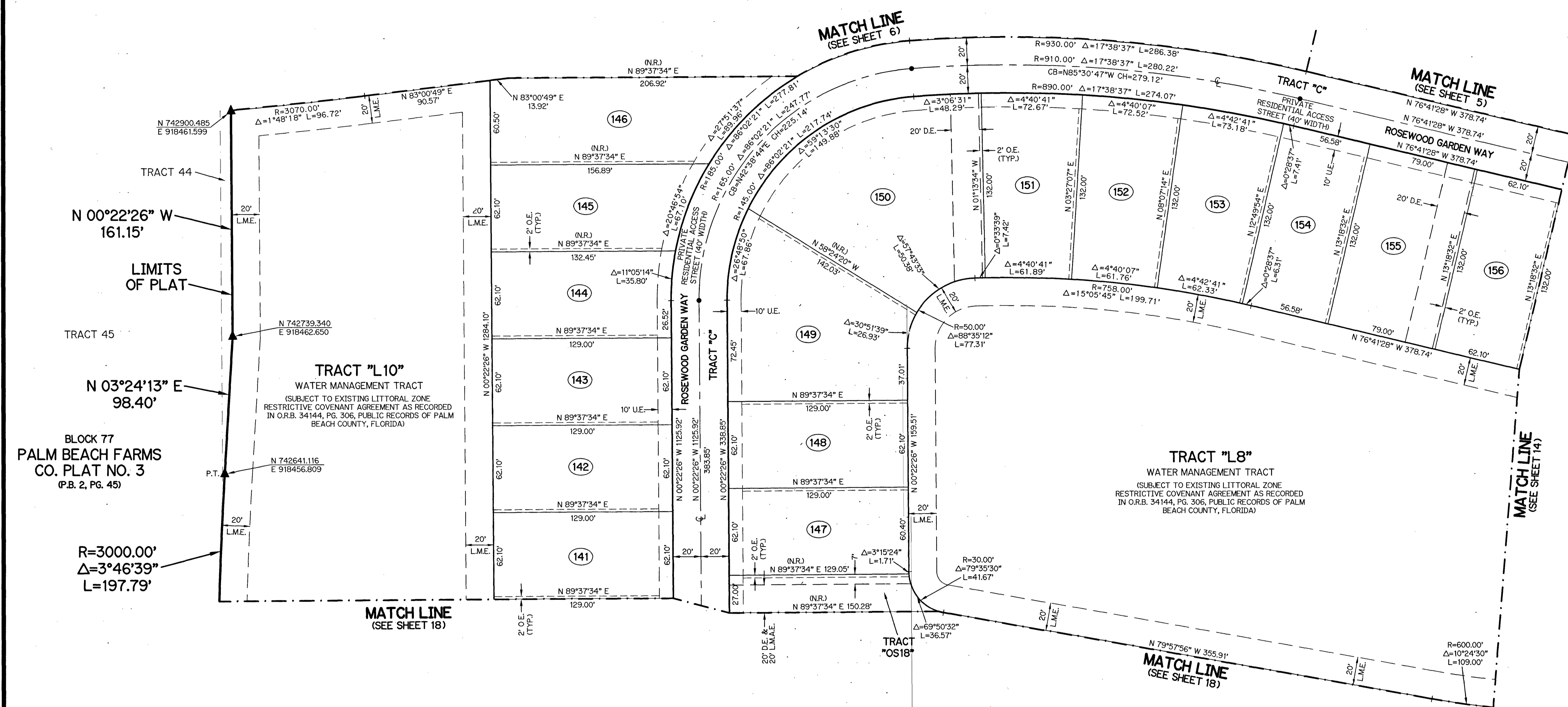


73

# JOHNS WEST PUD - PLAT ONE

BEING A REPLAT OF A PORTION OF TRACTS 20 THROUGH 27, TRACTS 33 THROUGH 38, TRACTS 44, 45, 52, AND 64, ALL OF TRACTS 39 THROUGH 43, TRACTS 53 THROUGH 63, AND A PORTION OF THE ROAD, DYKE AND DITCH RESERVATIONS, 30.00 FEET IN WIDTH, BLOCK 77, PALM BEACH FARMS CO. PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, LYING IN SECTIONS 17 AND 18, TOWNSHIP 47 SOUTH, RANGE 42 EAST

SHEET 19 OF 21



- LEGEND:**
- - SET PERMANENT REFERENCE MONUMENT 4"x4" CONCRETE MONUMENT WITH 1.5" DISK STAMPED PRM L.B. #7741
  - - FOUND PERMANENT REFERENCE MONUMENT 4"x4" CONCRETE MONUMENT WITH 1.5" DISK STAMPED PRM L.B. #7741
  - ▲ - SET PERMANENT REFERENCE MONUMENT 5/8" IRON ROD 1.5' IN LENGTH 1/4" CAP STAMPED PRM L.B. #7741 (UNLESS OTHERWISE NOTED)
  - - SET PERMANENT CONTROL POINT NAIL WITH 1.25" DISK STAMPED L.B. #7741
  - - FOUND PERMANENT CONTROL POINT NAIL WITH 1.25" DISK STAMPED L.B. #7741
  - AGR - AGRICULTURAL
  - Δ - DELTA ANGLE
  - B.T. - BUFFER TRACT
  - BLK - BLOCK
  - CB - CHORD BEARING
  - CH - CHORD DISTANCE
  - CL - CENTERLINE
  - D.B. - DEED BOOK
  - D.E. - PRIVATE DRAINAGE EASEMENT
  - ESMT - EASEMENT
  - F.P.L. - FLORIDA POWER & LIGHT
  - L - ARC LENGTH
  - L.A.E. - LIMITED ACCESS EASEMENT
  - LB - LICENSED BUSINESS
  - L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT
  - L.M.E. - LAKE MAINTENANCE EASEMENT
  - L.W.D.D. - LAKE WORTH DRAINAGE DISTRICT
  - NR. - NOT RADIAL
  - NR.T.R. - NOT RADIAL TO REAR LINE
  - NT. - NON-TANGENT
  - N.T.S. - NOT TO SCALE
  - O.R.B. - OFFICIAL RECORD BOOK
  - O.E. - MAINTENANCE & ROOF OVERHANG EASEMENT
  - P.B.C.O. - PALM BEACH COUNTY
  - P.B.C.U.E. - PALM BEACH COUNTY UTILITY EASEMENT
  - P.B. - PLAT BOOK
  - P.C. - POINT OF CURVATURE
  - P.C.C. - POINT OF COMPOUND CURVATURE
  - P.C.P. - PERMANENT CONTROL POINT
  - PG. - PAGE
  - PSS. - PAGES
  - P.O.B. - POINT OF BEGINNING
  - P.N.R.I. - POINT OF NON-RADIAL INTERSECTION
  - P.N.T.I. - POINT OF NON-TANGENT INTERSECTION
  - P.O.C. - POINT OF COMMENCEMENT
  - P.O.I. - POINT OF INTERSECTION
  - P.R.C. - POINT OF REVERSE CURVATURE
  - P.R.I. - POINT OF RADIAL INTERSECTION
  - P.S.M. - PROFESSIONAL SURVEYOR AND MAPPER
  - P.T. - POINT OF TANGENCY
  - PUD - PLANNED UNIT DEVELOPMENT
  - R - RADIUS
  - RAD - RADIAL
  - R/W - RIGHT-OF-WAY
  - R. D. & D. - ROAD, DYKE AND DITCH RESERVATION
  - S.T. - SURVEY TIE
  - TYP. - TYPICAL
  - U.E. - UTILITY EASEMENT
  - N=780000.00 - STATE PLANE COORDINATE VALUE
  - E=930000.00 - STATE PLANE COORDINATE VALUE

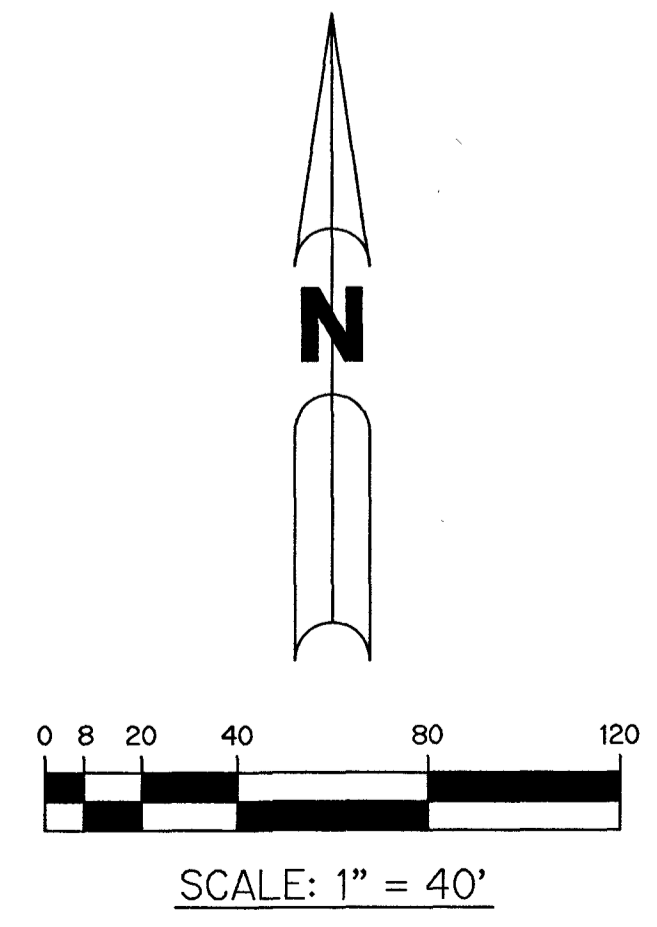
TRACT 44  
 N 00°22'26" W  
 161.15'

TRACT 45  
 N 03°24'13" E  
 98.40'

BLOCK 77  
 PALM BEACH FARMS  
 CO. PLAT NO. 3  
 (P.B. 2, PG. 45)

R=3000.00'  
 Δ=3°46'39"  
 L=197.79'

LIMITS OF PLAT



**NOTES:**  
 COORDINATES SHOWN ARE GRID COORDINATES DATUM = NAD 83 (1990 ADJUSTMENT)  
 ZONE = FLORIDA EAST ZONE  
 LINEAR UNIT = U.S. SURVEY FEET  
 COORDINATE SYSTEM = 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION  
 ALL DISTANCES ARE GROUND (UNLESS OTHERWISE NOTED)  
 SCALE FACTOR = 1.0000209  
 PLAT BEARING = GRID BEARING  
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE

THIS INSTRUMENT WAS PREPARED BY  
 PERRY C. WHITE, P.S.M. 4213, STATE OF FLORIDA  
 SAND & HILLS SURVEYING, INC.  
 8461 LAKE WORTH ROAD, SUITE 410  
 LAKE WORTH, FLORIDA 33467  
 LB-7741

