

ISAACS PLAT

157

A PLAT OF A PORTION OF SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST
AND ALSO BEING A REPLAT OF LOT 18 OF MEDITERRANIA, ACCORDING TO THE PLAT THEREOF AS RECORDED
IN PLAT BOOK 79, PAGES 19 THROUGH 24 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
AND A PORTION OF THE LAKE WORTH DRAINAGE DISTRICT LATERAL NO. 47, LYING IN SECTION 21,
TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

JOHN A. GRANT, JR., INC.

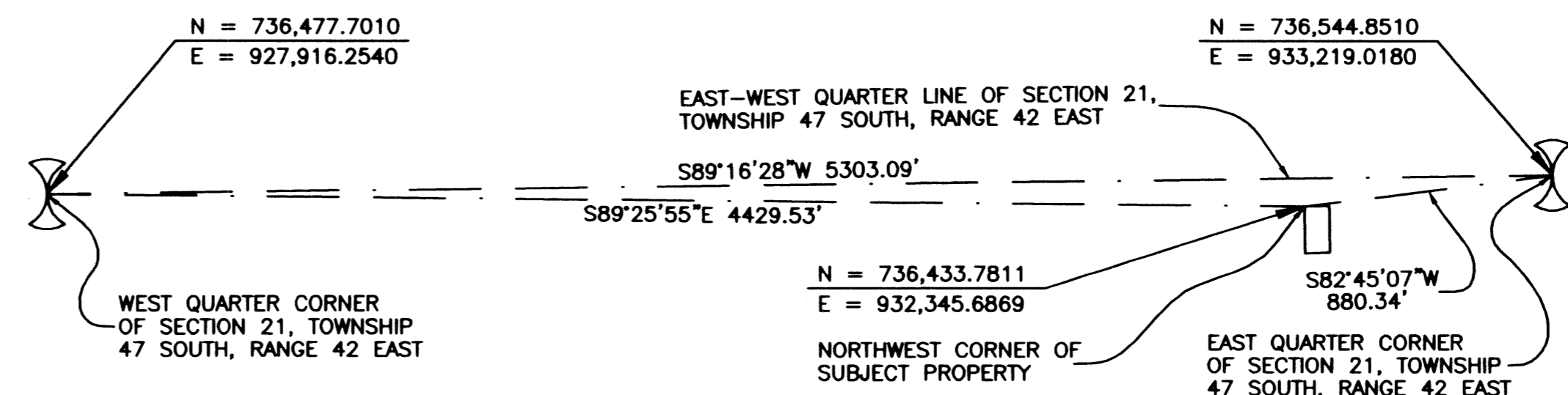
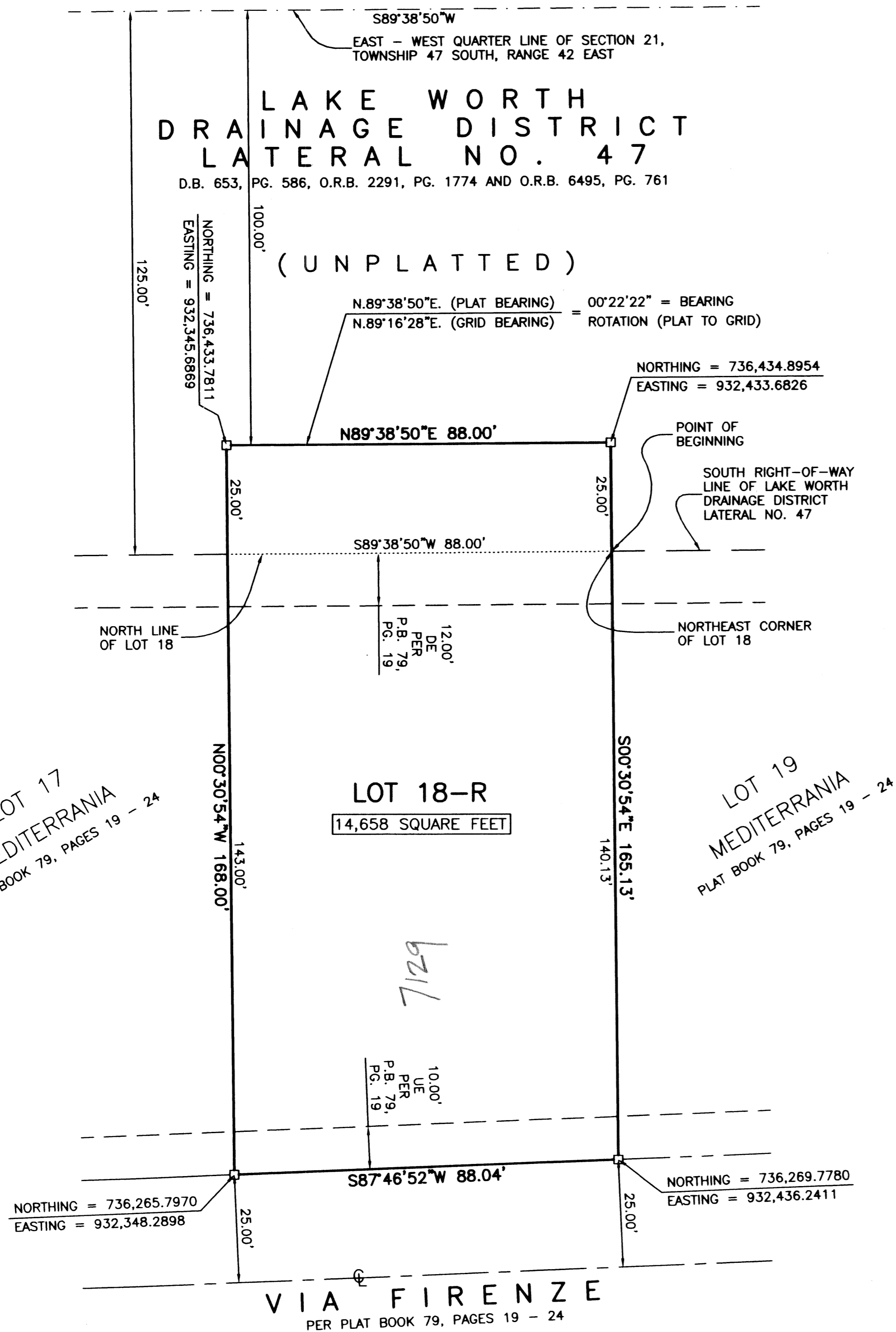
PALM BEACH COUNTY, FLORIDA
CONSULTING ENGINEERS AND LAND SURVEYORS

BOCA RATON, FLORIDA

SHEET 3 OF 3
FEBRUARY 2003

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF
_____ A.D. 2004 AND DULY
RECORDED IN PLAT BOOK
_____ ON PAGES _____
AND _____
DOROTHY H. WILKEN
CLERK CIRCUIT COURT

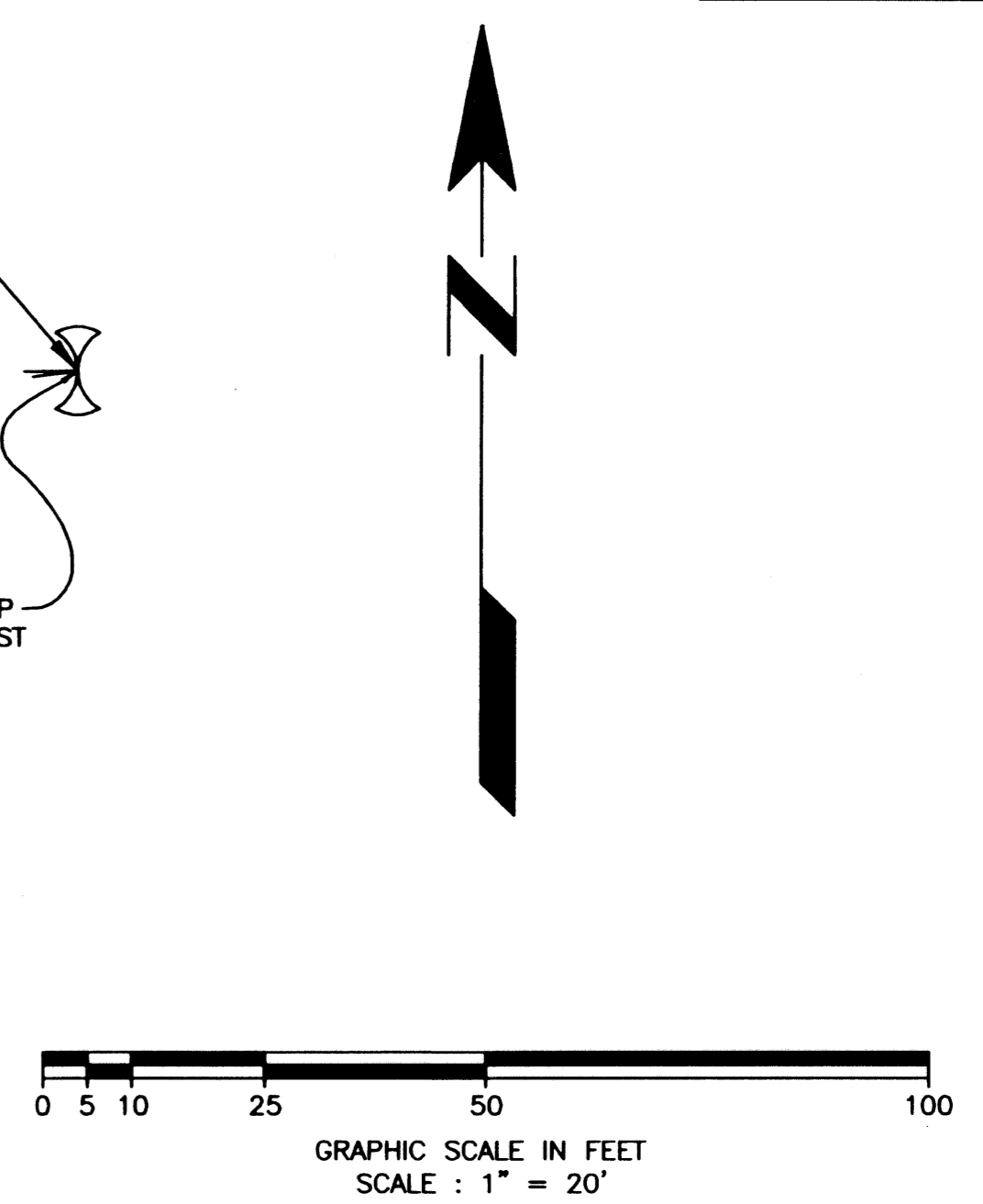
BY : _____
DEPUTY CLERK



NOTE: ALL BEARINGS ARE GRID BEARINGS.
STATE PLANE COORDINATE DETAIL
SCALE: 1" = 500'

NOTES
COORDINATES, BEARINGS AND DISTANCES
COORDINATES SHOWN ARE GRID
DATUM = NAD 83 1990 ADJUSTMENT
ZONE = FLORIDA EAST
LINEAR UNIT = US SURVEY FEET
COORDINATE SYSTEM 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION

ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000271
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE



NOTES :

BEARINGS SHOWN HEREON ARE BASED ON A BEARING OF S89°38'50"W ALONG THE EAST-WEST QUARTER LINE OF SECTION 21, TOWNSHIP 47 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA.

NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.

BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH CURRENT COUNTY ZONING REQUIREMENTS.

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

LEGEND :

C	CENTERLINE
N	NORTH
E	EAST
S	SOUTH
W	WEST
□ PRM	PERMANENT REFERENCE MONUMENT
UE	UTILITY EASEMENT
DE	DRAINAGE EASEMENT
P.B.	PLAT BOOK
D.B.	DEED BOOK
O.R.B.	OFFICIAL RECORDS BOOK
PG	PAGE
POB	POINT OF BEGINNING

THIS INSTRUMENT WAS PREPARED BY :
FREDERICK M. LEHMAN IN THE OFFICES OF
JOHN A. GRANT, JR., INC.
CONSULTING ENGINEERS AND LAND SURVEYORS
3333 NORTH FEDERAL HIGHWAY
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LICENSED BUSINESS NO. : LB-50

REVISED : JULY 25, 2003
 DATE : FEBRUARY 12, 2003
 JOB NUMBER : JG-100-8915
 FILE NAME : \\JAG7\CAD002\68915\LOT 18\RECORD PLAT.DWG
 LJR