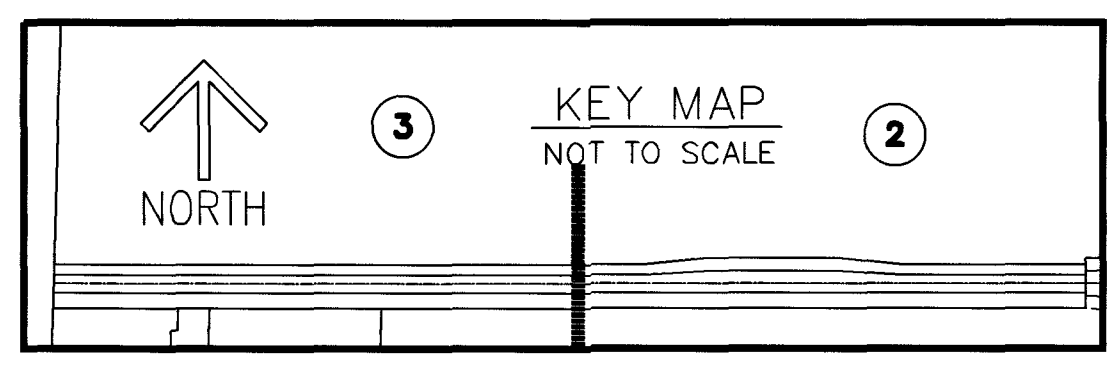


AVENIR - SPINE ROAD 6

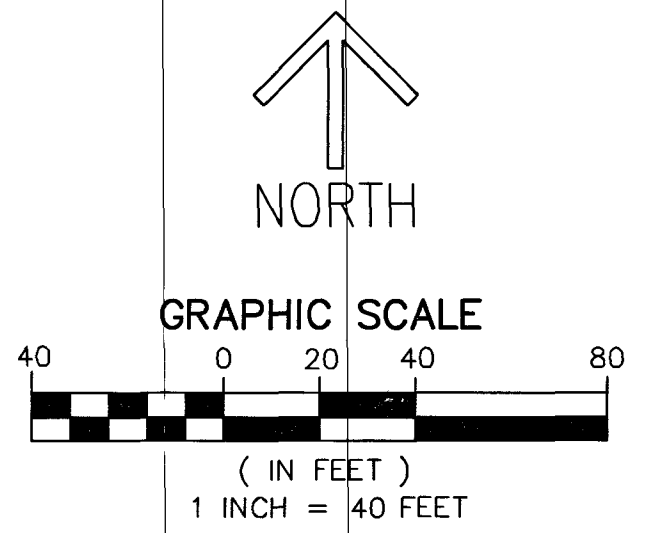
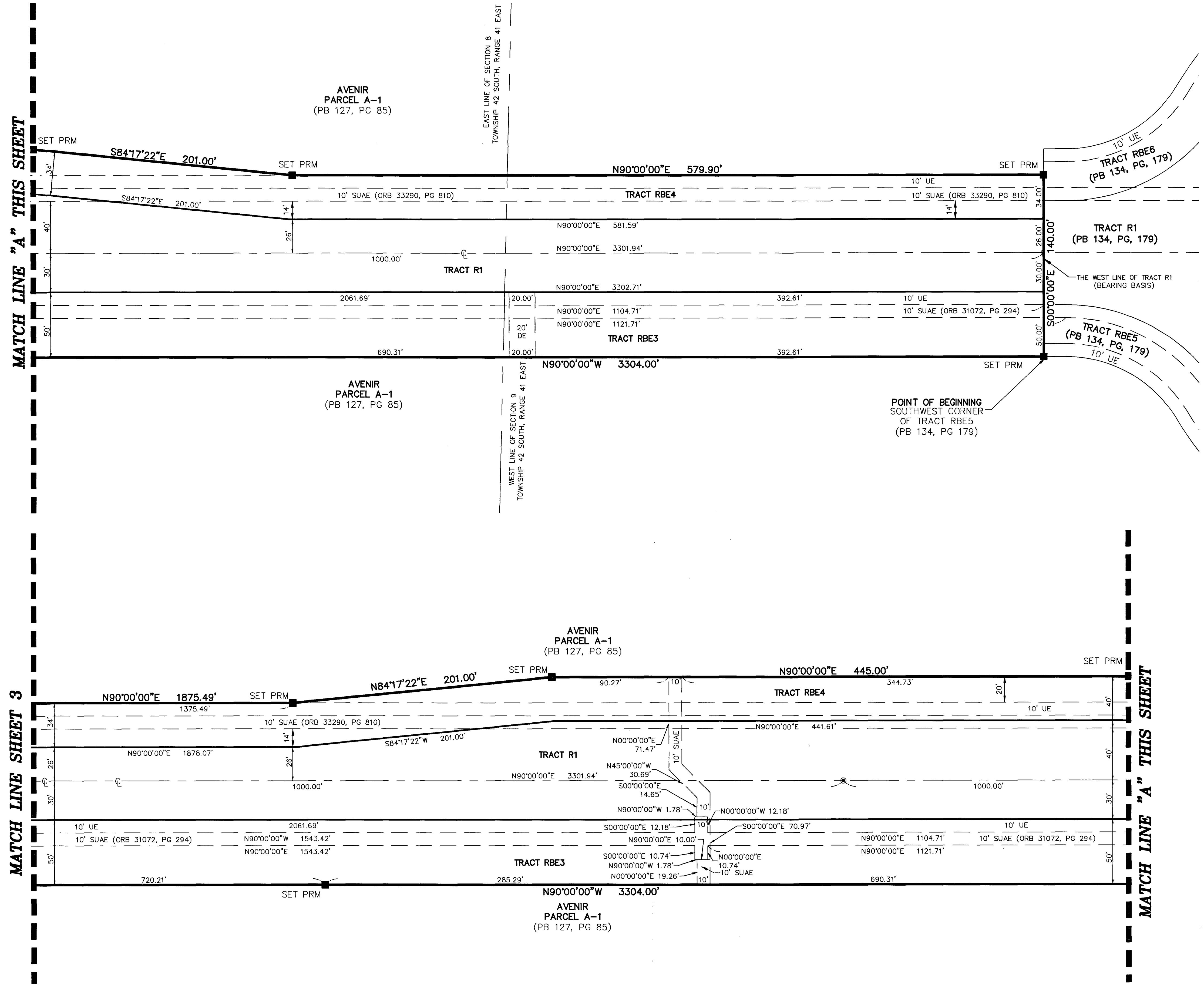
BEING A REPLAT OF A PORTION OF PARCEL "A-1", AVENIR, AS RECORDED IN PLAT BOOK 127, PAGES 85 THROUGH 109 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTIONS 8 AND 9, TOWNSHIP 42 SOUTH, RANGE 41 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY
 RONNIE L. FURNISS
 OF
CAULFIELD and WHEELER, INC.
 SURVEYORS - ENGINEERS - PLANNERS
 7900 GLADES ROAD, SUITE 100
 BOCA RATON, FLORIDA 33434 - (561)392-1991
 CERTIFICATE OF AUTHORIZATION NO. LB3591
 MAY 2023



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SHEET 2 OF 3



- LEGEND / ABBREVIATIONS**
- E - CENTERLINE
 - Δ - DELTA (CENTRAL ANGLE)
 - AC - ACRES
 - CB - CHORD BEARING
 - CD - CHORD DISTANCE
 - DE - DRAINAGE EASEMENT
 - EAE - EMERGENCY ACCESS EASEMENT
 - L - ARC LENGTH
 - LAE - LIMITED ACCESS EASEMENT
 - LB - LICENSED BUSINESS
 - LBE - LANDSCAPE BUFFER EASEMENT
 - LSE - LIFT STATION EASEMENT
 - O.R.B. - OFFICIAL RECORD BOOK
 - PB - PLAT BOOK
 - PBCUE - PALM BEACH COUNTY UTILITIES EASEMENT
 - PG - PAGE
 - P.P.A.E. - PERPETUAL PUBLIC ACCESS EASEMENT
 - R - RADIUS
 - (R) - INDICATES RADIAL LINE
 - (RB) - RADIAL BEARING
 - RBE - ROADWAY BUFFER EASEMENT
 - SF - SQUARE FEET
 - SUAEE - SEACOAST UTILITY AUTHORITY ACCESS EASEMENT
 - SUAUE - SEACOAST UTILITY AUTHORITY EASEMENT
 - UE - UTILITY EASEMENT
 - PRM - DENOTES PERMANENT REFERENCE MONUMENT
 - 5/8" IRON ROD WITH CAP STAMPED C&W PRM LB 3591
 - - DENOTES PERMANENT CONTROL POINT

TABULAR DATA:

TABULAR DATA	ACRES
TRACT R1	4.452
TRACT RBE1	0.459
TRACT RBE2	0.303
TRACT RBE3	0.304
TRACT RBE4	2.494
TRACT RBE5	2.665
TRACT RW1	0.057
TRACT RW2	0.103
TRACT RW3	0.072
TOTAL AREA THIS PLAT	10.909