

THIS INSTRUMENT PREPARED BY  
 DAVID P. LINDLEY  
 OF  
**CAULFIELD and WHEELER, INC.**  
 ENGINEERS - PLANNERS - SURVEYORS  
 7301-A WEST PALMETTO PARK ROAD, SUITE 100A  
 BOCA RATON, FLORIDA 33433 - (407)392-1991  
 NOVEMBER 1992

# INDIAN SPRING PLAT NO. 7

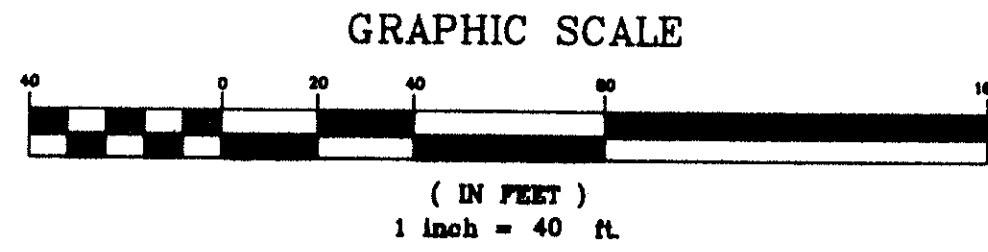
## A PORTION OF INDIAN SPRING A PLANNED UNIT DEVELOPMENT

LYING IN THE NORTHEAST ONE QUARTER OF SECTION 35,  
 TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY FLORIDA  
 AND BEING A REPLAT OF TRACT "S-1", INDIAN SPRING PLAT NO. 1, ACCORDING TO THE  
 RECORDS OF PALM BEACH COUNTY, FLORIDA; LESS THE EAST 208.00 FEET THEREOF  
 SHEET 2 OF 3

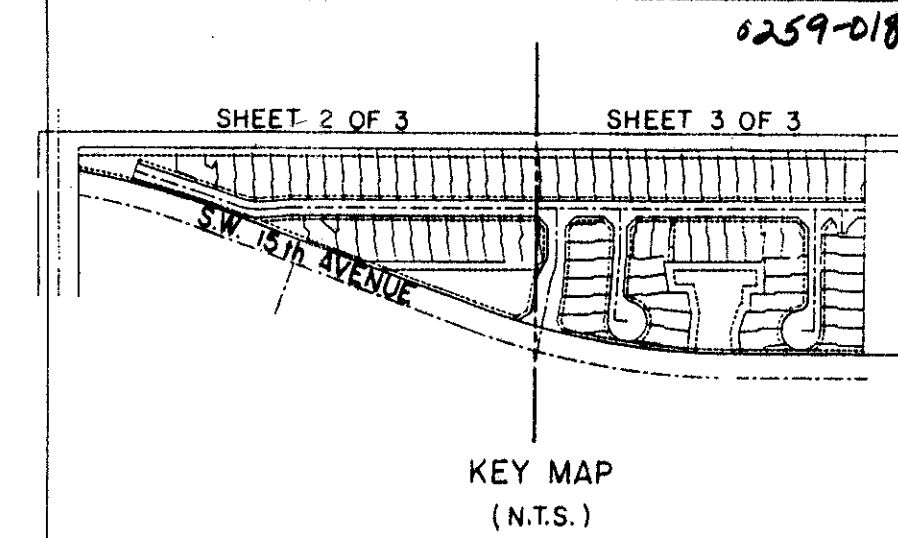
# 157

STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 THIS PLAT WAS FILED FOR  
 RECORD AT \_\_\_\_\_ M.  
 THIS \_\_\_\_\_ DAY OF \_\_\_\_\_  
 A.D. 1993 AND DULY RECORDED  
 IN PLAT BOOK \_\_\_\_\_ AND  
 PAGES \_\_\_\_\_ AND \_\_\_\_\_

DOROTHY H. WILKEN,  
 CLERK CIRCUIT COURT  
 BY: \_\_\_\_\_  
 DEPUTY CLERK



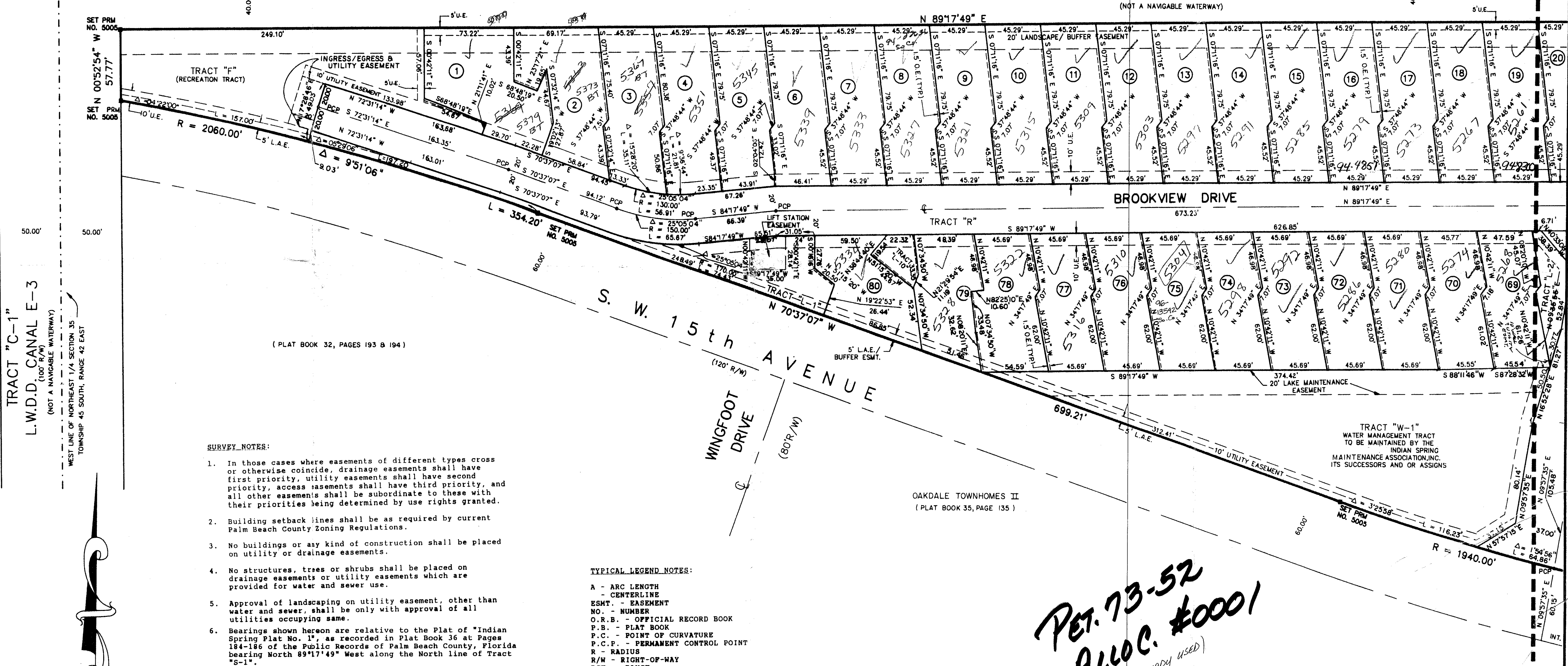
UNPLATTED



NORTH 1/4 CORNER  
 SECTION 35  
 TOWNSHIP 45 SOUTH  
 RANGE 42 EAST  
 (NOT FOUND)

NORTH LINE SECTION 35, TOWNSHIP 45 SOUTH, RANGE 42 EAST.

L.W.D.D. CANAL L-26  
 (NOT A NAVIGABLE WATERWAY)



**SURVEY NOTES:**

1. In those cases where easements of different types cross or otherwise coincide, drainage easements shall have first priority, utility easements shall have second priority, access easements shall have third priority, and all other easements shall be subordinate to these with their priorities being determined by use rights granted.
2. Building setback lines shall be as required by current Palm Beach County Zoning Regulations.
3. No buildings or any kind of construction shall be placed on utility or drainage easements.
4. No structures, trees or shrubs shall be placed on drainage easements or utility easements which are provided for water and sewer use.
5. Approval of landscaping on utility easement, other than water and sewer, shall be only with approval of all utilities occupying same.
6. Bearings shown hereon are relative to the Plat of "Indian Spring Plat No. 1", as recorded in Plat Book 36 at Pages 184-186 of the Public Records of Palm Beach County, Florida bearing North 89°17'49" West along the North line of Tract "S-1".
7. P.R.M. - indicates 4" x 4" x 24" Permanent Reference Monument Marked No. 5005.
8. U.E. - indicates utility easement.
9. D.E. - indicates drainage easement.
10. P.C.P. - indicates Permanent Control Point (nail in brass survey cap).
11. P.C.P.'s which fall in sanitary sewer manholes will be placed straddling the manhole.
12. Lines intersecting curves are non-radial unless shown otherwise.

**TYPICAL LEGEND NOTES:**

- A - ARC LENGTH
- CENTERLINE
- ESMT. - EASEMENT
- NO. - NUMBER
- O.R.B. - OFFICIAL RECORD BOOK
- P.B. - PLAT BOOK
- P.C. - POINT OF CURVATURE
- P.C.P. - PERMANENT CONTROL POINT
- R - RADIUS
- R/W - RIGHT-OF-WAY
- RGE. - RANGE
- SEC. - SECTION
- TWP. - TOWNSHIP
- TYP. - TYPICAL
- P.R.M. - PERMANENT REFERENCE MONUMENT
- Δ - DELTA (CENTRAL ANGLE)
- - DENOTES P.C.P.
- - DENOTES P.R.M. #5005
- O.E. - OVERHANG EASEMENT
- U.E. - UTILITY EASEMENT
- D.E. - DRAINAGE EASEMENT
- L.A.E. - LIMITED ACCESS EASEMENT
- L.W.D.D. - LAKE WORTH DRAINAGE DISTRICT

*PET. 73-52  
 ALLOC. #0001  
 (CREDIT ALREADY USED)*

South County PR# 95-20821 Lot 26

*0259-018*

*INDIAN SPRING PLAT No. 7 7/1/57*

PL. 1  
 SUBDIVISION \* PL. 1  
 PAGE 156  
 BOOK 71  
 FLOOD ZONE AH-20  
 FLOOD MAP # 205B  
 ZONING RS  
 QUAD # 35  
 ZIP CODE 33437  
 73-52  
 PID NAME INDIAN SPRING

TRACT "C-1"  
 L.W.D.D. CANAL E-3  
 (NOT A NAVIGABLE WATERWAY)  
 WEST LINE OF NORTHEAST 1/4 SECTION 35  
 TOWNSHIP 45 SOUTH, RANGE 42 EAST

