

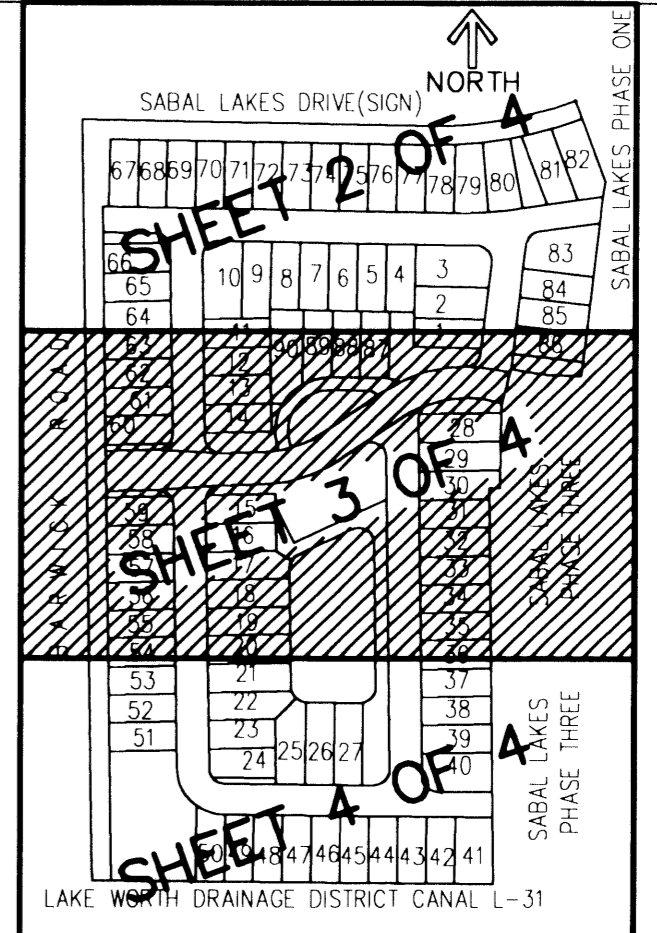
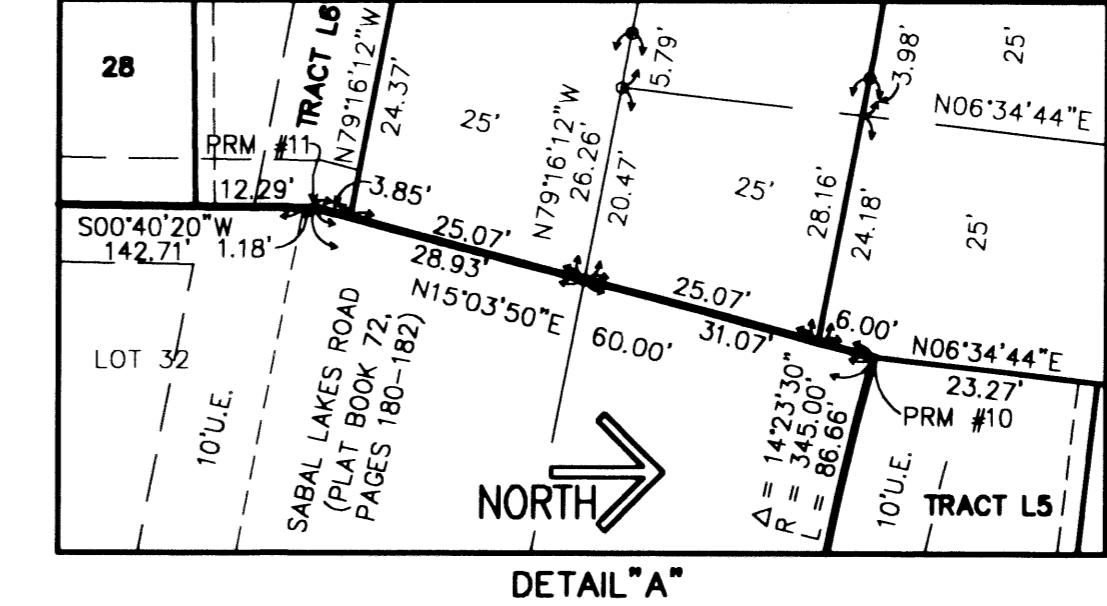
SABAL LAKES PHASE 4

A PORTION OF THE NORTHEAST ONE-QUARTER OF SECTION 12, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, CITY OF DELRAY BEACH, PALM BEACH COUNTY FLORIDA.

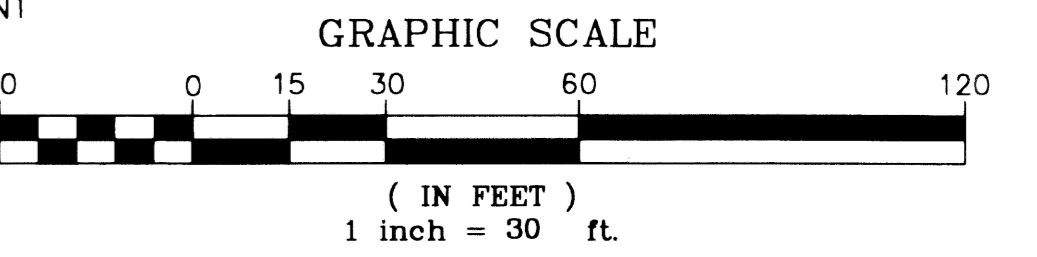
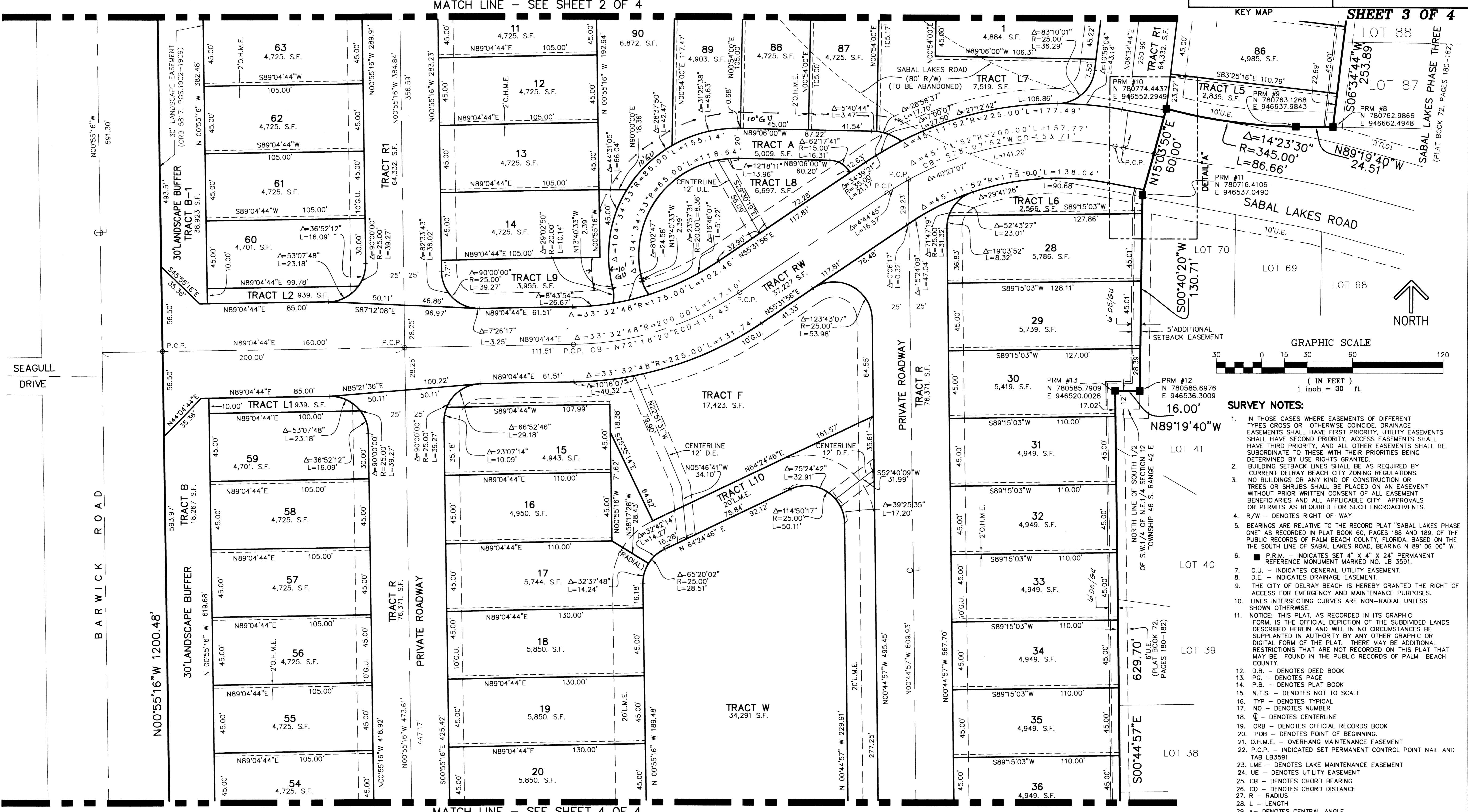
THIS INSTRUMENT WAS PREPARED BY
 DAVID P. LINDLEY, PLS
 OF
CAULFIELD and WHEELER, INC.
 ENGINEERS - PLANNERS - SURVEYORS
 7301-A WEST PALMETTO PARK ROAD, SUITE 100A
 BOCA RATON, FLORIDA 33433 - (561)392-1991
 NOVEMBER - 2002

NOTES COORDINATES, BEARINGS AND DISTANCES

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
 ALL DISTANCES ARE GROUND
 SCALE FACTOR = 1.0000391
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 BEARINGS AS SHOWN HEREON ARE GRID DATUM, NAD 83 1990
 ADJUSTMENT, FLORIDA EAST ZONE.
 N89°33'20"W (PLAT BEARING) 00°20'40" = BEARING ROTATION
 N89°54'00"W (GRID BEARING) COUNTER CLOCKWISE (PLAT TO GRID)
 SOUTH LINE THIS PLAT



STATE OF FLORIDA
 COUNTY OF PALM BEACH
 THIS PLAT WAS FILED FOR
 RECORD AT _____ M.
 THIS _____ DAY OF _____
 A.D. 2002 AND DULY RECORDED
 IN PLAT BOOK _____ ON
 PAGES _____ THRU _____
 DOROTHY H. WILKEN
 CLERK CIRCUIT COURT
 BY: _____
 DEPUTY CLERK



- 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 "SABAL LAKES PHASE ONE" AS RECORDED IN PLAT BOOK 60, PAGES 188 AND 189, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BASED ON THE SOUTH LINE OF SABAL LAKES ROAD, BEARING N 89° 06' 00" W.
 - 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.
 - THE CITY OF DELRAY BEACH IS HEREBY GRANTED THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES.
 - POINTS 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.C. - DENOTES PAGE
 - P.B. - DENOTES PLAT BOOK
 - N.T.S. - DENOTES NOT TO SCALE
 - TYP - DENOTES TYPICAL
 - NO - DENOTES NUMBER
 - ⊙ - DENOTES CENTERLINE
 - ORB - DENOTES OFFICIAL RECORDS BOOK
 - POB - DENOTES POINT OF BEGINNING.
 - O.H.M.E. - OVERHANG MAINTENANCE EASEMENT
 - P.C.P. - INDICATED SET PERMANENT CONTROL POINT NAIL AND TAB LB3591
 - L.M.E. - DENOTES LAKE MAINTENANCE EASEMENT
 - U.E. - DENOTES UTILITY EASEMENT
 - CB - DENOTES CHORD BEARING
 - CD - DENOTES CHORD DISTANCE
 - R - RADIUS
 - L - LENGTH
 - Δ - DENOTES CENTRAL ANGLE

MATCH LINE - SEE SHEET 4 OF 4

MATCH LINE - SEE SHEET 2 OF 4

SHEET 3 OF 4

SABAL LAKES PHASE THREE