STATE OF FLORIDA COUNTY OF PALM BEACH SS

THIS PLAT WAS FILED FOR RECORD AT

SHARON R. BOCK, CLERK & COMPTROLLER

PLAT OF SUNSET ISLES

BEING A REPLAT OF A PORTION OF THE PLAT OF THE CLEVELAND GROVE ACRES

AS RECORDED IN PLAT BOOK 9, PAGE 26.

TOWN OF HAVERHILL, PALM BEACH COUNTY, FLORIDA

SITUATED IN SECTION 36, TOWNSHIP 43 SOUTH, RANGE 42. EAST

SHEET 2 OF 2 NORTHWEST CORNER OF SEC. 36, TWP. 43 S., RGE. 42 E. MARCH 2006 EAST 1342.67' EAST 317.11' BELVEDERE ROAD NORTH LINE SECTION 36, TOWNSHIP 43S, RANGE 42E LOT 9 9024.813 Square Feet 9021.526 Square Feet 0.21 Acres, ± 0.21 Acres, ± WEST 133.50' EAST 133.58' LOT 18 6678.79 Square Feet 6675.00 Square Feet 0.153 Acres, \pm 0.153 Acres, ± BRIARWOOD NORTH EAST 133.57' WEST 133.50' LOT 16 PLAT BOOK 34, PAGE 122. 6678.15 Square Feet 6675.00 Square Feet PLAT BOOK 9, PAGE 26. 0.153 Acres, ± 0.153 Acres, ± D.E. /L.E.. WEST 133.50' EAST 133.56' 6677.52 Square Feet 0.153 Acres, ± 436.36 50° I LOT 19 6675.00 Square Feet 0.153 Acres, ± WEST 133.50' EAST 133.54° 6676.88 Square Feet 6675.00 Square Feet 0.153 Acres, ± 0.153 Acres, ± EAST 133.53' WEST 133.50' 15' EASEMENT FOR ROAD & DITCH 6675.00 Square Feet 6676.25 Square Feet PLAT BOOK 9, PAGE 26 0.153 Acres, ± 0.153 Acres, ± (TO BE VACATED BY THIS REPLAT LOT 6 LOT 14 EAST 133.54' WEST 133.50' LOT 27 6675.61 Square Feet 6675.00 Square Feet 0.153 Acres, \pm 0.153 Acres, ± 8539.86 Square Feet 0.196 Acres, ± 10.00'_ U.E. 0.196 Acres, ± WEST 133.50 32.00' __D.E./L.E.._ 8264.33 Square Feet 8257.42 Square Feet 0.190 Acres, ± 0.190 Acres, ± 25.00' | 25.00' LIFT STATION EASEMENT-PLAT BOOK 34, PAGE 122.

C/L GROVE STREET (50' R/W)

PLAT BOOK 9, PAGE 26

SURVEY NOTES:

FOR SUCH IMPROVEMENTS.

1. PERMANENT REFERENCE MONUMENTS ARE SHOWN THUS: LB# 4683

2. BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF SECTION 36 AS BEING NORTH 90° EAST AND OTHER BEARING

3. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE TOWN APPROVALS OR PERMITS AS REQUIRED

4. IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.

5. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE ORDINANCES, SETBACKS AND REQUIREMENTS OF THE TOWN OF HAVERHILL.

6. NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THIS PLAT.

7. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT, THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.

LEGEND:

P.B.C.U.E. = PALM BEACH COUNTY UTULITY EASEMENT
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
P.B. = PLAT BOOK
PG. = PAGE
O.R.B. = OFFICIAL RECORD BOOK
C/L = CENTERLINE
R/W = RIGHT OF WAY
U.E. = UTILITY EASEMENT
SEC. = SECTION
TWP. = TOWNSHIP
RGE. = RANGE

= SET PERMANENT REFERENCE MONUMENT (P.R.M.)
= SET PERMANENT CONTROL POINT (P.C.P.)
.E. = LANDSCAPE EASEMENT
.E. = DRAINAGE EASEMENT

L.E. = LANDSCAPE EASEMENT
D.E. = DRAINAGE EASEMENT
L.A.E. = LIMITED ACCESS EASEMENT

0 7 15 30 60

GRAPHIC SCALE

1"= 30'

BRUCE CARTER & ASSOCIATES, INC

LAND SURVEYORS - LAND PLANNERS

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