

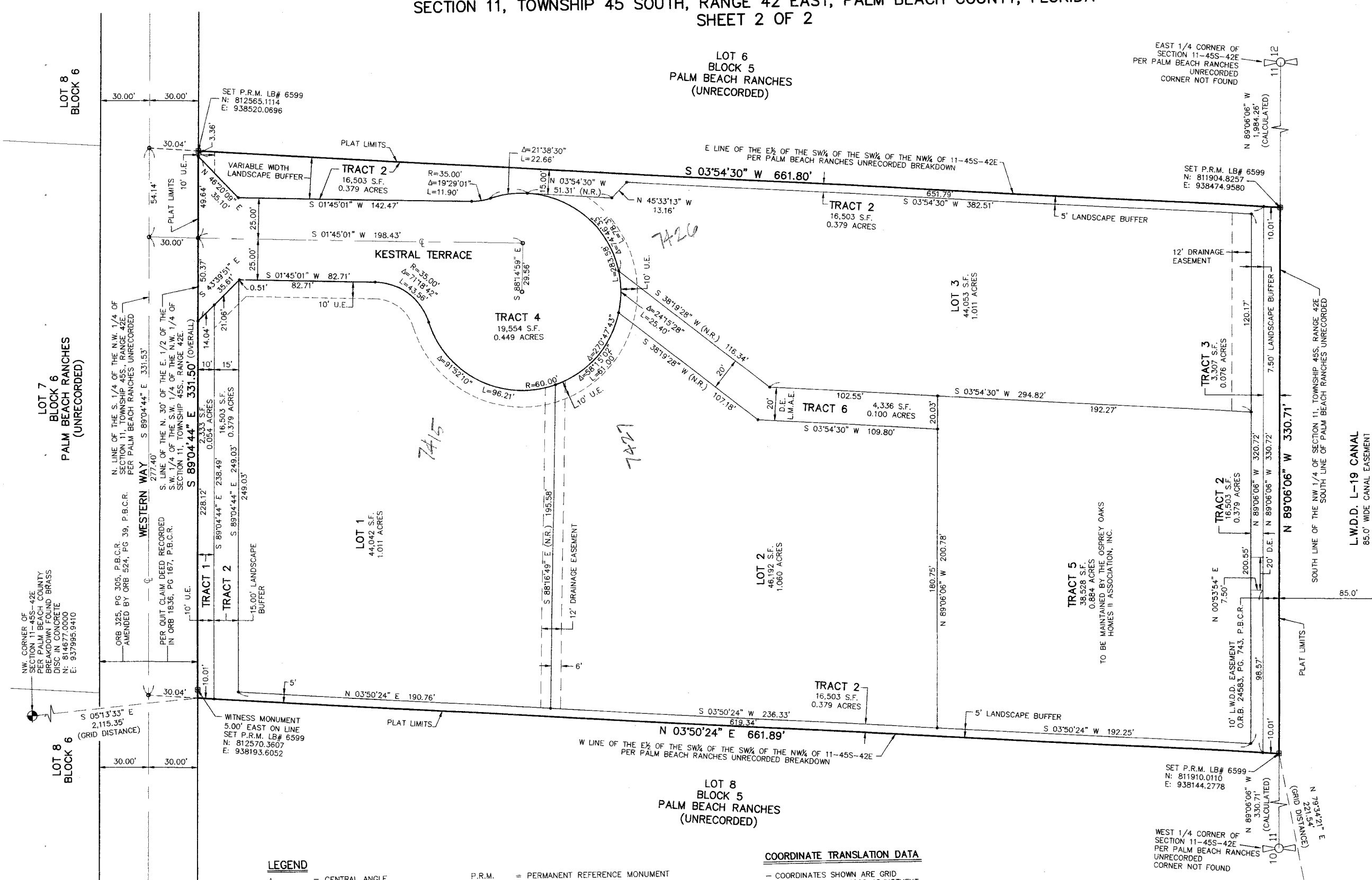
OSPREY OAKS PARCEL NO. 4

A PARCEL OF LAND LYING WITHIN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA
SHEET 2 OF 2

0945-000

STATE OF FLORIDA)
COUNTY OF PALM BEACH) S.S.

THIS INSTRUMENT WAS FILED FOR RECORD AT _____ M. THIS _____ DAY OF _____ 20____ AND DULY RECORDED IN: PLAT BOOK _____ ON PAGE _____ SHARON R. BOCK CLERK & COMPTROLLER PALM BEACH COUNTY BY: _____ DEPUTY CLERK

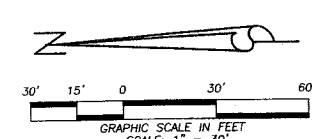


N.W. CORNER OF SECTION 11-45S-42E PER PALM BEACH COUNTY BREAKDOWN FOUND BRASS DISC IN CONCRETE N: 814677.0000 E: 937995.9410

ORB 325, PG 305, P.B.C.R. AMENDED BY ORB 524, PG 39, P.B.C.R.

PER QUIT CLAIM DEED RECORDED IN ORB 1836, PG 167, P.B.C.R.

WESTERN WAY S 89°04'44\"/>



LEGEND

Δ = CENTRAL ANGLE
D.E. = DRAINAGE EASEMENT
L = ARC LENGTH
L.A.T. = LAKE ACCESS TRACT
L.B. = LICENSED BUSINESS
L.M.A.E. = LAKE MAINTENANCE ACCESS EASEMENT
(N.R.) = NON-RADIAL
O.R.B. = OFFICIAL RECORD BOOK
P.B.C.R. = PALM BEACH COUNTY RECORDS
PG. = PAGE(S)

P.R.M. = PERMANENT REFERENCE MONUMENT
P.S.M. = PROFESSIONAL SURVEYOR AND MAPPER
R = RADIUS
S.F. = SQUARE FEET
U.E. = UTILITY EASEMENT
□ = PERMANENT REFERENCE MONUMENT (P.R.M.) 4\"/>

COORDINATE TRANSLATION DATA

— COORDINATES SHOWN ARE GRID
— DATUM = NAD 83 1990 ADJUSTMENT
— ZONE = FLORIDA EAST
— LINEAR UNIT = US SURVEY FEET
— COORDINATE SYSTEM 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION
— GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
— ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED
— SCALE FACTOR = 1.0000329

N 01°25'16\"/>

THIS INSTRUMENT WAS PREPARED BY:
DAVID A. BOWER, P.S.M. #5888 IN THE OFFICES OF DENNIS J. LEAVY AND ASSOCIATES, INC.
CERTIFICATE OF AUTHORIZATION NUMBER: LB6599
460 BUSINESS PARK WAY, SUITE B
ROYAL PALM BEACH, FLORIDA 33411
PHONE: (561) 753 - 0650
FAX: (561) 753 - 0290

DENNIS J. LEAVY & ASSOCIATES, INC.
LAND SURVEYORS AND MAPPERS

460 BUSINESS PARK WAY • SUITE B • ROYAL PALM BEACH, FL • 33411
PHONE: (561) 753-0650 FAX: (561) 753-0290

SCALE: AS SHOWN CHECKED BY: DJL DATE: 01/04/11
DRAWN BY: DAB JOB NO.: 10-064-001

UNPLATTED LANDS
THE LINKS AT BOYNTON BEACH GOLF COURSE

L.W.D.D. L-19 CANAL
85.0' WIDE CANAL EASEMENT
(O.R.B. 3879, PG. 864, P.B.C.R.)

SOUTH LINE OF THE NW 1/4 OF SECTION 11, TOWNSHIP 45S, RANGE 42E SOUTH LINE OF PALM BEACH RANCHES UNRECORDED

EAST 1/4 CORNER OF SECTION 11-45S-42E PER PALM BEACH RANCHES UNRECORDED CORNER NOT FOUND

WEST 1/4 CORNER OF SECTION 11-45S-42E PER PALM BEACH RANCHES UNRECORDED CORNER NOT FOUND

SET P.R.M. LB# 6599
N: 812565.1114
E: 938520.0696

SET P.R.M. LB# 6599
N: 811904.8257
E: 938474.9580

N. LINE OF THE S. 1/4 OF THE N.W. 1/4 OF SECTION 11, TOWNSHIP 45S, RANGE 42E PER PALM BEACH RANCHES UNRECORDED
S 89°04'44\"/>

TRACT 1 2,333 S.F. 0.054 ACRES
TRACT 2 16,503 S.F. 0.379 ACRES
TRACT 3 3,307 S.F. 0.076 ACRES

WITNESS MONUMENT 5.00' EAST ON LINE SET P.R.M. LB# 6599
N: 812570.3607
E: 938193.6052

E LINE OF THE E 1/2 OF THE SW 1/4 OF THE NW 1/4 OF 11-45S-42E PER PALM BEACH RANCHES UNRECORDED BREAKDOWN

TRACT 6 4,336 S.F. 0.100 ACRES

TRACT 2 16,503 S.F. 0.379 ACRES

TRACT 2 16,503 S.F. 0.379 ACRES

TRACT 3 3,307 S.F. 0.076 ACRES

TRACT 2 16,503 S.F. 0.379 ACRES

TRACT 3 3,307 S.F. 0.076 ACRES

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