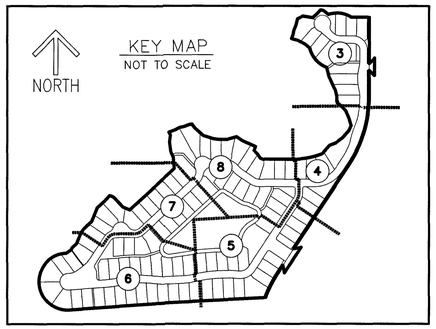
PL CFN # 20230344149 BK: 136 PG: 189

AVENIR – POD 18

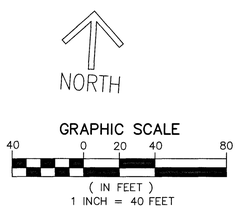
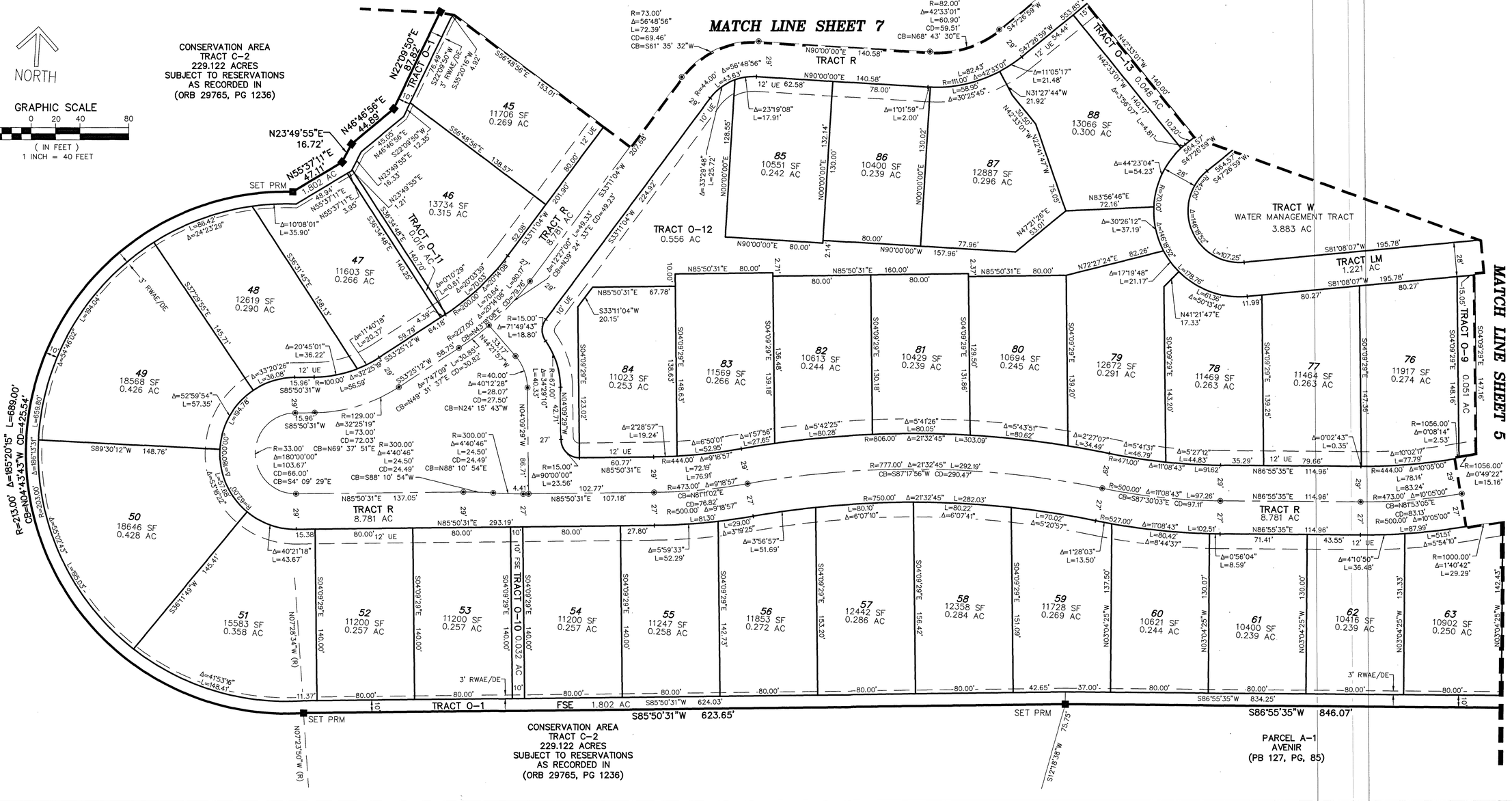
BEING A REPLAT OF A PORTION OF PARCEL A–1, AVENIR, AS RECORDED IN PLAT BOOK 127 PAGE 85, TOGETHER WITH A PORTION OF TRACT RBE4, AVENIR – POD 20, AS RECORDED IN PLAT BOOK 134 PAGE 113, ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA LYING IN SECTIONS 16 AND 17, TOWNSHIP 42 SOUTH, RANGE 41 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY
RONNIE L. FURNISS
OF
CAULFIELD and WHEELER, INC.
SURVEYORS – ENGINEERS – PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 – (561)392–1991
CERTIFICATE OF AUTHORIZATION NO. LB3591
SEPTEMBER 2023

189



LEGEND/ABBREVIATIONS
- ℄ – CENTERLINE
- Δ – DELTA (CENTRAL ANGLE)
- AC – ACRES
- CB – CHORD BEARING
- CD – CHORD DISTANCE
- DE – DRAINAGE EASEMENT
- FSE – FIRE SAFETY ACCESS EASEMENT
- L – ARC LENGTH
- LAE – LIMITED ACCESS EASEMENT
- LB – LICENSED BUSINESS
- LBE – LANDSCAPE BUFFER EASEMENT
- LSE – LIFT STATION EASEMENT
- O.R.B. – OFFICIAL RECORD BOOK
- PB – PLAT BOOK
- PG – PAGE
- P.P.A.E. – PERPETUAL PUBLIC ACCESS EASEMENT
- R – RADIUS
- (R) – INDICATES RADIAL LINE
- RB – INDICATES RADIAL BEARING
- RBE – ROADWAY BUFFER EASEMENT
- RWAE – RETAINING WALL ACCESS EASEMENT
- SF – SQUARE FEET
- SUAE – SEACOAST UTILITY AUTHORITY EASEMENT
- UE – UTILITY EASEMENT
- ■ PRM – DENOTES PERMANENT REFERENCE MONUMENT 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
- ◉ – DENOTES PERMANENT CONTROL POINT
- ⋈ – 1/4 SECTION CORNER
- ✠ – SECTION CORNER



CONSERVATION AREA
TRACT C–2
229.122 ACRES
SUBJECT TO RESERVATIONS
AS RECORDED IN
(ORB 29765, PG 1236)