0217-015

BREAKERS WEST PLAT NO. 18

"PART OF A PLANNED UNIT DEVELOPMENT"

SITUATE IN SECTIONS 29 AND 30, TOWNSHIP 43 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA
BEING A REPLAT OF A PORTION OF TRACTS 1, 4, AND 5, BLOCK 1, AND TRACTS 2, 3, 4, AND 10, BLOCK 2, OF "PALM BEACH FARMS COMPANY PLAT NO. 3" (P.B. 2, PGS. 45-54) AND A PORTION OF LOTS 4, 5, 6, AND 7, BLOCK 1, "PALM BEACH FARMS COMPANY PLAT NO. 9" (P.B. 5, PG. 58)

, 1990 SHEET 6 OF 8

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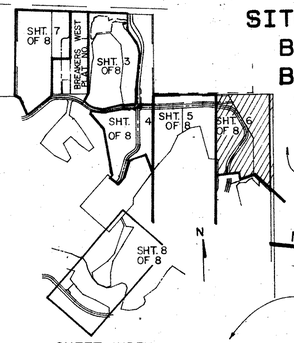
STATE OF FLORIDA
COUNTY OF PALM BEACH

THIS PLAT WAS FILED FOR RECORD _____
THIS _____ DAY OF _____
AD, 19 _____ AND DULY RECORDED
IN PLAT BOOK _____ ON PAGES
_____ AND _____,
_____,

JOHN B. DUNKLE, CLERK
BY: _____, D.C.

CIRCUIT COURT SEAL

SHEET INDEX
(NOT TO SCALE)



"PALM BEACH FARMS CO. PLAT NO. 3" (P.B. 2, PGS. 45-54)

MATCH LINE N00°32'19"E 257.66' MATCH LINE SEE SHEET 5 OF 8

TRACT 4 — N84°42'58"W — SET P.R.M. # 4567 — P.R.M. # 4567

TRACT E — TRACT 2 — TRACT H

20' MAINT. EASE.

TRACT H
WATER MANAGEMENT TRACT TO BE MAINTAINED BY BREAKERS WEST ASSOCIATION, INC.

BLOCK 2

0 15 35 60 120
SCALE IN FEET
1"= 60'

"BREAKERS WEST PLAT NO. 16" (P.B. 63, PGS. 166-168)

BREAKERS WEST BLVD.

TRACT A — L=299.18' — Δ=43°27'10" R=364.49' — L=276.43' — L=253.67'

S09°09'56"E 19.72'

S82°50'04"W 360.00' — S82°50'04"W 150.00' — S82°50'04"W 150.00'

BREAKERS WEST BLVD. — 350.88' — S36°17'14"W — 350.88'

L 10' U.E.

P.R.M. # 4567 — N07°09'56"W 112.57' — P.R.M. # 4567

S71°12'00"W 246.38'

TRACT E
RESERVED TO BE REPLATTED PRIOR TO DEVELOPMENT

PARCEL 3

TRACT A — L=150.98' — L=177.50' — Δ=50°52'39" R=200.00' — L=204.24' — L=27.33' — Δ=18°01'03" — 135.64' — 20' MAINT. EASE. — 207.75'

L 10' U.E. — 258.14' — S29°56'49"E — 258.14' — N29°56'49"W 832.17'

30' — L=196.52' — 30' — Δ=66°14'03" R=200.00' — L=231.20' — L=265.88' — 230.64'

TRACT F
RESERVED TO BE REPLATTED PRIOR TO DEVELOPMENT

"BREAKERS WEST PLAT NO. 2" (P.B. 36, PGS. 31-35) "O-S" TRACT 3

TRACT E (P.B. 63, PGS. (166-168)) — 20' U.E.

50' D.E. (P.B. 36, PGS. 31-35)

N45°58'33"W 356.05'

SET P.R.M. # 4567 — N00°02'11"E 606.75'

TRACT G
RESERVED TO BE REPLATTED PRIOR TO DEVELOPMENT

NORTH LINE TR. 4, BLK 2 (PB. 2, PGS. 45-54) — 30' P.B.F.Co. R.O.W. (PB. 2, PGS. 45-54) (ABAN. O.R.B. 590, PG. 134) — SOUTH LINE TR. 2, BLK. 2 (PB. 2, PGS. 45-54)

0217-015
Pet 73-219

P.O.B. PARCEL 3
MOST NORTHEASTERLY CORNER
"BREAKERS WEST PLAT NO. 16"
(P.B. 63, PGS. 166-168)

N45°58'33"W 2780' — NOD°POINT E

FND. P.R.M. # 1413 — SET P.R.M. # 4567 — 774.63' — 5.00' L.A.E. — SET P.R.M. # 4567 — 14029' — S00°02'11"W 1574.63' — 659.71' — 5.00' L.A.E. — SET P.R.M. #4567

P.O.C. PARCEL 3
NORTHEAST CORNER "O-S" TRACT 3, "BREAKERS WEST PLAT NO. 2" (P.B. 36, PGS. 31-35)

EAST LINE TRACT 4, BLOCK 2 — SANSBURY'S WAY (120' R.O.W.) (ULTIMATE) — 20' R.O.W. (O.R.B. 4723, PG. 1638) — FOUND CONC. MON. 0.21'S, 0.36'E

N89°56'42"W 70.00' — 50' R.O.W. (O.R.B. 2615, PG. 510) — EAST LINE TRACT 2, BLOCK 2

30' P.B.F.C. R.O.W. (P.B. 2, PGS. 45-54) — 70.00'

"PALM BEACH FARMS CO. PLAT NO. 3" (P.B. 2, PGS. 45-54)

BLOCK 2 — TRACT 1 — TRACT 5

FOUND IRON ROD W/CAP "L.B.#4569". 0.25' N, 0.00' E

"PALM BEACH FARMS CO. PLAT NO. 9" (P.B. 5, PG. 58)

S89°56'49"E 1909.63'

990.21' — 995.00' — P.R.M. N 4567 — 247.37' — 412.77' — 655.35' — 259.28' — 30' P.B.F.Co. R.O.W.(P.B. 5, PG. 58)

EAST 1/2 LOT 9 — WEST 1/2 LOT 10 — EAST 1/2 LOT 10

67/192

STANLEY CONSULTANTS OF FLORIDA, INC.	
ENGINEERS • PLANNERS • SURVEYORS 2000 LOMBARD STREET, WEST PALM BEACH, FL 33407	(407) 842-7444
DRAWN J.C.F.	DATE JULY, 1989
CHECKED R.K.	SCALE 1"=60'
DRAWING NO. 10052DPLAT D-12	BREAKERS WEST PLAT NO. 18 A PART OF BREAKERS WEST P.U.D.

TAZ 811

BOOK 63 PAGE 168 — PLAT BOOK 63 PAGES 166-168 — SHEET 1 OF 2 SHEETS — SUBDIVISION OF BREAKERS WEST PLAT NO. 16 — PLAT BOOK 63 PAGES 166-168 — PALM BEACH COUNTY, FLORIDA — SURVEYOR'S SEAL — STATE OF FLORIDA — NO. 2058334 — STATE OF FLORIDA