

Exhibit 'B'
CRESSWIND PALM BEACH PHASE 4
PLAT

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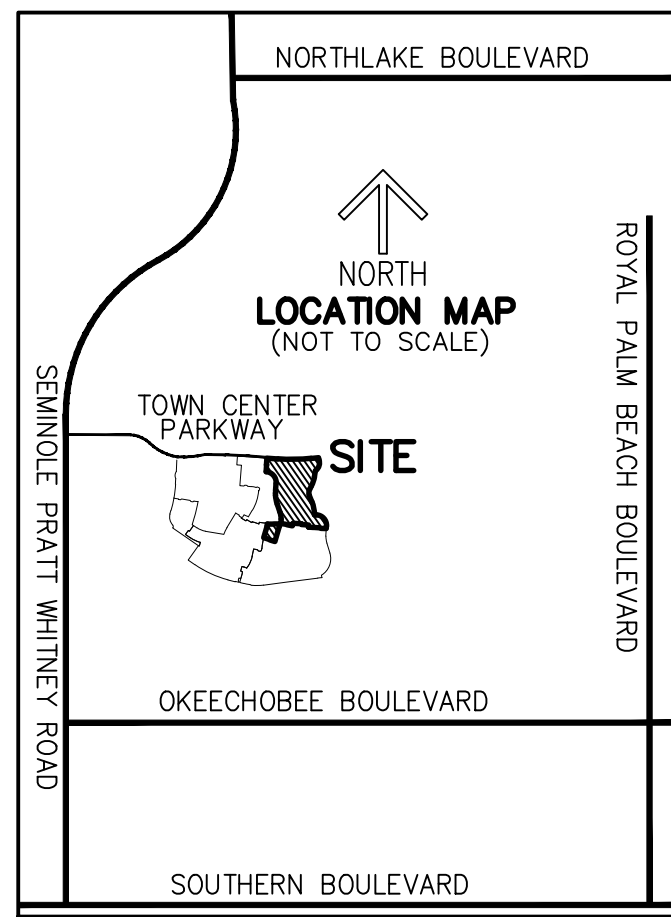
CRESSWIND PALM BEACH PHASE 4

BEING A REPLAT OF PORTION OF TRACT O.S.T. 21,
CRESSWIND PALM BEACH PHASE 2, AS RECORDED IN PLAT BOOK 130, PAGES 199 THROUGH 205,
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST,
CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY

OF
CAULFIELD & WHEELER, INC.

SURVEYORS – ENGINEERS – PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 – (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591



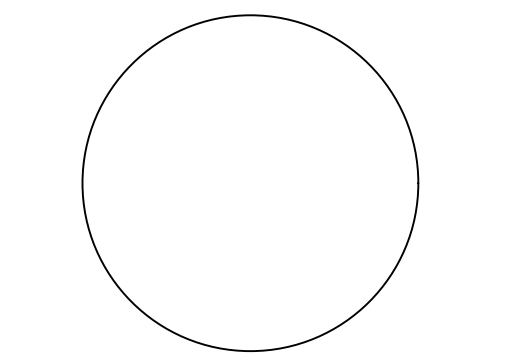
STATE OF FLORIDA
COUNTY OF PALM BEACH
THIS PLAT WAS FILED FOR
RECORD AT _____ M.
THIS _____ DAY OF _____
A.D. 202____ AND DULY RECORDED
IN PLAT BOOK _____ ON
PAGES _____ THROUGH _____

JOSEPH ABRUZZO,
CLERK OF THE CIRCUIT COURT
& COMPTROLLER

By: _____
DEPUTY CLERK

SHEET 1 OF 7

CLERK OF THE CIRCUIT COURT
& COMPTROLLER



DEDICATION AND RESERVATIONS:

KNOW ALL MEN BY THESE PRESENTS THAT KH WESTLAKE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, OWNER OF THE LANDS SHOWN HEREON AS CRESSWIND PALM BEACH PHASE 4, BEING A REPLAT OF PORTION OF TRACT O.S.T. 21, CRESSWIND PALM BEACH PHASE 2, AS RECORDED IN PLAT BOOK 130, PAGES 199 THROUGH 205 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF TRACT O.S.T. 1, CRESSWIND PALM BEACH PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 130, PAGES 199 THROUGH 205 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SAID POINT BEING ON THE SOUTH BOUNDARY LINE OF TOWN CENTER PARKWAY – PHASE II, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 126, PAGES 34 THROUGH 38 OF SAID PUBLIC RECORDS, ALONG SAID SOUTH BOUNDARY LINE, THE FOLLOWING THREE (3) COURSES AND DISTANCES: THENCE S85°52'14"E, A DISTANCE OF 293.31 FEET TO THE POINT OF CURVE TO THE LEFT, A RADIAL DISTANCE OF 5090.00 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 10°00'44", A DISTANCE OF 889.46 FEET; THENCE N84°07'02"E, A DISTANCE OF 204.63 FEET; THENCE LEAVING SAID SOUTH BOUNDARY LINE, S05°52'58"E, A DISTANCE OF 50.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S68°37'20"W, A RADIAL DISTANCE OF 255.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 75°38'06", A DISTANCE OF 130.00 FEET TO A POINT OF NON-TANGENCY; THENCE S09°28'35"W, A DISTANCE OF 167.25 FEET TO THE POINT OF CURVE TO THE RIGHT, A RADIAL DISTANCE OF 808.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 18°08'21", A DISTANCE OF 255.80 FEET; THENCE S27°36'55"W, A DISTANCE OF 106.41 FEET TO THE POINT OF CURVE TO THE LEFT, A RADIAL DISTANCE OF 192.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 49°45'18", A DISTANCE OF 166.73 FEET; THENCE S22°08'23"E, A DISTANCE OF 182.53 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S67°19'51"W, A RADIAL DISTANCE OF 871.87 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 23°31'13", A DISTANCE OF 357.91 FEET TO A POINT OF NON-TANGENCY; THENCE S86°58'16"E, A DISTANCE OF 53.73 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S03°05'54"W, A RADIAL DISTANCE OF 283.31 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 69°51'15", A DISTANCE OF 444.30 FEET; THENCE S02°57'09"W, A DISTANCE OF 67.94 FEET; THENCE N87°02'51"W, A DISTANCE OF 130.00 FEET; THENCE N72°52'20"W, A DISTANCE OF 57.76 FEET; THENCE N87°02'51"W, A DISTANCE OF 130.00 FEET; THENCE N87°47'15"W, A DISTANCE OF 30.08 FEET; THENCE N86°46'06"W, A DISTANCE OF 120.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N86°46'06"W, A RADIAL DISTANCE OF 670.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 00°12'10", A DISTANCE OF 2.37 FEET; THENCE N03°01'44"E, A DISTANCE OF 55.78 FEET; THENCE N86°58'16"W, A DISTANCE OF 186.00 FEET; THENCE N03°01'44"E, A DISTANCE OF 25.02 FEET; THENCE N86°58'16"W, A DISTANCE OF 240.52 FEET; THENCE S09°58'31"W, A DISTANCE OF 70.38 FEET; THENCE N80°01'29"W, A DISTANCE OF 130.00 FEET; THENCE N69°30'20"W, A DISTANCE OF 57.03 FEET; THENCE N80°47'51"W, A DISTANCE OF 130.00 FEET TO A POINT ON THE EAST BOUNDARY LINE OF CRESSWIND PALM BEACH PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 130, PAGES 199 THROUGH 205 OF SAID PUBLIC RECORDS, ALONG SAID EAST BOUNDARY LINE, THE FOLLOWING TWELVE (12) COURSES AND DISTANCES: SAID POINT BEING ON THE CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N80°47'51"W, A RADIAL DISTANCE OF 642.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 01°42'07", A DISTANCE OF 19.07 FEET; THENCE N87°40'33"E, A DISTANCE OF 8.20 FEET; THENCE N02°19'27"W, A DISTANCE OF 70.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N88°47'33"W, A RADIAL DISTANCE OF 642.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 19°44'56", A DISTANCE OF 221.29 FEET; THENCE N18°32'29"W, A DISTANCE OF 216.38 FEET TO THE POINT OF CURVE TO THE RIGHT, A RADIAL DISTANCE OF 958.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 22°35'27", A DISTANCE OF 377.72 FEET; THENCE N04°02'58"E, A DISTANCE OF 185.50 FEET TO THE POINT OF CURVE TO THE LEFT, A RADIAL DISTANCE OF 292.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 88°50'21", A DISTANCE OF 452.76 FEET TO A POINT OF NON-TANGENCY; THENCE N04°07'46"E, A DISTANCE OF 186.02 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S04°47'23"W, A RADIAL DISTANCE OF 478.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 00°39'37", A DISTANCE OF 5.51 FEET; THENCE N85°52'14"W, A DISTANCE OF 0.99 FEET; THENCE N04°07'46"E, A DISTANCE OF 180.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 1,928,508 SQUARE FEET/44.2725 ACRES, MORE OR LESS.

TOGETHER WITH:

COMMENCING AT THE NORTHEAST CORNER OF TRACT W-10, CRESSWIND PALM BEACH PHASE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 132, PAGES 120 THROUGH 126 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SAID POINT BEING ON THE WEST LINE OF TRACT O.S.T. 21 OF AFORESAID CRESSWIND PALM BEACH PHASE 2 AND ON THE CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N88°42'26"E, A RADIAL DISTANCE OF 2,028.54 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 00°41'55", A DISTANCE OF 24.74 FEET TO THE INTERSECTION WITH SOUTH LINE OF SAID TRACT O.S.T. 21 AND POINT OF BEGINNING; THENCE ALONG SAID SOUTH LINE, N89°33'32"E, A DISTANCE OF 115.42 FEET; THENCE N47°06'49"W, A DISTANCE OF 34.82 FEET TO THE INTERSECTION WITH NORTH LINE OF SAID TRACT O.S.T. 21, SAID POINT BEING ON THE CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N01°27'50"W, A RADIAL DISTANCE OF 1,670.00 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 00°51'37", A DISTANCE OF 25.08 FEET; THENCE ALONG SAID NORTH LINE, N87°40'33"E, A DISTANCE OF 109.20 FEET; THENCE S42°40'54"W, A DISTANCE OF 35.90 FEET TO THE INTERSECTION WITH SOUTH LINE OF SAID TRACT O.S.T. 21; THENCE ALONG SAID SOUTH LINE, N89°16'47"E, A DISTANCE OF 136.22 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N79°26'07"W, A RADIAL DISTANCE OF 622.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 05°42'54", A DISTANCE OF 62.04 FEET; THENCE S16°16'48"W, A DISTANCE OF 421.43 FEET; THENCE N73°43'12"W, A DISTANCE OF 130.00 FEET; THENCE N68°52'46"W, A DISTANCE OF 56.20 FEET; THENCE N73°43'12"W, A DISTANCE OF 130.00 FEET TO A POINT OF INTERSECTION WITH EAST LINE OF SAID TRACT W-10; THENCE ALONG SAID EAST LINE, THE FOLLOWING TWO (2) COURSES AND DISTANCES: THENCE N16°16'48"E, A DISTANCE OF 317.01 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N71°54'52"W, A RADIAL DISTANCE OF 196.92 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 18°24'54", A DISTANCE OF 63.29 FEET TO THE POINT OF BEGINNING.

CONTAINING 139,654 SQUARE FEET/3.2060 ACRES, MORE OR LESS.

TOTAL CONTAINING 2,068,162 SQUARE FEET/47.4785 ACRES, MORE OR LESS.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON, AND DO HEREBY DEDICATE AS FOLLOWS:

ROADS

TRACTS R1 AND R2, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE CRESSWIND PALM BEACH HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, AS A PRIVATE ROADWAY FOR INGRESS AND EGRESS, ACCESS, UTILITIES AND DRAINAGE PURPOSES, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, AN EASEMENT OVER AND UNDER SAID TRACT R1, AS SHOWN HEREON, IS ALSO RESERVED IN FAVOR OF THE SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, ITS SUCCESSORS AND ASSIGNS, FOR ACCESS TO, AND INSTALLATION AND MAINTENANCE OF PUBLIC UTILITY FACILITIES, INCLUDING, BUT NOT LIMITED TO, WATER, RECLAIMED WATER AND WASTEWATER LINES AND APPURTENANT FACILITIES AND THE INSPECTION, REPAIR, REPLACEMENT, UPGRADE AND MAINTENANCE OF WATER, RECLAIMED WATER, WASTEWATER, AND WATER MANAGEMENT FACILITIES. THE SEMINOLE IMPROVEMENT DISTRICT SHALL HAVE THE RIGHT TO GRANT OTHER UTILITY PROVIDERS THE ABILITY TO USE THE EASEMENTS, IN ITS SOLE DISCRETION, AN EASEMENT OVER AND UNDER SAID TRACT R1, AS SHOWN HEREON, IS ALSO RESERVED IN FAVOR OF THE CITY OF WESTLAKE FOR SERVICE VEHICLES AND EMERGENCY VEHICLES. THE CITY OF WESTLAKE AND THE SEMINOLE IMPROVEMENT DISTRICT SHALL NOT BE RESPONSIBLE FOR ANY MAINTENANCE OBLIGATIONS FOR SAID EASEMENT AREAS OR SAID TRACTS R1 AND R2, EXCEPT AS SHALL RELATE TO THE SERVICING OF SUCH PUBLIC UTILITIES BY THE SEMINOLE IMPROVEMENT DISTRICT, AND FOR MAINTENANCE AS IT RELATES TO THE CITY OF WESTLAKE'S SERVICE VEHICLES AND EMERGENCY VEHICLES.

OPEN SPACE TRACTS

TRACTS OST1 THROUGH OST20, INCLUSIVE, OST22 AND OST23, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE CRESSWIND PALM BEACH HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR OPEN SPACE AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF WESTLAKE. THE SEMINOLE IMPROVEMENT DISTRICT SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM LOCATED WITHIN THE OPEN SPACE TRACTS.

THE PEDESTRIAN ACCESS EASEMENT, AS SHOWN HEREON, RESERVED BY THE CRESSWIND PALM BEACH HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, ITS SUCCESSORS AND ASSIGNS, FOR PEDESTRIAN ACCESS PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID ASSOCIATION, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF WESTLAKE.

UTILITY EASEMENTS

ALL UTILITY EASEMENTS DESCRIBED ON THIS PLAT ARE PRIVATE NON-EXCLUSIVE EASEMENTS UNLESS EXPRESSLY STATED OTHERWISE THEREIN. ALL UTILITY RIGHTS AND EASEMENTS ESTABLISHED BY OR RESERVED BY THIS PLAT ARE HEREBY DEDICATED IN PERPETUITY TO THE SEMINOLE IMPROVEMENT DISTRICT, (A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO CHAPTERS 189 AND 298, FLORIDA STATUTES, ITS SUCCESSORS AND ASSIGNS IN PERPETUITY, AS A PUBLIC UTILITY PROVIDER OF WATER, SEWER AND RECLAIMED WATER), ITS SUCCESSORS AND ASSIGNS, SUBJECT TO THOSE CERTAIN RESTRICTIONS OF RIGHTS, COVENANTS AND DEDICATIONS AS MAY HEREAFTER BE IMPOSED BY GRANITOR; PROVIDED FURTHER SAID GRANTS OR ASSIGNMENTS SHALL NOT BE DEEMED A PUBLIC DEDICATION OF SAID RIGHTS OR EASEMENTS. THE SEMINOLE IMPROVEMENT DISTRICT SHALL HAVE THE RIGHT TO GRANT OTHER UTILITY PROVIDERS THE ABILITY TO USE THE EASEMENT, IN ITS SOLE DISCRETION.

IN FURTHERANCE OF THE FOREGOING, THERE IS HEREBY GRANTED TO FLORIDA POWER & LIGHT COMPANY, A FLORIDA CORPORATION, ITS AFFILIATES, LICENSEES, AGENTS, SUCCESSORS, AND ASSIGNS ("FPL"), A NON-EXCLUSIVE EASEMENT FOREVER, UNDER, IN, ON, UPON AND ACROSS THE UTILITY EASEMENT DESCRIBED ON THIS PLAT, FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF UNDERGROUND ELECTRIC UTILITY FACILITIES (INCLUDING CABLES, CONDUITS, APPURTENANT EQUIPMENT, AND APPURTENANT ABOVE GROUND EQUIPMENT) TO BE INSTALLED FROM TIME TO TIME, TOGETHER WITH THE RIGHT TO PERMIT FPL TO ATTACH OR PLACE WIRE TO OR WITHIN ANY FACILITIES HEREUNDER AND LAY CABLE AND CONDUIT WITHIN THE EASEMENT AREA AND TO OPERATE THE SAME FOR FPL'S COMMUNICATIONS PURPOSES IN CONNECTION WITH ELECTRIC SERVICE AND THE RIGHT OF INGRESS AND EGRESS TO THE UTILITY EASEMENTS AT ALL TIME.

WATER MANAGEMENT TRACTS

TRACTS W11 AND OST21, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, ITS SUCCESSORS AND ASSIGNS, IN FEE SIMPLE ABSOLUTE, FOR STORMWATER MANAGEMENT AND DRAINAGE PURPOSES AND ARE THE PERPETUAL MAINTENANCE OBLIGATION OF SAID DISTRICT, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF WESTLAKE.

LAKE MAINTENANCE ACCESS EASEMENTS

THE LAKE MAINTENANCE ACCESS EASEMENTS, AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, ITS SUCCESSORS AND ASSIGNS, IN PERPETUITY, FOR ACCESS TO STORMWATER MANAGEMENT AND DRAINAGE FACILITIES LOCATED WITHIN THE ASSOCIATED WATER MANAGEMENT TRACTS FOR PURPOSES OF PERFORMING ANY AND ALL MAINTENANCE ACTIVITIES PURSUANT TO THE MAINTENANCE OBLIGATION OF SAID DISTRICT, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO THE CITY OF WESTLAKE.

DRAINAGE EASEMENTS

THE DRAINAGE EASEMENTS AS SHOWN HEREON, ARE HEREBY DEDICATED TO THE SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, ITS SUCCESSORS AND ASSIGNS, IN PERPETUITY FOR DRAINAGE PURPOSES. THE MAINTENANCE OF ALL DRAINAGE FACILITIES LOCATED THEREIN SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE SEMINOLE IMPROVEMENT DISTRICT WITHOUT RECOURSE TO THE CITY OF WESTLAKE.

THE CITY OF WESTLAKE SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN ANY PORTION OF THE DRAINAGE SYSTEM ENCOMPASSED BY THIS PLAT WHICH IS ASSOCIATED WITH THE DRAINAGE OF PUBLIC STREETS, INCLUDING THE RIGHT TO UTILIZE FOR DRAINAGE PURPOSES ANY AND ALL DRAINAGE EASEMENTS, LAKE MAINTENANCE ACCESS EASEMENTS, AND PRIVATE STREETS ASSOCIATED WITH SAID DRAINAGE SYSTEM.

IN WITNESS WHEREOF, THE ABOVE NAMED KH WESTLAKE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THE KOLTER GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY, MANAGER OF KH HOLDCO, LLC, A FLORIDA LIMITED LIABILITY COMPANY, MANAGER OF VK JV4, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS MEMBERS, THIS _____ DAY OF _____ 202____.

KH WESTLAKE, LLC
A DELAWARE LIMITED LIABILITY COMPANY
AUTHORIZED TO DO BUSINESS IN FLORIDA

By: VK JV4, LLC
A DELAWARE LIMITED LIABILITY COMPANY
AUTHORIZED TO DO BUSINESS IN FLORIDA
ITS MANAGER

By: KH HOLDCO, LLC
A FLORIDA LIMITED LIABILITY COMPANY
ITS MANAGER

By: THE KOLTER GROUP, LLC
A FLORIDA LIMITED LIABILITY COMPANY
ITS MANAGER

WITNESS: _____

PRINT NAME _____

By: _____

WITNESS: _____

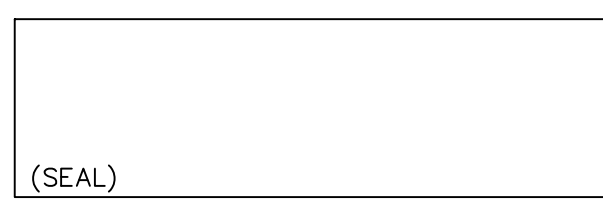
MANAGER

PRINT NAME _____

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [] PHYSICAL PRESENCE OR [] ONLINE NOTARIZATION, THIS _____ DAY OF 202____, BY _____ AS MANAGER OF THE KOLTER GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY, MANAGER OF KH HOLDCO, LLC, A FLORIDA LIMITED LIABILITY COMPANY, MANAGER OF VK JV4, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, MANAGER OF KH WESTLAKE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA, ON BEHALF OF THE COMPANY, WHO IS [] PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.



NOTARY PUBLIC

PRINT NAME

MY COMMISSION EXPIRES:

COMMISSION NUMBER: _____

ACCEPTANCE OF DEDICATIONS:

SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, HEREBY ACCEPTS THE DEDICATIONS TO SAID DISTRICT AS STATED AND SHOWN HEREON, AND ITS MAINTENANCE OBLIGATIONS FOR SAME, AND HEREBY JOINS IN AND CONSENTS TO THE UTILITY EASEMENTS DEDICATION, DATED THIS _____ DAY OF _____ 202____.

WITNESS: _____

PRINT NAME _____

By: _____

WITNESS: _____

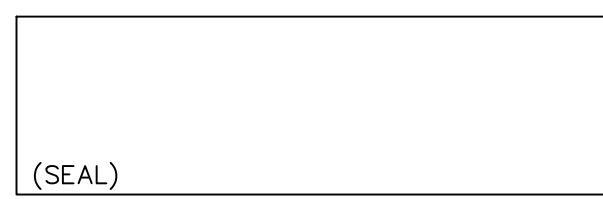
PRINT NAME _____

SCOTT MASSEY
PRESIDENT

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [] PHYSICAL PRESENCE OR [] ONLINE NOTARIZATION, THIS _____ DAY OF 202____, BY SCOTT MASSEY, AS PRESIDENT OF SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, ON BEHALF OF THE DISTRICT, WHO IS [] PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.



NOTARY PUBLIC

PRINT NAME

MY COMMISSION EXPIRES:

COMMISSION NUMBER: _____

TABULAR DATA

NAME	SQUARE FEET	ACRES
TRACTS R1 & R2	326,031	7.4846
TRACTS OST1-OST20, OST22 & OST23	203,580	4.6736
TRACTS W11 & OST21	444,905	10.2138
LOTS	1,093,646	25.1067
TOTAL	2,068,162	47.4785

CITY OF WESTLAKE APPROVAL:

THIS CERTIFIES THAT THIS PLAT HAS BEEN ACCEPTED AND APPROVED BY THE CITY COUNCIL FOR THE CITY OF WESTLAKE BY A RESOLUTION DULY ADOPTED BY THE CITY COUNCIL, THIS _____ DAY OF _____ 202____ IN ACCORDANCE WITH SEC. 177.071(2), F.S., AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR AND MAPPER EMPLOYED BY THE CITY OF WESTLAKE IN ACCORDANCE WITH SECTION 177.081(1), F.S.

By: _____
KEN CASSELL
CITY MANAGER

By: _____
JOHNPAUL O'CONNOR
CITY MAYOR

TITLE CERTIFICATION:

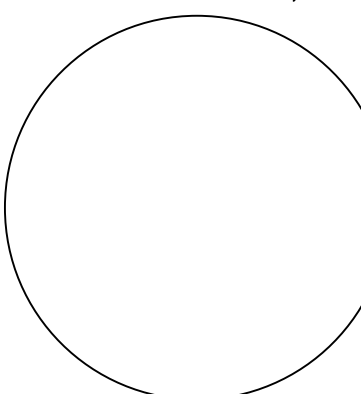
STATE OF FLORIDA)
COUNTY OF PALM BEACH)

I, TYRONE T. BONGARD, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT I FIND THE TITLE TO THE PROPERTY IS VESTED IN KH WESTLAKE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA; THAT THE CURRENT TAXES HAVE BEEN PAID; AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT ITEMS, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON; AND THAT THERE ARE ENCUMBRANCES OF RECORD BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION DEPICTED BY THIS PLAT.

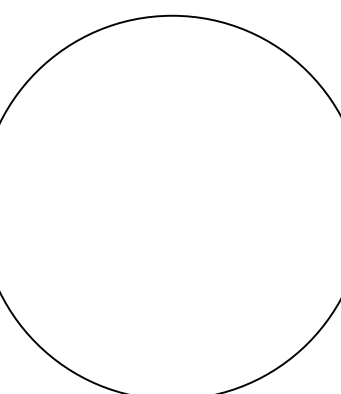
DATED: _____

TYRONE T. BONGARD
GUNSTER YOAKLEY, P.A.
ATTORNEYS AT LAW

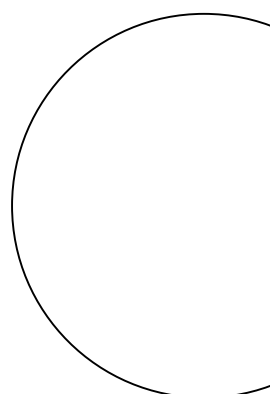
THE KOLTER GROUP, LLC



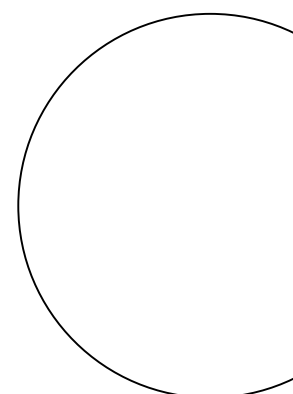
SEMINOLE IMPROVEMENT DISTRICT



CITY OF WESTLAKE



SURVEYOR



CRESSWIND PALM BEACH PHASE 4

BEING A REPLAT OF PORTION OF TRACT O.S.T. 21,
CRESSWIND PALM BEACH PHASE 2, AS RECORDED IN PLAT BOOK 130, PAGES 199 THROUGH 205,
OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST,
CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD & WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591

MORTGAGEE'S JOINDER AND CONSENT:

STATE OF TEXAS)
COUNTY OF DALLAS)

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, UPON THE PROPERTY DESCRIBED HEREON AND DOES HEREBY JOIN IN AND CONSENT TO THE DEDICATION OF THE LAND DESCRIBED IN SAID DEDICATION BY THE OWNER THEREOF AND AGREES THAT ITS MORTGAGE WHICH IS RECORDED IN OFFICIAL RECORDS BOOK -----, AT PAGE ----- OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS SENIOR VICE PRESIDENT THIS _____ DAY OF _____, 202__.

U.S. BANK NATIONAL ASSOCIATION
D/B/A HOUSING CAPITAL COMPANY

WITNESS: _____
PRINT NAME _____
WITNESS: _____
PRINT NAME _____

BY: _____
THOMAS G. WALKER
SENIOR VICE PRESIDENT

ACKNOWLEDGEMENT:

STATE OF _____)
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [] PHYSICAL PRESENCE OR [] ONLINE NOTARIZATION, THIS _____ DAY OF _____, 202__ BY THOMAS G. WALKER AS SENIOR VICE PRESIDENT OF U.S. BANK NATIONAL ASSOCIATION, D/B/A HOUSING CAPITAL COMPANY, ON BEHALF OF THE COMPANY, WHO IS [] PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 202__.

NOTARY PUBLIC

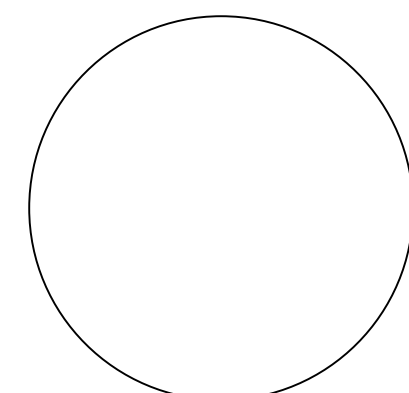
PRINT NAME

MY COMMISSION EXPIRES: _____

COMMISSION NUMBER: _____

(SEAL)

U.S. BANK NATIONAL ASSOCIATION



ACCEPTANCE OF DEDICATION:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

CRESSWIND PALM BEACH HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, HEREBY ACCEPTS THE DEDICATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS _____ DAY OF _____, 202__.

CRESSWIND PALM BEACH HOMEOWNERS ASSOCIATION, INC.
A FLORIDA CORPORATION NOT FOR PROFIT

WITNESS: _____
PRINT NAME _____
WITNESS: _____
PRINT NAME _____

BY: _____
VICTORIA IMHOFF
PRESIDENT

ACKNOWLEDGEMENT:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [] PHYSICAL PRESENCE OR [] ONLINE NOTARIZATION, THIS _____ DAY OF _____, 202__ BY VICTORIA IMHOFF AS PRESIDENT OF CRESSWIND PALM BEACH HOMEOWNERS ASSOCIATION, INC., A FLORIDA CORPORATION NOT FOR PROFIT, WHO IS [] PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 202__.

NOTARY PUBLIC

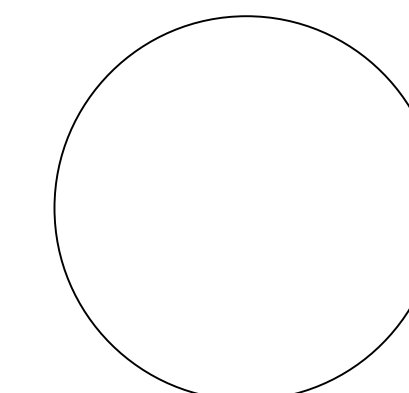
PRINT NAME

MY COMMISSION EXPIRES: _____

COMMISSION NUMBER: _____

(SEAL)

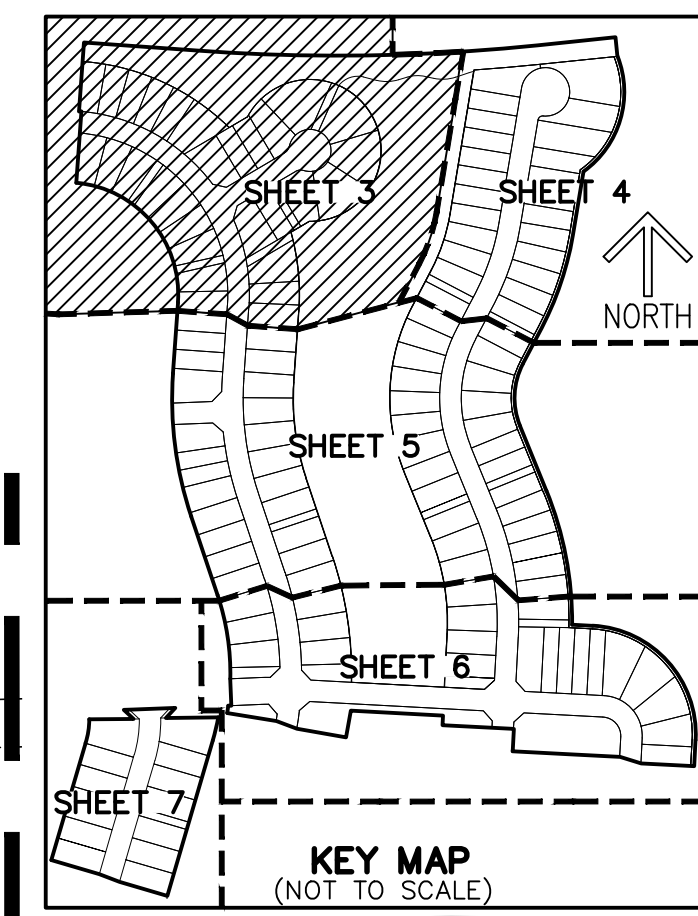
HOMEOWNERS
ASSOCIATION



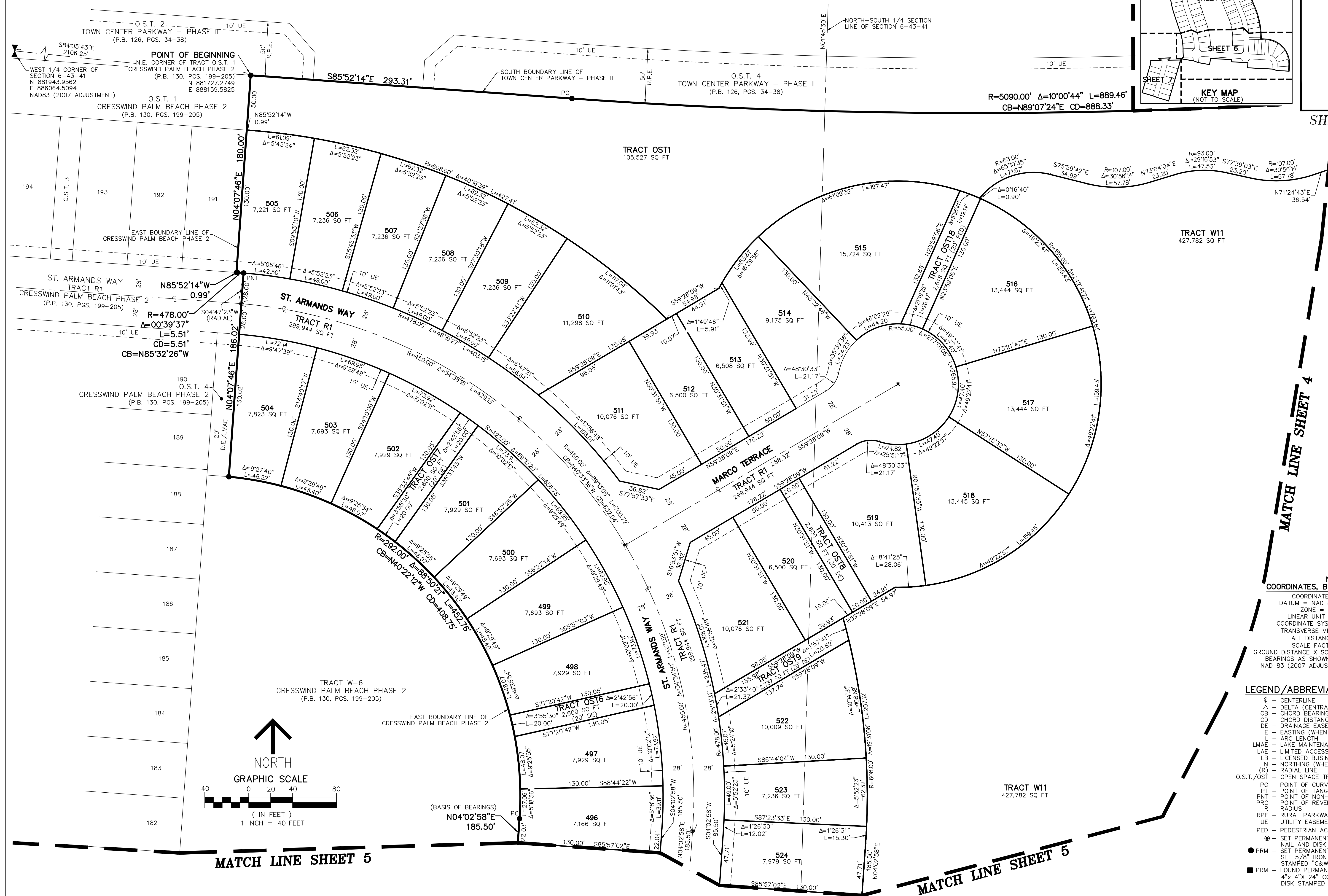
THIS INSTRUMENT PREPARED BY
 DAVID P. LINDLEY
 OF
CAULFIELD & WHEELER, INC.
 SURVEYORS - ENGINEERS - PLANNERS
 7900 GLADES ROAD, SUITE 100
 BOCA RATON, FLORIDA 33434 - (561)392-1991
 CERTIFICATE OF AUTHORIZATION NO. LB3591

CRESSWIND PALM BEACH PHASE 4

BEING A REPLAT OF PORTION OF TRACT O.S.T. 21,
 CRESSWIND PALM BEACH PHASE 2, AS RECORDED IN PLAT BOOK 130, PAGES 199 THROUGH 205,
 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
 TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST,
 CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

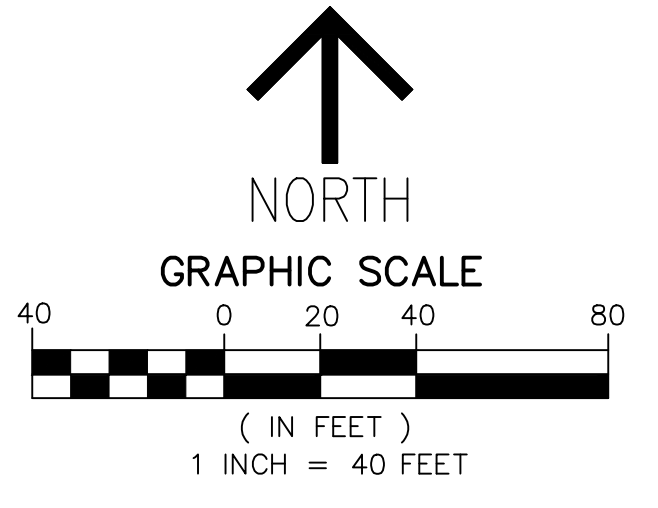


SHEET 3 OF 7



NOTES
 COORDINATES, BEARINGS AND DISTANCES
 COORDINATES SHOWN ARE GRID
 DATUM = NAD 83 (2007 ADJUSTMENT)
 ZONE = FLORIDA EAST
 LINEAR UNIT = US SURVEY FEET
 COORDINATE SYSTEM 1983 STATE PLANE
 TRANSVERSE MERCATOR PROJECTION
 ALL DISTANCES ARE GROUND
 SCALE FACTOR = 1.0000017
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
 BEARINGS AS SHOWN HEREON ARE GRID DATUM,
 NAD 83 (2007 ADJUSTMENT), FLORIDA EAST ZONE.

LEGEND/ABBREVIATIONS
 C - CENTERLINE
 Δ - DELTA (CENTRAL ANGLE)
 CB - CHORD BEARING
 CD - CHORD DISTANCE
 DE - DRAINAGE EASEMENT
 E - EASTING (WHEN USED WITH COORDINATES)
 L - ARC LENGTH
 LMAE - LAKE MAINTENANCE ACCESS EASEMENT
 LAE - LIMITED ACCESS EASEMENT
 LB - LICENSED BUSINESS
 N - NORTHING (WHEN USED WITH COORDINATES)
 (R) - RADIAL LINE
 O.S.T./OST - OPEN SPACE TRACT
 PC - POINT OF CURVATURE
 PT - POINT OF TANGENCY
 PNT - POINT OF NON-TANGENCY
 PRC - POINT OF REVERSE CURVATURE
 R - RADIUS
 RPE - RURAL PARKWAY EASEMENT
 UE - UTILITY EASEMENT
 PED - PEDESTRIAN ACCESS EASEMENT
 ● - SET PERMANENT CONTROL POINT
 NAIL AND DISK STAMPED "C&W PRM LB3591"
 ● - SET PERMANENT REFERENCE MONUMENT
 SET 5/8" IRON ROD WITH CAP
 STAMPED "C&W PRM LB3591"
 ■ - FOUND PERMANENT REFERENCE MONUMENT
 4" x 4" x 24" CONCRETE MONUMENT WITH
 DISK STAMPED "PRM LB3591"



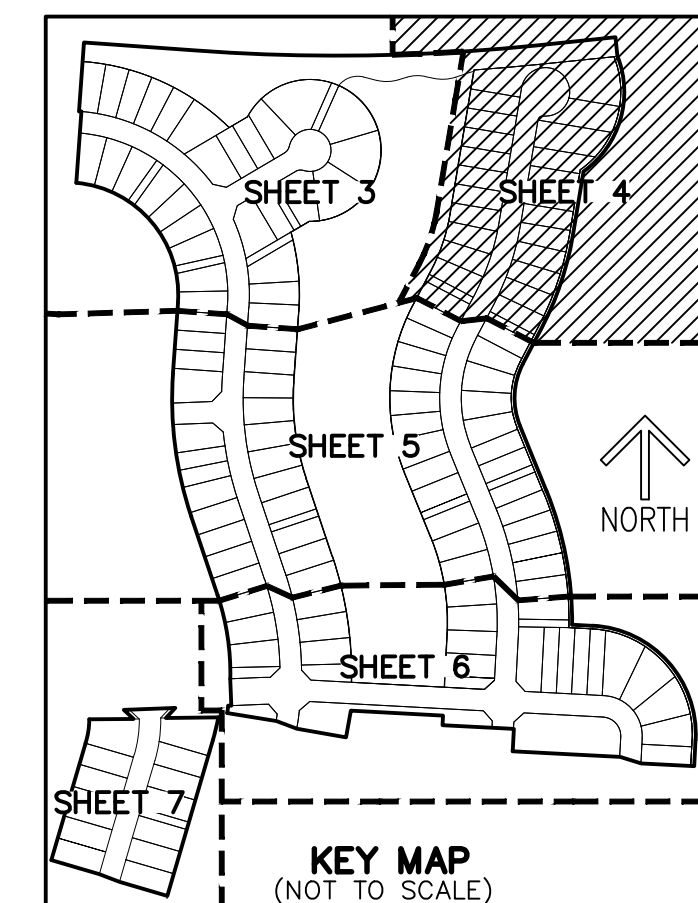
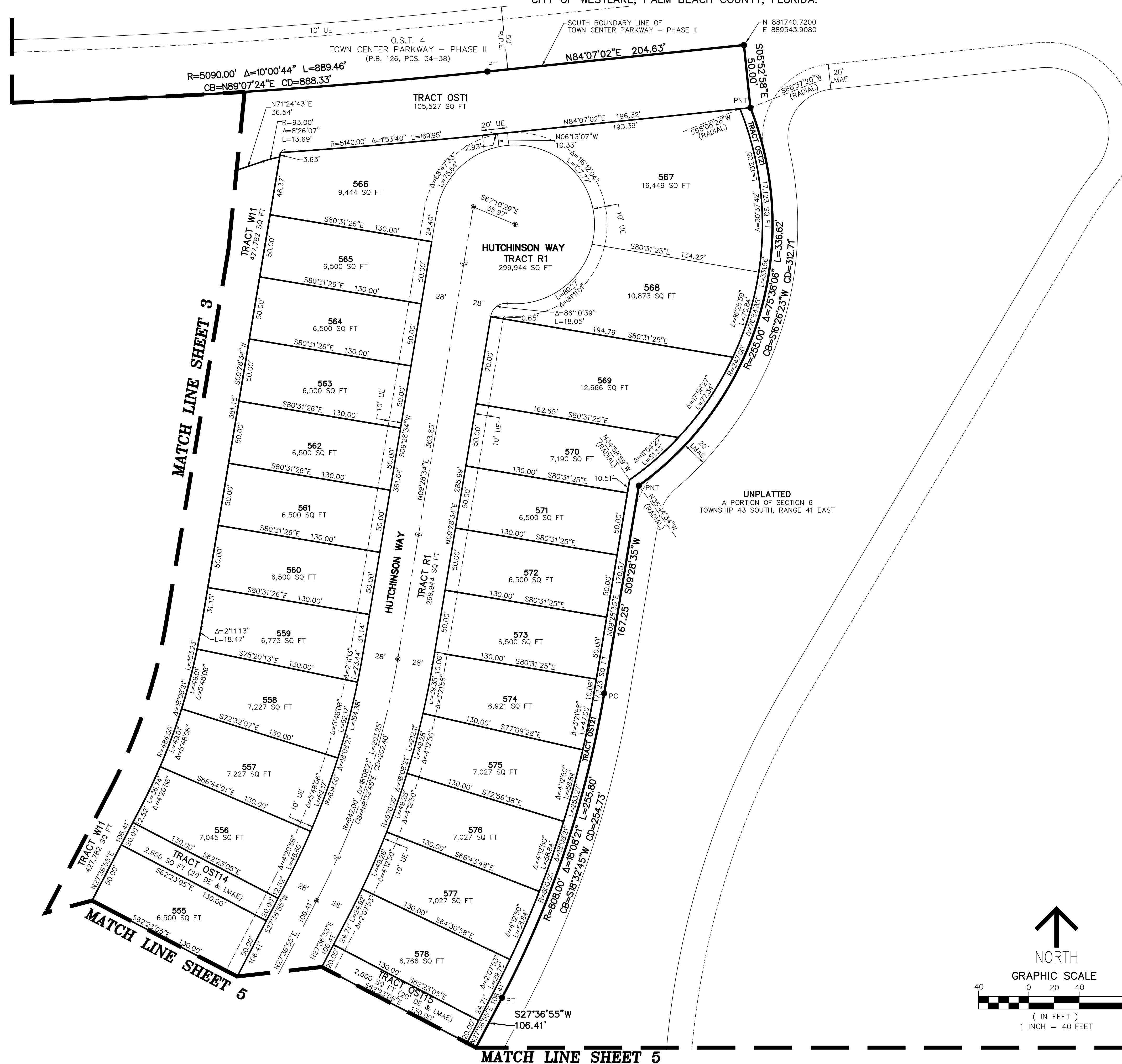
MATCH LINE SHEET 5

MATCH LINE SHEET 5

MATCH LINE SHEET 4

CRESSWIND PALM BEACH PHASE 4

BEING A REPLAT OF PORTION OF TRACT O.S.T. 21,
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CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.



SHEET 4 OF 7

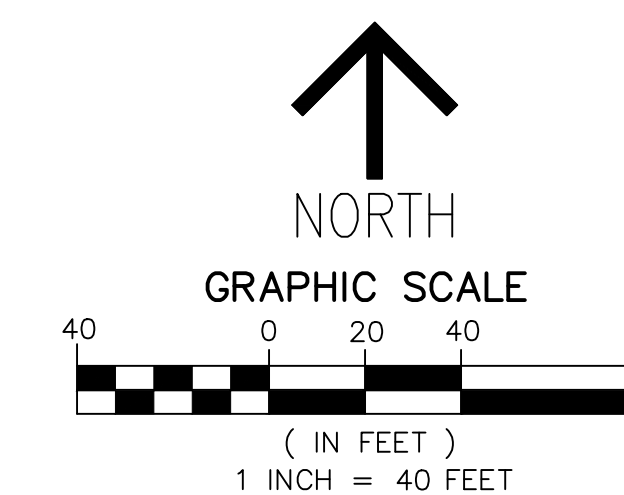
THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD & WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591

NOTES COORDINATES, BEARINGS AND DISTANCES

COORDINATES SHOWN ARE GRID
DATUM = NAD 83 (2007 ADJUSTMENT)
ZONE = FLORIDA EAST
LINEAR UNIT = US SURVEY FEET
COORDINATE SYSTEM 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000017
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
BEARINGS AS SHOWN HEREON ARE GRID DATUM,
NAD 83 (2007 ADJUSTMENT), FLORIDA EAST ZONE.

LEGEND/ABBREVIATIONS

- ⊙ - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- CB - CHORD BEARING
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- E - EASTING (WHEN USED WITH COORDINATES)
- L - ARC LENGTH
- LMAE - LAKE MAINTENANCE ACCESS EASEMENT
- LAE - LIMITED ACCESS EASEMENT
- LB - LICENSED BUSINESS
- N - NORTHING (WHEN USED WITH COORDINATES)
- (R) - RADIAL LINE
- O.S.T./OST - OPEN SPACE TRACT
- PC - POINT OF CURVATURE
- PT - POINT OF TANGENCY
- PNT - POINT OF NON-TANGENCY
- PRC - POINT OF REVERSE CURVATURE
- R - RADIUS
- RPE - RURAL PARKWAY EASEMENT
- UE - UTILITY EASEMENT
- PED - PEDESTRIAN ACCESS EASEMENT
- - SET PERMANENT CONTROL POINT
NAIL AND DISK STAMPED "C&W PRM LB3591"
- - SET PERMANENT REFERENCE MONUMENT
SET 5/8" IRON ROD WITH CAP
STAMPED "C&W PRM LB3591"
- - PRM - FOUND PERMANENT REFERENCE MONUMENT
4" x 4" x 24" CONCRETE MONUMENT WITH
DISK STAMPED "PRM LB3591"



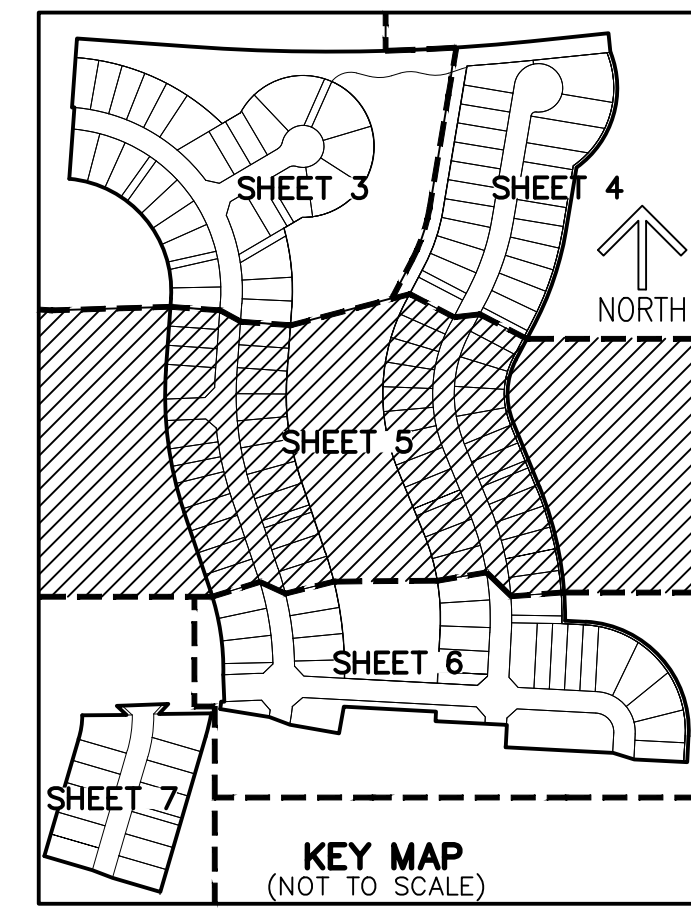
MATCH LINE SHEET 5

CRESSWIND PALM BEACH PHASE 4

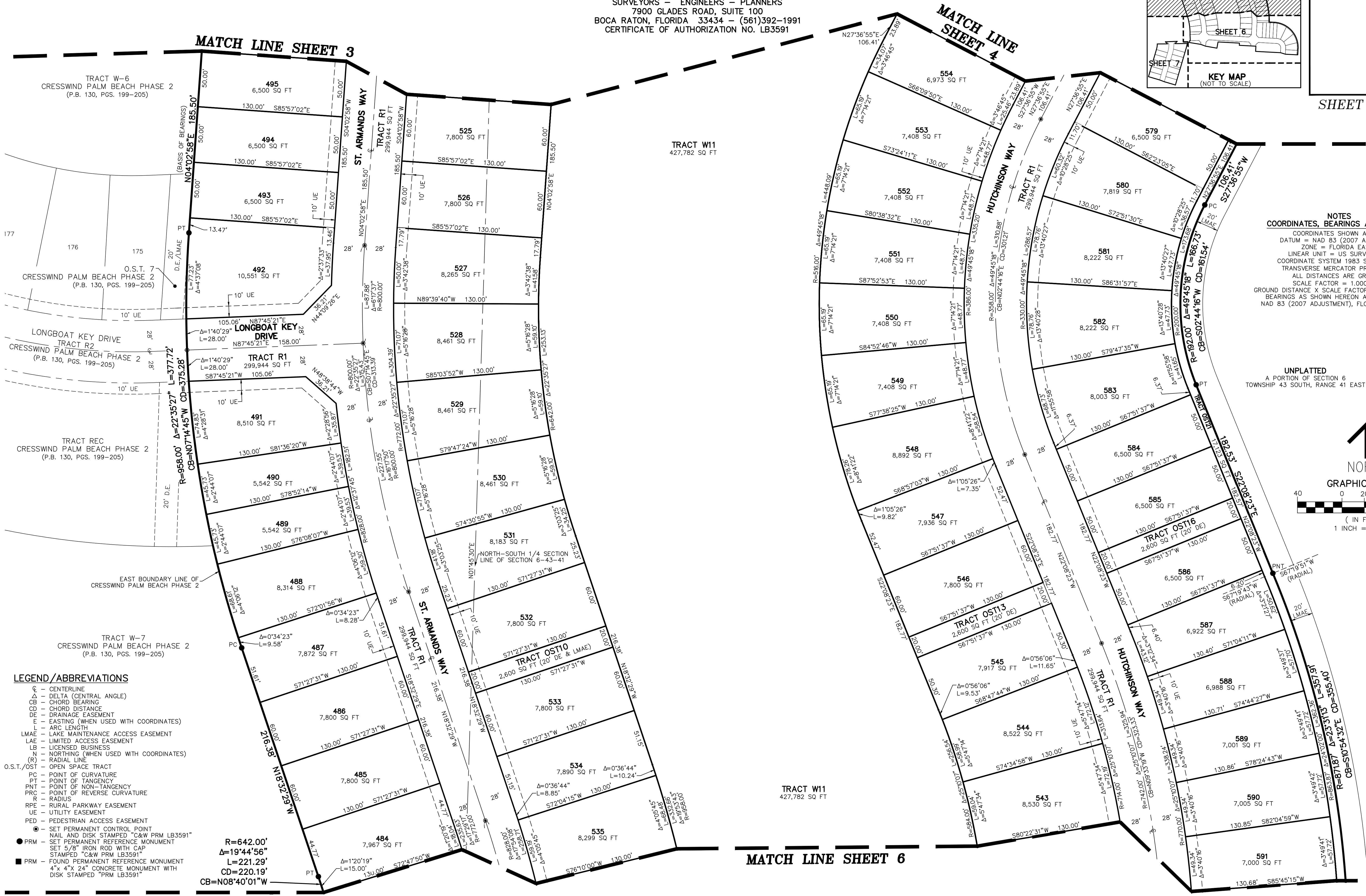
BEING A REPLAT OF PORTION OF TRACT O.S.T. 21,
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CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY

OF
CAULFIELD & WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591

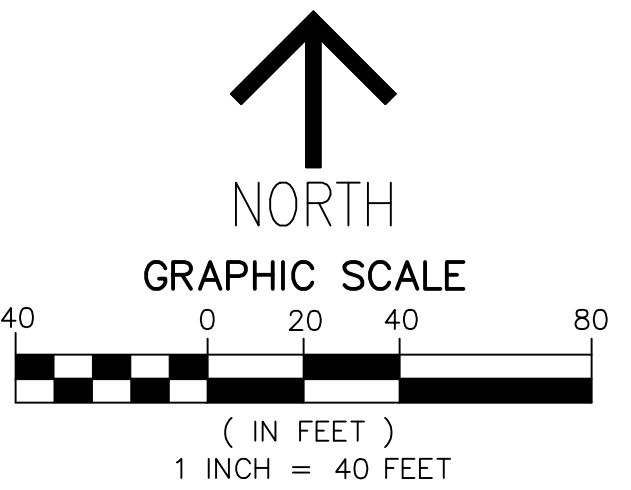


SHEET 5 OF 7



NOTES
COORDINATES, BEARINGS AND DISTANCES
COORDINATES SHOWN ARE GRID
DATUM = NAD 83 (2007 ADJUSTMENT)
ZONE = FLORIDA EAST
LINEAR UNIT = US SURVEY FEET
COORDINATE SYSTEM 1983 STATE PLANE
TRANSVERSE MERCATOR PROJECTION
ALL DISTANCES ARE GROUND
SCALE FACTOR = 1.0000017
GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE
BEARINGS AS SHOWN HEREON ARE GRID DATUM,
NAD 83 (2007 ADJUSTMENT), FLORIDA EAST ZONE.

UNPLATTED
A PORTION OF SECTION 6
TOWNSHIP 43 SOUTH, RANGE 41 EAST



LEGEND/ABBREVIATIONS

- CL - CENTERLINE
- Δ - DELTA (CENTRAL ANGLE)
- CB - CHORD BEARING
- CD - CHORD DISTANCE
- DE - DRAINAGE EASEMENT
- E - EASTING (WHEN USED WITH COORDINATES)
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- LAE - LIMITED ACCESS EASEMENT
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- (R) - RADIAL LINE
- O.S.T./OST - OPEN SPACE TRACT
- PC - POINT OF CURVATURE
- PT - POINT OF TANGENCY
- PNT - POINT OF NON-TANGENCY
- PRC - POINT OF REVERSE CURVATURE
- R - RADIUS
- RPE - RURAL PARKWAY EASEMENT
- UE - UTILITY EASEMENT
- PEDE - PEDESTRIAN ACCESS EASEMENT
- - SET PERMANENT CONTROL POINT
NAIL AND DISK STAMPED "C&W PRM LB3591"
- - SET PERMANENT REFERENCE MONUMENT
SET 5/8" IRON ROD WITH CAP
STAMPED "C&W PRM LB3591"
- - FOUND PERMANENT REFERENCE MONUMENT
4" x 4" x 24" CONCRETE MONUMENT WITH
DISK STAMPED "PRM LB3591"

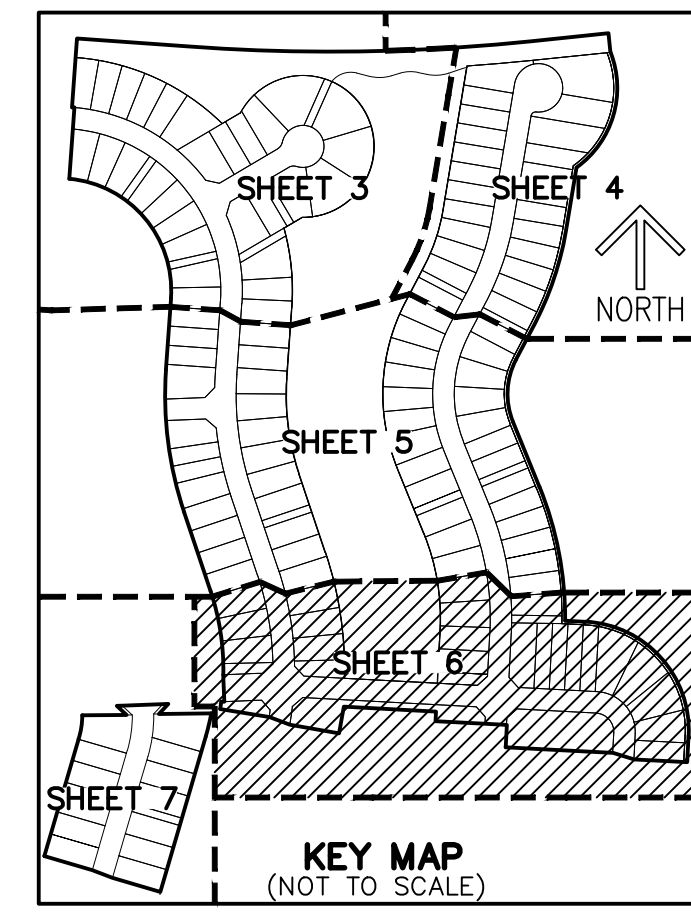
R=642.00'
Δ=19°44'56"
L=221.29'
CD=220.19'
CB=N08°40'01"W

MATCH LINE SHEET 6

CRESSWIND PALM BEACH PHASE 4

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CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

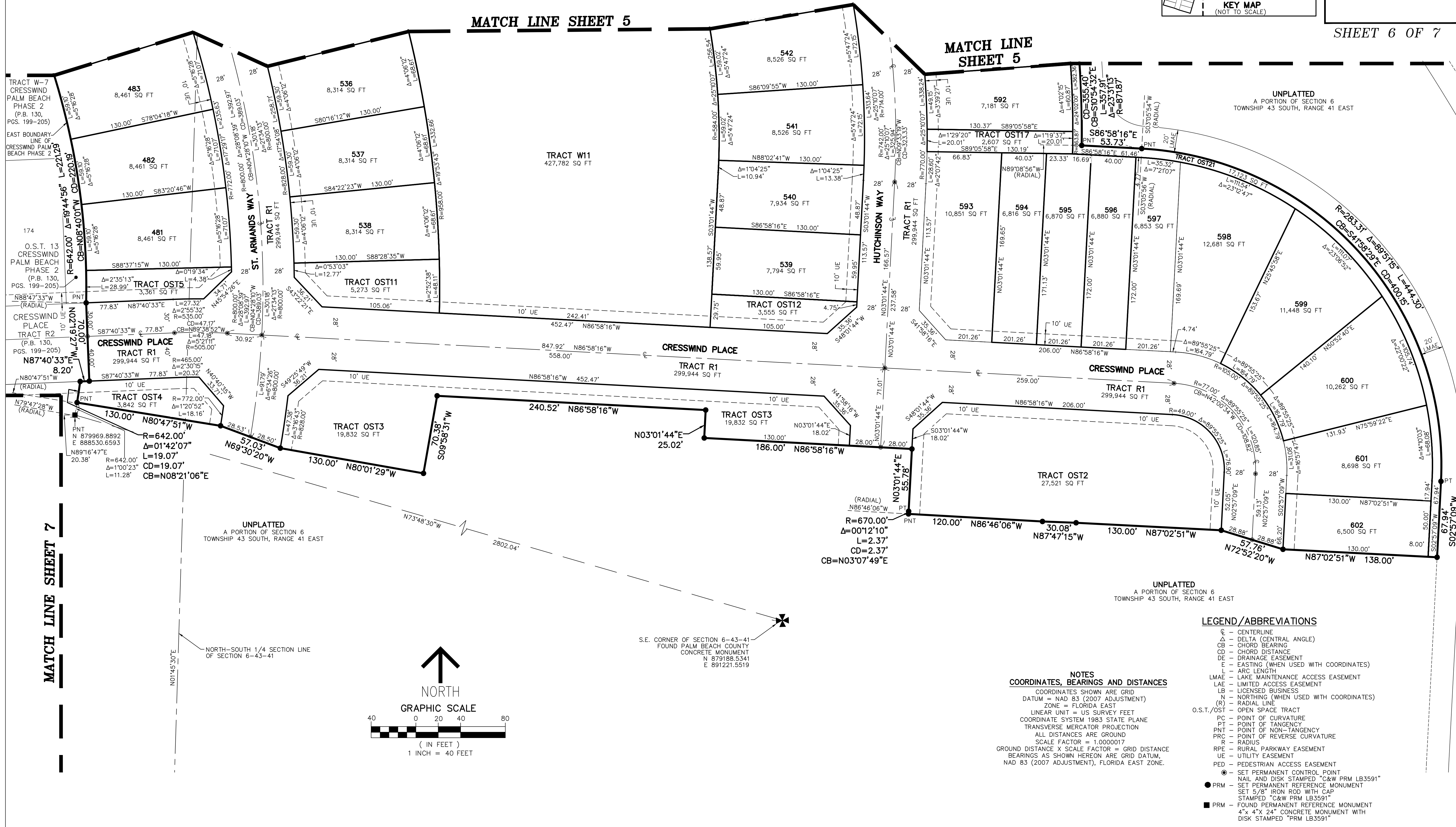
THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD & WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33434 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. LB3591



SHEET 6 OF 7

MATCH LINE SHEET 5

MATCH LINE SHEET 5



UNPLATTED
A PORTION OF SECTION 6
TOWNSHIP 43 SOUTH, RANGE 41 EAST

TRACT W-7
CRESSWIND
PALM BEACH
PHASE 2
(P.B. 130,
PGS. 199-205)

O.S.T. 13
CRESSWIND
PALM BEACH
PHASE 2
(P.B. 130,
PGS. 199-205)

CRESSWIND
PLACE
TRACT R2
(P.B. 130,
PGS. 199-205)

TRACT OST4
3,842 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

CRESSWIND PLACE
TRACT R1
299,944 SQ FT
R=465.00'
Δ=2°30'15"
L=20.32'

TRACT OST3
19,832 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

TRACT OST2
27,521 SQ FT
R=670.00'
Δ=00°12'10"
L=2.37'
CD=2.37'
CB=N03°07'49"E

TRACT OST1
5,273 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

TRACT OST5
3,361 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

TRACT OST6
3,361 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

TRACT OST7
3,361 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

TRACT OST8
3,361 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

TRACT OST9
3,361 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

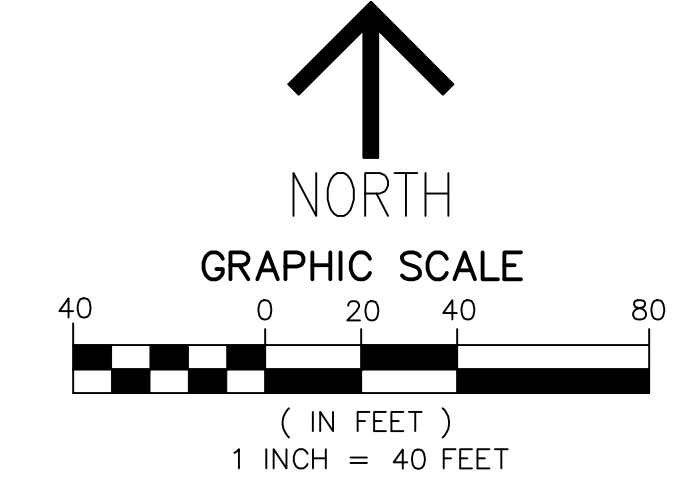
TRACT OST10
3,361 SQ FT
R=642.00'
Δ=01°42'07"
L=19.07'
CD=19.07'
CB=N08°21'06"E

UNPLATTED
A PORTION OF SECTION 6
TOWNSHIP 43 SOUTH, RANGE 41 EAST

UNPLATTED
A PORTION OF SECTION 6
TOWNSHIP 43 SOUTH, RANGE 41 EAST

UNPLATTED
A PORTION OF SECTION 6
TOWNSHIP 43 SOUTH, RANGE 41 EAST

S.E. CORNER OF SECTION 6-43-41
FOUND PALM BEACH COUNTY
CONCRETE MONUMENT
N 879188.5341
E 891221.5519



LEGEND / ABBREVIATIONS

- ⊕ - CENTERLINE
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- PED - PEDESTRIAN ACCESS EASEMENT
- ⊙ - SET PERMANENT CONTROL POINT
- - SET PERMANENT REFERENCE MONUMENT
- ⊙ - SET 5/8" IRON ROD WITH CAP
- ⊙ - STAMPED "C&W PRM LB3591"
- - FOUND PERMANENT REFERENCE MONUMENT
- - 4" X 4" X 24" CONCRETE MONUMENT WITH DISK STAMPED "PRM LB3591"

NOTES
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COORDINATES SHOWN ARE GRID
DATUM = NAD 83 (2007 ADJUSTMENT)
ZONE = FLORIDA EAST
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TRANSVERSE MERCATOR PROJECTION
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NAD 83 (2007 ADJUSTMENT), FLORIDA EAST ZONE.

MATCH LINE SHEET 7

