

THIS INSTRUMENT PREPARED BY
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OF
CAULFIELD and WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591
APRIL - 2016

BROADSTONE CITY CENTER

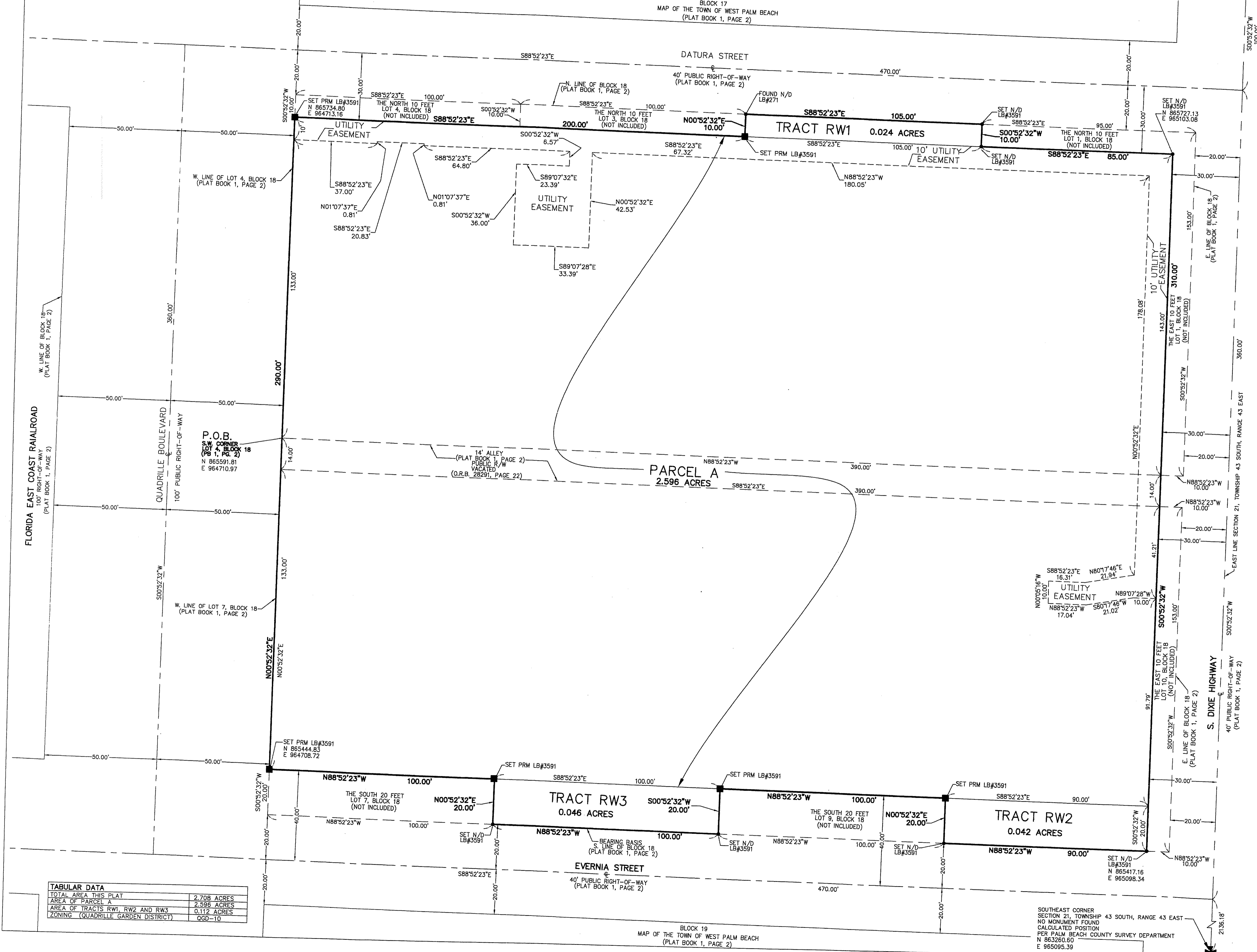
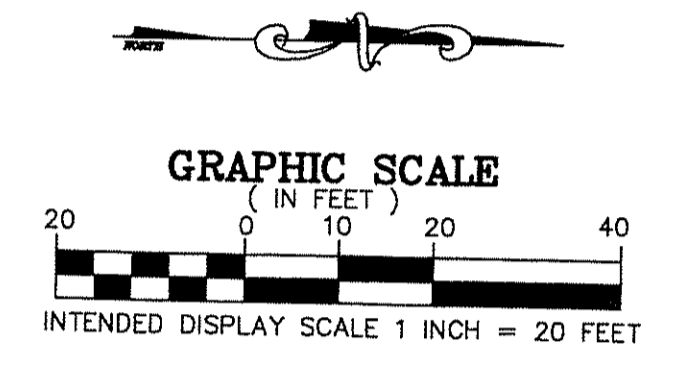
A PORTION OF BLOCK 18, MAP OF THE TOWN OF WEST PALM BEACH
AS RECORDED IN PLAT BOOK 1, PAGE 2 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
LYING IN SECTION 21, TOWNSHIP 43 SOUTH, RANGE 43 EAST, WEST PALM BEACH,
PALM BEACH COUNTY, FLORIDA.

EAST 1/4 CORNER
SECTION 21, TOWNSHIP 43 SOUTH, RANGE 43 EAST
NO MONUMENT FOUND
CALCULATED POSITION
PER PALM BEACH COUNTY SURVEY DEPARTMENT
N 865856.52
E 965135.06

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STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 201____ AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____
SHARON R. BOCK
CLERK AND COMPTROLLER
BY: _____
DEPUTY CLERK

SHEET 2 OF 2



TABULAR DATA

TOTAL AREA THIS PLAT	2.708 ACRES
AREA OF PARCEL A	2.596 ACRES
AREA OF TRACTS RW1, RW2 AND RW3	0.112 ACRES
ZONING (QUADRILLE GARDEN DISTRICT)	G60-10

- LEGEND ABBREVIATIONS**
- PRM - PERMANENT REFERENCE MONUMENT
 - 4"x4" CONCRETE MONUMENT WITH ALUMINUM DISK STAMPED PRM LB 3591
 - SET NAIL & DISK LB#3591 STAMPED PRM
 - ⊙ CENTERLINE
 - LB LICENSED BUSINESS
 - PG(S) PAGE(S)
 - (P1) PLAT BOOK 5, PAGE 58
 - (P2) PLAT BOOK 94, PAGES 193-195
 - R/W RIGHT-OF-WAY

NOTES
COORDINATES, BEARINGS AND DISTANCES
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
ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000245
SCALE FACTOR = GRID DISTANCE
BEARINGS AS SHOWN HEREON ARE GRID DATUM
NAD 83 1990 ADJUSTMENT, FLORIDA EAST ZONE.

BLOCK 11
MAP OF THE TOWN OF WEST PALM BEACH
(PLAT BOOK 1, PAGE 2)

SOUTHEAST CORNER
SECTION 21, TOWNSHIP 43 SOUTH, RANGE 43 EAST
NO MONUMENT FOUND
CALCULATED POSITION
PER PALM BEACH COUNTY SURVEY DEPARTMENT
N 863260.60
E 965095.39

BLOCK 19
MAP OF THE TOWN OF WEST PALM BEACH
(PLAT BOOK 1, PAGE 2)