

WINSTON TRAILS PARCEL TWELVE

PART OF WINSTON TRAILS P.U.D.
SITUATE IN SECTION 2, TOWNSHIP 45 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA
MARCH, 1997 SHEET 3 OF 3

0587-022

85

STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD _____ DAY OF _____
AD, 1997 AND DULY RECORDED
IN PLAT BOOK _____ ON PAGES
_____ AND _____
DOROTHY H. WILKEN, CLERK
BY: _____, D.C.
CIRCUIT COURT SEAL

PET. 87-112
ALOC. #0001
5/2/21

- LEGEND**
- L ARC LENGTH
 - POC POINT OF COMMENCEMENT
 - Δ CENTRAL (DELTA) ANGLE
 - DE DRAINAGE EASEMENT
 - LWDD LAKE WORTH DRAINAGE DISTRICT
 - LAE LIMITED ACCESS EASEMENT
 - POB POINT OF BEGINNING
 - LME LAKE MAINTENANCE EASEMENT
 - ORB OFFICIAL RECORD BOOK
 - PB PLAT BOOK
 - PG(S) PAGE(S)
 - R RADIUS
 - LMAE LAKE MAINTENANCE ACCESS EASEMENT
 - UE UTILITY EASEMENT
 - ⊙ PERMANENT CONTROL POINT
 - SET PLS# 4763
 - 4x4 CONCRETE PERMANENT REFERENCE MONUMENT SET PLS# 4763
 - ⊙ CENTERLINE
 - NR NON-RADIAL

ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000488
S41°41'58"E (Plat) 00°00'29" Bearing
S41°42'27"E (Grid) = Counter-clockwise Rotation
(Plat to Grid)
East line of WINSTON TRAILS
BOULEVARD PHASE III
(PB 76, PGS 179-180)
COORDINATES SHOWN ARE GRID
DATUM = NAD 83 1990 ADJUSTMENT
ZONE = FLORIDA EAST
LINEAR UNIT = US SURVEY FEET
COORDINATE SYSTEM 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION
GROUND DISTANCE X SCALE FACTOR = GRID

8/1/85

THIS INSTRUMENT WAS PREPARED BY MARY HANNA CLODFELTER, P.S.M. IN THE OFFICES OF MOCK, ROOS & ASSOCIATES, INC., 5720 CORPORATE WAY, WEST PALM BEACH, FLORIDA 33407.

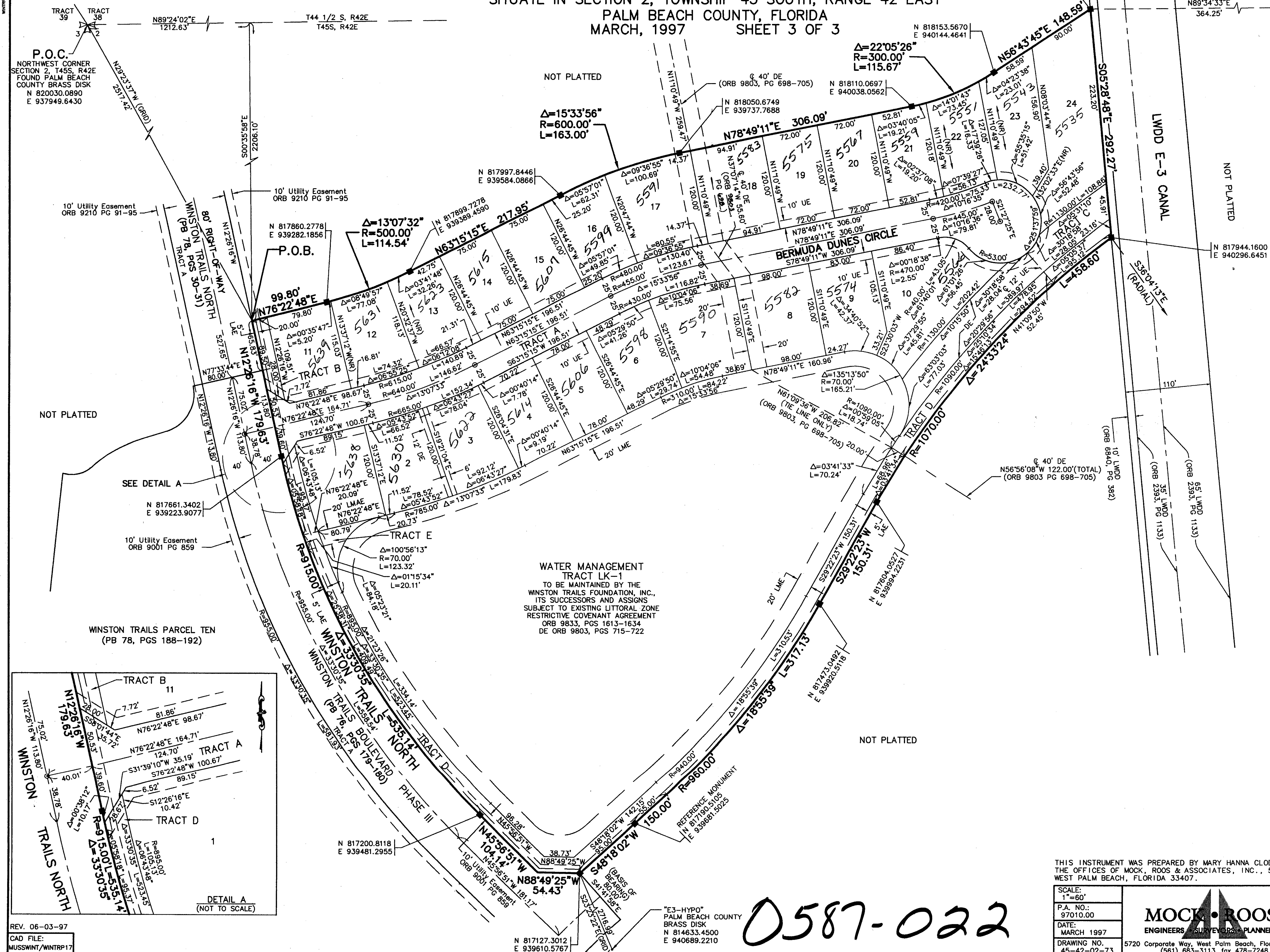
SCALE:
1"=60'
P.A. NO.:
97010.00
DATE:
MARCH 1997
DRAWING NO.
45-42-02-73

MOCK ROOS
ENGINEERS SURVEYORS PLANNERS
5720 Corporate Way, West Palm Beach, Florida 33407
(561) 683-3113, fax 478-7248

**WINSTON TRAILS
PARCEL TWELVE**
PART OF WINSTON TRAILS P.U.D.
SITUATE IN SECTION 2, TOWNSHIP 45 SOUTH,
RANGE 42 EAST
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SHEET 3 OF 3

0587-022



P.O.C.
NORTHWEST CORNER
SECTION 2, T45S, R42E
FOUND PALM BEACH
COUNTY BRASS DISK
N 820030.0890
E 937949.6430

10' Utility Easement
ORB 9210 PG 91-95
10' Utility Easement
ORB 9210 PG 91-95
10' Utility Easement
ORB 9210 PG 91-95

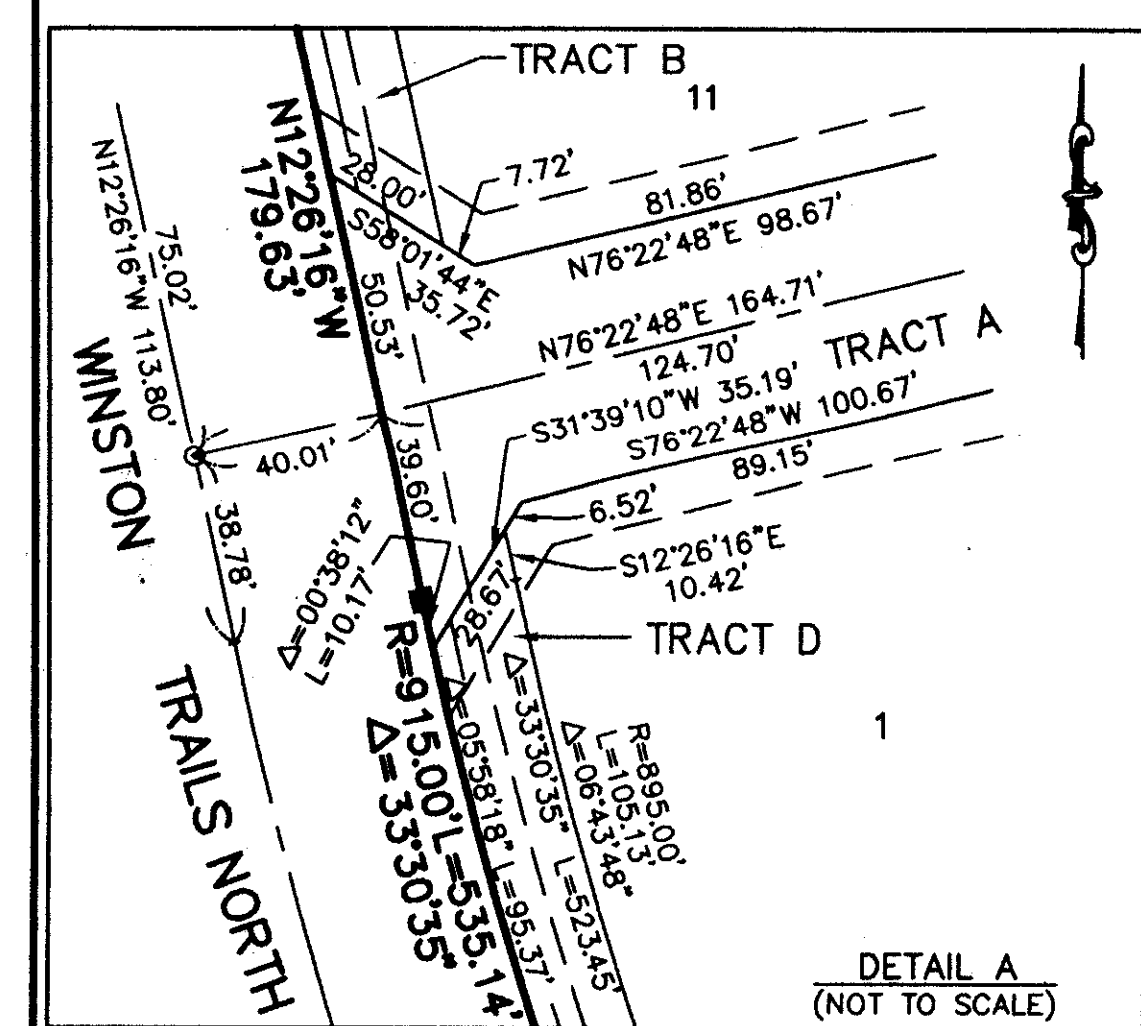
NOT PLATTED

SEE DETAIL A

10' Utility Easement
ORB 9001 PG 859

WINSTON TRAILS PARCEL TEN
(PB 78, PGS 188-192)

**WATER MANAGEMENT
TRACT LK-1**
TO BE MAINTAINED BY THE
WINSTON TRAILS FOUNDATION, INC.,
ITS SUCCESSORS AND ASSIGNS
SUBJECT TO EXISTING LITTORAL ZONE
RESTRICTIVE COVENANT AGREEMENT
ORB 9833, PGS 1613-1634
DE ORB 9803, PGS 715-722



REV. 06-03-97
CAD FILE:
MUSSWINT/WINTRP17

N 817127.3012
E 939610.5767

"E3-HYPO"
PALM BEACH COUNTY
BRASS DISK
N 814633.4500
E 940689.2210

SUBDIVISION: WINSTON TRAILS
BOOK: 81
PAGE: 85
FLOOD ZONE: A
FLOOD MAP: 1761B
ZONING: RTSISE
QUAD: 34
SE: 07-112
ZIP CODE: 33463
PUD NAME: WINSTON TRAILS