

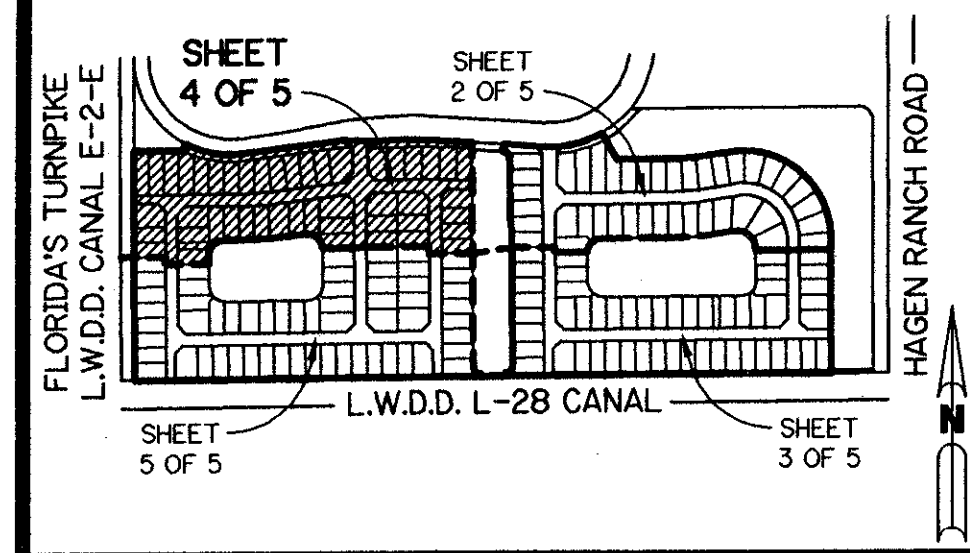
PET. 95-40  
NO SCHOOLS-RESTRICTIVE COVENANT  
ROADS \$1320 OR PER UNIT  
BEFORE 12/1/97  
5/3/31K

A PLANNED UNIT DEVELOPMENT

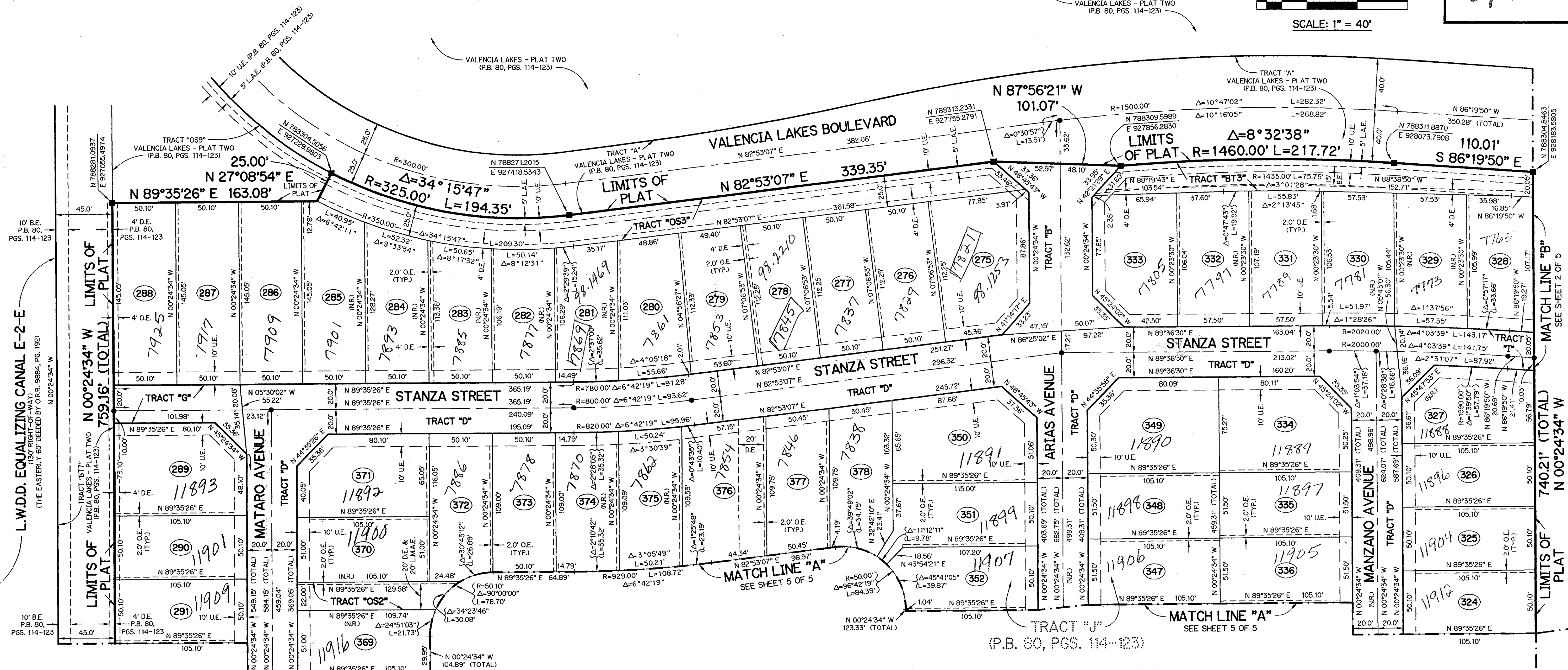
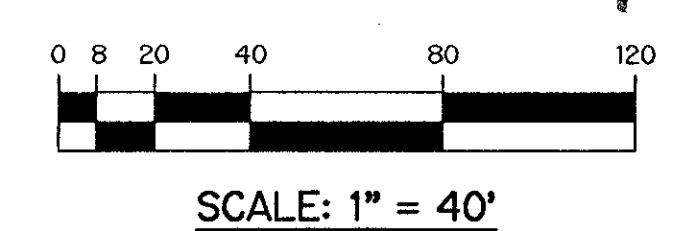
# VALENCIA LAKES - PLAT THREE

BEING A REPLAT OF ALL OF TRACTS "I" AND "J" ACCORDING TO THE PLAT OF VALENCIA LAKES - PLAT TWO, AS RECORDED IN PLAT BOOK 80, PAGES 114 THROUGH 123, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 33, TOWNSHIP 45 SOUTH, RANGE 42 EAST.

SHEET 4 OF 5 JUNE, 1997



KEY MAP  
N.T.S.



Valencia Lakes  
SUBDIVISION # 91  
BOOK 91 PAGE 112  
FLOOD MAP # 200A  
FLOOD ZONE AH  
ZONING PUD  
QUAD # 00  
SE 95-40  
ZIP CODE 33467  
PUD NAME Valencia Lakes

**NOTE:**  
COORDINATES SHOWN ARE GRID COORDINATES  
DATUM = NAD 83 (1990 ADJUSTMENT)  
ZONE = FLORIDA EAST ZONE  
LINEAR UNIT = U.S. SURVEY FEET  
COORDINATE SYSTEM 1983 STATE PLANE  
TRANSVERSE MERCATOR PROJECTION  
ALL DISTANCES ARE GROUND  
SCALE FACTOR = 1.00002688  
N 90°00'00" E (PLAT BEARING)  
N 90°00'00" E (GRID BEARING)  
NO BEARING ROTATION (PLAT = GRID)

THIS INSTRUMENT PREPARED BY  
PERRY C. WHITE, P.S.M. #4213, STATE OF FLORIDA  
LAWSON, NOBLE AND WEBB, INC.  
ENGINEERS PLANNERS SURVEYORS  
WEST PALM BEACH, FLORIDA

- LEGEND:**
- - FOUND PERMANENT REFERENCE MONUMENT, PSM #4213
  - - SET PERMANENT REFERENCE MONUMENT, PSM #4213
  - - PERMANENT CONTROL POINT, PSM #4213
  - Δ - DELTA ANGLE
  - B.E. - BUFFER EASEMENT
  - ⊕ - CENTERLINE
  - D.B. - DEED BOOK
  - D.E. - DRAINAGE EASEMENT
  - L - ARC LENGTH
  - L.A.E. - LIMITED ACCESS EASEMENT
  - L.M.A.E. - LAKE MAINTENANCE ACCESS EASEMENT
  - L.M.E. - LAKE MAINTENANCE EASEMENT
  - L.W.D.D. - LAKE WORTH DRAINAGE DISTRICT
  - NR - NOT RADIAL
  - N.T.S. - NOT TO SCALE
  - O.E. - OVERHANG EASEMENT
  - O.R.B. - OFFICIAL RECORD BOOK
  - P.B. - PLAT BOOK
  - PSS - PAGES
  - P.S.M. - PROFESSIONAL SURVEYOR AND MAPPER
  - R - RADIUS
  - R/W - RIGHT-OF-WAY
  - S.T. - SURVEY TIE
  - U.E. - UTILITY EASEMENT
  - N 73°64'01.71" E - DENOTES STATE PLANE COORDINATES
  - E 90°52'58.232" W

PET. 95-40  
PAR. I & J

0662-004

8/1/112