE BUILDING SETBACK LINE SHALL BE AS REQUIRED BY CURRENT PALM BEACH COUNTY ZONING REGULATIONS.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS (P. R. M.'S) WILL BE SET AS REQUIRED BY LAW AND THAT PERMANENT CONTROL POINTS (P. C. P.'S) WILL BE SET UNDER THE GUARANTEE POSTED WITH THE PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS FOR THE REQUIRED IMPROVEMENTS; AND, FURTHER, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND ORDINANCES OF PALM BEACH COUNTY, FLORIDA.

THIS 5 DAY OF Jan, 1996
Mary Hanna Cioflet
MARY HANNA CIOFLETTER
PROFESSIONAL LAND SURVEYOR
FLORIDA CERTIFICATE NO. 4763

APPROVALS

COUNTY ENGINEER:

THIS PLAT IS HEREBY APPROVED FOR RECORD PURSUANT TO PALM BEACH COUNTY ORDINANCE 95-23, AND IS IN ACCORDANCE WITH SEC. 177.07(2), F.S., THIS 19 DAY OF March, 1996.

BY: Edwin A. Jack
EDWIN A. JACK, P.E. COUNTY ENGINEER

P. U. D. TABULAR DATA

TOTAL AREA	6.663 ACRES
NUMBER OF UNITS	0 UNITS
ROADS	5.601 ACRES
BUFFER	1.062 ACRES

THIS INSTRUMENT WAS PREPARED BY MARY HANNA CIOFLETTER, P.L.S., IN THE OFFICES OF MOCK, ROOS & ASSOCIATES, INC., 5720 CORPORATE WAY, WEST PALM BEACH, FLORIDA 33407.

0587-015

SUBDIVISION: WINSTON TRAILS BLVD
 BOOK: 76
 FLOOD ZONE: 6
 ZONING: RS
 ZIP CODE: 33411
 SE: 07-112
 PUD NAME: WINSTON TRAILS BLVD

SEAL NOTARY PUBLIC (FOR JOSHUA A. MUSS)	SEAL WINSTON TRAILS FOUNDATION, INC.	SEAL NOTARY PUBLIC	SEAL OHIO SAVINGS BANK, F.S.B.	SEAL NOTARY PUBLIC	SEAL ATHENA WINSTON TRAILS CORP.	SEAL NOTARY PUBLIC	SEAL PROFESSIONAL LAND SURVEYOR	SEAL DEPUTY COUNTY ENGINEER

MOCK, ROOS & ASSOCIATES, INC.
5720 CORPORATE WAY, WEST PALM BEACH, FL 33407 (407) 683-3113

SCALE: NONE DATE: JUNE, 1995 WINSTON TRAILS BOULEVARD PHASE III
P. A. NO. 94155.30 DWG. NO. 45-42-02-27 PART OF "WINSTON TRAILS, P. U. D." SECTION 2, TOWNSHIP 45 SOUTH, RANGE 42 EAST