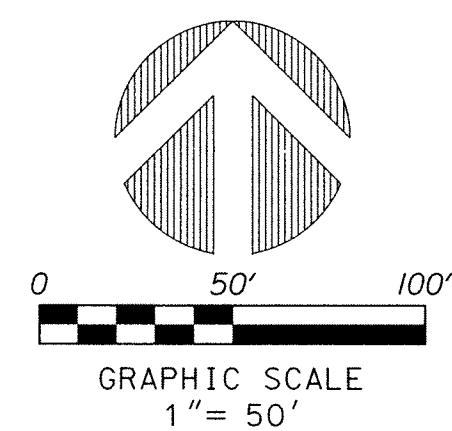


05201
PERIMETER
 SURVEYING & MAPPING
 Certificate of Authorization No. LB7264
 Prepared by: Jeff S. Hodapp, P.S.M.
 947 Clint Moore Road
 Boca Raton, Florida 33487
 Tel: (561) 241-9988
 Fax: (561) 241-5182



ELAN PALM RESERVE M.U.P.D.

A PORTION OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SECTION 1, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

ABBREVIATIONS:

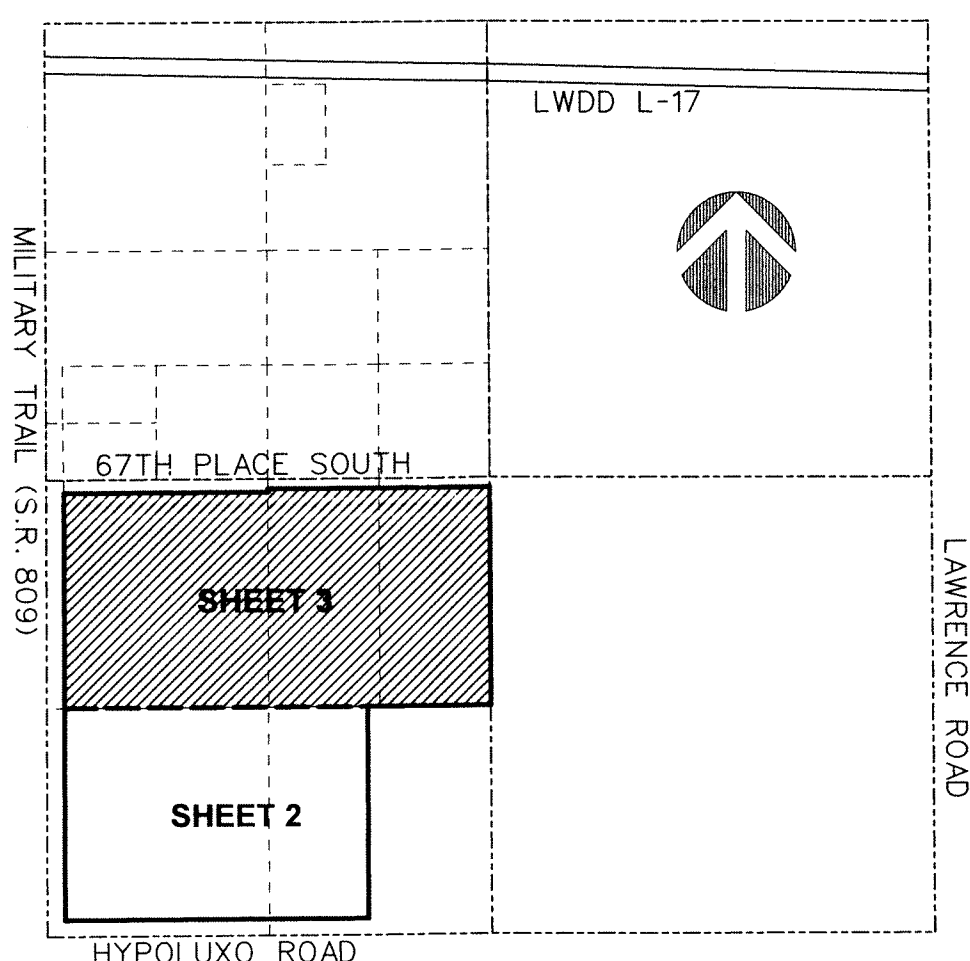
P.D.E.	PUBLIC DRAINAGE EASEMENT
COR.	CORNER
D.	DELTA (CENTRAL ANGLE)
D.E.	DRAINAGE EASEMENT
P.D.E.	PUBLIC DRAINAGE EASEMENT
F.P.L.	FLORIDA POWER AND LIGHT COMPANY
L.B.	LICENSED BUSINESS
L.B.E.	LANDSCAPE BUFFER EASEMENT
L.M.E.	LAKE MAINTENANCE EASEMENT
L.M.A.E.	LAKE MAINTENANCE ACCESS EASEMENT
L.S.	LICENSED SURVEYOR
L.S.E.	LIFT STATION EASEMENT
L.W.D.D.	LAKE WORTH DRAINAGE DISTRICT
MON.	MONUMENT
O.R.B.	OFFICIAL RECORDS BOOK
P.B.	PLAT BOOK
R.	RADIAL
L	ARC LENGTH
L (N.R.)	NON-RADIAL
(RAD.)	RADIAL
P.B.C.R.	PALM BEACH COUNTY RECORDS
P.B.C.U.E.	PALM BEACH COUNTY UTILITY EASEMENT
PG.	PAGE
PGS.	PAGES
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
P.P.M.	PERMANENT REFERENCE MONUMENT
P.S.M.	PROFESSIONAL SURVEYOR & MAPPER
P.U.D.	PLANNED UNIT DEVELOPMENT
R.A.S.	RESIDENTIAL ACCESS STREET
R.L.S.	REGISTERED LAND SURVEYOR
R/W	RIGHT-OF-WAY
SEC.	SECTION
U.E.	UTILITY EASEMENT
PC	POINT OF CURVATURE
PT	POINT OF TANGENCY
PC	POINT OF COMPOUND CURVATURE
NT	NON-TANGENT
D.B.	DEED BOOK
P.C.P.	PERMANENT CONTROL POINT

NOTES:
COORDINATES, BEARINGS AND DISTANCES

COORDINATES SHOWN ARE GRID
 DATUM = NAD 83 1990 ADJUSTMENT
 ZONE = FLORIDA EAST
 LINEAR UNIT = US SURVEY FOOT
 COORDINATE SYSTEM 1983 STATE PLANE
 TRANSVERSE MERCATOR PROJECTION
 ALL DISTANCES ARE GROUND, UNLESS OTHERWISE NOTED
 SCALE FACTOR = 1.000038
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 BEARINGS AS SHOWN HEREON ARE GRID DATUM,
 NAD 83 1990 ADJUSTMENT, FLORIDA EAST ZONE

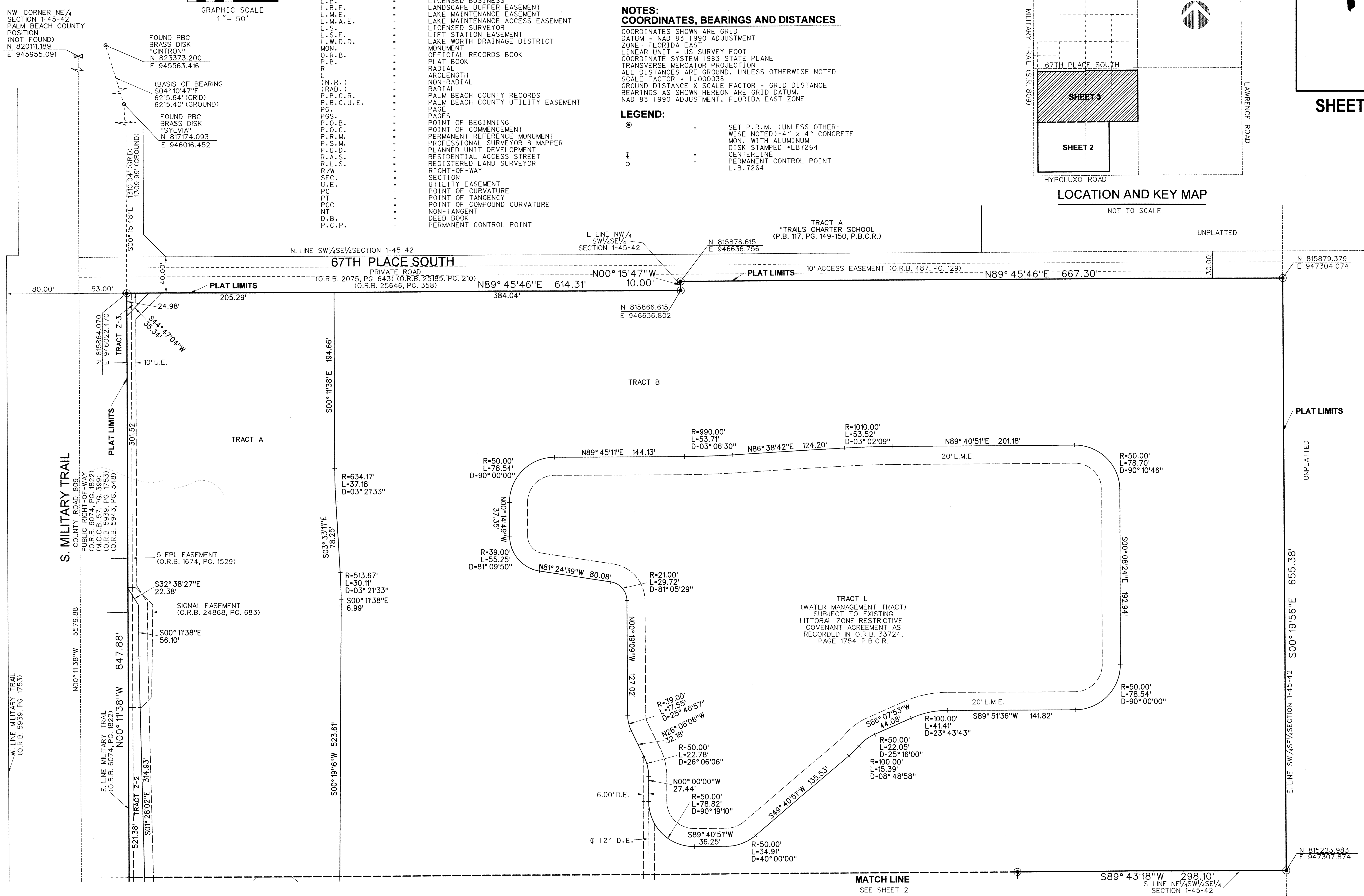
LEGEND:

- SET P.R.M. (UNLESS OTHERWISE NOTED) 4" x 4" CONCRETE MON. WITH ALUMINUM DISK STAMPED •LB7264
- ⊕ CENTERLINE
- PERMANENT CONTROL POINT L.B. 7264



112

SHEET 3 OF 3



PLAT LIMITS

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

MATCH LINE
 SEE SHEET 2

S89° 43' 18" W 298.10'
 S LINE NE 1/4 SW 1/4 SE 1/4
 SECTION 1-45-42

N 815223.983
 E 947507.874

N 815879.379
 E 947504.074

TRACT A
 "TRAILS CHARTER SCHOOL
 (P.B. 117, PG. 149-150, P.B.C.R.)

E LINE NW 1/4
 SW 1/4 SE 1/4
 SECTION 1-45-42

N LINE SW 1/4 SE 1/4 SECTION 1-45-42
 PRIVATE ROAD
 (O.R.B. 2075, PG. 643) (O.R.B. 25185, PG. 210)
 (O.R.B. 25646, PG. 358)

NW CORNER NE 1/4
 SECTION 1-45-42
 PALM BEACH COUNTY
 POSITION
 (NOT FOUND)
 N 820111.189
 E 945955.091

FOUND PBC
 BRASS DISK
 "CINTRON"
 N 823373.200
 E 945563.416

(BASIS OF BEARING
 S04° 10' 47" E
 6215.64' (GRID)
 6215.40' (GROUND)

FOUND PBC
 BRASS DISK
 "SYLVIA"
 N 817174.093
 E 946016.452

S. MILITARY TRAIL
 COUNTY ROAD 809
 PUBLIC RIGHT-OF-WAY
 (O.R.B. 6074, PG. 1822)
 (M.C.B. 57, PG. 399)
 (O.R.B. 5939, PG. 1753)
 (O.R.B. 5943, PG. 548)

W. LINE MILITARY TRAIL
 (O.R.B. 5939, PG. 1753)

E. LINE MILITARY TRAIL
 (O.R.B. 6074, PG. 1822)

5' FPL EASEMENT
 (O.R.B. 1674, PG. 1529)

SIGNAL EASEMENT
 (O.R.B. 24868, PG. 683)

R-634.17'
 L-37.18'
 D-03° 21' 33"

R-513.67'
 L-30.11'
 D-03° 21' 33"

S00° 11' 38" E
 6.99'

S03° 33' 11" E
 78.25'

S00° 19' 16" W
 523.61'

S00° 11' 38" E
 56.10'

S01° 28' 02" E
 314.93'

S00° 08' 24" E
 192.94'

S00° 00' 00" W
 27.44'

S89° 40' 51" W
 36.25'

S00° 11' 38" E
 194.66'

S03° 33' 11" E
 78.25'

S00° 19' 16" W
 523.61'

S00° 11' 38" E
 56.10'

S00° 08' 24" E
 192.94'

S00° 00' 00" W
 27.44'

S89° 40' 51" W
 36.25'

R-50.00'
 L-78.54'
 D-90° 00' 00"

R-39.00'
 L-55.25'
 D-81° 09' 50"

R-513.67'
 L-30.11'
 D-03° 21' 33"

R-50.00'
 L-22.78'
 D-26° 06' 06"

R-50.00'
 L-78.82'
 D-90° 19' 10"

R-50.00'
 L-34.91'
 D-40° 00' 00"

R-990.00'
 L-53.71'
 D-03° 06' 30"

R-1010.00'
 L-53.52'
 D-03° 02' 09"

R-2100'
 L-29.72'
 D-81° 05' 29"

R-39.00'
 L-17.55'
 D-25° 46' 57"

R-50.00'
 L-22.78'
 D-26° 06' 06"

R-50.00'
 L-15.39'
 D-08° 48' 58"

R-100.00'
 L-41.41'
 D-23° 43' 43"

R-50.00'
 L-78.54'
 D-90° 10' 46"

R-50.00'
 L-78.70'
 D-90° 10' 46"

R-50.00'
 L-78.54'
 D-90° 00' 00"

R-50.00'
 L-22.05'
 D-25° 16' 00"

R-50.00'
 L-15.39'
 D-08° 48' 58"

R-100.00'
 L-41.41'
 D-23° 43' 43"

R-50.00'
 L-78.54'
 D-90° 00' 00"