

# TRINITY UNITED METHODIST CHURCH OF PALM BEACH GARDENS PARCEL 2

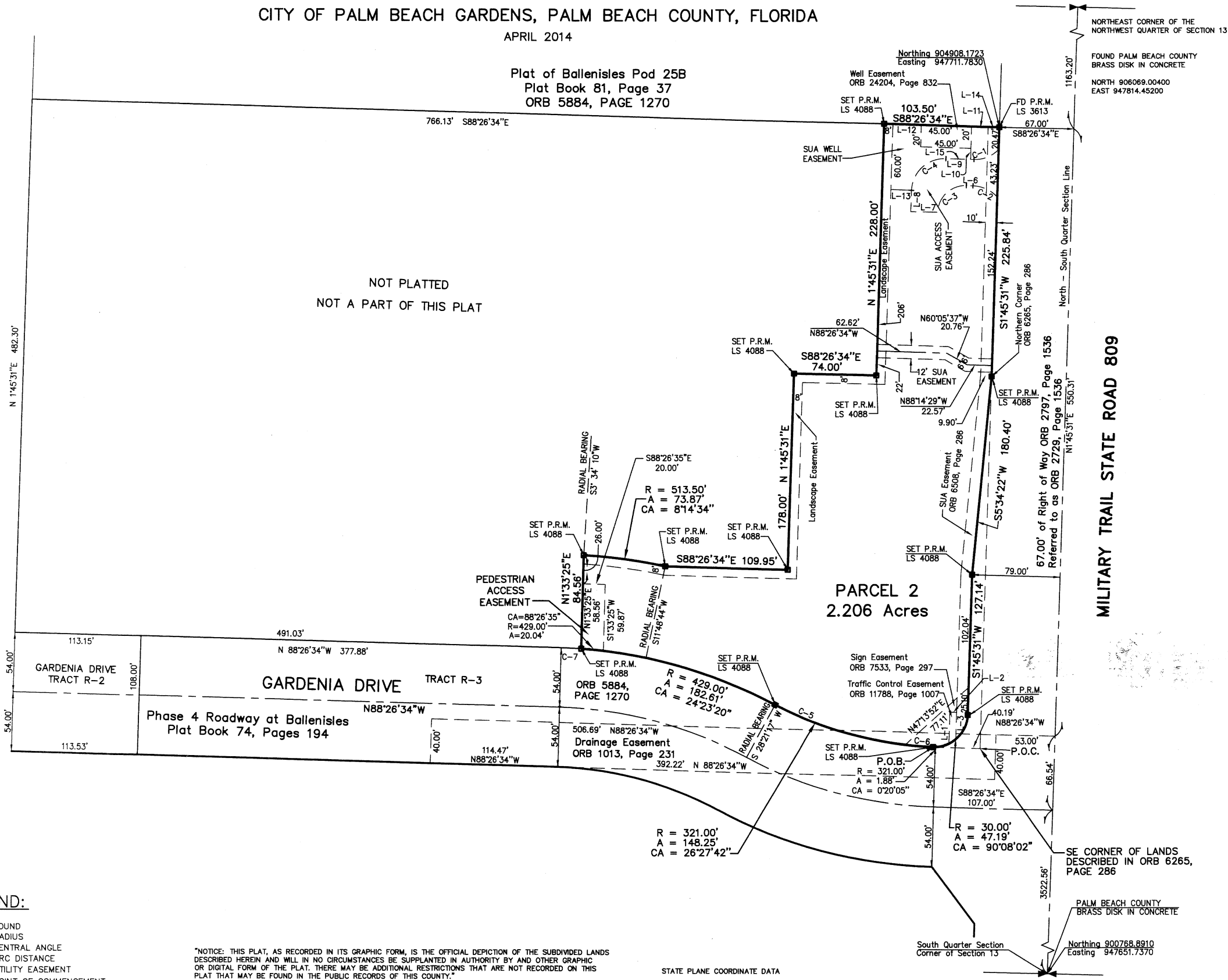
A PARCEL OF LAND LYING IN SECTION 13, TOWNSHIP 42 SOUTH, RANGE 42 EAST  
CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA

APRIL 2014

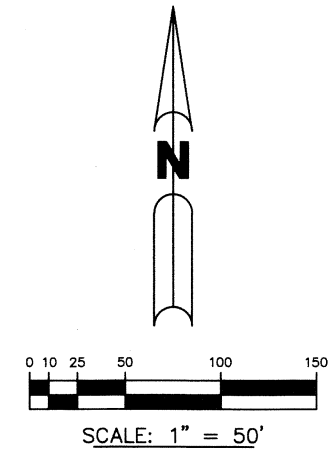
Plat of Ballenises Pod 25B  
Plat Book 81, Page 37  
ORB 5884, PAGE 1270

Tract ECA-1  
Phase 4 Roadway at Ballenises  
Plat Book 74, Page 194  
ORB 5884, PAGE 1270

NOT PLATTED  
NOT A PART OF THIS PLAT



NORTHEAST CORNER OF THE  
NORTHWEST QUARTER OF SECTION 13  
FOUND PALM BEACH COUNTY  
BRASS DISK IN CONCRETE  
NORTH 906069.00400  
EAST 947814.45200



CURVE #	RADIUS	ARC DISTANCE	CENTRAL ANGLE	CHORD BEARING	CHORD DISTANCE
C-1	30.00'	24.59'	46°57'57"	N 68°04'29" E	23.91'
C-2	30.00'	24.83'	47°25'10"	N 64°44'00" W	24.13'
C-3	25.00'	39.18'	89°47'55"	S 46°39'27" W	35.29'
C-4	30.00'	47.02'	89°47'55"	N 46°39'28" E	42.35'
C-5	321.00'	123.32'	22°00'42"	N 72°39'18" W	122.56'
C-6	321.00'	24.93'	4°27'00"	N 85°52'55" W	24.92'
C-7	429.00'	18.04'	2°24'31"	S 87°14'19" E	18.03'

LINE #	BEARING	DISTANCE
L-1	N 1°45'31" E	28.53'
L-2	S 88°14'29" E	6.00'
L-3	N 1°45'31" E	24.36'
L-6	S 88°26'34" E	5.96'
L-7	S 88°51'44" E	24.00'
L-8	N 1°45'31" E	19.19'
L-9	S 88°26'34" E	25.21'
L-10	N 1°33'26" E	10.00'
L-11	S 88°26'34" E	15.08'
L-12	S 88°26'34" E	25.42'
L-13	S 88°46'08" E	18.50'
L-14	S 88°26'34" E	10.00'
L-15	S 88°26'34" E	22.13'

**LEGEND:**

- FD = FOUND
- R = RADIUS
- CA = CENTRAL ANGLE
- A = ARC DISTANCE
- U.E. = UTILITY EASEMENT
- P.O.C. = POINT OF COMMENCEMENT
- P.O.B. = POINT OF BEGINNING
- TCE = TRAFFIC CONTROL EASEMENT
- SUA = SEACOAST UTILITY AUTHORITY
- ORB = OFFICIAL RECORD BOOK
- P.R.M. = PERMANENT REFERENCE MONUMENT
- P.C.P. = PERMANENT CONTROL POINT

"NOTICE: 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 ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY."

THE BEARINGS ARE BASED ON THE NORTH/SOUTH QUARTER SECTION LINE OF SECTION 13, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA BEARING NORTH 1°45'31" EAST, ACCORDING TO THE NORTH AMERICAN DATUM OF 1983, AND READJUSTED IN 1990, AS COMPUTED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM.

NO BUILDINGS, IMPROVEMENTS OF ANY KIND, TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR COUNTY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.

**STATE PLANE COORDINATE DATA**

COORDINATES SHOWN ARE GRID  
LINEAR UNIT = US SURVEY FOOT  
ZONE = FLORIDA EAST  
ALL DISTANCES ARE GROUND  
DATUM = NAD 83, 1980 ADJUSTED  
SCALE FACTOR = 1.00004218  
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE  
1983 STATE PLANE TRAVERSE MERCATOR PROJECTION

THIS INSTRUMENT WAS PREPARED BY JAY ALAN BONNER, LS4088  
IN THE OFFICE OF SUNSHINE SURVEYORS,  
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**SUNSHINE SURVEYORS**  
PO Box 31224 (LB4725)  
Palm Beach Gardens  
Florida 33420-1224

SHEET  
2 OF 2

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STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT \_\_\_\_\_ DAY  
OF \_\_\_\_\_  
2014 AND DULY RECORDED IN  
PLAT BOOK \_\_\_\_\_ ON PAGES  
\_\_\_\_\_ AND \_\_\_\_\_

SHARON R. BOCK,  
CLERK & COMPTROLLER  
BY: \_\_\_\_\_  
DEPUTY CLERK