

DEL RATON PARK REPLAT NO. 1

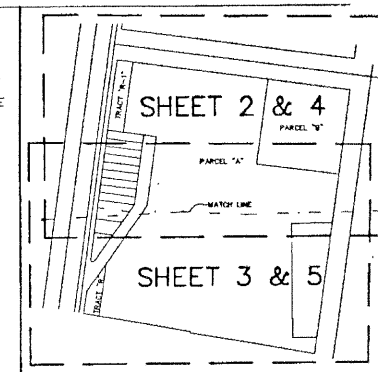
A REPLAT OF A PORTION OF "DEL-RATON PARK", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 9 AND 10 AND A PORTION OF "TROPIC PALMS PLAT NO. 1", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGES 99 THROUGH 102 ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND A PORTION OF THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 46 SOUTH, RANGE 43 EAST AND A PORTION OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 46 SOUTH, RANGE 43 EAST, SAID LANDS LYING IN SECTIONS 29 AND 32, TOWNSHIP 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH, PALM BEACH COUNTY FLORIDA.

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD and WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7301-A WEST PALMETTO PARK ROAD, SUITE 100A
BOCA RATON, FLORIDA 33433 - (561)392-1991
JULY - 2000

TROPIC PALMS PLAT 1
(PB 25, PAGES 99-102)

SURVEY NOTES:

- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE CONDUCE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
- BUILDING SETBACK LINES SHALL BE AS REQUIRED BY CURRENT DELRAY BEACH COUNTY ZONING REGULATIONS. NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON AN EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
- R/W - DENOTES RIGHT-OF-WAY
- BEARINGS ARE RELATIVE TO THE SOUTH RIGHT-OF-WAY LINE OF LINDELL BLVD. - BEARING S 82°14'55" E
- P.R.M. - INDICATES 4" X 4" X 24" PERMANENT REFERENCE MONUMENT MARKED NO. LB 3591.
- U.E. - INDICATES UTILITY EASEMENT
- D.E. - INDICATES DRAINAGE EASEMENT
- L.A.E. - DENOTES LIMITED ACCESS EASEMENT
- NON-VEHICULAR ACCESS LINE - DENOTES NON-VEHICULAR ACCESS LINE UNLESS SHOWN OTHERWISE.
- "NOTE" 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 PALM BEACH COUNTY.
- D.B. - DENOTES DEED BOOK
- P.G. - DENOTES PAGE
- P.B. - DENOTES PLAT BOOK
- N.T.S. - DENOTES NOT TO SCALE
- - INDICATES SET 5/8" IRON ROD/CAP LB NO. 3591.
- TP - DENOTES TYPICAL
- NO - DENOTES NUMBER
- ⊙ - DENOTES CENTERLINE
- ORB - DENOTES OFFICIAL RECORDS BOOK
- POB - DENOTES POINT OF BEGINNING
- - DENOTES SQUARE FOOTAGE
- - DENOTES NON VEHICULAR ACCESS LINE
- SR - STATE ROAD
- SFMDD - SOUTH FLORIDA WATER MANAGEMENT DRAINAGE DISTRICT
- 26 - R - RADIAL BEARING
- 27 - Δ - CENTRAL ANGLE
- 28 - R - RADIAL BEARING
- 29 - L - ARC LENGTH



175

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 2001 AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ AND _____

DOROTHY H. WILKEN
CLERK CIRCUIT COURT

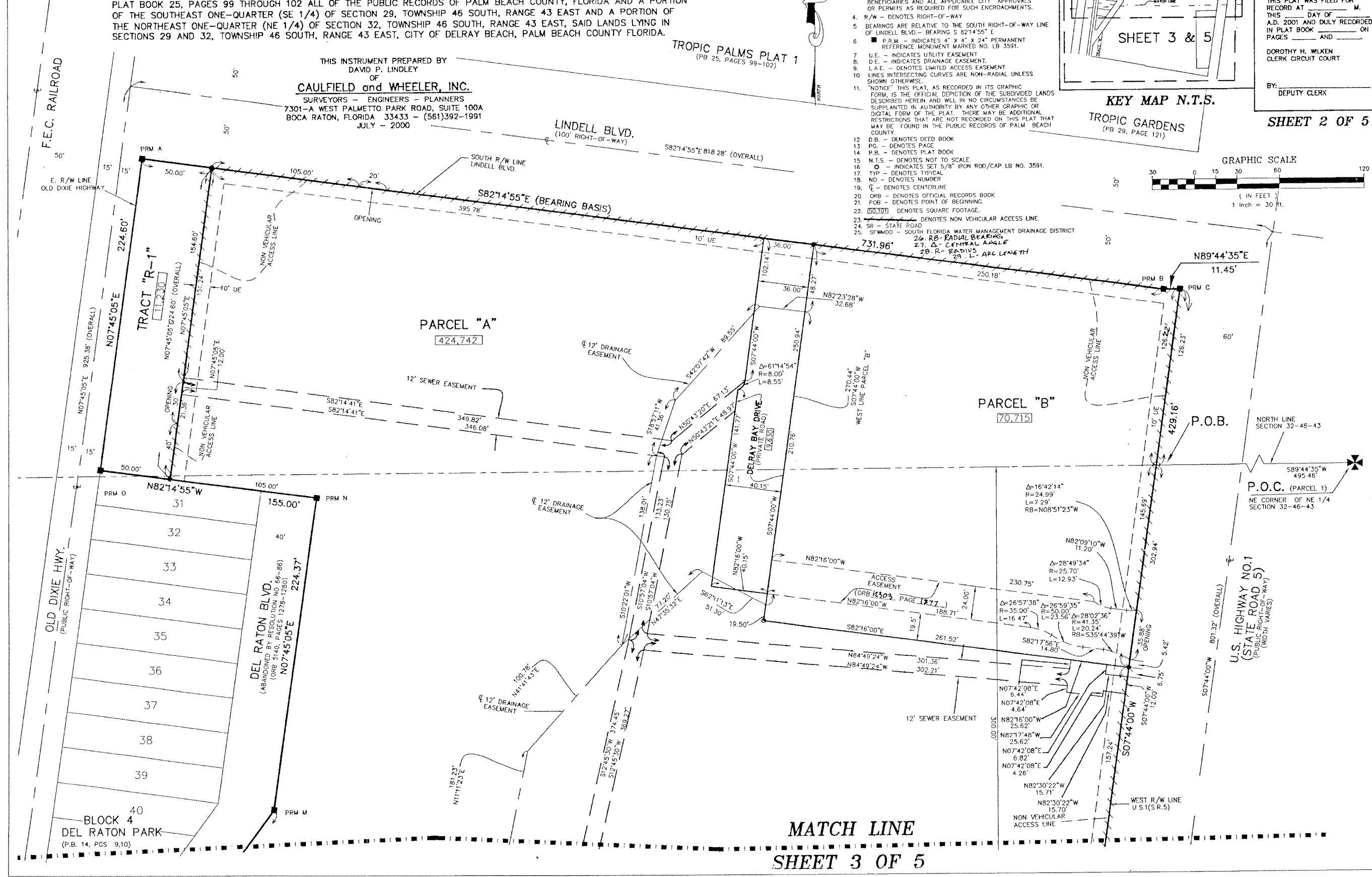
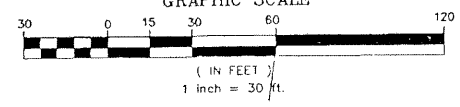
BY: _____
DEPUTY CLERK

SHEET 2 OF 5

KEY MAP N.T.S.

TROPIC GARDENS
(PB 29, PAGE 121)

GRAPHIC SCALE



MATCH LINE

SHEET 3 OF 5