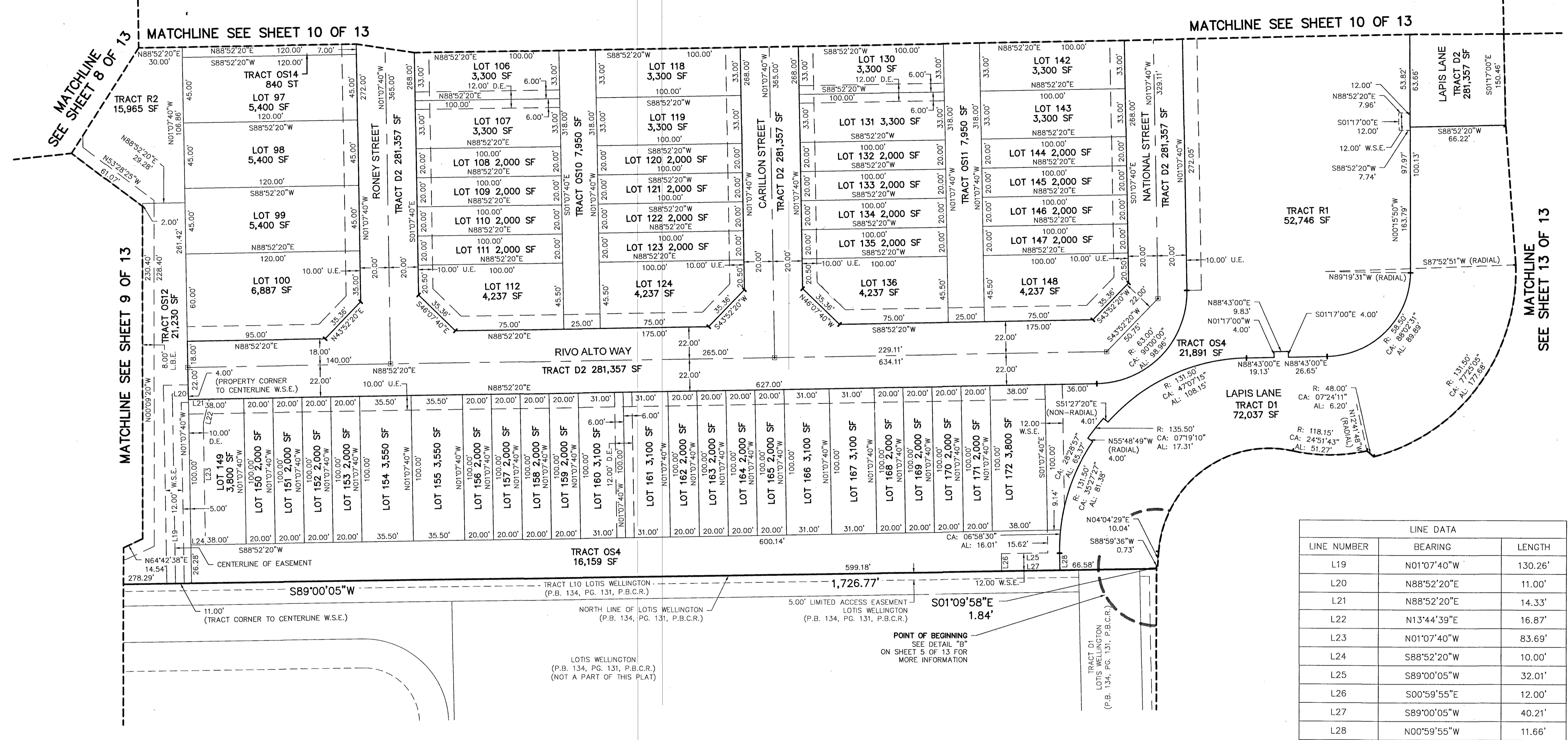


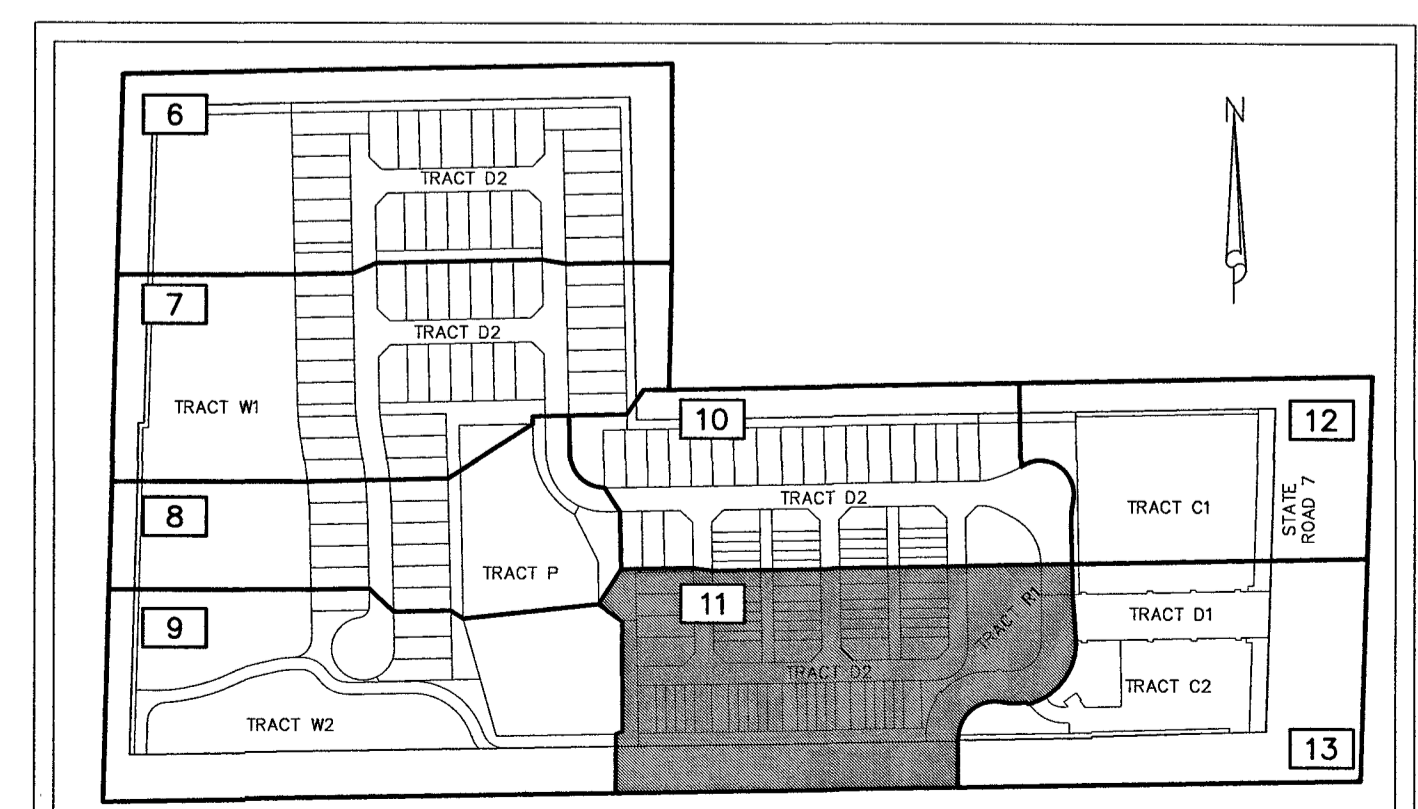
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LOTIS WELLINGTON PHASE 2

BEING A REPLAT OF A PORTION OF TRACT 4, A PORTION OF TRACT 7, TRACT 8, AND A PORTION OF TRACT 9, BLOCK 18, TOGETHER WITH A PORTION OF THE 25 FOOT WIDE ROAD RESERVATION LYING BETWEEN TRACTS 5, 6, 7, AND 8, BLOCK 18, THE PALM BEACH FARMS CO. PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA
 SECTION 12, TOWNSHIP 44 SOUTH, RANGE 41 EAST
 VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA
 APRIL 2024



LINE DATA		
LINE NUMBER	BEARING	LENGTH
L19	N01°07'40"W	130.26'
L20	N88°52'20"E	11.00'
L21	N88°52'20"E	14.33'
L22	N13°44'39"E	16.87'
L23	N01°07'40"W	83.69'
L24	S88°52'20"W	10.00'
L25	S89°00'05"W	32.01'
L26	S00°59'55"E	12.00'
L27	S89°00'05"W	40.21'
L28	N00°59'55"W	11.66'



SHEET KEY MAP
(NOT TO SCALE)

- LEGEND:**
- AL ARC LENGTH
 - C.A.E. GROSS ACCESS EASEMENT
 - CA CENTRAL ANGLE
 - CB CHORD BEARING
 - CD CHORD DISTANCE
 - D.E. DRAINAGE EASEMENT
 - FDOT FLORIDA DEPARTMENT OF TRANSPORTATION
 - L.A.E. LIMITED ACCESS EASEMENT
 - L.B.E. LAKE BUFFER EASEMENT
 - L.W.D. LAKE WORTH DRAINAGE DISTRICT
 - O.R.B. OFFICIAL RECORDS BOOK
 - P.B. PLAT BOOK
 - P.B.C.R. PALM BEACH COUNTY RECORDS
 - POP PERMANENT CONTROL POINT
 - PG. PAGE
 - PRM PERMANENT REFERENCE MONUMENT
 - R RADIUS
 - U.E. UTILITY EASEMENT
 - W.S.E. WATER AND SEWER EASEMENT
 - ⊙ PERMANENT REFERENCE MONUMENT STAMPED "LB #6599"
 - ⊞ PERMANENT CONTROL POINT STAMPED "LB #6599"

NOTE: EXCEPT AS EXPLICITLY BOTH DEPICTED AND DEDICATED HEREON, ALL OTHER REQUIRED EASEMENTS WILL BE CREATED AND CONVEYED TO THE APPROPRIATE ENTITIES BY SEPARATE INSTRUMENTS, AND THE DETERMINATION BY THE GRANTOR NOT TO DEPICT AND/OR DEDICATE ANY SUCH OTHER EASEMENTS ON THIS PLAT SHALL NOT BE INTERPRETED TO CREATE (WHETHER IN FAVOR OF ANY GOVERNMENTAL ENTITY OR AUTHORITY, ANY PUBLIC OR PRIVATE UTILITY, ANY OTHER PRIVATE PARTY, OR THE PUBLIC) ANY FORM OF EASEMENT BY NECESSITY, BY IMPLICATION, OR OTHER FORM OF PRESCRIPTIVE EASEMENT.

THIS INSTRUMENT WAS PREPARED BY:
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SCALE: 1"=40' CHECKED BY: DB DATE: 12/12/2023
 DRAWN BY: MT JOB NO.: 21-013-001 PLAT

SHEET 11 OF 13

MATCHLINE SEE SHEET 13 OF 13

SEE SHEET 8 OF 13

MATCHLINE SEE SHEET 9 OF 13

MATCHLINE SEE SHEET 10 OF 13

MATCHLINE SEE SHEET 10 OF 13