

THIS INSTRUMENT WAS PREPARED BY:  
 JOHN T. DOOGAN, P.L.S.  
**AVIROM & ASSOCIATES, INC.**  
 SURVEYING & MAPPING  
 50 S.W. 2ND AVENUE, SUITE 102  
 BOCA RATON, FLORIDA 33432  
 (561) 392-2594

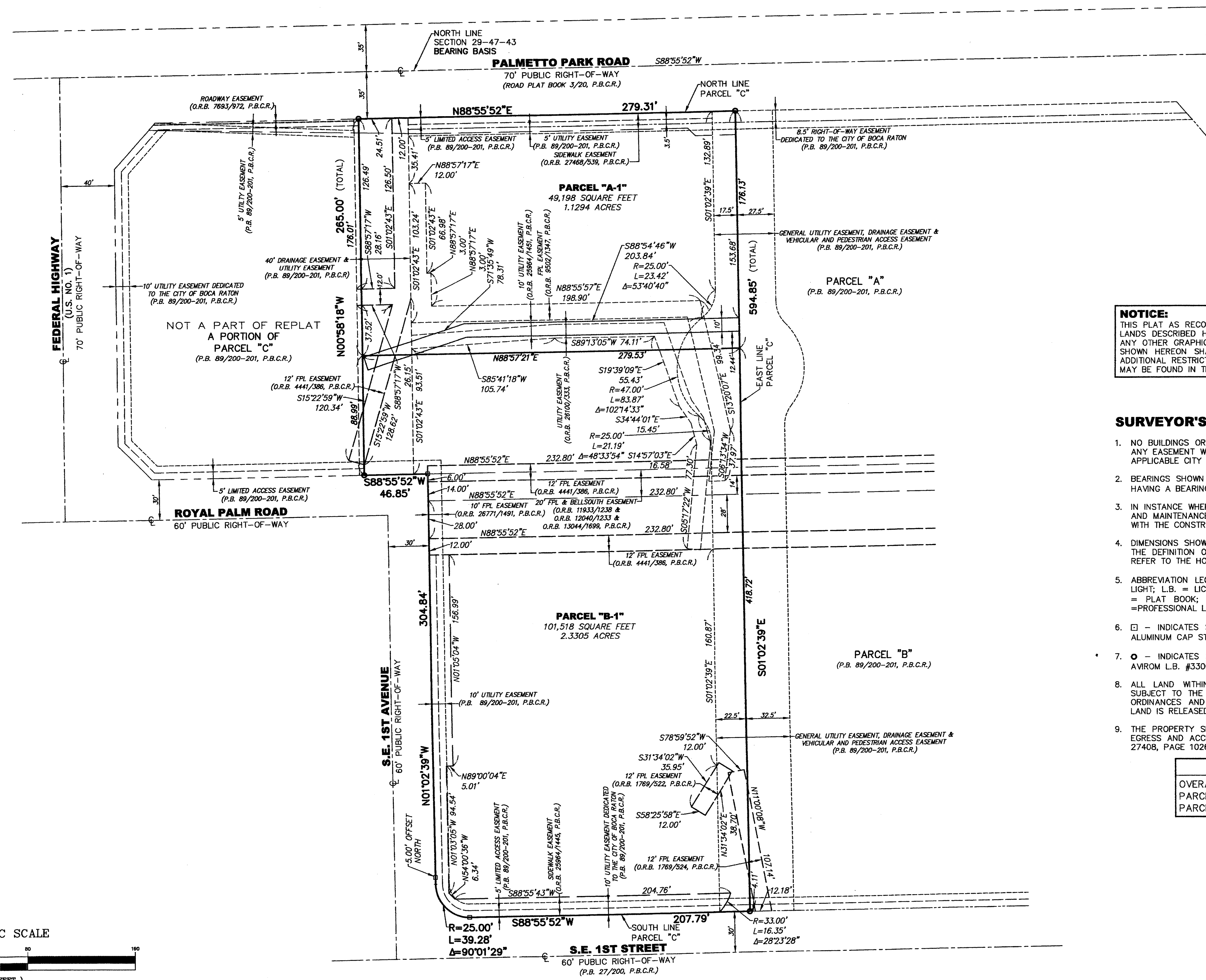
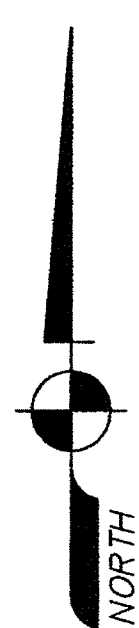
JULY 29, 2015

# CITYSCAPE

BEING A REPLAT OF A PORTION OF PARCEL "C", PALMETTO PARK PLAT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN  
 PLAT BOOK 89, PAGES 200 AND 201 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.  
 SAID LANDS LYING IN SECTION 29, TOWNSHIP 47 SOUTH, RANGE 43 EAST, CITY OF BOCA RATON, PALM BEACH COUNTY, FLORIDA.

# 136

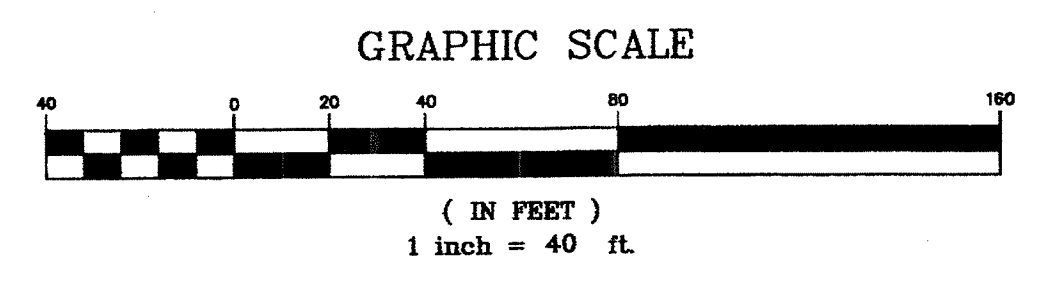
STATE OF FLORIDA )  
 COUNTY OF PALM BEACH )  
 THIS PLAT WAS FILED FOR  
 RECORD AT \_\_\_\_\_ M.  
 THIS \_\_\_\_\_ DAY OF \_\_\_\_\_  
 A.D. 201\_\_\_\_ AND DULY RECORDED  
 IN PLAT BOOK \_\_\_\_\_ ON  
 PAGES \_\_\_\_\_ THROUGH \_\_\_\_\_  
 SHARON R. BOCK  
 CLERK AND COMPTROLLER  
 BY: \_\_\_\_\_  
 DEPUTY CLERK  
 SHEET 2 OF 2 SHEETS



**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. ALL EXISTING EASEMENTS OF RECORD AS SHOWN HEREON SHALL REMAIN AND ARE UNAFFECTED BY THIS REPLAT BUT THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED OR OTHERWISE SHOWN ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

- SURVEYOR'S NOTES:**
- NO BUILDINGS OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS.
  - BEARINGS SHOWN HEREON ARE ASSUMED BASED ON THE NORTH LINE OF SECTION 29-47-43 HAVING A BEARING OF S88°55'52"W.
  - IN INSTANCE WHERE DRAINAGE AND UTILITY EASEMENTS INTERSECT, CONSTRUCTION, OPERATION, AND MAINTENANCE OF UTILITIES WITHIN THESE AREAS OF INTERSECTION SHALL NOT INTERFERE WITH THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF DRAINAGE FACILITIES.
  - DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND ARE BASED ON THE DEFINITION OF FOOT AS ADOPTED BY THE UNITED STATES BUREAU OF STANDARDS AND REFER TO THE HORIZONTAL PLANE.
  - ABBREVIATION LEGEND: Δ = CENTRAL ANGLE; C = CENTERLINE; FPL = FLORIDA POWER & LIGHT; L.B. = LICENSED BUSINESS; L = ARC LENGTH; O.R.B. = OFFICIAL RECORDS BOOK; P.B. = PLAT BOOK; P.B.C.R. = PALM BEACH COUNTY RECORDS; PG(S). = PAGES(S); P.L.S. = PROFESSIONAL LAND SURVEYOR; R = RADIUS.
  - - INDICATES SET PERMANENT REFERENCE MONUMENT, A 5/8"x18" IRON ROD WITH A 2" ALUMINUM CAP STAMPED "PRM AVIROM LB 3300"
  - - INDICATES SET PERMANENT REFERENCE MONUMENT, A NAIL AND DISC STAMPED "PRM AVIROM L.B. #3300"
  - ALL LAND WITHIN THE DEVELOPMENT, INCLUDING, WITHOUT LIMITATION, PLATTED LOTS, IS SUBJECT TO THE PROVISIONS OF ARTICLE III OF CHAPTER 27 OF THE BOCA RATON CODE OF ORDINANCES AND SUBJECT TO DESIGNATION FOR PRESERVATION OR MITIGATION UNTIL SUCH LAND IS RELEASED PURSUANT TO CODE 27-104.
  - THE PROPERTY SHOWN HEREON IS ENCUMBERED BY A PERPETUAL, NON-EXCLUSIVE INGRESS, EGRESS AND ACCESS EASEMENT, ALLOWING FOR VEHICLE AND PEDESTRIAN ACCESS PER O.R.B. 27408, PAGE 1026, P.B.C.R.

TABULAR DATA		
OVERALL PLAT	150,716 SQUARE FEET	3.4600 ACRES
PARCEL "A-1"	49,198 SQUARE FEET	1.1295 ACRES
PARCEL "B-1"	101,518 SQUARE FEET	2.3305 ACRES



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 BOCA RATON, FLORIDA 33432  
 TEL (561) 392-2594, FAX (561) 394-7125  
 www.AVIROM-SURVEY.com  
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