

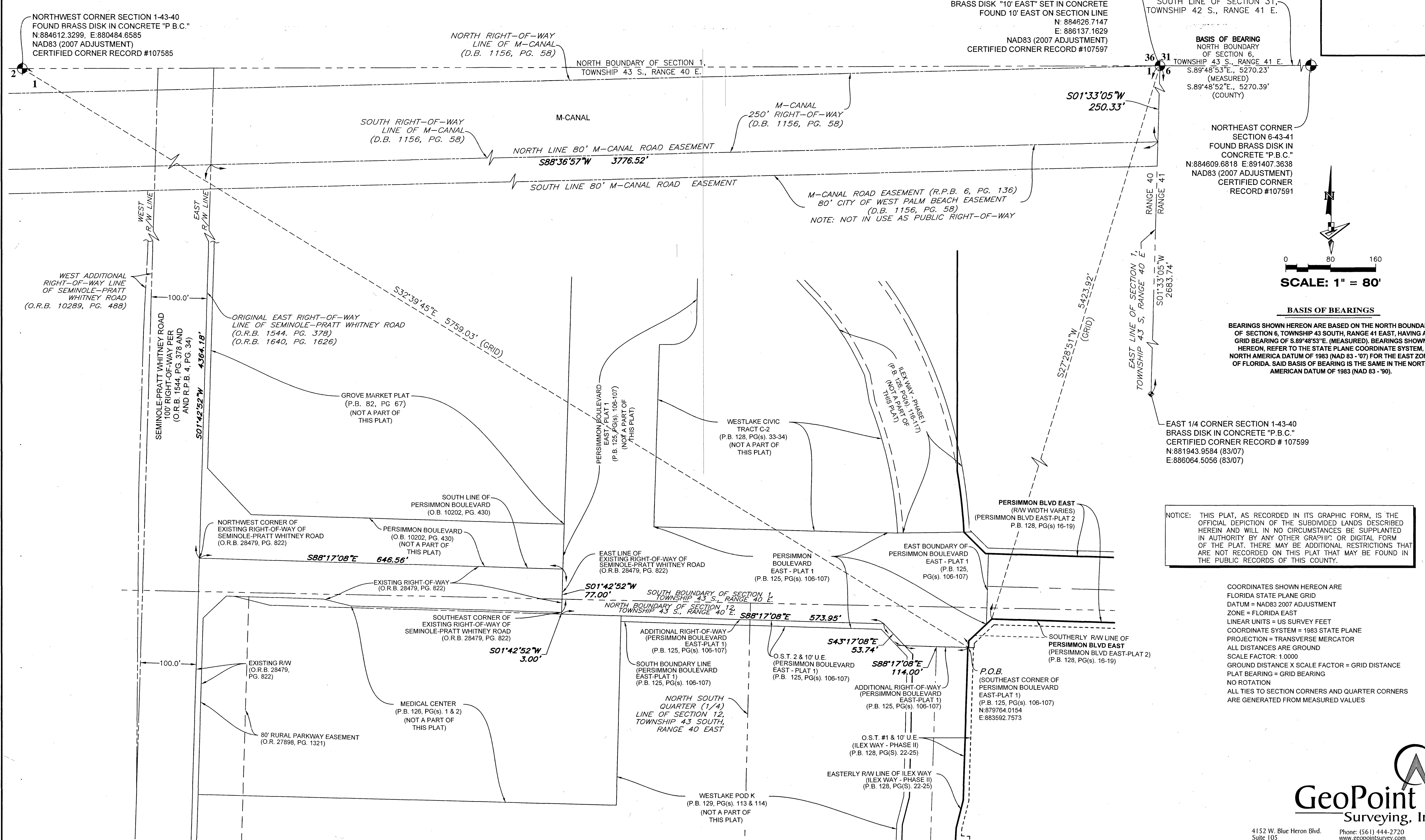
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# POD PC-2

BEING A REPLAT OF OPEN SPACE TRACT #1, PERSIMMON BOULEVARD EAST-PLAT 2, PLAT BOOK 128, PAGES 16 THROUGH 19, INCLUSIVE, AND A REPLAT OF OPEN SPACE TRACT #1, ILEX WAY-PHASE II, PLAT BOOK 128, PAGES 22 THROUGH 25, INCLUSIVE, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. LYING IN SECTION 12, TOWNSHIP 43 SOUTH, RANGE 40 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

## LEGEND

P.O.B. ----- POINT OF BEGINNING	☉ ----- CENTERLINE
P.B. ----- PLAT BOOK	U.E. ----- UTILITY EASEMENT
D.B. ----- DEED BOOK	F.P. & L. ----- FLORIDA POWER & LIGHT
O.R./O.R.B. ----- OFFICIAL RECORDS BOOK	R/W ----- RIGHT-OF-WAY
PG./PG(s) ----- PAGE(S)	12-43-40 ----- SECTION-TOWNSHIP-RANGE
O.S.T. ----- OPEN SPACE TRACT	W.M.T. ----- WATER MANAGEMENT TRACT
P.B.C. ----- PALM BEACH COUNTY	□ ----- FOUND PERMANENT REFERENCE MONUMENT
R.P.B. ----- ROAD PLAT BOOK	■ ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"
S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT	
NAD ----- NORTH AMERICAN DATUM	
LB ----- LICENSED BUSINESS	

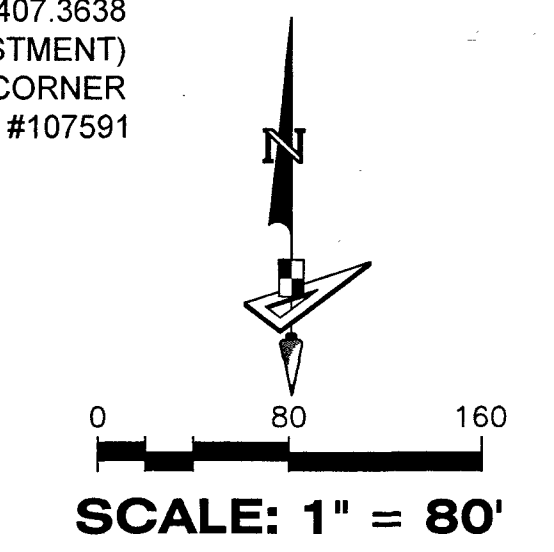


POINT OF COMMENCEMENT  
NORTHEAST CORNER OF SECTION 1, TOWNSHIP 43 S., RANGE 40 E. SET 3.5" IRON PIPE "PUBLIC LAND SURVEY CORNER-TALLAHASSEE MERIDIAN" BRASS DISK "10' EAST" SET IN CONCRETE FOUND 10' EAST ON SECTION LINE  
N: 884626.7147  
E: 886137.1629  
NAD83 (2007 ADJUSTMENT)  
CERTIFIED CORNER RECORD #107597

SOUTH LINE OF SECTION 31, TOWNSHIP 42 S., RANGE 41 E.  
  
BASIS OF BEARING  
NORTH BOUNDARY OF SECTION 6, TOWNSHIP 43 S., RANGE 41 E.  
S.89°48'53"E., 5270.23'  
(MEASURED)  
S.89°48'52"E., 5270.39'  
(COUNTY)

NORTHEAST CORNER SECTION 6-43-41 FOUND BRASS DISK IN CONCRETE "P.B.C."  
N:884609.6818 E:891407.3638  
NAD83 (2007 ADJUSTMENT)  
CERTIFIED CORNER RECORD #107591

EAST 1/4 CORNER SECTION 1-43-40 BRASS DISK IN CONCRETE "P.B.C."  
CERTIFIED CORNER RECORD # 107599  
N:881943.9584 (83/07)  
E:886064.5056 (83/07)



**BASIS OF BEARINGS**  
BEARINGS SHOWN HEREON ARE BASED ON THE NORTH BOUNDARY OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST, HAVING A GRID BEARING OF S.89°48'53"E. (MEASURED). BEARINGS SHOWN HEREON, REFER TO THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICA DATUM OF 1983 (NAD 83 - '07) FOR THE EAST ZONE OF FLORIDA. SAID BASIS OF BEARING IS THE SAME IN THE NORTH AMERICAN DATUM OF 1983 (NAD 83 - '90).

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 THIS COUNTY.

COORDINATES SHOWN HEREON ARE FLORIDA STATE PLANE GRID  
DATUM = NAD83 2007 ADJUSTMENT  
ZONE = FLORIDA EAST  
LINEAR UNITS = US SURVEY FEET  
COORDINATE SYSTEM = 1983 STATE PLANE  
PROJECTION = TRANSVERSE MERCATOR  
ALL DISTANCES ARE GROUND  
SCALE FACTOR: 1.0000  
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE  
PLAT BEARING = GRID BEARING  
NO ROTATION  
ALL TIES TO SECTION CORNERS AND QUARTER CORNERS ARE GENERATED FROM MEASURED VALUES



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