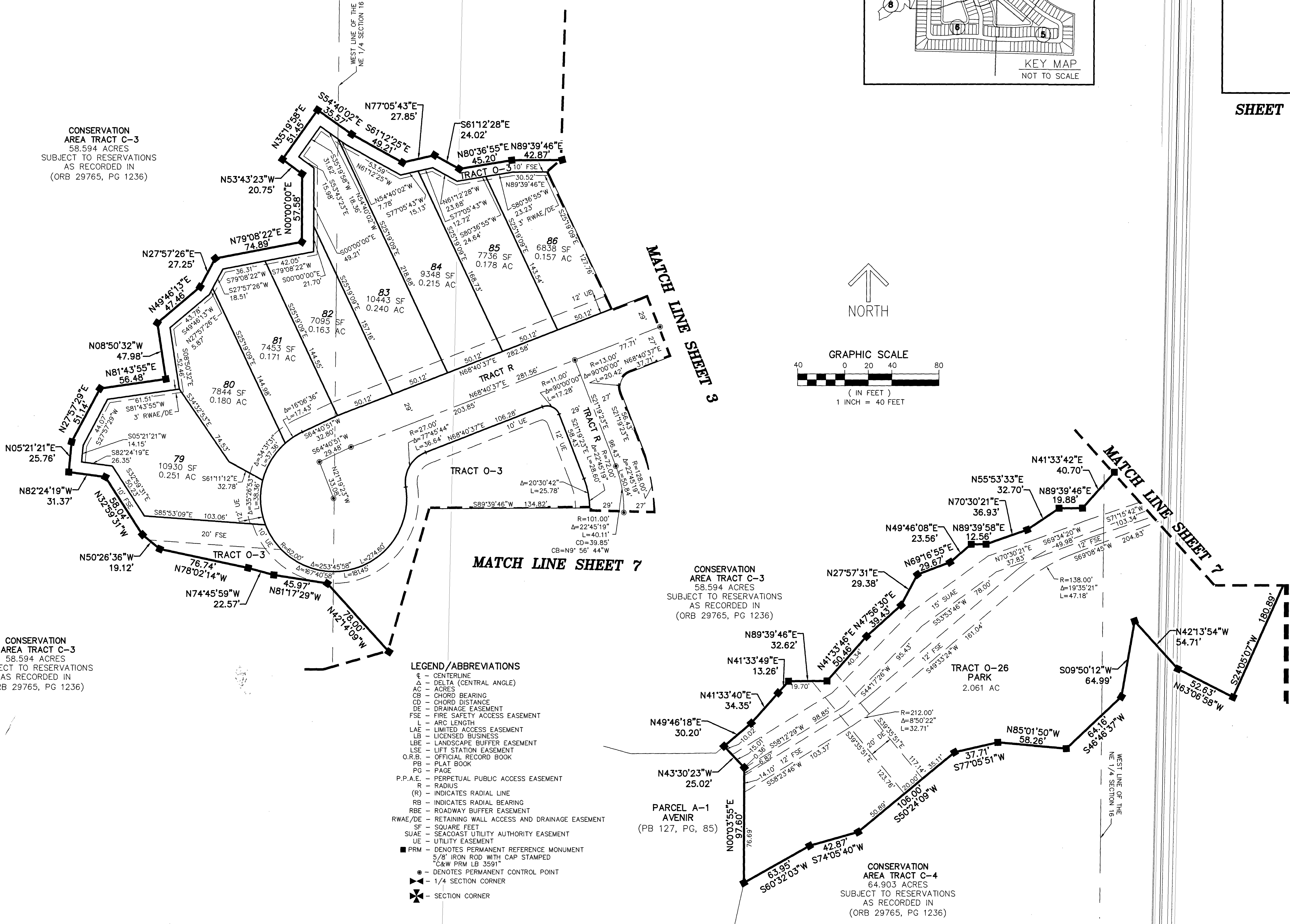
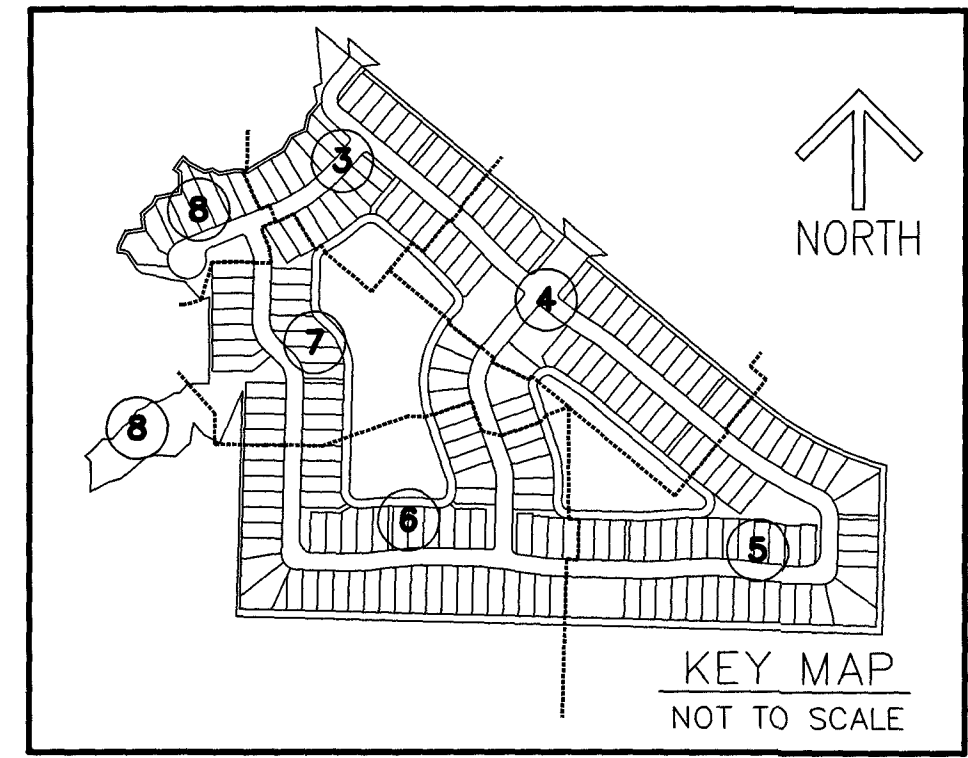


THIS INSTRUMENT PREPARED BY
 RONNIE L. FURNISS
 OF
CAULFIELD and WHEELER, INC.
 SURVEYORS - ENGINEERS - PLANNERS
 7900 GLADES ROAD, SUITE 100
 BOCA RATON, FLORIDA 33434 - (561)392-1991
 CERTIFICATE OF AUTHORIZATION NO. LB3591
 AUGUST 2024

AVENIR - POD 21

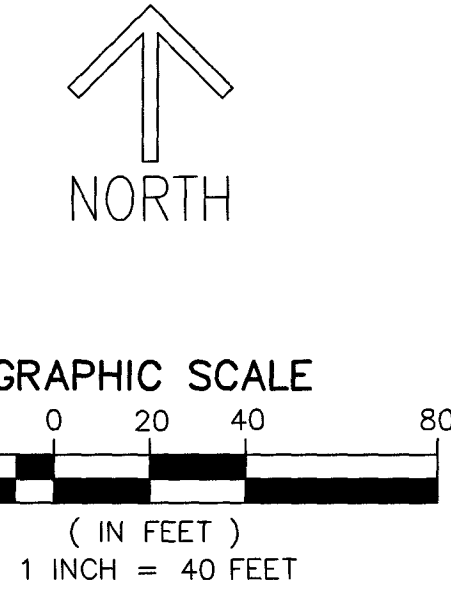
BEING A REPLAT OF A PORTION OF PARCEL A-1, AVENIR, AS RECORDED IN PLAT BOOK 127 PAGE 85, TOGETHER WITH A PORTION OF TRACT RBE8, AVENIR - POD 15, AS RECORDED IN PLAT BOOK 134 PAGE 179, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA LYING IN SECTION 16, TOWNSHIP 42 SOUTH, RANGE 41 EAST, CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.



CONSERVATION
 AREA TRACT C-3
 58.594 ACRES
 SUBJECT TO RESERVATIONS
 AS RECORDED IN
 (ORB 29765, PG 1236)

CONSERVATION
 AREA TRACT C-3
 58.594 ACRES
 SUBJECT TO RESERVATIONS
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 (ORB 29765, PG 1236)

CONSERVATION
 AREA TRACT C-3
 58.594 ACRES
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 (ORB 29765, PG 1236)



- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
 - Δ - DELTA (CENTRAL ANGLE)
 - AC - ACRES
 - CB - CHORD BEARING
 - CD - CHORD DISTANCE
 - DE - DRAINAGE EASEMENT
 - FSE - FIRE SAFETY 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
 - PG - PAGE
 - P.P.A.E. - PERPETUAL PUBLIC ACCESS EASEMENT
 - R - RADIUS
 - (R) - INDICATES RADIAL LINE
 - RB - INDICATES RADIAL BEARING
 - RBE - ROADWAY BUFFER EASEMENT
 - RWAE/DE - RETAINING WALL ACCESS AND DRAINAGE EASEMENT
 - SF - SQUARE FEET
 - SUAE - SEACOAST UTILITY AUTHORITY EASEMENT
 - UE - UTILITY EASEMENT
 - - DENOTES PERMANENT REFERENCE MONUMENT
 - 5/8" IRON ROD WITH CAP STAMPED C&W PRM LB 3591
 - - DENOTES PERMANENT CONTROL POINT
 - ⊠ - 1/4 SECTION CORNER
 - ⊞ - SECTION CORNER

PARCEL A-1
 AVENIR
 (PB 127, PG. 85)

CONSERVATION
 AREA TRACT C-4
 64.903 ACRES
 SUBJECT TO RESERVATIONS
 AS RECORDED IN
 (ORB 29765, PG 1236)