

SANDGLASS OF WESTLAKE - PHASE 1 A

A SUBDIVISION IN SECTIONS 1, AND 2, TOWNSHIP 43 SOUTH, RANGE 40 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA, BEING, IN PART, A REPLAT OF THE FOLLOWING: A PORTION OF PARCEL 2, WESTLAKE WEST, PLAT BOOK 139, PAGES 49 THROUGH 73, INCLUSIVE, ALL OF OPEN SPACE TRACT #1 (O.S.T. #1), TOWN CENTER PARKWAY NORTH-WEST, PLAT BOOK 139, PAGES 122 AND 123, AND A PORTION OF OPEN SPACE TRACT #1 (O.S.T. #1), PERSIMMON BOULEVARD WEST - PLAT 2, PLAT BOOK 134, PAGES 164 THROUGH 166, INCLUSIVE, ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

144

MATCH LINE SEE SHEET 9

MATCH LINE SEE SHEET 10

(PRM TO PRM
TOTAL)
L=15.94'
D=1531.35'

TRACT "1 C"
(RESERVED
FOR FUTURE
DEVELOPMENT)
(MINTO)
(43.818 AC±)

PARCEL 2, WESTLAKE WEST
(P.B. 139, PG(s). 49-73)

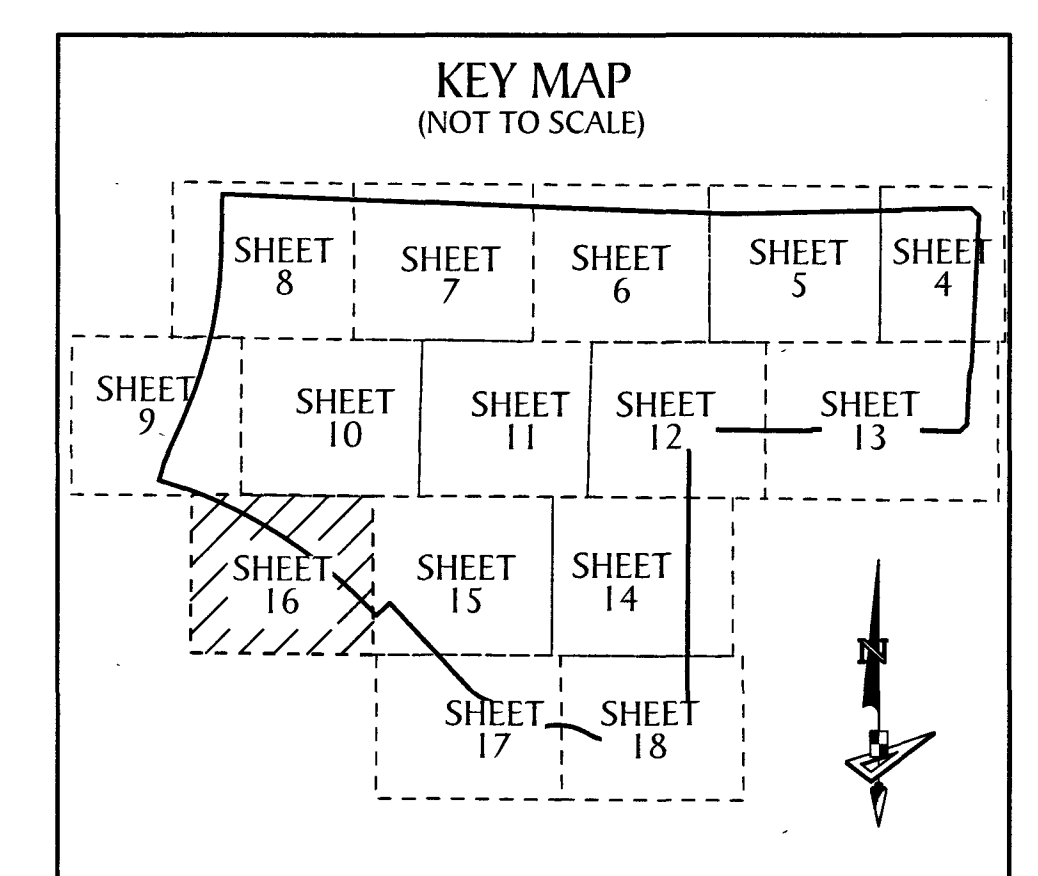
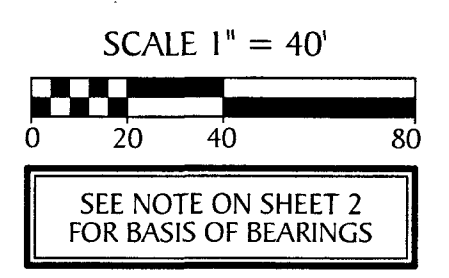
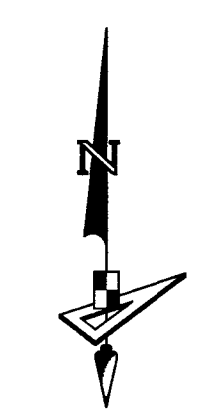
LIMITS
OF PLAT

D=3103.08'
L=15.94'
R=1531.35'
(TOTAL)

(PRM TO PRM
TOTAL)
L=15.94'
D=1531.35'

SEMINOLE IMPROVEMENT DISTRICT
45' EASEMENT "B-3"
(O.R. 14742, PG. 1196)

PARCEL 2, WESTLAKE WEST
(P.B. 139, PG(s). 49-73)



LEGEND

- P.O.B. ----- POINT OF BEGINNING
- P.O.C. ----- POINT OF COMMENCEMENT
- P.B. ----- PLAT BOOK
- D.B. ----- DEED BOOK
- O.R./O.R.B. ----- OFFICIAL RECORDS BOOK
- PG./PG(s) ----- PAGE(s)
- R.P.B. ----- ROAD PLAT BOOK
- NAD ----- NORTH AMERICAN DATUM
- W.M.T. ----- WATER MANAGEMENT TRACT
- O.S.T. ----- OPEN SPACE TRACT
- P.B.C. ----- PALM BEACH COUNTY
- U.E. ----- UTILITY EASEMENT
- D.E. ----- DRAINAGE EASEMENT
- F.M.E. ----- FORCE MAIN EASEMENT
- W.M.E. ----- WATER MAIN EASEMENT
- L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT
- M.R.E.E. ----- MAINTENANCE ROOF AND EAVES EASEMENT
- L.M.A.T. ----- LAKE MAINTENANCE ACCESS TRACT
- 1-43-40 ----- SECTION-TOWNSHIP-RANGE
- R ----- RADIUS
- L ----- ARC LENGTH
- D ----- DELTA ANGLE
- CB ----- CHORD BEARING
- C ----- CHORD
- N.T.I. ----- NON-TANGENT INTERSECTION
- N.T.C. ----- NON-TANGENT CURVATURE
- P.C. ----- POINT OF CURVATURE
- P.T. ----- POINT OF TANGENCY
- P.C.C. ----- POINT OF COMPOUND CURVATURE
- P.R.C. ----- POINT OF REVERSE CURVATURE
- R.I. ----- RADIAL INTERSECTION
- R/W ----- RIGHT-OF-WAY
- CL ----- CENTERLINE OF ROAD
- (R) ----- RADIAL
- (NR) ----- NON-RADIAL
- AC±/AC.± ----- ACRES
- HOA ----- HOMEOWNERS ASSOCIATION
- SID/S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
- PRM ----- PERMANENT REFERENCE MONUMENT
- ----- PERMANENT CONTROL POINT
- o ----- FOUND 1/2" IRON ROD AND CAP
STAMPED "PRM LB 7768"
- ----- SET 1/2" IRON ROD AND CAP
STAMPED "PRM LB 7768"

NOTE:
ALL LINES THAT INTERSECT A CURVE THAT ARE NOT LABELED
NON-RADIAL (NR) ARE RADIAL.