TUSCANY AT ABACOA - PLAT TWO

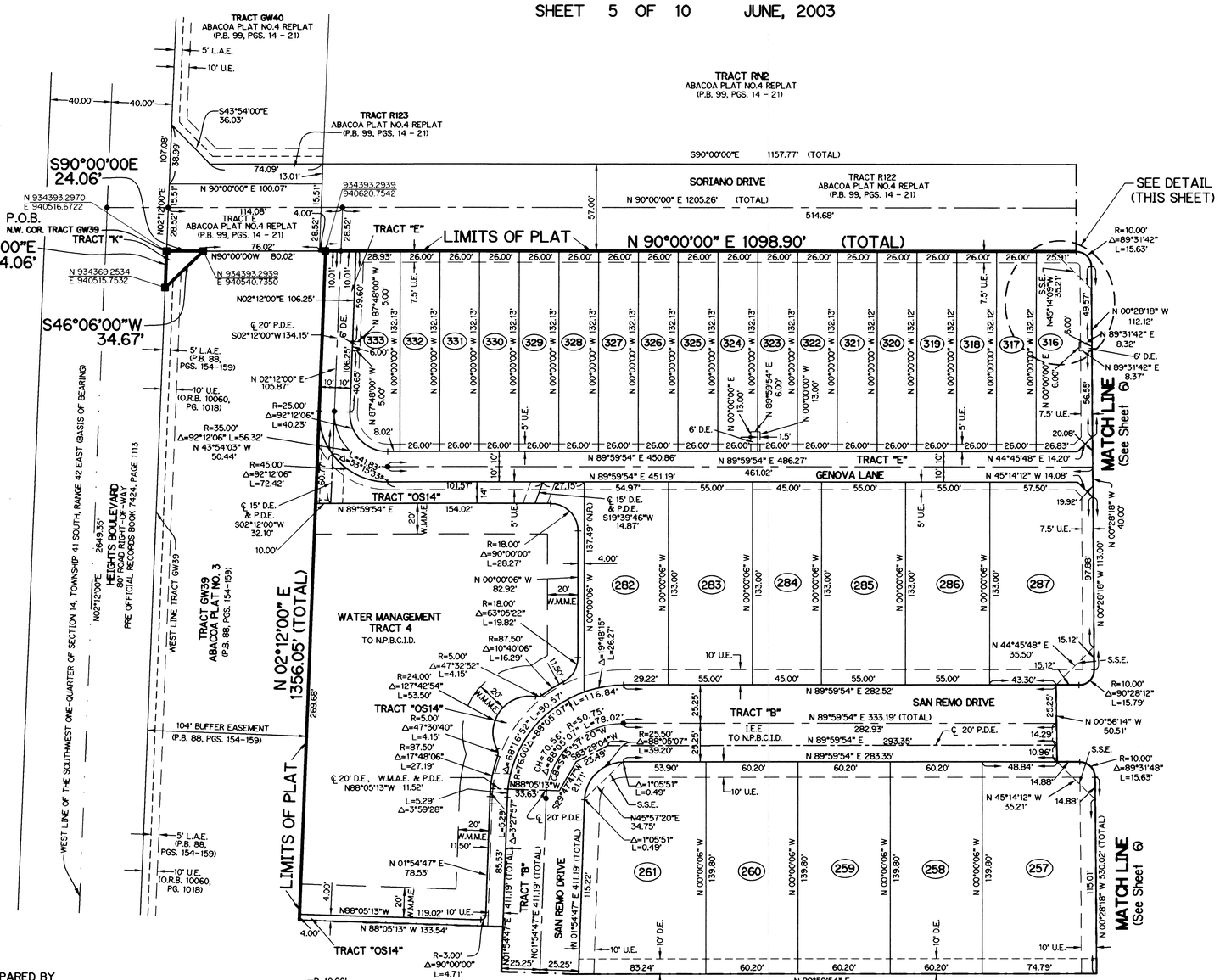
BEING A REPLAT OF TRACT "F" ACCORDING TO THE PLAT TUSCANY AT ABACOA AS RECORDED IN PLAT BOOK 96, PAGES 90 THROUGH 97, TOGETHER WITH TRACT RN1B2 ACCORDING TO THE PLAT OF ABACOA-PLAT NO. 4 REPLAT AS RECORDED IN PLAT BOOK 99, PAGES 14 THROUGH 21, AND A PORTION OF TRACT GW39 ACCORDING TO THE PLAT OF ABACOA-PLAT NO. 3 AS RECORDED IN PLAT BOOK 88, PAGES 154 THROUGH 159, ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA LYING IN SECTION 14, TOWNSHIP 41 SOUTH, RANGE 42 EAST, TOWN OF JUPITER, PALM BEACH COUNTY, FLORIDA

SHEET 5 OF 10 JUNE, 2003

N

0 8 20 40 80 120

SCALE: 1" = 40'



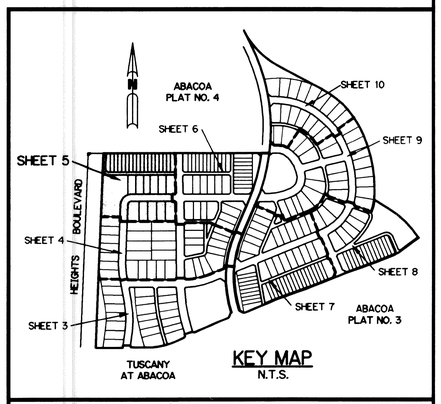
THIS INSTRUMENT PREPARED BY
DAVID L. SMITH, P.S.M. LS-4951, STATE OF FLORIDA
LAWSON, NOBLE AND WEBB, INC.
ENGINEERS PLANNERS SURVEYORS
420 COLUMBIA DRIVE, SUITE 110
WEST PALM BEACH, FLORIDA 33409
LB 6674

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 P.R.M. #26
Δ - DELTA ANGLE
P.I. - POINT OF INTERSECTION
℄ - CENTERLINE
D.B. - DEED BOOK
D.E. - DRAINAGE EASEMENT
L - ARC LENGTH
L.A.E. - LIMITED ACCESS EASEMENT
P.A.E. - PEDESTRIAN ACCESS EASEMENT
N.T.S. - NOT TO SCALE
O.R.B. - OFFICIAL RECORD BOOK
P.B. - PLAT BOOK
PGS. - PAGES
R - RADIUS
S.E. - SIDEWALK EASEMENT
U.E. - UTILITY EASEMENT
N 931379.1119
E 785294.7754 - DENOTES STATE PLANE COORDINATES
NPBCID - NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT
(RAD) - RADIAL
CB - CHORD BEARING
CH - CHORD DISTANCE
S.S.E. - SAFE SIGHT EASEMENT
W.M.M.E. - WATER MANAGEMENT MAINTENANCE EASEMENT
W.M.A.E. - WATER MANAGEMENTACCESS EASEMENT
S.T. - SURVEY TIE
L.S.E. - LIFT STATION EASEMENT
(N.R.) - NON-RADIAL
(R.F.) - RADIAL TO FRONT LOT LINE
(R.R.) - RADIAL TO REAR LOT LINE
I.E.E. - INGRESS AND EGRESS EASEMENT
T.O.J. - TOWN OF JUPITER
P.D.E. - PUBLIC DRAINAGE EASEMENT

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 = 1.0000077
S 02°12'00" W (PLAT BEARING)
S 02°12'02" W (GRID BEARING)
00°00'02" = COUNTERCLOCKWISE BEARING ROTATION, PLAT TO GRID



KEY MAP
N.T.S.