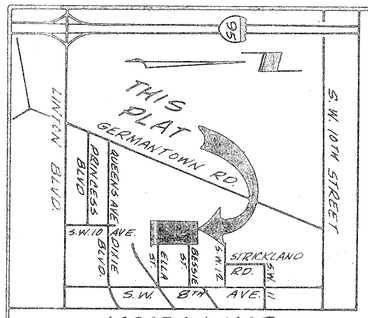
44/178

PLAT OF LINTON FOREST PLAT 1

A REPLAT OF PART OF LOT 31, SUBDIVISION OF SECTION 20, TOWNSHIP 46 SOUTH, RANGE 43 EAST, PLAT BOOK 1, PAGE 4
PALM BEACH COUNTY, FLORIDA.

SHEET 2 OF 2 SHEETS

MARCH 1982
SCALE: 1" = 30'
0 25' 50' 75' 150'



LOCATION MAP

LOT 31 PLAT BOOK 1 PAGE 4

LINTON BLVD.

NORTH 818.75' P.R.M. 5' LIMITED ACCESS EASEMENT 238.62' 30.02' 30' DRAINAGE EASEMENT 5' N. 512.53' NORTH P.R.M.

N 88°35'28"E. 665.73'

SOUTH LINE OF SECTION 20, 46/43

SOUTH 1/4 SECTION CORNER

N.87°51'39"E. 326.58'

LOT 31 PLAT BOOK 1 PAGE 4

TRACT E

TRACT A

168.72' 25' 30' P.B.C.E.L.C.O. EASEMENT 174.96' N.

N.76°E. 27.62'

105.19'

12' DRAINAGE EASE.

50.36' N.88°41'40"E. 335.60'

22	N. 103.21'	#10	25.49'	21.68'	21.68'	21.68'	21.68'	34.61'
21	109.00' N.	#11	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
20	111.01' N.	#12	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
19	110.33' N.	#13	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
18	107.04' N.	#14	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
17	105.02' N.	#15	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
16	99.00' N.	#16	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
15	94.98' N.	#17	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
14	90.96' N.	#18	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
13	87.46' N.	#19	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
12	95.60' N.	#9	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
11	94.37' N.	#8	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
10	95.06' N.	#7	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
9	97.65' N.	#6	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
8	102.02' N.	#5	21.67'	21.68'	21.68'	21.68'	21.68'	34.61'
7	109.87' N.	#4	35.58'	21.68'	21.68'	21.68'	21.68'	34.61'
6	117.73' N.	#3	35.58'	21.68'	21.68'	21.68'	21.68'	34.61'
5	122.31' N.	#2	35.58'	21.68'	21.68'	21.68'	21.68'	34.61'
4	125.54' N.	#1	35.58'	21.68'	21.68'	21.68'	21.68'	34.61'
3	127.11' N.		35.58'	21.68'	21.68'	21.68'	21.68'	34.61'
2	127.79' N.		35.58'	21.68'	21.68'	21.68'	21.68'	34.61'
1	128.95' N.		35.58'	21.68'	21.68'	21.68'	21.68'	34.61'

@ 12' DRAINAGE EASEMENT 117.73'
@ 10' F.P.L. EASEMENT 102.77' NORTH
12' DRAINAGE EASEMENT
2' DRAINAGE EASEMENTS
65' TRACT A
N.19°W. 98.10'
N.11°E. 4.91'
ARC=58.17' R=225' Δ=15°
ARC=98.91' R=180' Δ=25°
ARC=62.40' R=225' Δ=15°
N.14°E. 23.02'
N.0°07'26"E. 32.99'
N.0°07'26"E. 62.63'
N.0°07'26"E. 123.58'
N.0°07'26"E. 136.93'
N.0°23'47"E. 374.27'
N.89°52'34"W. 68.47'
S.89°52'34"E. 68.47'
N.89°52'34"W. 68.47'
S.0°07'26"W. 100.00'
113.42' NORTH
10' UTILITY EASEMENT
TRACT B
@ 10' F.P.L. & L.CO. EASEMENT
TRACT C 128.53'
TRACT D 129.44'
5.0' N.
5' N.
5' E.
5' S.
6.0'
7.49' P.R.M.
14.71'
57.40'
193.28'
703'
P.R.M.
P.R.M.
N.88°41'40"E. 6.18'

WEST LINE OF PLAT 2 OF 2 SOUTHRIDGE AS ORIGINALLY MONUMENTED

5' LIMITED ACCESS EASEMENT

15'x15' LIFT STATION EASEMENT

@ ELLA STREET 25' 25'

@ BESSIE STREET 25' 25'

PLAT 2 OF 2 SOUTHRIDGE
PLAT BOOK 13 PAGE 39

CURVE DATA:

#	RADIUS	Δ	ARC
1	260'	0°11'36"	0.88'
2	260'	4°33'38"	20.70'
3	260'	4°35'27"	20.83'
4	260'	1°39'19"	7.51'
5	225'	3°03'15"	11.99'
6	225'	5°17'17"	20.77'
7	225'	5°15'56"	20.68'
8	225'	5°17'15"	20.76'
9	225'	6°06'17"	23.97'
10	180'	4°44'23"	13.24'
11	180'	7°26'31"	20.78'
12	180'	7°24'40"	20.70'
13	180'	5°24'26"	15.10'
14	325'	3°10'48"	18.04'
15	325'	4°30'58"	25.62'
16	325'	3°18'14"	18.74'

0456-001

NOTES:

1. "⊡ P.R.M." = PERMANENT REFERENCE MONUMENT
2. THIS INSTRUMENT WAS PREPARED BY DANIEL J. O'BRIEN - IN THE OFFICE OF O'BRIEN, SUITER & O'BRIEN, INC. 2601 N. FEDERAL HWY. DELRAY BEACH, FLA.
3. A. NO BUILDINGS OR ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
   B. NO STRUCTURES, TREES OR SHRUBS SHALL BE PLACED ON DRAINAGE EASEMENTS.
   C. APPROVAL OF LANDSCAPING IN UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH THE APPROVAL OF ALL UTILITIES OCCUPYING SAME.
4. THE BEARINGS SHOWN ARE RELATIVE TO THE SOUTH LINE OF SECTION 20, TWP. 46 S., RGE. 43 E. WHICH IS ASSUMED TO BEAR N.87°35'28"E.

LINTON FOREST #1 44/178

O'BRIEN, SUITER & O'BRIEN, INC.
ENGINEERS, SURVEYORS, LAND PLANNERS
Delray Beach - Boynton Beach, Florida

DATE		SCALE
MARCH 1982		1" = 30'
FIELD BOOK PAGE		ORDER NO 81-14 dL