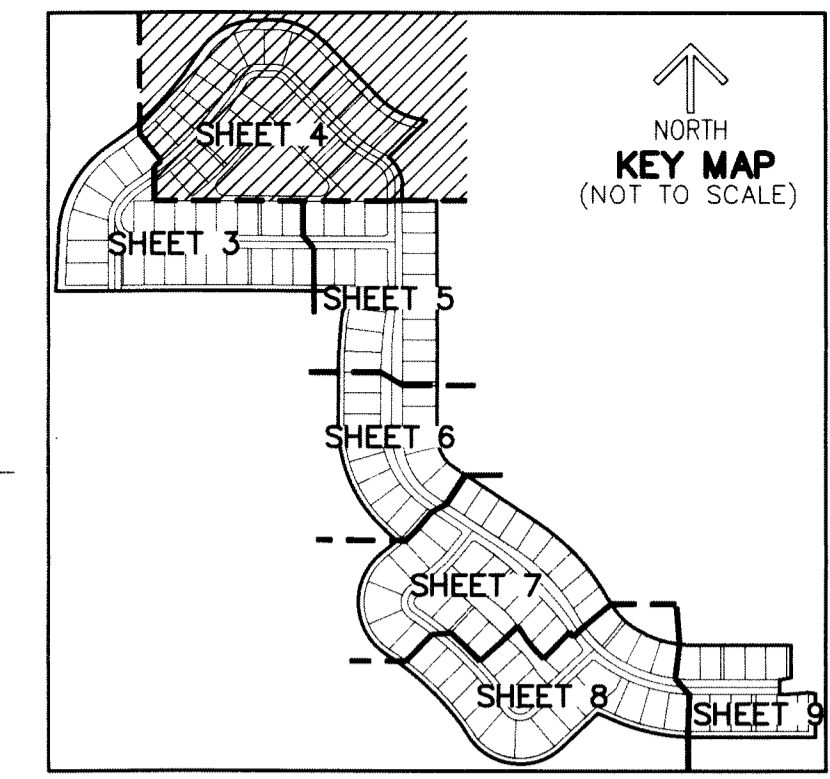


THIS INSTRUMENT PREPARED BY  
 RONNIE L. FURNISS  
 OF  
**CAULFIELD and WHEELER, INC.**  
 SURVEYORS - ENGINEERS - PLANNERS  
 7900 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33434 - (561)392-1991  
 CERTIFICATE OF AUTHORIZATION NO. LB3591  
 SEPTEMBER 2022

# PANTHER NATIONAL AT AVENIR POD 12

A REPLAT OF A PORTION OF TRACT 1, PANTHER NATIONAL AT AVENIR, AS RECORDED IN  
 PLAT BOOK 134, PAGE 18 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,  
 LYING IN SECTIONS 8 AND 9, TOWNSHIP 42 SOUTH, RANGE 41 EAST,  
 CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.



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SHEET 4 OF 9

SOUTH LINE OF SECTION 5-42-41  
 NORTH LINE OF SECTION 8-42-41

89°30'37"E 2841.24'  
 (BEARING BASIS)

R=300.00' Δ=57°23'41" L=300.52'  
 CB=N60°40'49"E CD=288.11'

TRACT O-5  
 100,966 SQ FT

TRACT O-1  
 29,042 SQ FT

TRACT R  
 497,746 SQ FT

TRACT O-3  
 26,609 SQ FT

TRACT LM  
 26,609 SQ FT

TRACT W  
 89,917 SQ FT

TRACT O-2  
 3,000 SQ FT

TRACT R  
 497,746 SQ FT

TRACT O-5  
 100,966 SQ FT

TRACT O-14  
 24,149 SQ FT

TRACT LM  
 26,609 SQ FT

TRACT O-5  
 100,966 SQ FT

TRACT O-5  
 100,966 SQ FT

TRACT O-5  
 100,966 SQ FT

TRACT O-5  
 100,966 SQ FT

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 100,966 SQ FT

TRACT O-5  
 100,966 SQ FT

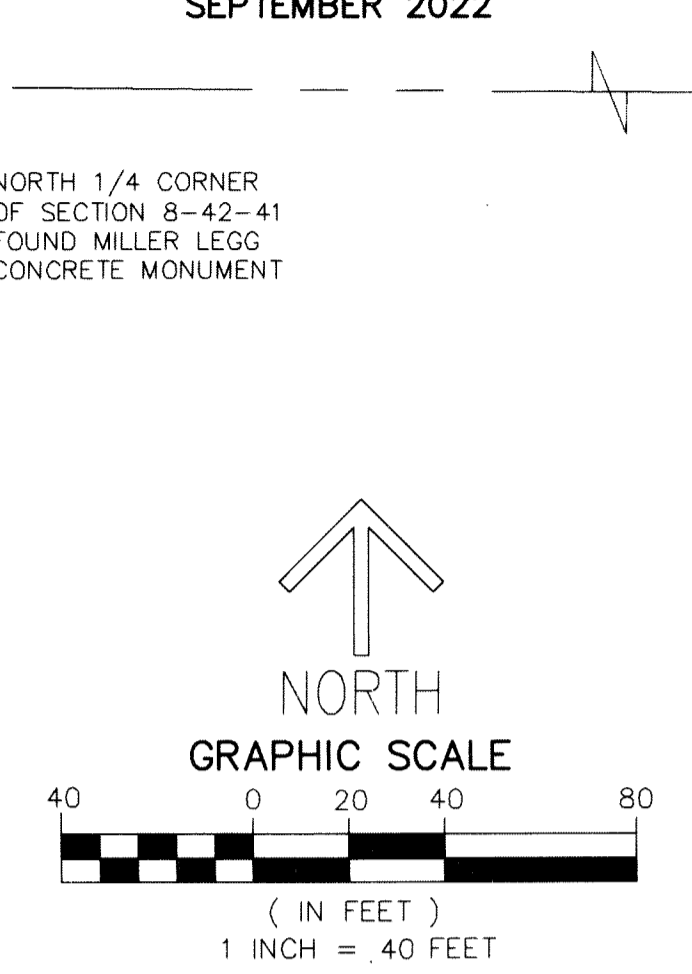
TRACT O-5  
 100,966 SQ FT

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 100,966 SQ FT

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TRACT O-5  
 100,966 SQ FT

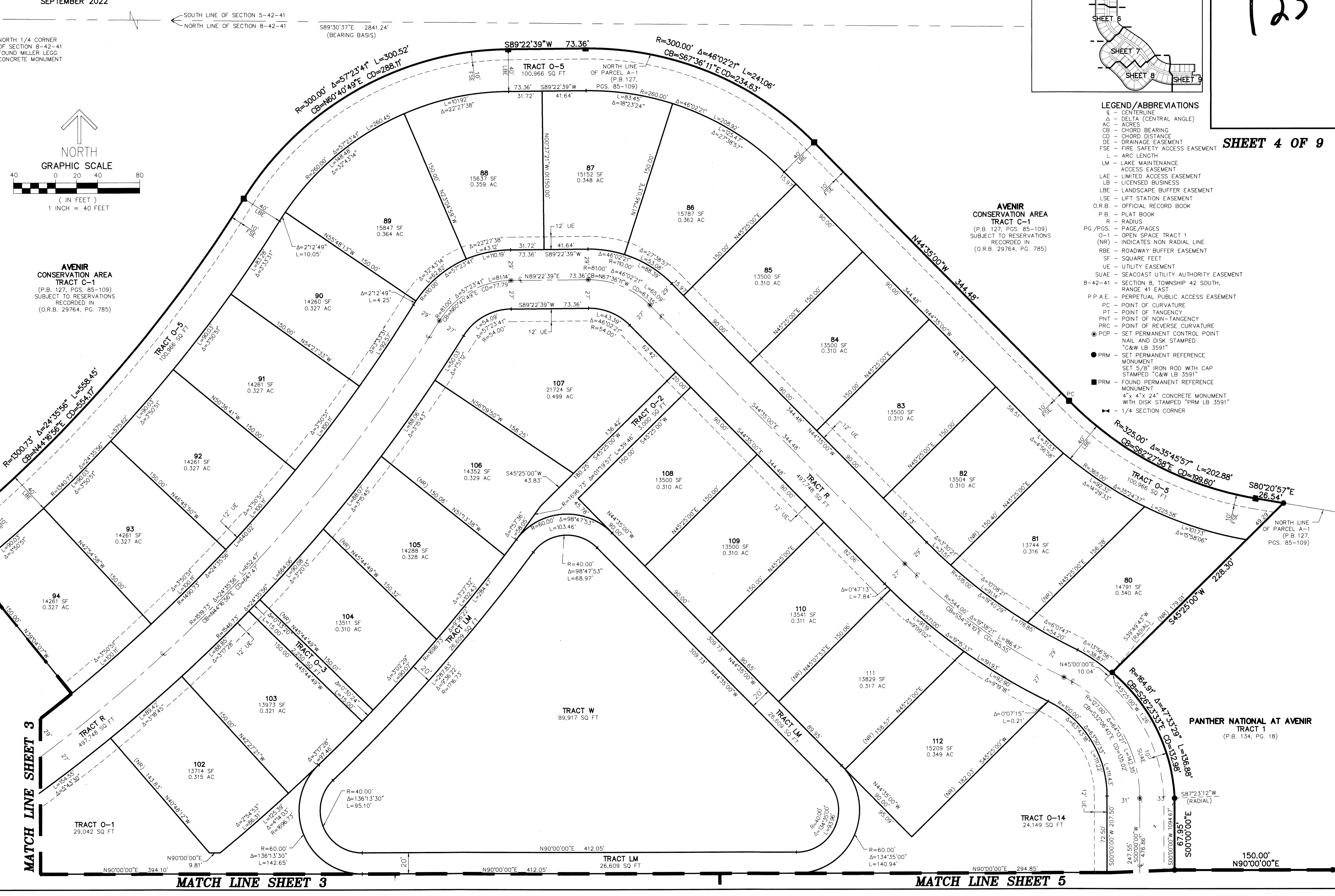
TRACT O-5  
 100,966 SQ FT



AVENIR CONSERVATION AREA  
 TRACT C-1  
 (P.B. 127, PGS. 85-109)  
 SUBJECT TO RESERVATIONS  
 RECORDED IN  
 (O.R.B. 29764, PG. 785)

AVENIR CONSERVATION AREA  
 TRACT C-1  
 (P.B. 127, PGS. 85-109)  
 SUBJECT TO RESERVATIONS  
 RECORDED IN  
 (O.R.B. 29764, PG. 785)

- LEGEND/ABBREVIATIONS**
- Δ - DELTA (CENTRAL ANGLE)
  - AC - ACRES
  - CB - CHORD BEARING
  - CD - CHORD DISTANCE
  - DE - DRAINAGE EASEMENT
  - FSE - FIRE SAFETY ACCESS EASEMENT
  - L - ARC LENGTH
  - LM - LAKE MAINTENANCE ACCESS EASEMENT
  - LAE - LIMITED ACCESS EASEMENT
  - LB - LICENSED BUSINESS
  - LBE - LANDSCAPE BUFFER EASEMENT
  - LSE - LIFT STATION EASEMENT
  - O.R.B. - OFFICIAL RECORD BOOK
  - P.B. - PLAT BOOK
  - R - RADIUS
  - PG./PGS. - PAGE/PAGES
  - O-1 - OPEN SPACE TRACT 1
  - (NR) - INDICATES NON RADIAL LINE
  - RBE - ROADWAY BUFFER EASEMENT
  - SF - SQUARE FEET
  - UE - UTILITY EASEMENT
  - SUAE - SEACOAST UTILITY AUTHORITY EASEMENT
  - 8-42-41 - SECTION 8, TOWNSHIP 42 SOUTH, RANGE 41 EAST
  - P.P.A.E. - PERPETUAL PUBLIC ACCESS EASEMENT
  - PC - POINT OF CURVATURE
  - PT - POINT OF TANGENCY
  - PNT - POINT OF NON-TANGENCY
  - PRC - POINT OF REVERSE CURVATURE
  - PCP - SET PERMANENT CONTROL POINT NAIL AND DISK STAMPED "C&W LB 3591"
  - PRM - SET PERMANENT REFERENCE MONUMENT SET 5/8" IRON ROD WITH CAP STAMPED "C&W LB 3591"
  - PRM - FOUND PERMANENT REFERENCE MONUMENT 4" x 4" x 24" CONCRETE MONUMENT WITH DISK STAMPED "PRM LB 3591"
  - ✶ - 1/4 SECTION CORNER



MATCH LINE SHEET 3

MATCH LINE SHEET 5