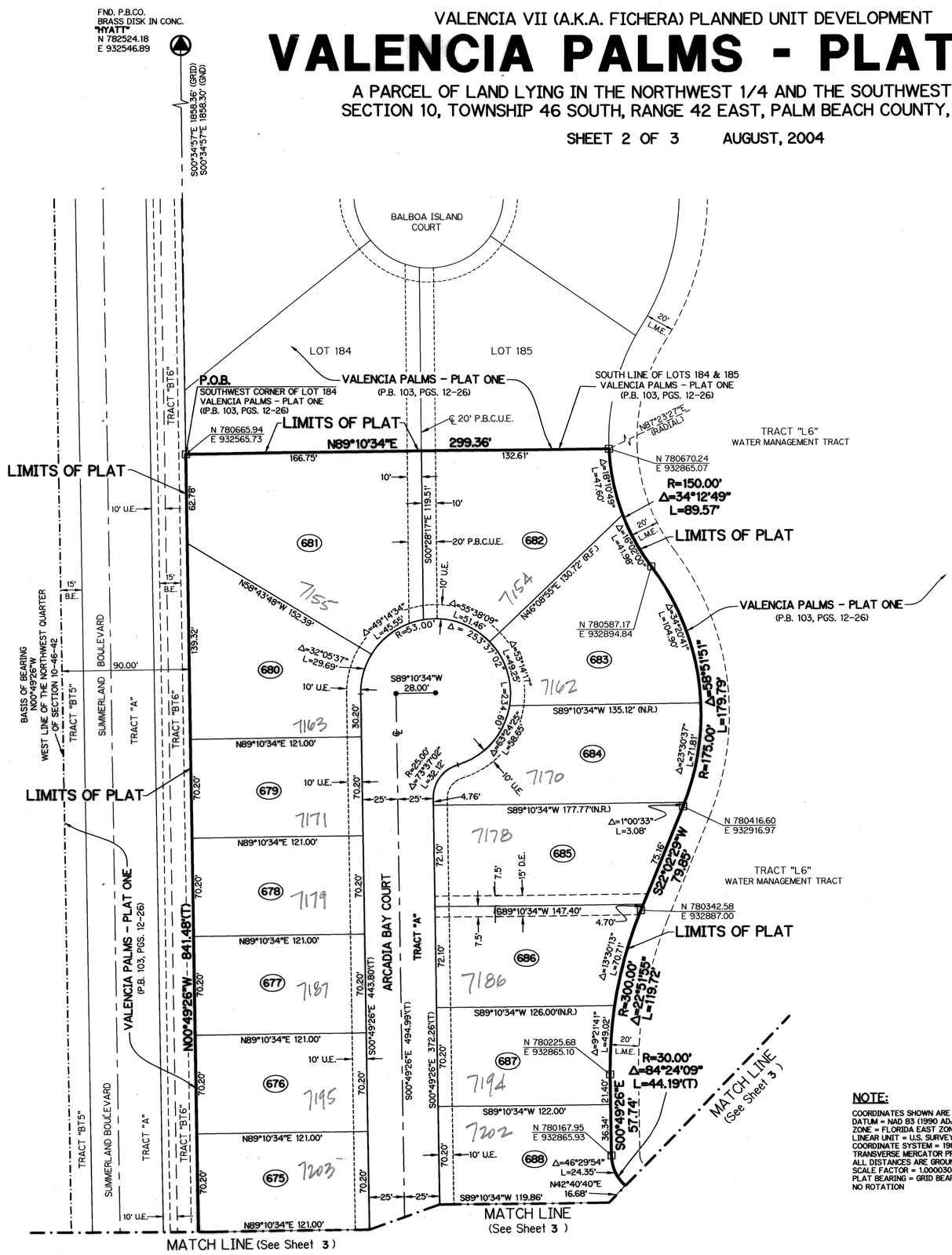
VALENCIA VII (A.K.A. FICHERA) PLANNED UNIT DEVELOPMENT

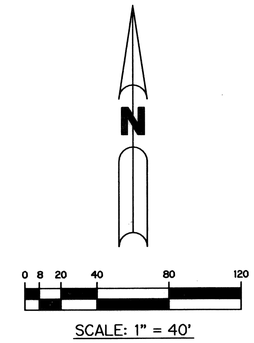
VALENCIA PALMS - PLAT FIVE

A PARCEL OF LAND LYING IN THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

SHEET 2 OF 3 AUGUST, 2004

201





LEGEND:

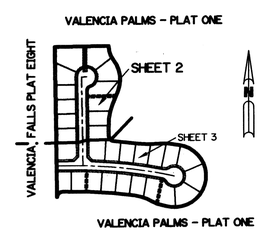
P.R.M.	– PERMANENT REFERENCE MONUMENT
●	– SET PERMANENT CONTROL POINT, LB #6674
○	– SET PARKER KALON NAIL AND P.R.M. DISK LB #6674
■	– SET PERMANENT REFERENCE MONUMENT, LB #6674
□	– FOUND PERMANENT REFERENCE MONUMENT, LB #6674
Δ	– DELTA ANGLE
℄	– CENTERLINE
D.E.	– DRAINAGE EASEMENT
L	– ARC LENGTH
B.E.	– BUFFER EASEMENT
N.T.S.	– NOT TO SCALE
O.R.B.	– OFFICIAL RECORD BOOK
P.B.	– PLAT BOOK
PGS.	– PAGES
R	– RADIUS
U.E.	– UTILITY EASEMENT
(RAD)	– RADIAL
CB	– CHORD BEARNG
CH	– CHORD DISTANCE
(N.R.)	– NON-RADIAL
(R.F.)	– RADIAL TO FRONT LOT LINE
(R.R.)	– RADIAL TO REAR LOT LINE
N 931379.1119 / E 785294.7754	– DENOTES STATE PLANE COORDINATES

THIS INSTRUMENT PREPARED BY
PERRY C. WHITE, P.S.M. 4213, STATE OF FLORIDA
LAWSON, NOBLE AND WEBB, INC.
ENGINEERS PLANNERS SURVEYORS
420 COLUMBIA DRIVE
WEST PALM BEACH, FLORIDA 33409
LB-6674

NOTE:

COORDINATES SHOWN ARE GRID COORDINATES
DATUM = NAD 83 (1990 ADJUSTMENT)
ZONE = FLORIDA EAST ZONE
LINEAR UNIT = U.S. SURVEY FEET
COORDINATE SYSTEM = 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000304
PLAT BEARING = GRID BEARING
NO ROTATION

SUBDIVISION Valencia Palms - Pl. 5
BOOK 103 PAGE 201
FLOOD ZONE B FLOOD MAP # 200 A
QUAD # 26 ZONING RD
SE ZIP CODE 33446
TAZ 905
PUD NAME Valencia VII



KEY MAP
N.T.S.

A627.05 SHEET 2 OF 3