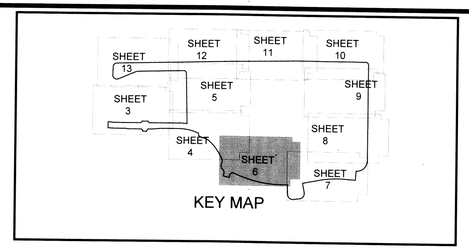
NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

TOWN CENTER PARKWAY NORTH

BEING A PLAT OF A PORTION OF
SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST,
AND SECTION 1, TOWNSHIP 43 SOUTH, RANGE 40 EAST,
CITY OF WESTLAKE, FLORIDA



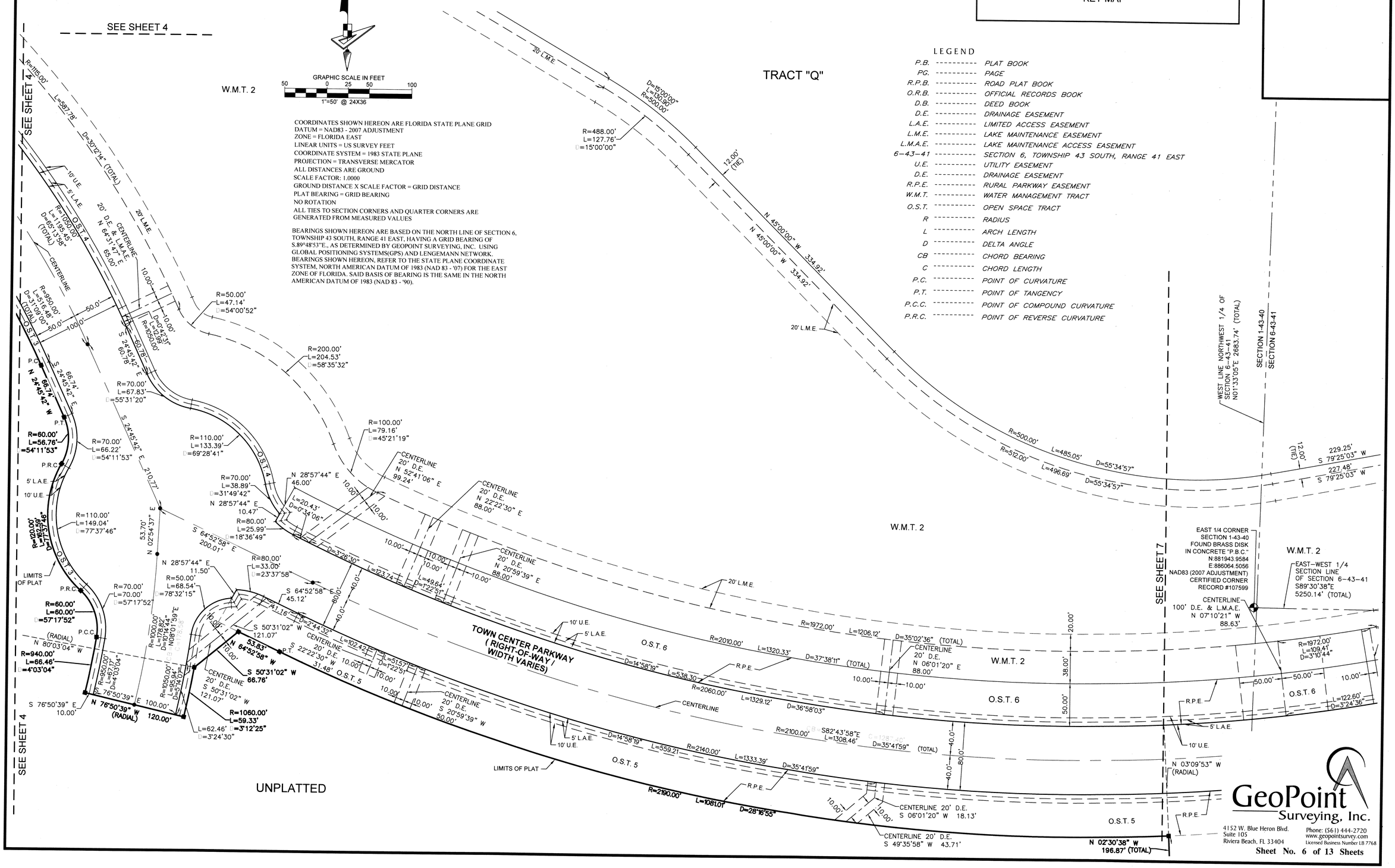
GRAPHIC SCALE IN FEET
50 0 25 50 100
1"=50' @ 24X36

COORDINATES SHOWN HEREON ARE FLORIDA STATE PLANE GRID
DATUM = NAD83 - 2007 ADJUSTMENT
ZONE = FLORIDA EAST
LINEAR UNITS = US SURVEY FEET
COORDINATE SYSTEM = 1983 STATE PLANE
PROJECTION = TRANSVERSE MERCATOR
ALL DISTANCES ARE GROUND
SCALE FACTOR: 1.0000
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
PLAT BEARING = GRID BEARING
NO ROTATION
ALL TIES TO SECTION CORNERS AND QUARTER CORNERS ARE GENERATED FROM MEASURED VALUES

BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST, HAVING A GRID BEARING OF S.89°48'53"E., AS DETERMINED BY GEOPOINT SURVEYING, INC. USING GLOBAL POSITIONING SYSTEMS(GPS) AND LENGEMANN NETWORK. BEARINGS SHOWN HEREON, REFER TO THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983 (NAD 83 - '07) FOR THE EAST ZONE OF FLORIDA. SAID BASIS OF BEARING IS THE SAME IN THE NORTH AMERICAN DATUM OF 1983 (NAD 83 - '90).

LEGEND

P.B.	----------	PLAT BOOK
PG.	----------	PAGE
R.P.B.	----------	ROAD PLAT BOOK
O.R.B.	----------	OFFICIAL RECORDS BOOK
D.B.	----------	DEED BOOK
D.E.	----------	DRAINAGE EASEMENT
L.A.E.	----------	LIMITED ACCESS EASEMENT
L.M.E.	----------	LAKE MAINTENANCE EASEMENT
L.M.A.E.	----------	LAKE MAINTENANCE ACCESS EASEMENT
6-43-41	----------	SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST
U.E.	----------	UTILITY EASEMENT
D.E.	----------	DRAINAGE EASEMENT
R.P.E.	----------	RURAL PARKWAY EASEMENT
W.M.T.	----------	WATER MANAGEMENT TRACT
O.S.T.	----------	OPEN SPACE TRACT
R	----------	RADIUS
L	----------	ARCH LENGTH
D	----------	DELTA ANGLE
CB	----------	CHORD BEARING
C	----------	CHORD LENGTH
P.C.	----------	POINT OF CURVATURE
P.T.	----------	POINT OF TANGENCY
P.C.C.	----------	POINT OF COMPOUND CURVATURE
P.R.C.	----------	POINT OF REVERSE CURVATURE



GeoPoint Surveying, Inc.
4152 W. Blue Heron Blvd.
Suite 105
Riviera Beach, FL 33404
Phone: (561) 444-2720
www.geopointsurvey.com
Licensed Business Number LB 7768