

55/146

BREAKERS WEST PLAT NO. 13 "THE COLONY"

JANUARY 1987

Hutcheon Engineers
CIVIL ENGINEERS & SURVEYORS

SHEET 2 OF 6 SHEETS

146

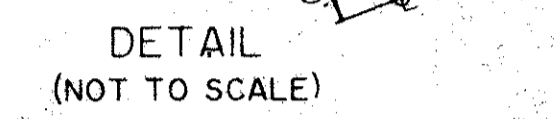
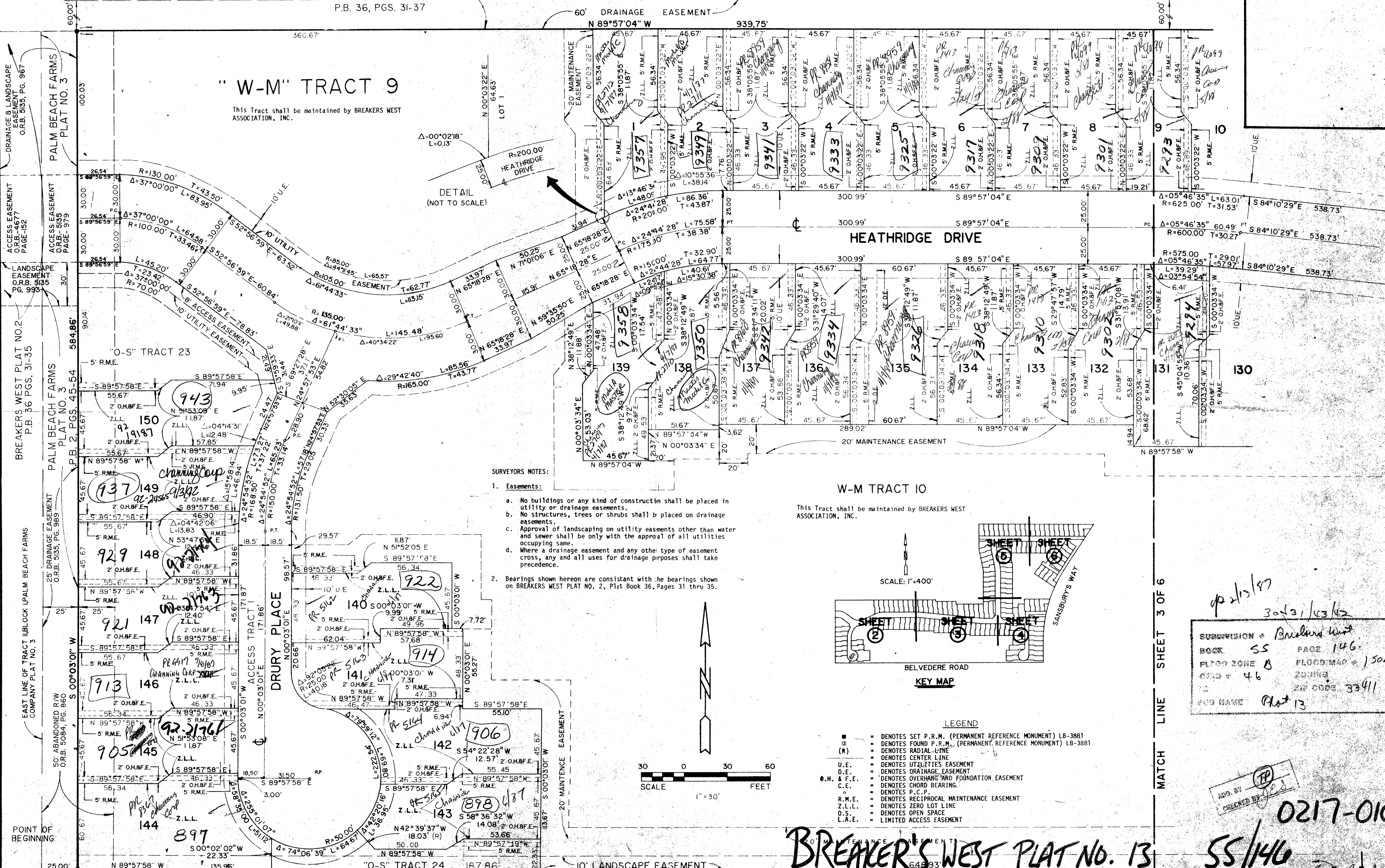
"O-S" TRACT 3
BREAKERS WEST PLAT NO. 2
P.B. 36, PGS. 31-37

"W-M" TRACT 9

This Tract shall be maintained by BREAKERS WEST ASSOCIATION, INC.

60' DRAINAGE EASEMENT

N 89°57'04" W 939.75'



SURVEYORS NOTES:

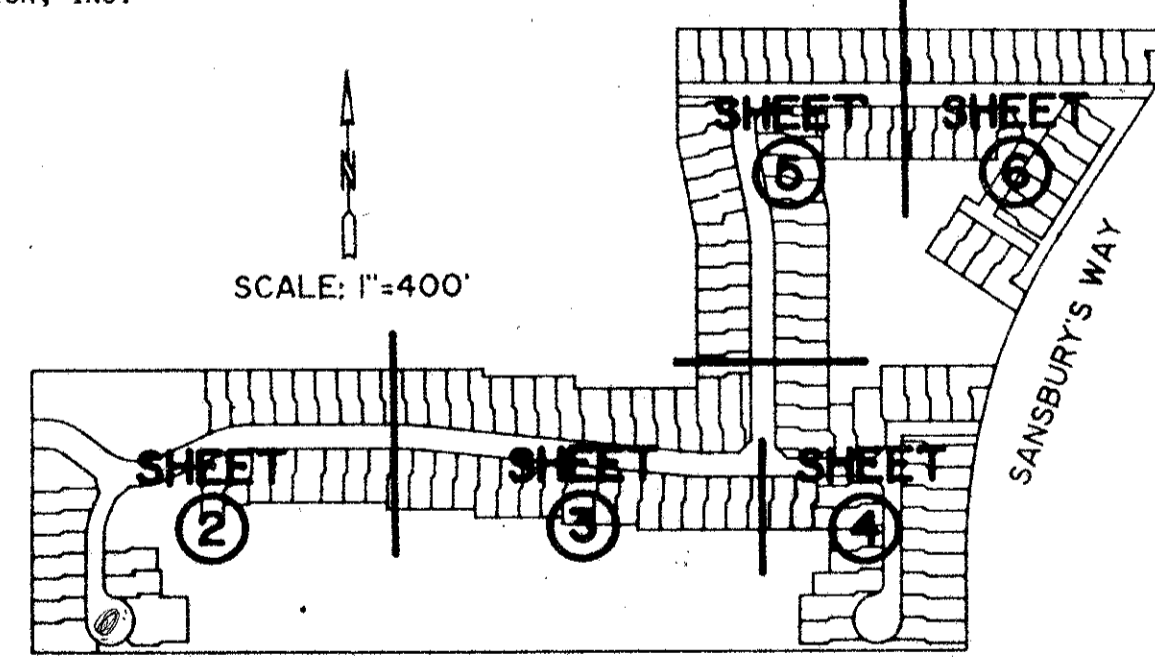
1. Easements:

- a. No buildings or any kind of construction shall be placed in utility or drainage easements.
- b. No structures, trees or shrubs shall be placed on drainage easements.
- c. Approval of landscaping on utility easements other than water and sewer shall be only with the approval of all utilities occupying same.
- d. Where a drainage easement and any other type of easement cross, any and all uses for drainage purposes shall take precedence.

- 2. Bearings shown hereon are consistent with the bearings shown on BREAKERS WEST PLAT NO. 2, Plat Book 36, Pages 31 thru 35.

W-M TRACT 10

This Tract shall be maintained by BREAKERS WEST ASSOCIATION, INC.



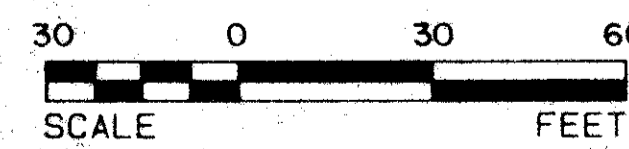
SCALE: 1"=400'

BELVEDERE ROAD

KEY MAP

LEGEND

- DENOTES SET P.R.M. (PERMANENT REFERENCE MONUMENT) LB-3881
- DENOTES FOUND P.R.M. (PERMANENT REFERENCE MONUMENT) LB-3881
- (R) DENOTES RADIAL LINE
- DENOTES CENTER LINE
- U.E. DENOTES UTILITIES EASEMENT
- D.E. DENOTES DRAINAGE EASEMENT
- O.H. & F.E. DENOTES OVERHANG AND FOUNDATION EASEMENT
- C.E. DENOTES CHORD BEARING
- R.M.E. DENOTES RECIPROCAL MAINTENANCE EASEMENT
- Z.L.L. DENOTES ZERO LOT LINE
- O.S. DENOTES OPEN SPACE
- L.A.E. DENOTES LIMITED ACCESS EASEMENT



SCALE 1"=30' FEET

3043/103/12

SUBDIVISION = Breakers West
BOOK 55 PAGE 146
FLOOD ZONE B FLOOD MAP = 150A
GRID = 46 ZONING
ZIP CODE 33411
JOB NAME Plot 13

APPROVED BY [Signature]
CHECKED BY [Signature]

BREAKERS WEST PLAT NO. 13

55/146

S 89°57'58" E 972.75'
1946.82' (TOTAL SOUTH LINE)

NORTH LINE OF THE SOUTH 75.00 FEET OF TRACTS 17 & 18, BLOCK 2
PALM BEACH FARMS COMPANY PLAT NO. 3 P.B. 2 PGS. 45-54

75' R/W FOR LAKE WORTH DRAINAGE DISTRICT LATERAL NO. 1
O.R.B. 2968, P. 1825

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

MATCH LINE SHEET 3 OF 6