

CHARLESTON SQUARE SHOPPING CENTER

5000-349

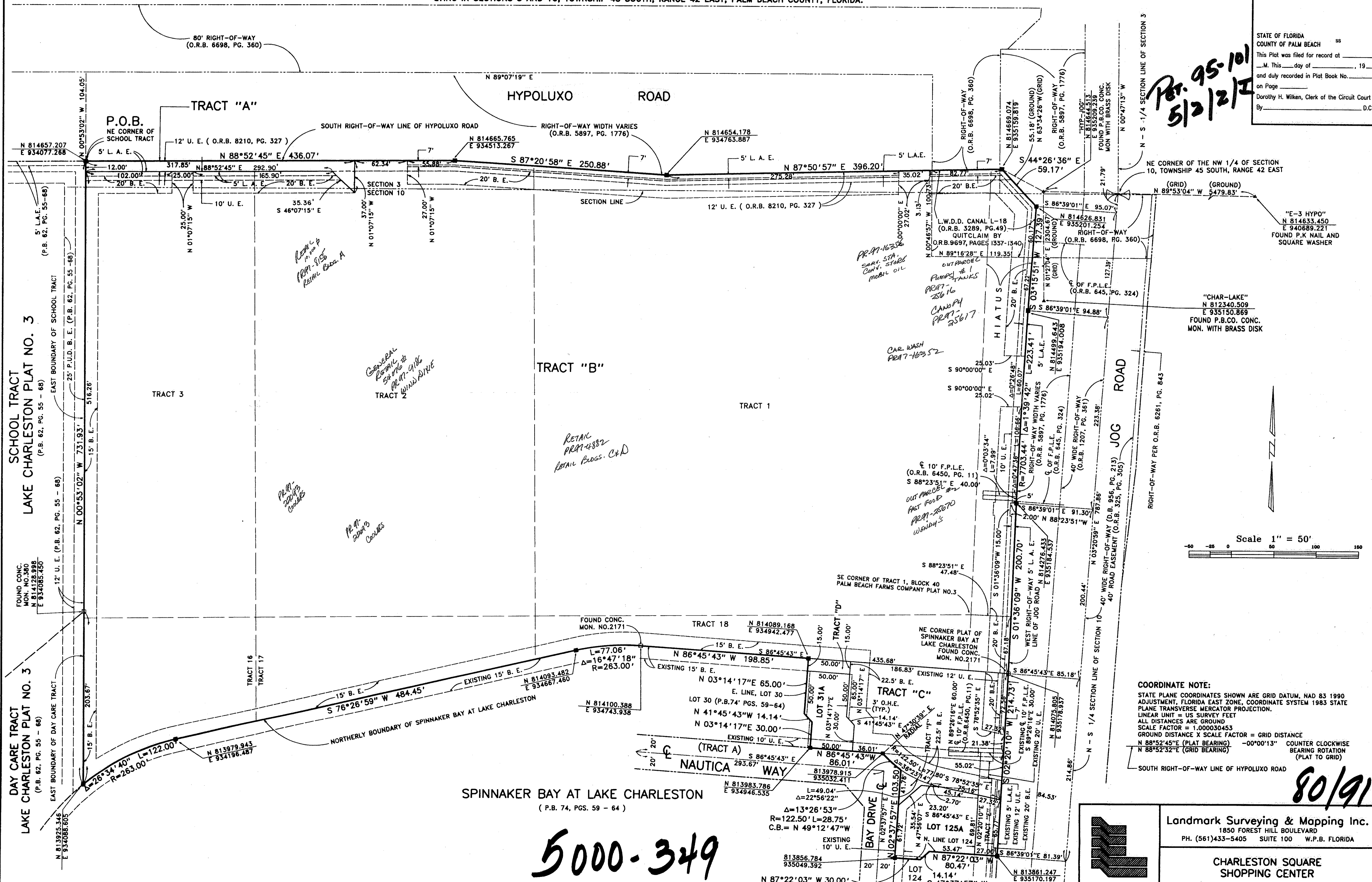
SHEET 3 OF 3

91

BEING A REPLAT OF A PORTION OF TRACTS 1, 2, 3, 16, 17 AND 18, BLOCK 40 AND A PORTION OF THE HIATUS LYING BETWEEN THE NORTH-SOUTH QUARTER SECTION LINE OF SECTIONS 3 AND 10, TOWNSHIP 45 SOUTH, RANGE 42 EAST AND THE EAST LINE OF SAID BLOCK 40, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND A REPLAT OF ALL OF LOTS 31, 32, 33, 34, 125 AND TRACT D AND A PORTION OF TRACTS A AND O-3, SPINNAKER BAY AT LAKE CHARLESTON AS RECORDED IN PLAT BOOK 74, PAGES 59 THROUGH 64, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
 LYING IN SECTIONS 3 AND 10, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

STATE OF FLORIDA
 COUNTY OF PALM BEACH
 This Plat was filed for record at _____
 M. This day of _____, 19____
 and duly recorded in Plat Book No. _____
 on Page _____
 Dorothy H. Wilken, Clerk of the Circuit Court
 By _____ D.C.

*Per. 95-101
 5/2/21*



SCHOOL TRACT
 LAKE CHARLESTON PLAT NO. 3
 (P.B. 62, PG. 55 - 66)

DAY CARE TRACT
 LAKE CHARLESTON PLAT NO. 3
 (P.B. 62, PG. 55 - 66)

SPINNAKER BAY AT LAKE CHARLESTON
 (P.B. 74, PGS. 59 - 64)

COORDINATE NOTE:
 STATE PLANE COORDINATES SHOWN ARE GRID DATUM, MAD 83 1990 ADJUSTMENT, FLORIDA EAST ZONE, COORDINATE SYSTEM 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION.
 LINEAR UNIT = US SURVEY FEET
 ALL DISTANCES ARE GROUND
 SCALE FACTOR = 1.00003453
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 N 88°52'45"E (PLAT BEARING) -00°00'13" COUNTER CLOCKWISE BEARING ROTATION (PLAT TO GRID)
 N 88°52'32"E (GRID BEARING)

Landmark Surveying & Mapping Inc.
 1850 FOREST HILL BOULEVARD
 PH. (561) 433-5405 SUITE 100 W.P.B. FLORIDA

CHARLESTON SQUARE SHOPPING CENTER

5000-349

80/91

Handwritten notes:
 SUBDIVISION & SHOPPING CENTER
 BLOCK 40
 FLOOR MAP # 170A
 PLATTED ZONE B
 ZONING MAP
 CURB # 34
 ZIP CODE 33443