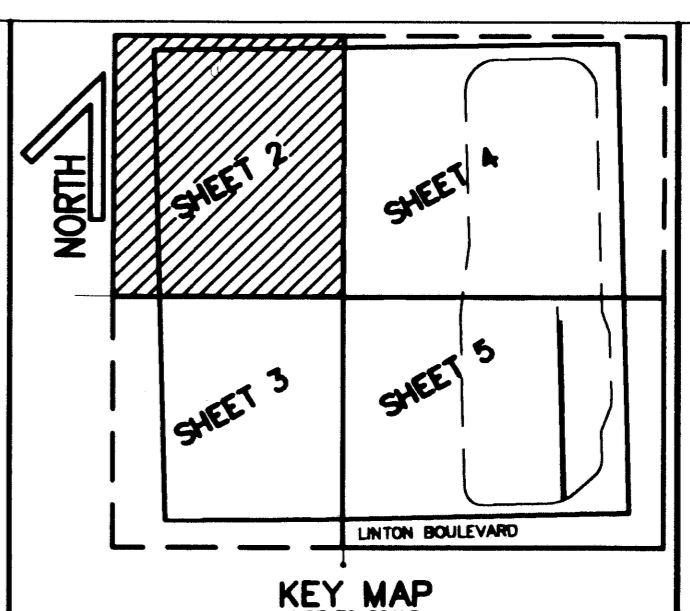
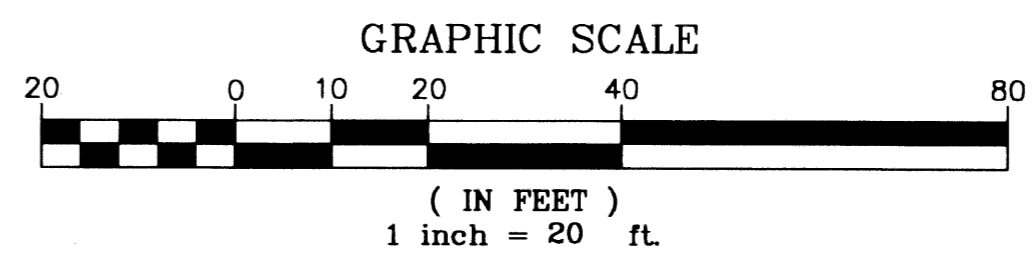


# DELRAY OUTPATIENT PROPERTIES PLAT

A REPLAT OF PARCEL 2, "DELRAY TOWN CENTER", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 65, PAGES 189 AND 190 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. SAID LANDS LYING IN SECTION 24, TOWNSHIP 46 SOUTH, RANGE 42 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  
JANUARY - 2002



# 198

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT \_\_\_\_\_ M.  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_  
A.D. 2003 AND DULY RECORDED  
IN PLAT BOOK \_\_\_\_\_ ON  
PAGES \_\_\_\_\_ THRU \_\_\_\_\_

DOROTHY H. WILKEN  
CLERK CIRCUIT COURT  
BY: \_\_\_\_\_  
DEPUTY CLERK

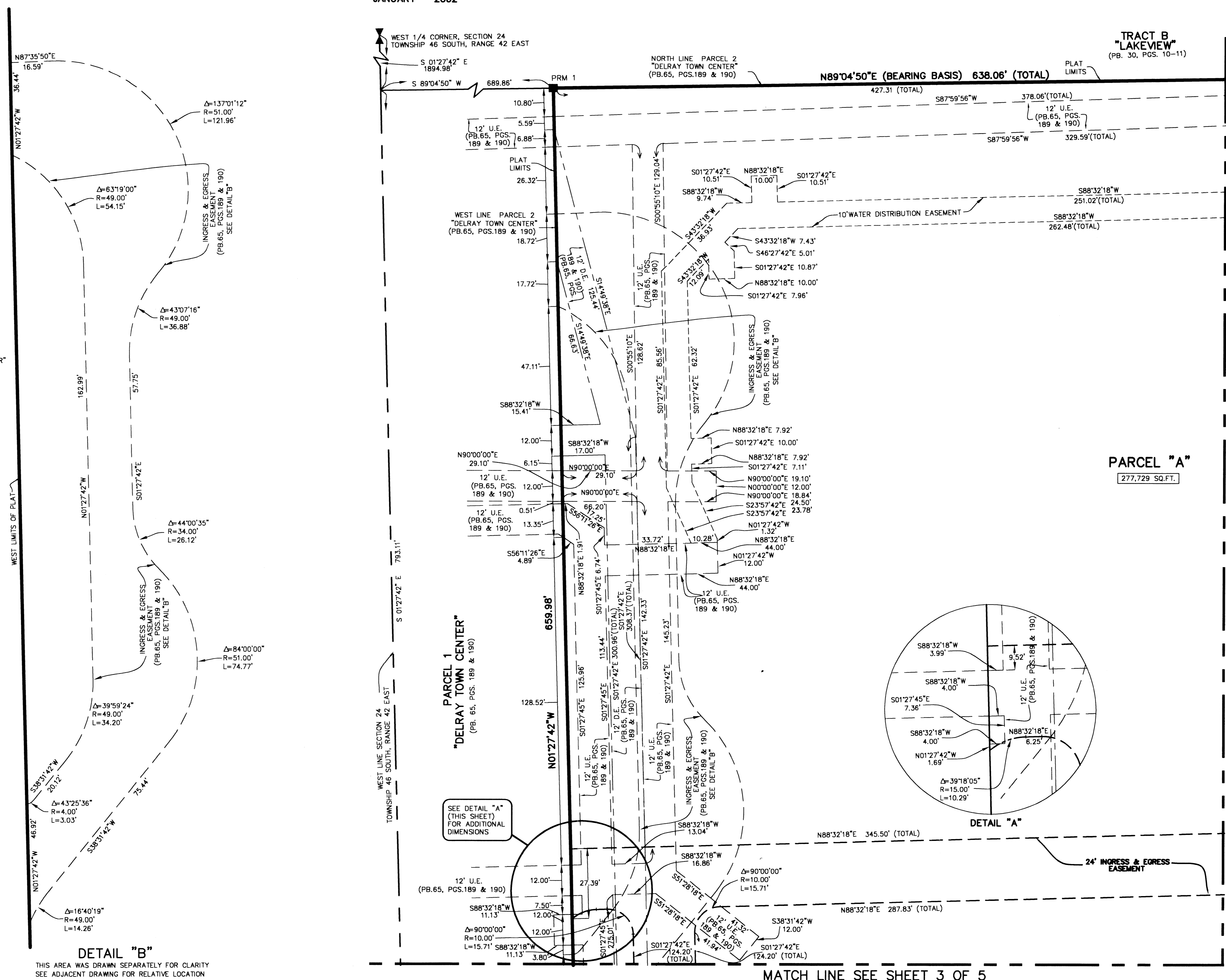
**SHEET 2 OF 5**

### TABULAR DATA

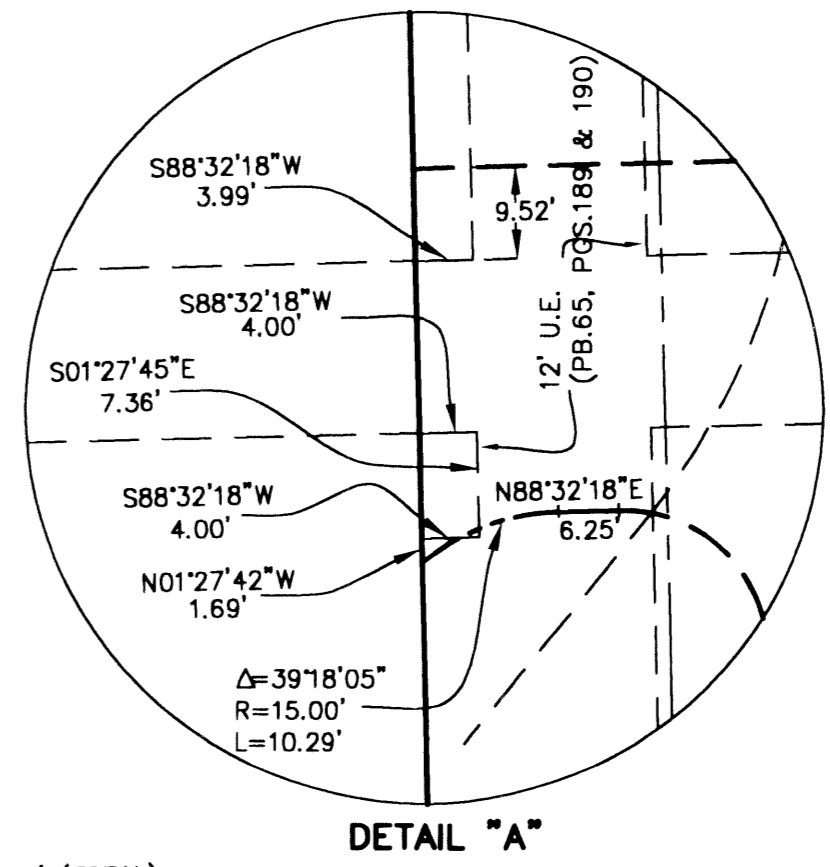
PARCEL	SQUARE FEET	ACRES
PARCEL "A"	277,729	6.376
PARCEL "B"	143,747	3.300
TOTAL AREA	421,476	9.676

### SURVEY NOTES:

- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, 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 CITY 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 RECORD PLAT "DELRAY TOWN CENTER" BASED ON THE NORTH LINE OF PARCEL 2 BEARING N 89° 04' 50" E.
- P.R.M. - INDICATES SET 4" X 4" X 24" PERMANENT REFERENCE MONUMENT MARKED NO. LB 3591.
- G.U. - INDICATES GENERAL UTILITY EASEMENT.
- D.E. - INDICATES DRAINAGE EASEMENT.
- U.E. - UTILITY EASEMENT AS SHOWN ON THE RECORD PLAT "DELRAY TOWN CENTER" AS RECORDED IN PLAT BOOK 65, PAGES 189 AND 190 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
- LINE INTERSECTING CURVES ARE NON-RADIAL UNLESS SHOWN OTHERWISE.
- "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 PALM BEACH COUNTY.
- D.B. - DENOTES DEED BOOK
- P.G. - DENOTES PAGE
- P.B. - DENOTES PLAT BOOK
- N.T.S. - DENOTES NOT TO SCALE
- TYP - DENOTES TYPICAL
- NO - DENOTES NUMBER
- CL - DENOTES CENTERLINE
- ORB - DENOTES OFFICIAL RECORDS BOOK
- POB - DENOTES POINT OF BEGINNING
- DENOTES NON VEHICULAR ACCESS LINE.
- THE CITY OF DELRAY BEACH IS HEREBY GRANTED THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES.



**DETAIL "B"**  
THIS AREA WAS DRAWN SEPARATELY FOR CLARITY  
SEE ADJACENT DRAWING FOR RELATIVE LOCATION



MATCH LINE SEE SHEET 3 OF 5

MATCH LINE SEE SHEET 4 OF 5