

THIS INSTRUMENT PREPARED BY
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OF
CAULFIELD & WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991

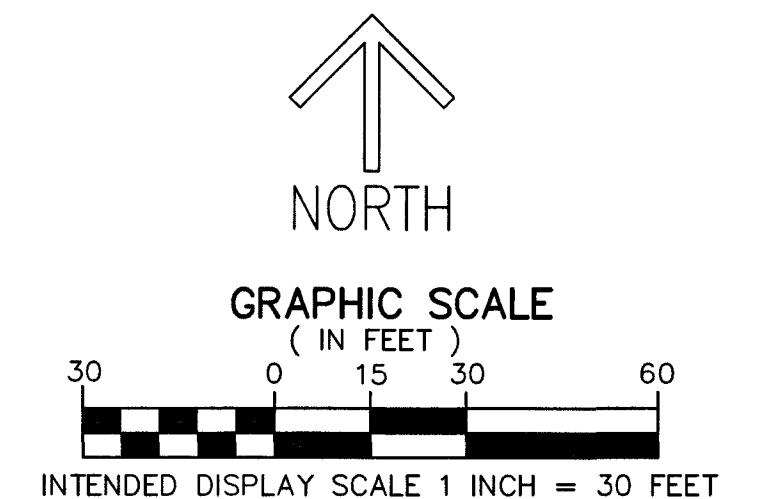
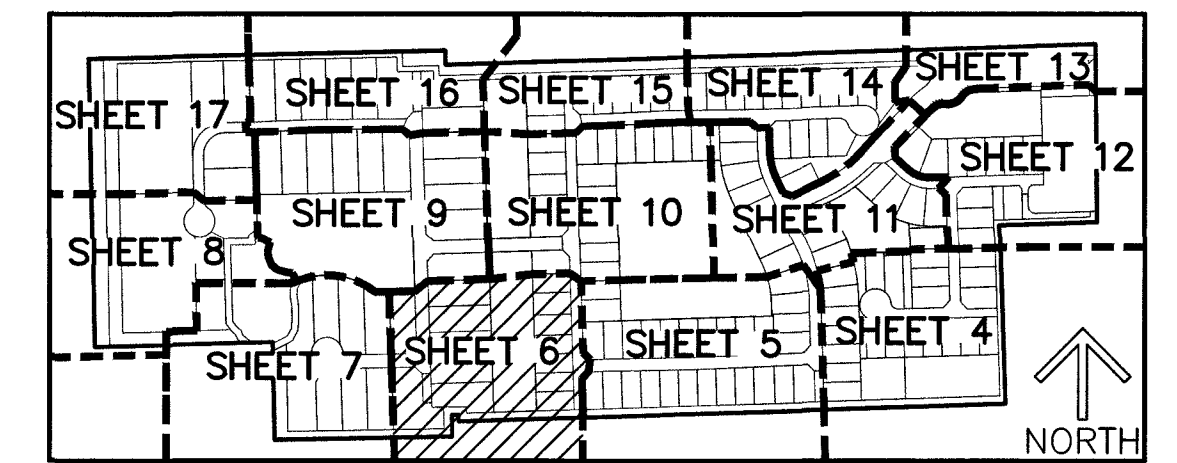
TROTTER CENTER PROPERTY, P.U.D.

BEING A REPLAT OF A PORTION OF LOTS 17 THROUGH 20, INCLUSIVE, BLOCK 44 AND ALL OF LOTS 21, 22 AND 23, BLOCK 44 AND A PORTION OF THAT 25 FOOT RIGHT-WAY LYING WEST OF BLOCK 44, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, TOGETHER WITH ALL OF TRACTS 74, 81, 82 AND A PORTION OF TRACTS 73, 75 AND 80 OF THE UNRECORDED PLAT OF HERITAGE FARMS, TOGETHER WITH A PORTION OF THE 25-FOOT WIDE LAKE WORTH DRAINAGE DISTRICT RIGHT-OF-WAY AS RECORDED IN OFFICIAL RECORDS BOOK 1585, PAGE 505, LYING IN SECTION 12, TOWNSHIP 45 SOUTH, RANGE 41 EAST, PALM BEACH COUNTY, FLORIDA.

NOTES
COORDINATES, BEARINGS AND DISTANCES
COORDINATES SHOWN ARE GRID
DATUM = NAD 83 1990 ADJUSTMENT
ZONE = FLORIDA EAST
LINEAR UNIT = U.S. SURVEY FEET
COORDINATE SYSTEM 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED
SCALE FACTOR = 1.000016951
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
BEARINGS AS SHOWN HEREON ARE GRID DATUM,
NAD 83 (1990 ADJUSTMENT), FLORIDA EAST ZONE.

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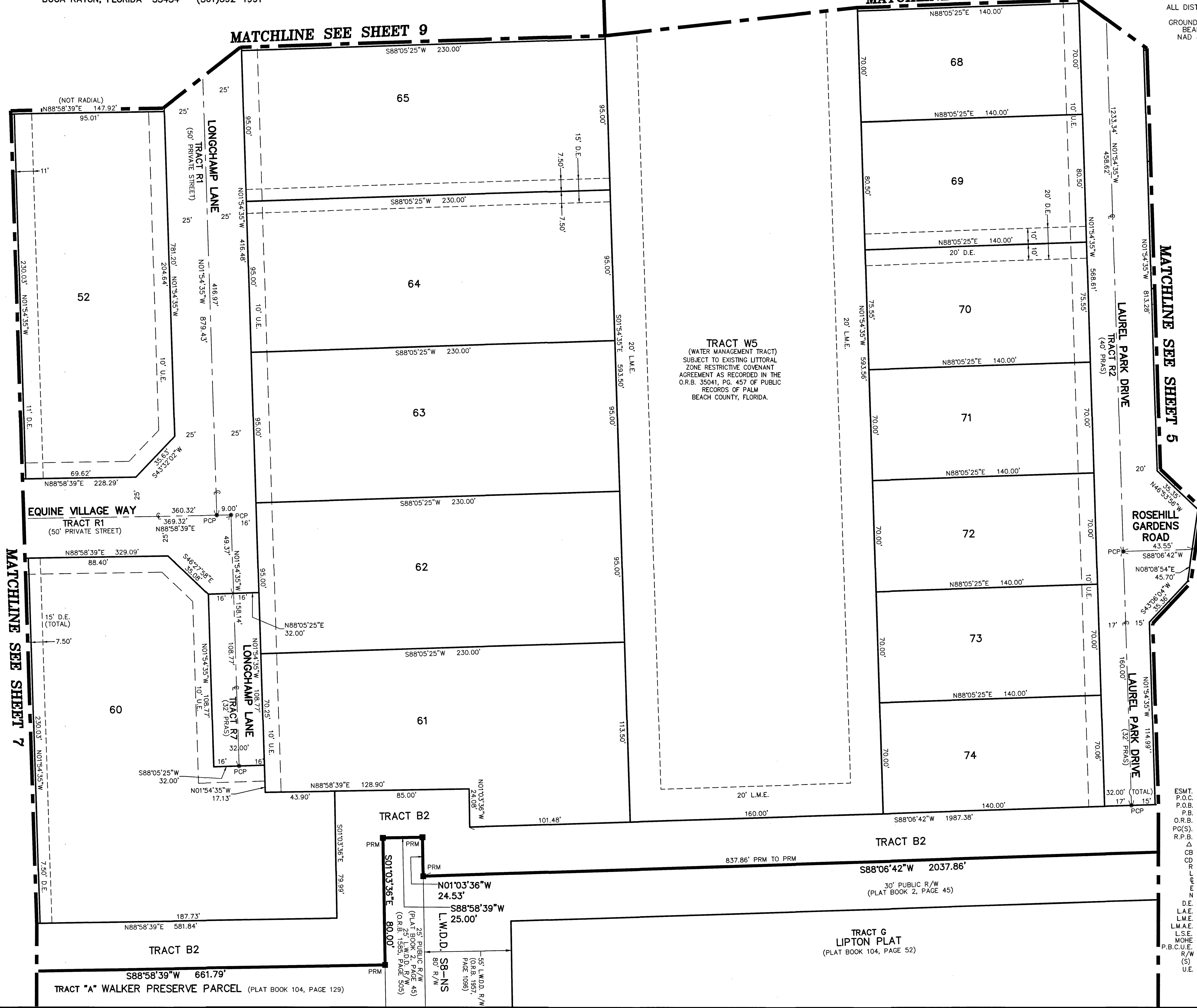
SHEET 6 OF 17



MATCHLINE SEE SHEET 5

MATCHLINE SEESHEET 10

MATCHLINE SEE SHEET 9



TRACT W5
(WATER MANAGEMENT TRACT)
SUBJECT TO EXISTING LITTORAL
ZONE RESTRICTIVE COVENANT
AGREEMENT AS RECORDED IN THE
O.R.B. 35041, PG. 457 OF PUBLIC
RECORDS OF PALM
BEACH COUNTY, FLORIDA.

MATCHLINE SEE SHEET 7

- LEGEND / ABBREVIATIONS:**
- | | |
|---|---|
| ESWT - EASEMENT | PC - POINT OF CURVATURE |
| P.O.C. - POINT OF COMMENCEMENT | PT - POINT OF TANGENCY |
| P.O.B. - POINT OF BEGINNING | PNT - POINT OF NON-TANGENCY |
| P.B. - PLAT BOOK | PRC - POINT OF REVERSE CURVATURE |
| O.R.B. - OFFICIAL RECORD BOOK | PUD - PLANNED UNIT DEVELOPMENT |
| PG(S) - PAGE(S) | L.W.D. - LAKE WORTH DRAINAGE DISTRICT |
| R.P.B. - ROAD PLAT BOOK | LB - LICENSED BUSINESS |
| Δ - DELTA (CENTRAL ANGLE) | F.D.O.T. - FLORIDA DEPARTMENT OF TRANSPORTATION |
| CB - CHORD BEARING | SO FT - SQUARE FEET |
| CD - CHORD DISTANCE | PRAS - PRIVATE RESIDENTIAL ACCESS STREET |
| R - RADIUS | NAD - NORTH AMERICAN DATUM |
| L - ARC LENGTH | PRM - PERMANENT REFERENCE MONUMENT |
| ℄ - CENTERLINE | R/W - RIGHT-OF-WAY |
| E - EASTING (WHEN USED WITH COORDINATES) | FPL - FLORIDA POWER & LIGHT |
| N - NORTHING (WHEN USED WITH COORDINATES) | PRM - DENOTES SET PERMANENT REFERENCE MONUMENT 4"x 4"x 24" CONCRETE MONUMENT WITH ALUMINUM DISK STAMPED "C&W PRM LB3591" UNLESS OTHERWISE NOTED |
| D.E. - DRAINAGE EASEMENT | ● PCP - DENOTES SET PERMANENT CONTROL POINT NAIL AND METAL DISK STAMPED "PCP LB3591" |
| L.A.E. - LIMITED ACCESS EASEMENT | △ - DENOTES HORIZONTAL CONTROL POINT |
| L.M.E. - LAKE MAINTENANCE EASEMENT | ▲ - DENOTES SET PERMANENT REFERENCE MONUMENT NAIL AND DISC STAMPED "PRM" LB 3591 |
| L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT | |
| L.S.E. - LIFT STATION EASEMENT | |
| W.O.H.E. - MAINTENANCE AND OVERHANG EASEMENT | |
| P.B.C.U.E. - PALM BEACH COUNTY UTILITY EASEMENT | |
| R/W - RIGHT-OF-WAY | |
| (S) - SURVEY MEASUREMENT | |
| U.E. - UTILITY EASEMENT | |

TRACT "A" WALKER PRESERVE PARCEL (PLAT BOOK 104, PAGE 129)

TRACT G
LIPTON PLAT
(PLAT BOOK 104, PAGE 52)

TRACT B2

TRACT B2

TRACT B2
30' PUBLIC R/W
(PLAT BOOK 2, PAGE 45)