LOXAHATCHEE CLUB AT MAPLEWOOD PLAT No. 29 OF PHASE II

BEING A REPLAT OF LOT 24, AND A PORTION OF THE COMMON AREA,
AS SHOWN ON THE PLAT OF THE LOXAHATCHEE CLUB AT MAPLEWOOD PLAT No. 4 OF PHASE II,
RECORDED IN PLAT BOOK 52, PAGES 55 AND 56, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
LYING IN SECTION 11, TOWNSHIP 41 SOUTH, RANGE 42 EAST
TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA

SEPTEMBER 2020

118

SHEET 2 OF 2

NORTH RIGHT OF WAY LINE LOXAHATCHEE CLUB DRIVE 72' WIDE PLATTED RIGHT OF WAY LOXAHATCHEE CLUB AT MAPLEWOOD PLAT No. 1, PHASE II (PLAT BOOK 48, PAGES 131-134) 10'UTILITY EASEMENT (P.B. 52, PGS. 55-56) SOUTH RIGHT OF WAY LINE -(P.B. 52 PGS 55-56) N//°58'09"E 67.34" NORTHERLY LINE LOT 24 N77°58'09"E 62.00" N77° 58'09"E 67.34 THE LOXAHATCHEE CLUB AT MAPLEWOOD THE LOXAHATCHEE CLUB AT MAPLEWOOD LOT 25 PLAT No. 4 OF PHASE II PLAT No. 4 OF PHASE II ∕N77° 58'09"E 9.50" (P.B. 52, PGS. 55-56) (P.B. 52, PGS. 55-56) LOT 24A LOT 23 LOT 22 5,428 SQUARE FEET COMMON AREA (P.B. 52, PGS. 55-56) 0.125 ACRES WESTERLY LINE LOT 24 (P.B. 52, PGS. 55-56) -P.O.B. S.W. CORNER LOT 24 (P.B. 52 PGS. 55-56) SOUTHEAST CORNER *S77°58'09''W 62.00'* (P.B. 52 PGS. 55-56) R=19.00' SOUTHERLY LINE LOT 24-S77° 58'09"W 67.34' S77°58'09"W 67.34" 14.00' 10.00' 10.00' 14.00' COMMON AREA (P.B. 52, PGS. 55-56) REMAINDER NOT INCLUDED NORTHERLY RIGHT OF WAY LINE BIRKDALE LANE -FOUND PK NAIL & DISK "PCP LB *959" ._____N81° 36'36"E 94.95' 20' WIDE PLATTED RIGHT OF WAY S76°57'17''W 153.64'(C)(M) (PLAT BEARING BASE) (PLAT BOOK 52, PAGES 55 & 56) SOUTHERLY RIGHT OF WAY LINE

ABBREVIATIONS:

(C)	= CALCULATED
(M)	= MEASURED
D	= CURVE'S DELTA ANGLE
L	= CURVE'S ARC LENGTH
MON.	= MONUMENT
O.R.B.	= OFFICIAL RECORD BOOK
P.B.	= PLAT BOOK
PCP	= PERMANENT CONTROL POINT
PG.	= PAGE
PGS.	= PAGES
PRM	= PERMANENT REFERENCE MONUMEN
R	= CURVE'S RADIUS
W/	= WITH
0	= SET 5/8" IRON ROD WITH AN
	ALUMINUM CAP

LIDBERG LAND
RI
LB4431

	STAMPED P.R.M. LB #4431									
CAD.	K:\UST \ 114142 \ 52-55 \ 19-102-306 \ 19-102-306.DGN									
REF.										
FLD.	_	FB.	PG	•		JOB	19-102-306			
OFF.	CASASUS				_	DATE	JULY 2020			
CKD.	D.C.L.	SHEET	2	OF	2	DWG.	D19-102P			