5513-001

NAPLETON KIA

Lying in Section 19, Township 42 South, Range 43 East, Palm Beach County, Florida.

21

SHEET 2 OF 3

N

W E

S

NOT PLATTED

30' R/W DEED (O.R.B. 2018, PG. 1746)

SILVERTHORNE DRIVE

NOT PLATTED

NORTH R/W LINE LAKE PARK WEST ROAD (NORTHLAKE BOULEVARD)

NORTHWEST CORNER SECTION 19/42/43 (P.B.C. BRASS DISK) NOT RECOVERED N: 900701.888 E: 950293.353

N88°27'27"W 2667.25' (GRID)
N88°27'22"W 2667.13' (GROUND)

1671.35'

75' R/W DEED (O.R.B. 2018, PG. 1746)

(F.K.A. LAKE PARK WEST ROAD)
(ALSO KNOWN AS COUNTY ROAD 809A)

℄ NORTHLAKE BOULEVARD (S.R. 850) (PUBLIC)
(150' R/W, STATE OF FLORIDA STATE ROAD DEPARTMENT RIGHT OF WAY MAP, SECTION NUMBER 9375-109, STATE ROAD 809, R.P.B. 1, PG. 148)

489.18'

N. LINE WARRANTY DEED FOR ADDITIONAL R/W (O.R.B. 9181, PG. 169)

663.56'

NORTH LINE, NE QUARTER, NW QUARTER, SECTION 19/42/43

174.91'

P.O.C.
NORTH 1/4 CORNER SECTION 19/42/43 (P.B.C. BRASS DISK, RECOVERED 8/3/2000) N: 900630.090 E: 952959.635

N88°27'22"W 331.69'

FOUND 5/8" STEEL ROD & CAP "LB #3505". PULLED & REPLACED WITH 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "P.R.M. LB #4569"

S43°28'22"E 35.35'

NE CORNER (O.R.B. 9181, PG. 169)

SOUTH R/W LINE LAKE PARK WEST ROAD (NORTHLAKE BOULEVARD) (BASIS OF BEARINGS)

N88°27'22"W 149.96'

S01°30'38"W

75.00'

25'

N:900581.919
E:951962.153

SOUTH R/W LINE NORTHLAKE BOULEVARD (R.P.B. 1, PG. 148)

NW CORNER (O.R.B. 9181, PG. 169)

N:900568.751
E:952451.181

S01°30'38"W 24.99'

N. LINE WARRANTY DEED FOR ADDITIONAL R/W (O.R.B. 5599, PG. 1104)

FOUND 1/2" STEEL ROD & CAP, "GEE & JENSEN" & 5/8" STEEL ROD & CAP "LB #2171". PULLED & REPLACED BOTH WITH 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "P.R.M. LB #4569"

S88°27'22"E

181.20'
(NORTH LINE PARCEL 2)

489.18'

307.98'
(N. LINE PARCEL 1)

63.68'

S46°31'14"W 11.00'

17.93'

23.00'

S74°05'47"E 79.00'

ADDITIONAL R/W CONVEYED TO P.B.C. (O.R.B. 9181, PG. 169)

SW LINE (O.R.B. 9181, PG. 169)

P.O.B.
N:900543.096
E:952475.505

6' FPL EASEMENT (O.R.B. 2407, PG. 1296)

C/L 10' FPL EASEMENT (O.R.B. 9244, PG. 474)
S02°16'08"W 265.07'

S88°27'22"E 15.00'

S01°31'14"E 100.00'

S01°31'14"W 34.00'

S46°18'25"W 79.00'

SEE DETAIL "A" ON SHEET No. 3

C/L 12' S.U.A.W.&S.E. (O.R.B. 6404, PG. 825)

PARCEL 2

300.00'

N01°31'14"E 200.00'
(E. LINE PARCEL 2)

S01°30'38"W 121.60'

S01°30'38"W 182.00'

N:900421.533
E:952472.302

S05°11'45"W 11.78'

N:900409.801
E:952471.235

WEST R/W LYNDALL LANE (O.R.B. 5599, PG. 1104)

C/L 12' S.U.A.W.&S.E. (O.R.B. 6404, PG. 825)

N88°24'25"W 297.34'

S16°53'50"W 191.28'

3' FPL EASEMENT (O.R.B. 2407, PG. 1296)

32.27'

N:900322.457
E:952444.705

LYNDALL LANE (PUBLIC) (O.R.B. 5599, PG. 1104)

SET @ 2.0' OFFSET (TREE ON CORNER)

166.33'
S88°27'22"E

S43°32'53"E 14.00'

SEE DETAIL "B" ON SHEET No. 3

PARCEL 1

N88°32'53"W 26.00'

30.02'

56.00'

126.00'

S01°27'07"W

70.00'

S12°17'27"W

S10°16'50"W 193.98'

NOT PLATTED

NOT PLATTED

N01°32'46"E 1258.00'

C/L 12' S.U.A.W.&S.E. (O.R.B. 6404, PG. 825)

(SENIOR DEED) QUIT-CLAIM DEED (O.R.B. 6404, PG. 952) & WARRANTY DEED (O.R.B. 11454, PG. 220)

N:900131.582
E:952410.089

S01°31'30"W 23.14'

WEST R/W LYNDALL LANE (O.R.B. 5599, PG. 1104)

N:900112.985
E:952241.027

N88°27'22"W 168.50'

N:900108.449
E:952409.474

WEST LINE, EAST HALF, WEST HALF, NE QUARTER, NW QUARTER SECTION 19/42/43 AS DESCRIBED IN QUIT-CLAIM DEED O.R.B. 6404, PG. 952 & WARRANTY DEED O.R.B. 11454, PG. 220

958.00'
(W. LINE PARCEL 1)

S00°17'33"W 372.82'

EAST LINE, WEST 125', EAST HALF, EAST HALF, WEST HALF, NE QUARTER, NW QUARTER SECTION 19/42/43 "AS PRESENTLY OCCUPIED" PER QUIT-CLAIM DEED O.R.B. 6404, PG. 952 & WARRANTY DEED O.R.B. 11454, PG. 220

(SENIOR DEED) QUIT-CLAIM DEED (O.R.B. 6404, PG. 952) & WARRANTY DEED (O.R.B. 11454, PG. 220)

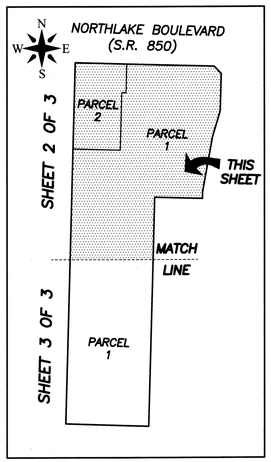
S01°31'14"W 798.06'

NOT PLATTED

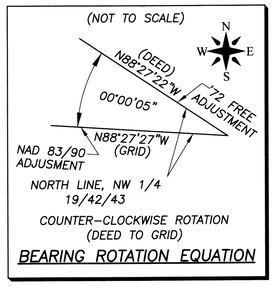
MATCH LINE
(SEE SHEET 3 OF 3)

SHEET INDEX

(SCALE: 1"=250')

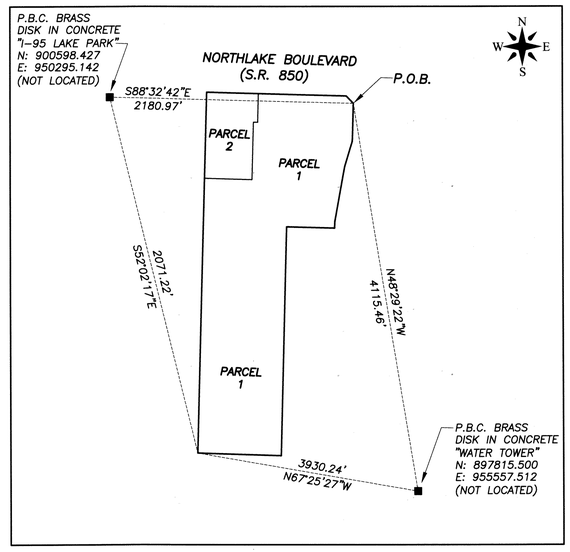


BEARING ROTATION EQUATION



DETAIL OF PLAT TIES TO P.B.C. CONTROL

(NOT TO SCALE)



ABBREVIATIONS/LEGEND

(C)	=	CALCULATED
℄, C/L	=	CENTERLINE
D.E.	=	DRAINAGE EASEMENT
F.K.A.	=	FORMERLY KNOWN AS
FPL	=	ACRONYM FOR "FLORIDA POWER & LIGHT"
L.A.E.	=	LIMITED ACCESS EASEMENT
LB	=	LICENSED BUSINESS
LS	=	LICENSED SURVEYOR
L.W.D.D.	=	LAKE WORTH DRAINAGE DISTRICT
N:	=	NORTHING (WHEN USED WITH COORDINATE)
E:	=	EASTING (WHEN USED WITH COORDINATE)
NAD	=	NORTH AMERICAN DATUM
N.T.S.	=	NOT TO SCALE
O.R.B.	=	OFFICIAL RECORDS BOOK
(P)	=	PLAT
P.B.	=	PLAT BOOK
P.B.C.	=	PALM BEACH COUNTY
PG.	=	PAGE
P.O.B.	=	POINT OF BEGINNING
P.O.C.	=	POINT OF COMMENCEMENT
P.R.M.	=	PERMANENT REFERENCE MONUMENT
R.P.B.	=	ROAD PLAT BOOK
R/W	=	RIGHT-OF-WAY
U.E.	=	UTILITY EASEMENT
S.R.	=	STATE ROAD
S.U.A.W.&S.E.	=	SEACOAST UTILITY AUTHORITY WATER & SEWER EASEMENT
-□-	=	SET 4"x4" CONCRETE MONUMENT WITH DISK STAMPED "P.R.M. LB #4569"
-■-	=	FOUND CONCRETE MONUMENT (AS NOTED)
-○-	=	SET 5/8" IRON ROD & CAP STAMPED "WALLACE LB #4569"
-◉-	=	SET MAG NAIL & DISK STAMPED "WALLACE LB #4569"
-⊙-	=	SET MAG NAIL & DISK STAMPED "P.R.M. LB #4569"

19/42/43 = SECTION 19, TOWNSHIP 42 SOUTH, RANGE 43 EAST

40 20 0 40 80 120

SCALE IN FEET

SCALE: 1"=40'

WALLACE SURVEYING CORP. LICENSED BUSINESS # 4909
5553 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 * (561) 640-4551

FIELD:	JOB No.: 88-1538.8	F.B. PG.
OFFICE: R.C.	DATE: FEBRUARY 2017	DWG. No.: 88-1538-2
C'K'D:	REF.: 88-1538-2.DWG	SHEET 2 OF 3