PL CFN # 20260088452 BK: 141 PG: 30

CANTER

A REPLAT OF A PORTION OF TRACT "A", ST. THERESE DE LISIEUX, RECORDED IN PLAT BOOK 97, PAGES 185 AND 186 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
LYING IN SECTION 26, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA

30

SHEET 3 OF 6

PARCEL A
ST. THERESE DE LISIEUX REPLAT
(P.B. 140, PGS. 40-42)

S88°27'36"E 1201.92'

NORTH

N04°41'07"E 803.47'

TRACT OS1
(26,673 SF)

TRACT RW
(4,975 SF)

TRACT R
STONE CANTER TRAIL
(VARIABLE WIDTH, PRIVATE STREET)
(139,845 SF)

15' CANAL MAINTENANCE EASEMENT
5' LAE
20' LBE
NORTH LINE OF THE SOUTH 802.26 FEET OF TRACT "A" ST. THERESE DE LISIEUX (P.B. 97, PGS. 185-186)
S88°27'36"E 245.20'
10' UE

DETAIL "A"
(NOT TO SCALE)

SEE DETAIL "A"
SEE DETAIL "B"
FOR SIDEWALK EASEMENT

SET PRM
8' SIDEWALK EASEMENT
S04°41'07"W 22.07'
S04°41'07"W 23.14'
L=61.68'
Δ=19°29'20"
R=181.34'
N85°18'53"W 8.83'
R=120.78'
Δ=93°06'01"
R=73.66'
S88°27'36"E 165.49'
S04°41'07"W 84.97'
S42°41'40"E 197.85'
S14°09'01"W (RADIAL)
R=86.34'
Δ=34°45'19"
L=52.37'
R=86.66'
Δ=31°32'48"
L=47.80'
R=36.34'
Δ=29°56'48"
L=18.99'
S42°41'40"E 74.27'
S04°32'23"W 25.24'
S00°32'23"W 21.87'
N04°33'46"E 77.27'
S04°41'07"W 140.64'
S68°49'51"E (RADIAL)
S10°01'15"E 26.45'
3.45'
R=95.00'
Δ=42°37'13"
L=70.67'
CB=N25°59'44"E
CD=69.08'
R=70.00'
Δ=42°37'13"
L=52.07'
S16°59'47"E 135.64'
132.69'
S47°22'03"E 13.24'
Δ=40°28'49"
L=33.91'
OVERALL TRACT F
S85°18'53"E 70.50'
S85°18'53"E 75.52'
Δ=17°58'47"
DE DIMENSION
L=15.06'
L=12.16'
Δ=86°51'07"
R=48.00'
Δ=1°15'45"
L=1.06' DE TIE
N69°56'42"W
(NR) 5.45'
Δ=27°03'33"
L=22.67'
S17°18'45"E (RADIAL)
L=39.48'
Δ=18°51'09"
R=120.00'
N42°41'40"W 46.65'
S75°00'12"E 26.72'
N04°41'07"E 104.31'
45.72'

KEY MAP
(NOT TO SCALE)
SHEET 3
SHEET 4
SHEET 6
SHEET 5

LEGEND/ABBREVIATIONS

P.O.B. – POINT OF BEGINNING
℄ – CENTERLINE
Δ – DELTA (CENTRAL ANGLE)
R – RADIUS
L – ARC LENGTH
CB – CHORD BEARING
CD – CHORD DISTANCE
DE – DRAINAGE EASEMENT
LE – LAKE EASEMENT
UE – UTILITY EASEMENT
WSE – WATER AND SEWER EASEMENT
LSE – LIFT STATION EASEMENT
LME – LAKE MAINTENANCE EASEMENT
LMAE – LAKE MAINTENANCE ACCESS EASEMENT
LBE (L.B.) – LANDSCAPE BUFFER EASEMENT
LAE – LIMITED ACCESS EASEMENT
LB – LICENSED BUSINESS

O.R.B. – OFFICIAL RECORDS BOOK
P.B. – PLAT BOOK
PG(S). – PAGE(S)
(NR) – INDICATES NON-RADIAL LINE
SF – SQUARE FEET
PRM – PERMANENT REFERENCE MONUMENT
■ PRM – DENOTES SET PERMANENT REFERENCE MONUMENT 5/8" IRON ROD WITH CAP STAMPED "PRM C&W LB#3591" UNLESS OTHERWISE NOTED.
◉PCP – DENOTES PERMANENT CONTROL POINT NAIL AND METAL DISK STAMPED "PCP LB3591"

DETAIL "B"
FOR SIDEWALK EASEMENT
S88°27'36"E 23.03'
R=25.00'
Δ=69°36'14"
L=30.37'
8' SIDEWALK EASEMENT
R=33.00'
Δ=47°54'31"
L=27.59'
R=5.00'
Δ=72°56'43"
L=6.37'

DETAIL "C"
FOR SIDEWALK EASEMENT
R=86.34'
Δ=13°51'16"
L=20.88'
R=25.00'
Δ=56°49'51"
L=24.80'
N77°30'40"E 3.84'
R=35.00'
Δ=72°49'33"
L=44.49'

PARCEL A
ST. THERESE DE LISIEUX REPLAT
(P.B. 140, PGS. 40-42)
NOT A PART OF THIS PLAT

S88°27'36"E 1201.92'

20' EMERGENCY ACCESS EASEMENT
(ORB. 36262, PG. 1847)

TRACT OS1
(26,673 SF)

TRACT OS2
(103,584 SF)

TRACT OS3
(3,400 SF)

TRACT R
GOLDEN FIELD CIRCLE
(50' PRIVATE STREET)
(139,845 SF)

TRACT F
(20,123 SF)

TRACT W
(159,846 SF)

TRACT R
SUNSET PASTURE DRIVE
(50' PRIVATE STREET)
(139,845 SF)

TRACT RW
(4,975 SF)

TRACT "C-1"
(P.B. 97, PG. 185)
WIDTH VARIES

120TH AVENUE SOUTH
50' ACME DAIRY DISTRICT CANAL R/W
(O.R.B. 1921, PAGE 1331)

CANAL C-2
PART OF THIS PLAT
NOT A PART OF THIS PLAT

WEST LINE OF TRACT "A" ST. THERESE DE LISIEUX (P.B. 97, PGS. 185-186)

1 (11,940 SF)
2 (10,350 SF)
3 (10,350 SF)
4 (10,350 SF)
5 (10,350 SF)
6 (11,482 SF)
7 (13,667 SF)
25 (14,581 SF)
26 (11,477 SF)
27 (10,350 SF)
28 (10,350 SF)
29 (10,350 SF)
30 (10,350 SF)
31 (10,391 SF)
41 (10,350 SF)
42 (11,878 SF)

S88°27'36"E 596.76' (TOTAL)
S88°27'36"E 387.73'
S88°27'36"E 276.22'
N88°27'36"W 286.00'

MATCHLINE SEE SHEET 4
MATCHLINE SEE SHEET 6
MATCHLINE SEE SHEET 6

THIS INSTRUMENT PREPARED BY
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CERTIFICATE OF AUTHORIZATION NO. LB3591
NOVEMBER – 2026

NORTH
GRAPHIC SCALE
(IN FEET)
30 0 15 30 60
INTENDED DISPLAY SCALE 1 INCH = 30 FEET