



**ORCHARDS OF WESTLAKE - PHASE II**  
 BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_, PG(s) \_\_\_, \_\_\_,  
 INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8,  
 ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

**CITY OF WESTLAKE'S 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 \_\_\_\_\_ 2021, IN ACCORDANCE WITH SEC. 177.071(2), F.S., AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY THE CITY OF WESTLAKE IN ACCORDANCE WITH SEC. 177.081(1), F.S.

ATTEST: \_\_\_\_\_  
 CITY MANAGER, KEN CASSEL

BY: \_\_\_\_\_  
 CITY MAYOR, ROGER MANNING

**TITLE CERTIFICATION**

STATE OF FLORIDA  
 COUNTY OF \_\_\_\_\_

WE, FOUNDERS TITLE, A TITLE INSURANCE COMPANY, AS DULY AUTHORIZED TO DO BUSINESS IN THE STATE OF FLORIDA DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO THE HEREON DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED IN MINTO PBLH, LLC; 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: \_\_\_\_\_

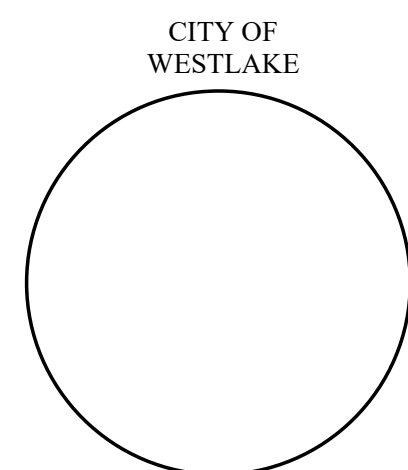
\_\_\_\_\_  
 HARRY BINNIE, PRESIDENT, FOUNDERS TITLE

**AREA TABULATION (IN ACRES)**

SINGLE FAMILY LOTS (240 LOTS):	42.761
ROADWAY TRACT (TRACT "A"):	10.492
OPEN SPACE TRACT #14:	0.057
OPEN SPACE TRACT #15:	0.057
OPEN SPACE TRACT #16:	0.339
OPEN SPACE TRACT #17:	0.371
OPEN SPACE TRACT #18:	0.238
OPEN SPACE TRACT #19:	0.108
OPEN SPACE TRACT #20:	0.320
OPEN SPACE TRACT #21:	0.713
 TOTAL ACRES, MORE OR LESS:	 55.456

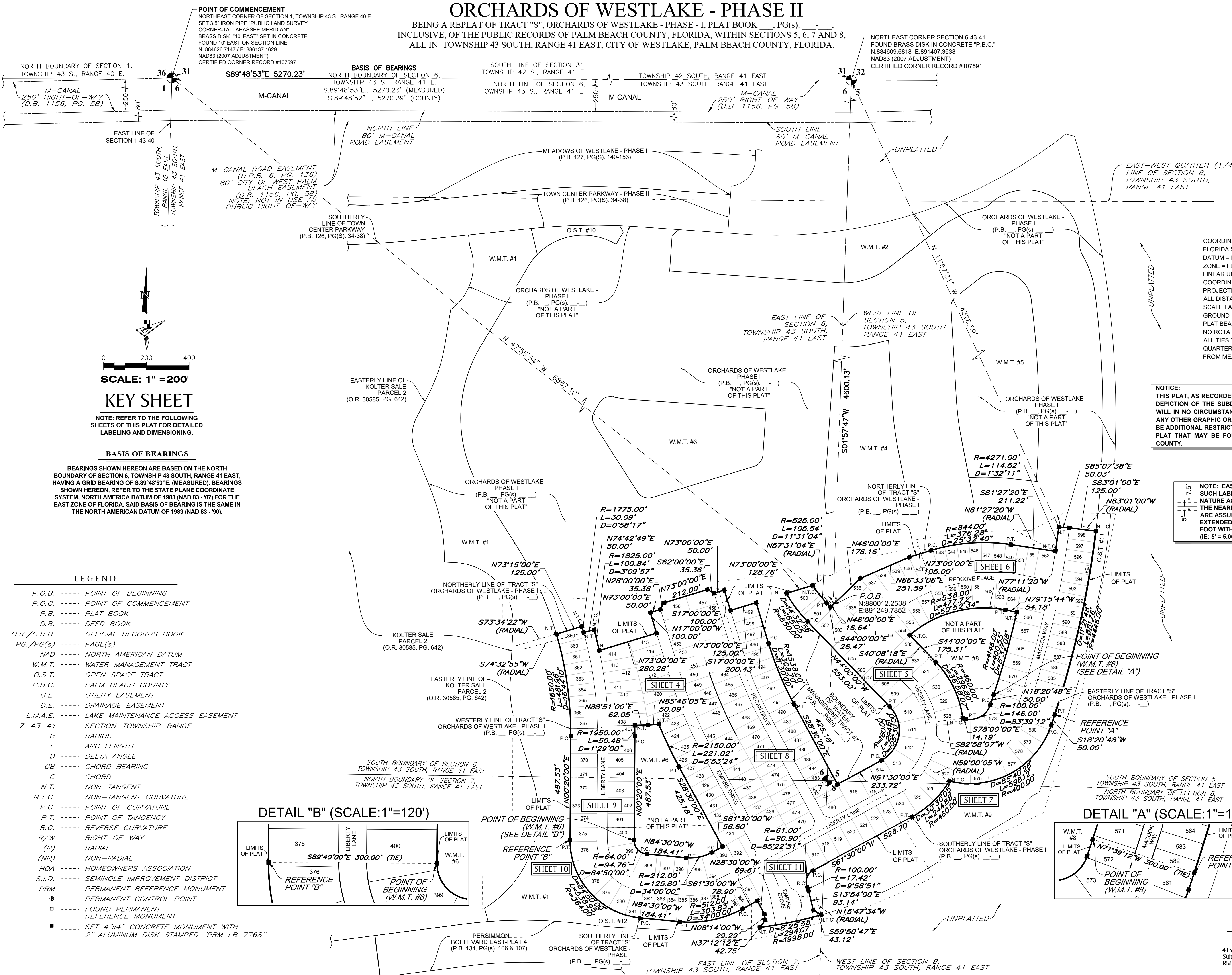
**SURVEYORS NOTES**

- PERMANENT REFERENCE MONUMENTS ARE SHOWN THUS: "■" = A 1 1/2" BRASS DISK STAMPED "PRM LB7768" SET IN A 4"x4"x24" CONCRETE MONUMENT. PERMANENT CONTROL POINTS ARE SHOWN AS THUS: "●" = A MAGNETIC NAIL AND DISK STAMPED "PCP LB7768". (UNLESS OTHERWISE NOTED)
- BEARINGS SHOWN HEREON ARE BASED ON THE NORTH BOUNDARY OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST, HAVING A GRID BEARING OF S.89°48'53"E. BEARINGS SHOWN HEREON, REFER TO THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983 (NAD 83 / '07) FOR THE EAST ZONE OF FLORIDA. SAID BASIS OF BEARING IS THE SAME IN THE NORTH AMERICAN DATUM OF 1983 (NAD 83 / '90).
- NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES OR SHRUBS SHALL BE PLACED ON ANY EASEMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OR SEMINOLE IMPROVEMENT DISTRICT APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS. THERE WILL BE NO ABOVE GROUND ENCROACHMENTS WHERE LAKE MAINTENANCE EASEMENTS AND UTILITY EASEMENTS OVERLAP.
- THE BUILDING SETBACKS SHALL BE AS REQUIRED BY THE CITY OF WESTLAKE ZONING REGULATIONS.
- NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY.
- IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
- ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED.
- COORDINATES SHOWN HEREON ARE FLORIDA STATE PLANE GRID  
 DATUM = NAD83 2007 ADJUSTMENT  
 ZONE = FLORIDA EAST  
 LINEAR UNITS = US SURVEY FEET  
 COORDINATE SYSTEM = 1983 STATE PLANE  
 PROJECTION = TRANSVERSE MERCATOR  
 ALL DISTANCES ARE GROUND  
 SCALE FACTOR: 1.0000  
 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE  
 PLAT BEARING = GRID BEARING  
 NO ROTATION  
 ALL TIES TO SECTION CORNERS AND QUARTER CORNERS ARE GENERATED FROM MEASURED VALUES



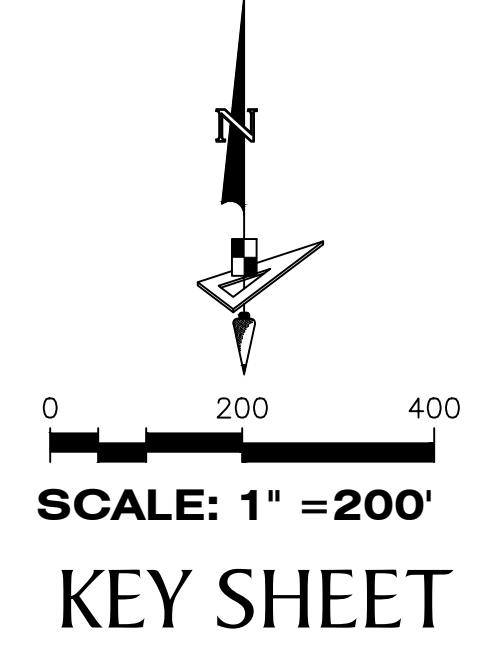
# ORCHARDS OF WESTLAKE - PHASE II

BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE I, PLAT BOOK \_\_\_\_\_, PG(S) \_\_\_\_\_, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8, ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.



**POINT OF COMMENCEMENT**  
 NORTHEAST CORNER OF SECTION 1, TOWNSHIP 43 S., RANGE 40 E.  
 SET 3" IRON PIPE "PUBLIC LAND SURVEY  
 CORNER-TALLAHASSEE MERIDIAN"  
 BRASS DISK "10' EAST" SET IN CONCRETE  
 FOUND 10' EAST ON SECTION LINE  
 N. 884626.7147 / E. 886137.1629  
 NAD83 (2007 ADJUSTMENT)  
 CERTIFIED CORNER RECORD #107597

NORTHEAST CORNER SECTION 6-43-41  
 FOUND BRASS DISK IN CONCRETE "P.B.C."  
 N.884609.6818 E.891407.3638  
 NAD83 (2007 ADJUSTMENT)  
 CERTIFIED CORNER RECORD #107591



NOTE: REFER TO THE FOLLOWING SHEETS OF THIS PLAT FOR DETAILED LABELING AND DIMENSIONING.

### BASIS OF BEARINGS

BEARINGS SHOWN HEREON ARE BASED ON THE NORTH BOUNDARY OF SECTION 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST, HAVING A GRID BEARING OF S.89°48'53"E. (MEASURED). BEARINGS SHOWN HEREON, REFER TO THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICA DATUM OF 1983 (NAD 83 - 07) FOR THE EAST ZONE OF FLORIDA, SAID BASIS OF BEARING IS THE SAME IN THE NORTH AMERICAN DATUM OF 1983 (NAD 83 - 90).

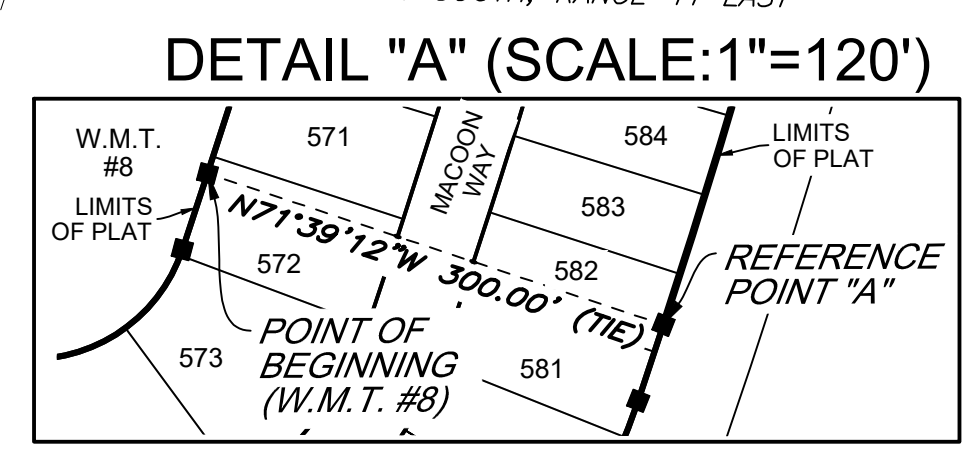
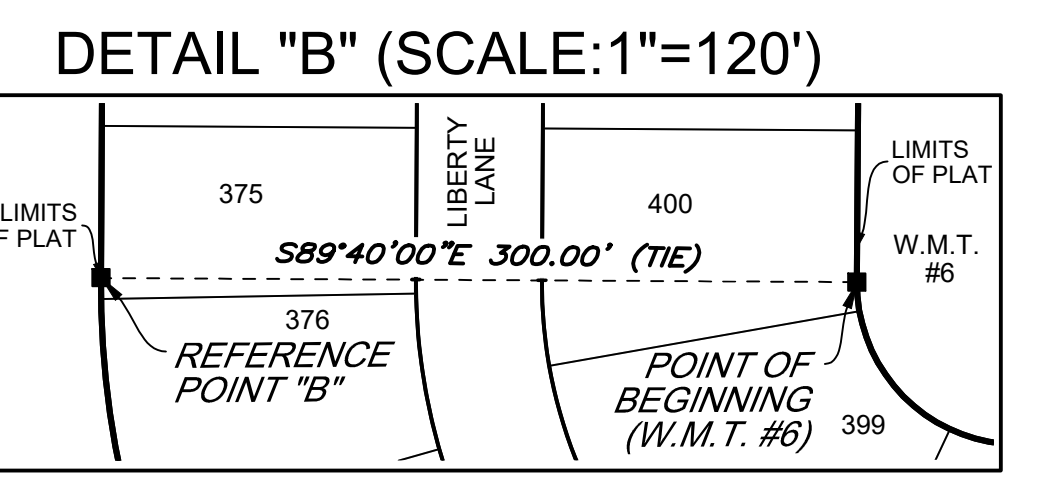
### LEGEND

- P.O.B. ----- POINT OF BEGINNING
- P.O.C. ----- POINT OF COMMENCEMENT
- P.B. ----- PLAT BOOK
- D.B. ----- DEED BOOK
- O.R./O.R.B. ----- OFFICIAL RECORDS BOOK
- PG./PG(S) ----- PAGE(S)
- NAD ----- NORTH AMERICAN DATUM
- W.M.T. ----- WATER MANAGEMENT TRACT
- O.S.T. ----- OPEN SPACE TRACT
- P.B.C. ----- PALM BEACH COUNTY
- U.E. ----- UTILITY EASEMENT
- D.E. ----- DRAINAGE EASEMENT
- L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT
- 7-43-41 ----- SECTION-TOWNSHIP-RANGE
- R ----- RADIUS
- L ----- ARC LENGTH
- D ----- DELTA ANGLE
- CB ----- CHORD BEARING
- C ----- CHORD
- N.T. ----- NON-TANGENT
- N.T.C. ----- NON-TANGENT CURVATURE
- P.C. ----- POINT OF CURVATURE
- P.T. ----- POINT OF TANGENCY
- R.C. ----- REVERSE CURVATURE
- R/W ----- RIGHT-OF-WAY
- (R) ----- RADIAL
- (NR) ----- NON-RADIAL
- HOA ----- HOMEOWNERS ASSOCIATION
- S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
- PRM ----- PERMANENT REFERENCE MONUMENT
- ----- PERMANENT CONTROL POINT
- ----- FOUND PERMANENT REFERENCE MONUMENT
- ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"

COORDINATES SHOWN HEREON ARE FLORIDA STATE PLANE GRID DATUM = NAD83 2007 ADJUSTMENT ZONE = FLORIDA EAST LINEAR UNITS = US SURVEY FEET COORDINATE SYSTEM = 1983 STATE PLANE PROJECTION = TRANSVERSE MERCATOR ALL DISTANCES ARE GROUND SCALE FACTOR: 1.0000 GROUND DISTANCE X SCALE FACTOR = GRID DISTANCE PLAT BEARING = GRID BEARING NO ROTATION ALL TIES TO SECTION CORNERS AND QUARTER CORNERS ARE GENERATED FROM MEASURED VALUES

**NOTE:**  
 THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

**NOTE:** EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE NEAREST FOOT (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDREDTH OF A FOOT WITH NO GREATER OR LESSER VALUE (IE: 5' = 5.000) (IE: 7.5' = 7.500)

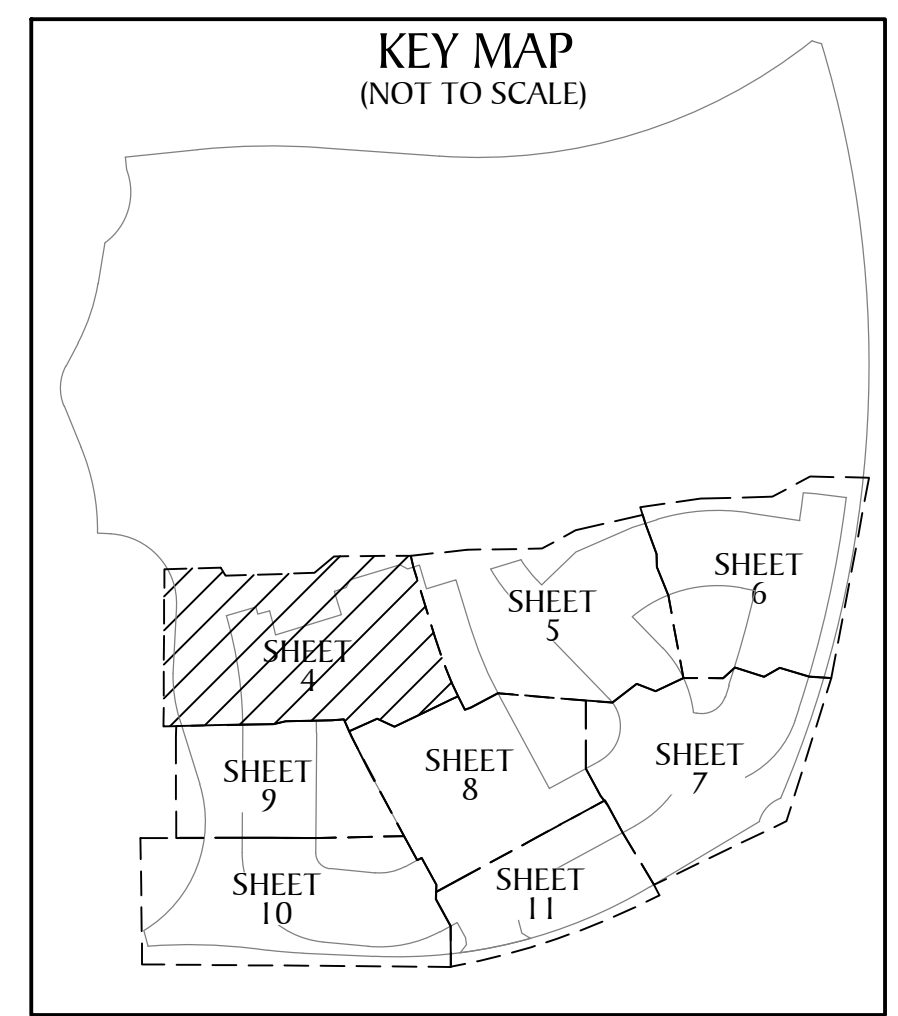
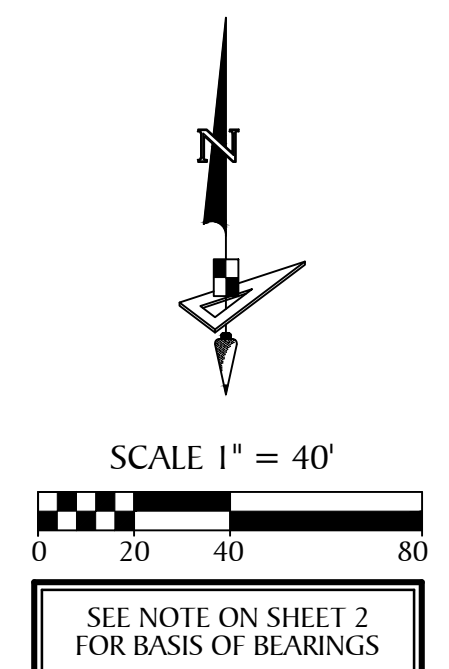


4152 W. Blue Heron Blvd. Suite 105  
 Riviera Beach, FL 33404  
 Phone: (561) 444-2720  
 www.geopointsurvey.com  
 Licensed Business Number LB 7768

**ORCHARDS OF WESTLAKE - PHASE II**  
 BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_\_\_, PG(s) \_\_\_\_\_,  
 INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8,  
 ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

**LEGEND**

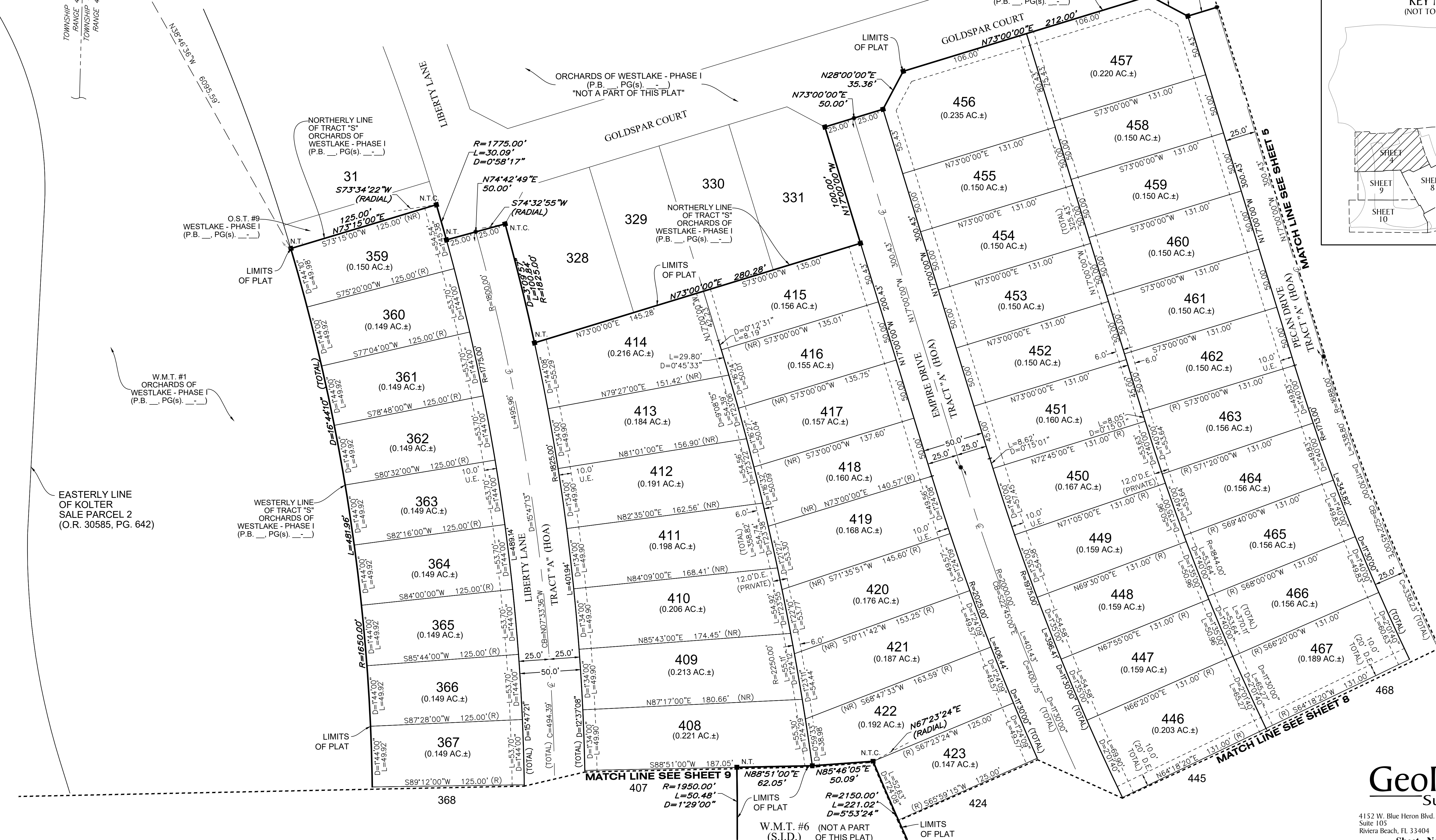
P.O.B. ----- POINT OF BEGINNING	L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT	R/W ----- RIGHT-OF-WAY
P.O.C. ----- POINT OF COMMENCEMENT	7-43-41 ----- SECTION-TOWNSHIP-RANGE	(R) ----- RADIAL
P.B. ----- PLAT BOOK	R ----- RADIUS	(NR) ----- NON-RADIAL
D.B. ----- DEED BOOK	L ----- ARC LENGTH	HOA ----- HOMEOWNERS ASSOCIATION
O.R./O.R.B. ----- OFFICIAL RECORDS BOOK	D ----- DELTA ANGLE	S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
PG./PG(s) ----- PAGE(S)	CB ----- CHORD BEARING	PRM ----- PERMANENT REFERENCE MONUMENT
NAD ----- NORTH AMERICAN DATUM	C ----- CHORD	● ----- PERMANENT CONTROL POINT
W.M.T. ----- WATER MANAGEMENT TRACT	N.T. ----- NON-TANGENT	□ ----- FOUND PERMANENT REFERENCE MONUMENT
O.S.T. ----- OPEN SPACE TRACT	N.T.C. ----- NON-TANGENT CURVATURE	■ ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"
P.B.C. ----- PALM BEACH COUNTY	P.C. ----- POINT OF CURVATURE	
U.E. ----- UTILITY EASEMENT	P.T. ----- POINT OF TANGENCY	
D.E. ----- DRAINAGE EASEMENT	R.C. ----- REVERSE CURVATURE	



P.O.C. - NORTHEAST CORNER OF SECTION 1, TOWNSHIP 43 S., RANGE 40 E.

EAST LINE OF SECTION 1-43-40

TOWNSHIP 43 SOUTH, RANGE 40 EAST, TOWNSHIP 43 SOUTH, RANGE 41 EAST



EASTERLY LINE OF KOLTER SALE PARCEL 2 (O.R. 30585, PG. 642)

WESTERLY LINE OF TRACT "S" ORCHARDS OF WESTLAKE - PHASE I (P.B. \_\_\_\_\_, PG(s) \_\_\_\_\_)

LIMITS OF PLAT

W.M.T. #1 ORCHARDS OF WESTLAKE - PHASE I (P.B. \_\_\_\_\_, PG(s) \_\_\_\_\_)

LIMITS OF PLAT

ORCHARDS OF WESTLAKE - PHASE I (P.B. \_\_\_\_\_, PG(s) \_\_\_\_\_) "NOT A PART OF THIS PLAT"

GOLDSPAR COURT

LIMITS OF PLAT

LIBERTY LANE TRACT "A" (HOA)

LIMITS OF PLAT

W.M.T. #6 (NOT A PART OF THIS PLAT)

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

LIMITS OF PLAT

# ORCHARDS OF WESTLAKE - PHASE II

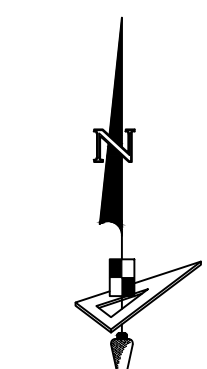
BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_\_\_, PG(S) \_\_\_\_\_, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8, ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

## LEGEND

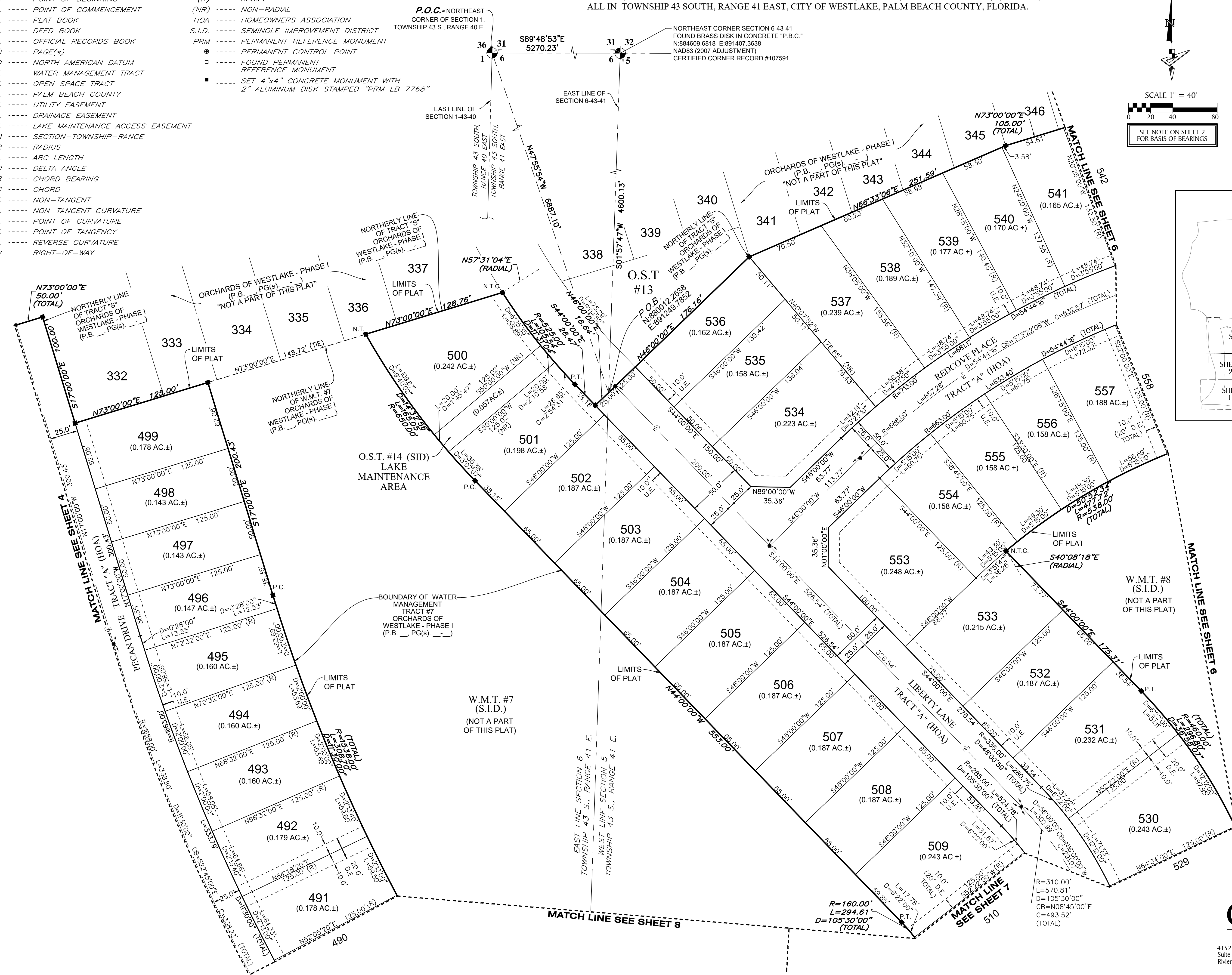
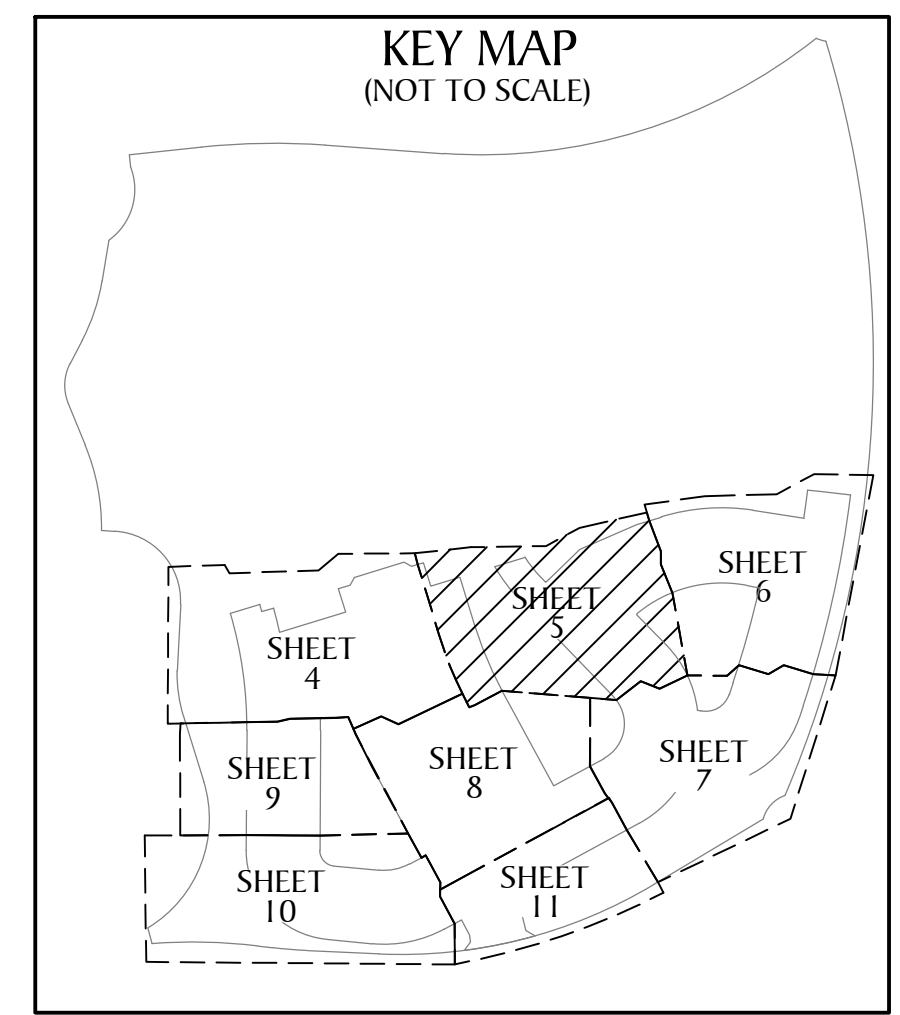
- |   |   |
|---|---|
| P.O.B. ----- POINT OF BEGINNING                 | (R) ----- RADIAL  |
| P.O.C. ----- POINT OF COMMENCEMENT              | (NR) ----- NON-RADIAL   |
| P.B. ----- PLAT BOOK                            | HOA ----- HOMEOWNERS ASSOCIATION  |
| D.B. ----- DEED BOOK                            | S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT                                      |
| O.R./O.R.B. ----- OFFICIAL RECORDS BOOK         | PRM ----- PERMANENT REFERENCE MONUMENT  |
| PG./PG(S) ----- PAGE(S)                         | ● ----- PERMANENT CONTROL POINT   |
| NAD ----- NORTH AMERICAN DATUM                  | □ ----- FOUND PERMANENT REFERENCE MONUMENT                                      |
| W.M.T. ----- WATER MANAGEMENT TRACT             | ■ ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768" |
| O.S.T. ----- OPEN SPACE TRACT                   |   |
| P.B.C. ----- PALM BEACH COUNTY                  |   |
| U.E. ----- UTILITY EASEMENT                     |   |
| D.E. ----- DRAINAGE EASEMENT                    |   |
| L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT |   |
| 7-43-41 ----- SECTION-TOWNSHIP-RANGE            |   |
| R ----- RADIUS                                  |   |
| L ----- ARC LENGTH                              |   |
| D ----- DELTA ANGLE                             |   |
| CB ----- CHORD BEARING                          |   |
| C ----- CHORD                                   |   |
| N.T. ----- NON-TANGENT                          |   |
| N.T.C. ----- NON-TANGENT CURVATURE              |   |
| P.C. ----- POINT OF CURVATURE                   |   |
| P.T. ----- POINT OF TANGENCY                    |   |
| R.C. ----- REVERSE CURVATURE                    |   |
| R/W ----- RIGHT-OF-WAY                          |   |

P.O.C. - NORTHEAST CORNER OF SECTION 1, TOWNSHIP 43 S., RANGE 40 E.

NORTHEAST CORNER SECTION 6-43-41 FOUND BRASS DISK IN CONCRETE "P.B.C." N:884609.6818 E:891407.3638 NAD83 (2007 ADJUSTMENT) CERTIFIED CORNER RECORD #107591



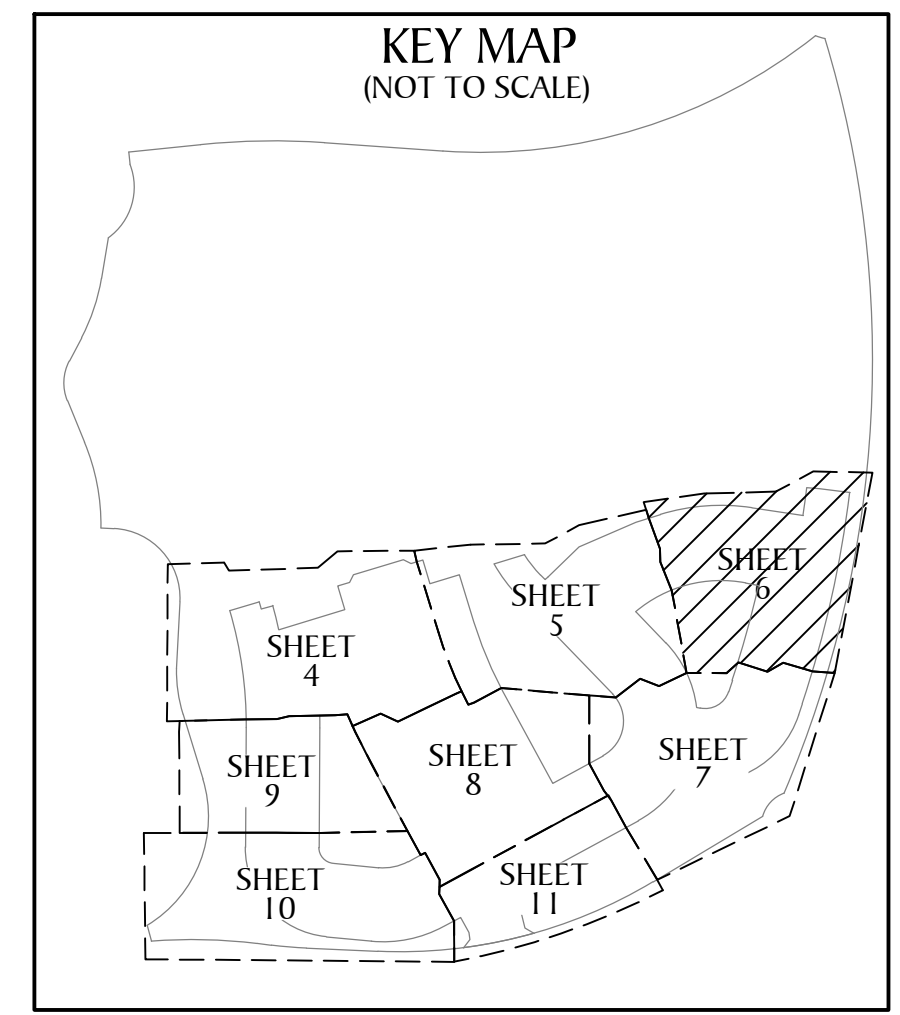
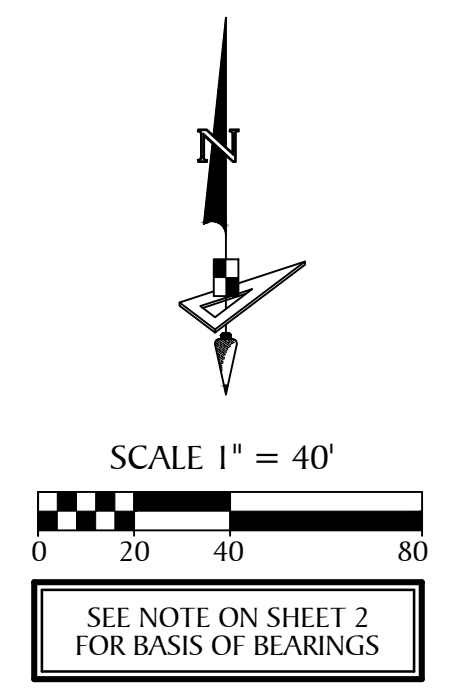
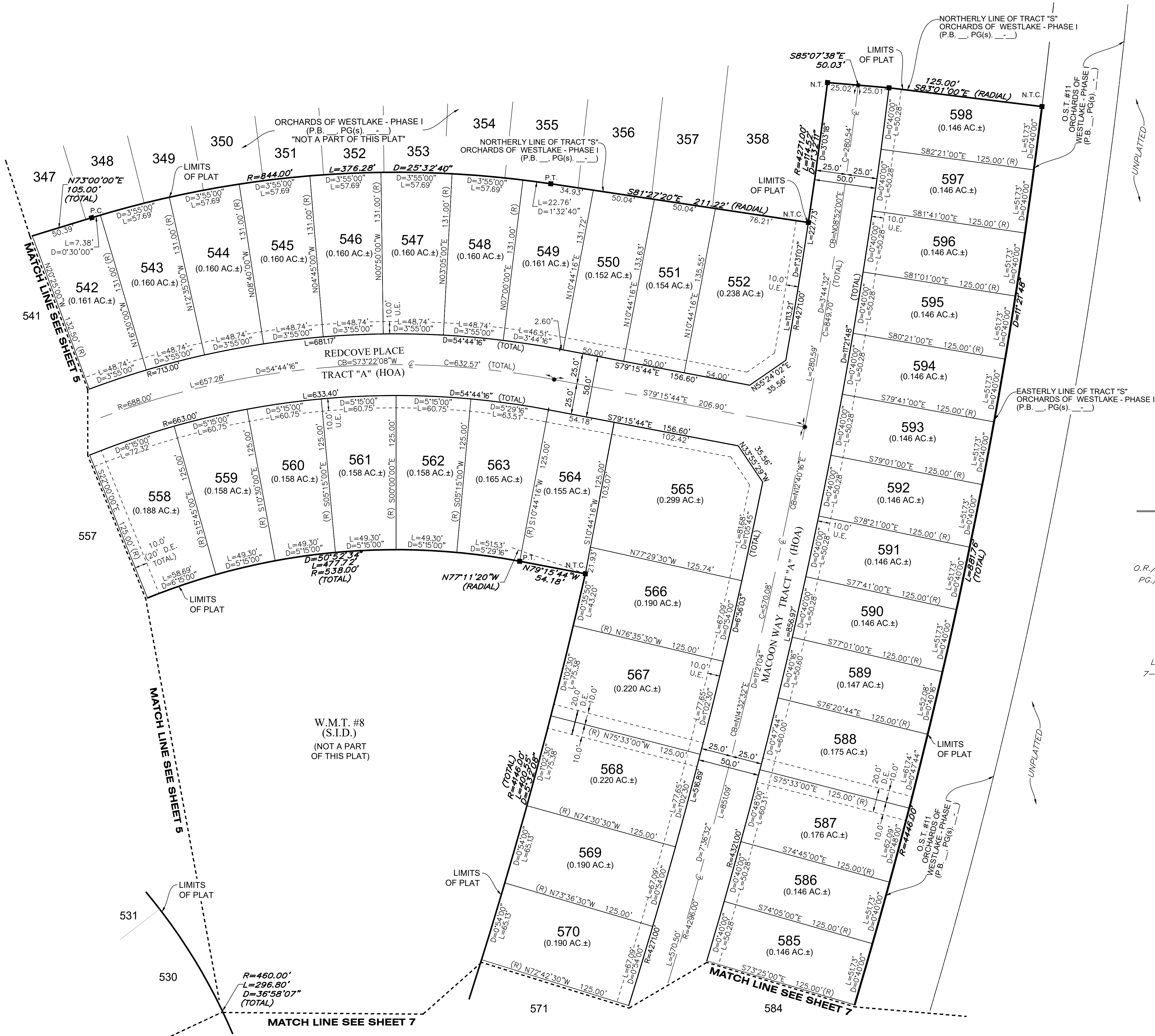
SCALE 1" = 40'  
0 20 40 80  
SEE NOTE ON SHEET 2 FOR BASIS OF BEARINGS



4152 W. Blue Heron Blvd. Suite 105  
Riviera Beach, FL 33404  
Phone: (561) 444-2720  
www.geopointsurvey.com  
Licensed Business Number LB 7768

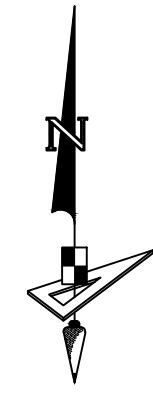
# ORCHARDS OF WESTLAKE - PHASE II

BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE I, PLAT BOOK \_\_\_\_\_, PG(S) \_\_\_\_\_, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8, ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

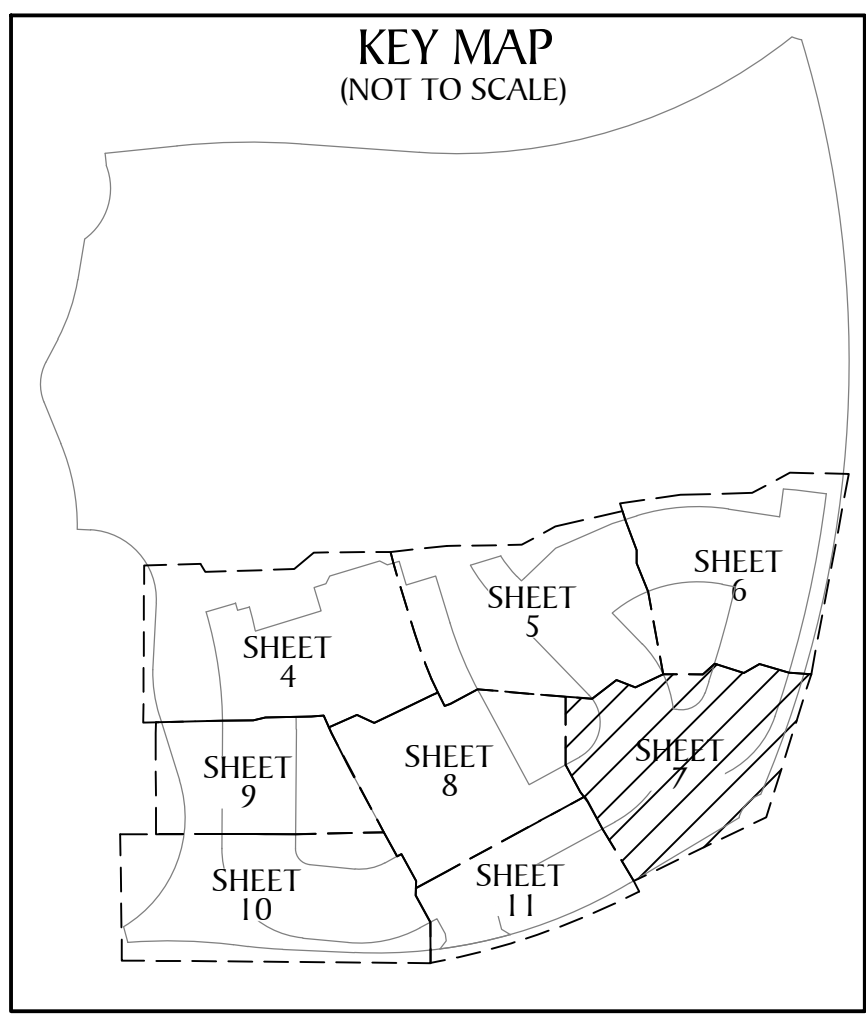
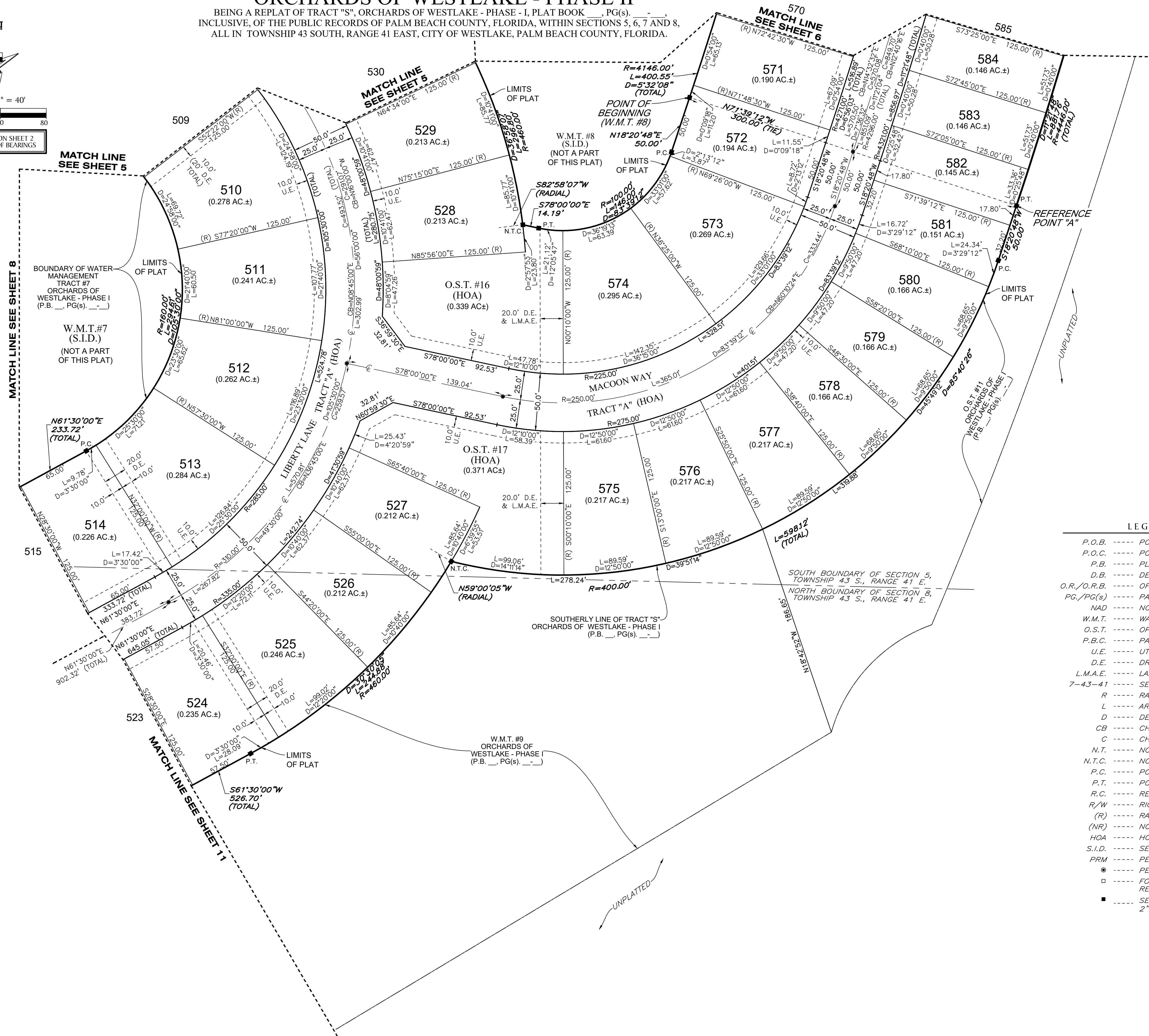


- LEGEND**
- P.O.B. ----- POINT OF BEGINNING
  - P.O.C. ----- POINT OF COMMENCEMENT
  - P.B. ----- PLAT BOOK
  - D.B. ----- DEED BOOK
  - O.R./O.R.B. ----- OFFICIAL RECORDS BOOK
  - PG./PG(S) ----- PAGE(S)
  - NAD ----- NORTH AMERICAN DATUM
  - W.M.T. ----- WATER MANAGEMENT TRACT
  - O.S.T. ----- OPEN SPACE TRACT
  - P.B.C. ----- PALM BEACH COUNTY
  - U.E. ----- UTILITY EASEMENT
  - D.E. ----- DRAINAGE EASEMENT
  - L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT
  - 7-43-41 ----- SECTION-TOWNSHIP-RANGE
  - R ----- RADIUS
  - L ----- ARC LENGTH
  - D ----- DELTA ANGLE
  - CB ----- CHORD BEARING
  - C ----- CHORD
  - N.T. ----- NON-TANGENT
  - N.T.C. ----- NON-TANGENT CURVATURE
  - P.C. ----- POINT OF CURVATURE
  - P.T. ----- POINT OF TANGENCY
  - R.C. ----- REVERSE CURVATURE
  - R/W ----- RIGHT-OF-WAY
  - (R) ----- RADIAL
  - (NR) ----- NON-RADIAL
  - HOA ----- HOMEOWNERS ASSOCIATION
  - S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
  - PRM ----- PERMANENT REFERENCE MONUMENT
  - ----- PERMANENT CONTROL POINT
  - ----- FOUND PERMANENT REFERENCE MONUMENT
  - ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"

**ORCHARDS OF WESTLAKE - PHASE II**  
 BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_\_\_, PG(S) \_\_\_\_\_,  
 INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8,  
 ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.



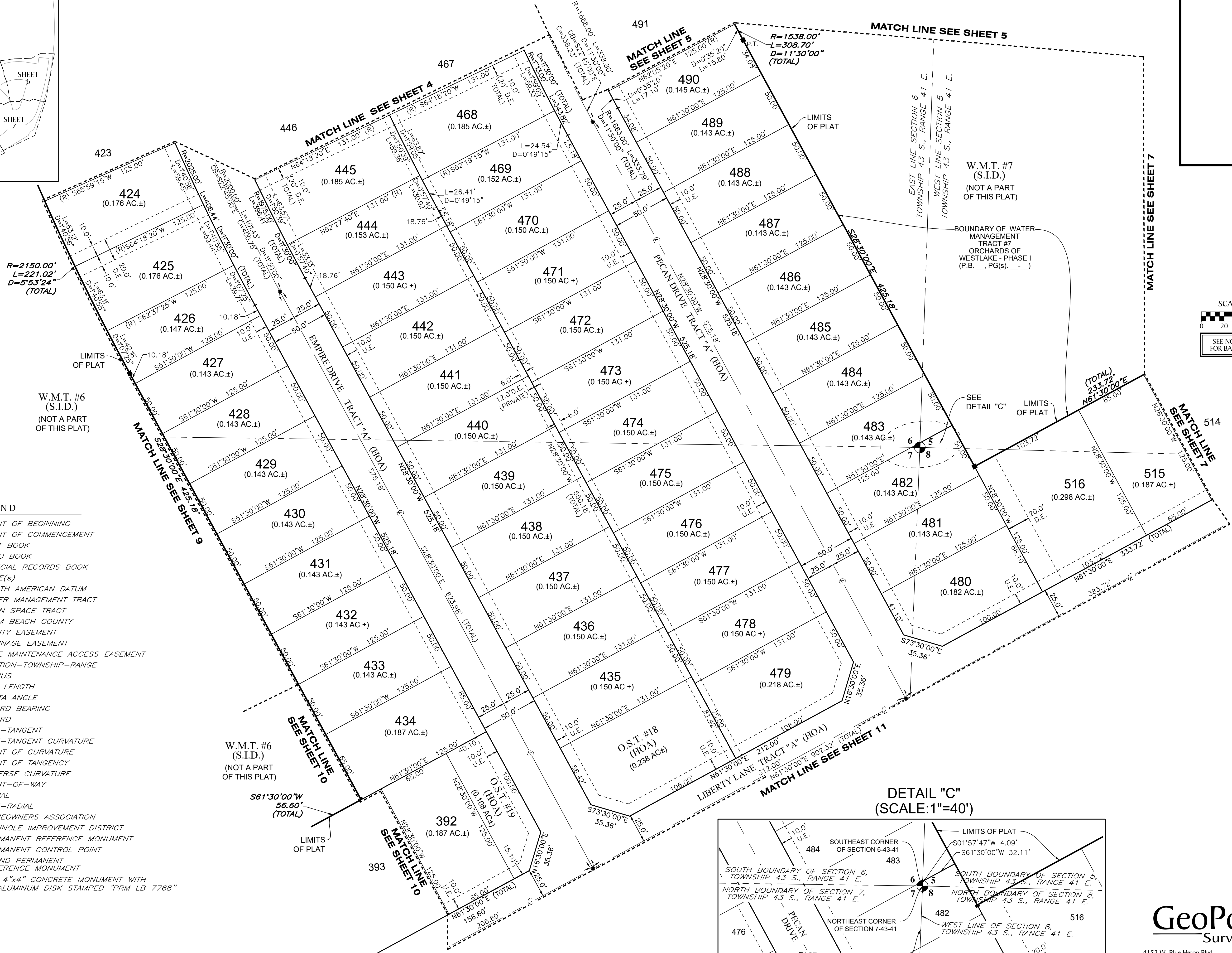
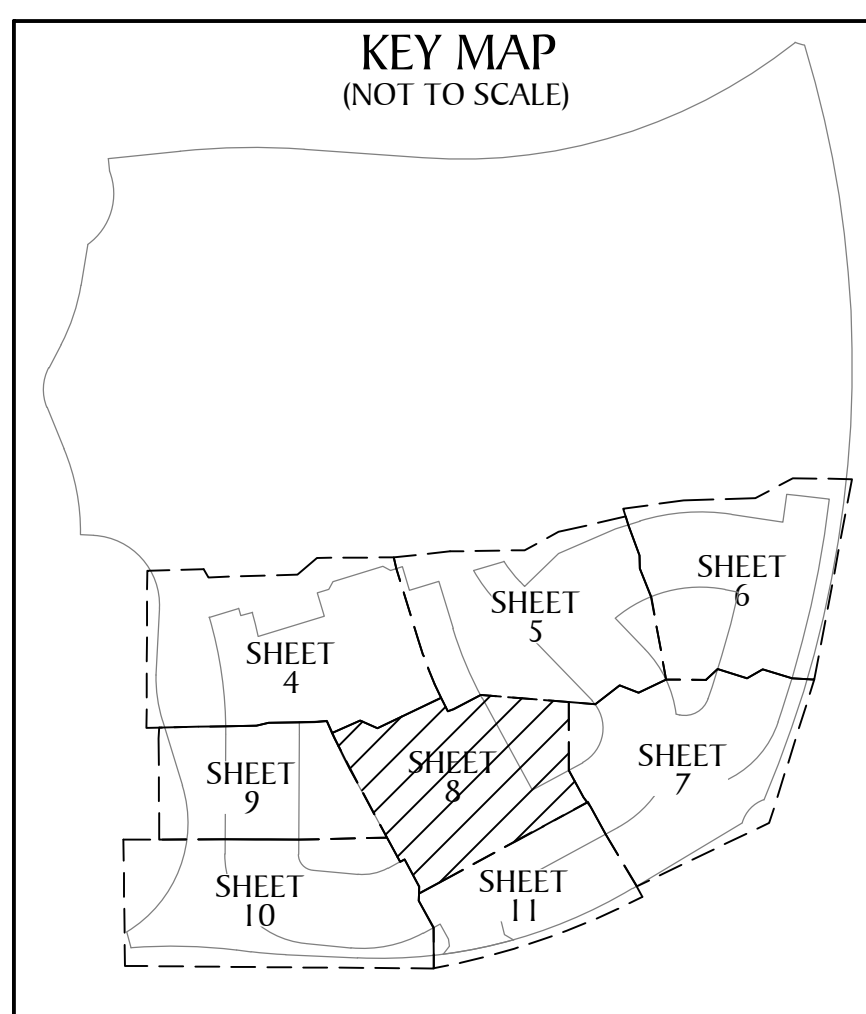
SCALE 1" = 40'  
 0 20 40 80  
 SEE NOTE ON SHEET 2 FOR BASIS OF BEARINGS



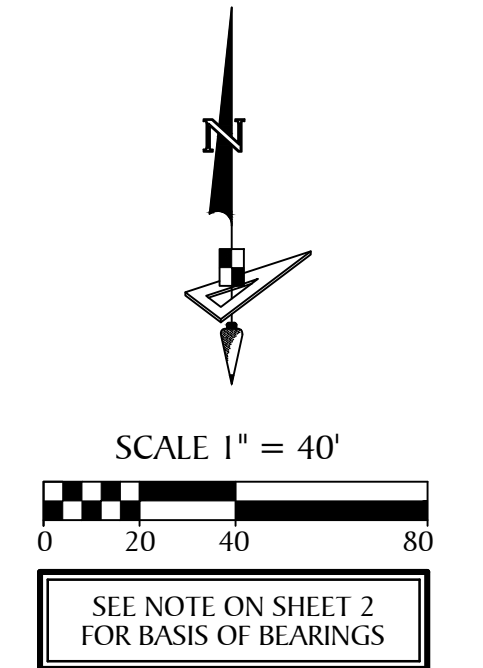
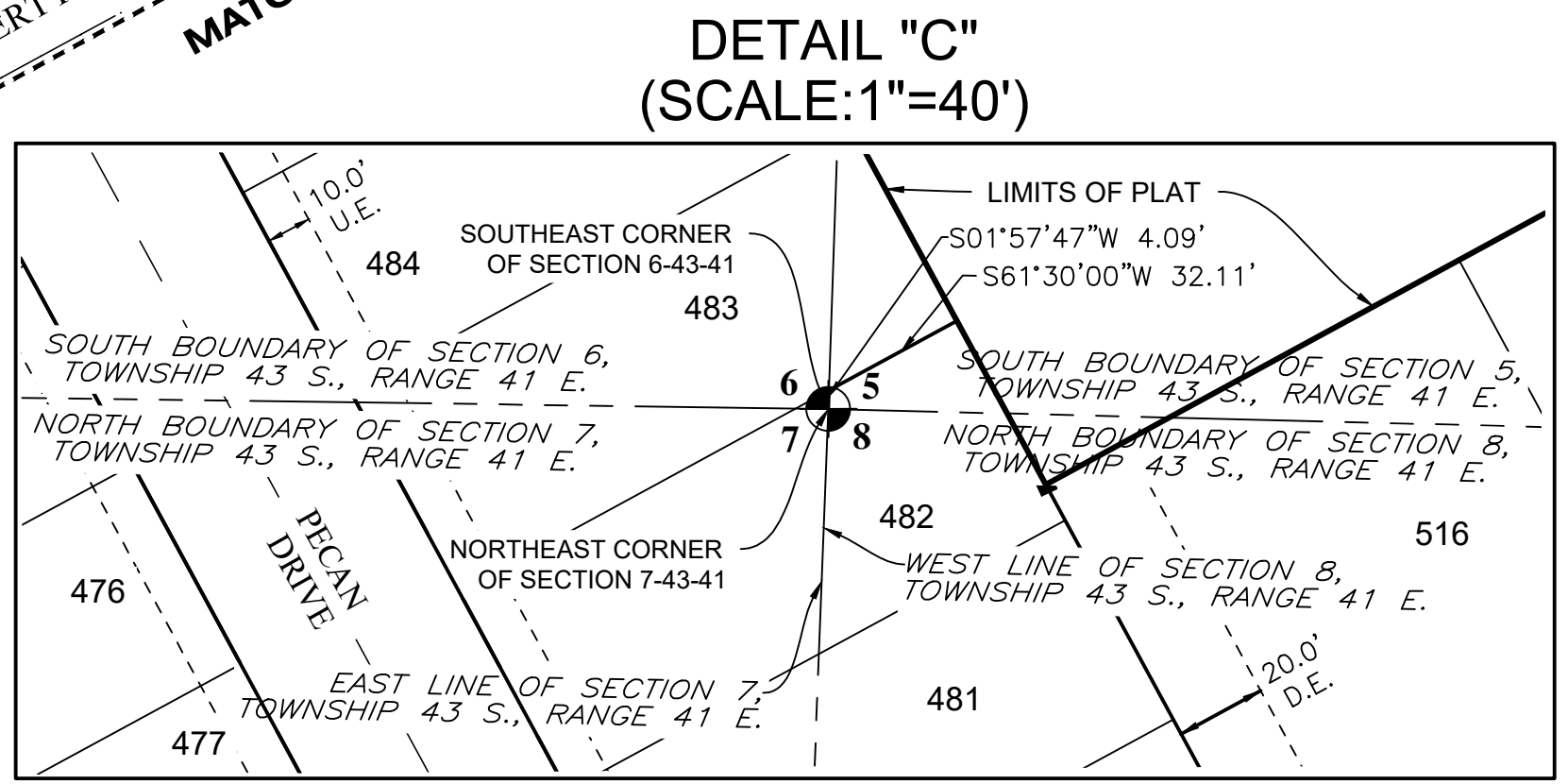
- LEGEND**
- P.O.B. ----- POINT OF BEGINNING
  - P.O.C. ----- POINT OF COMMENCEMENT
  - P.B. ----- PLAT BOOK
  - D.B. ----- DEED BOOK
  - O.R./O.R.B. ----- OFFICIAL RECORDS BOOK
  - P.G./P.G(S) ----- PAGE(S)
  - NAD ----- NORTH AMERICAN DATUM
  - W.M.T. ----- WATER MANAGEMENT TRACT
  - O.S.T. ----- OPEN SPACE TRACT
  - P.B.C. ----- PALM BEACH COUNTY
  - U.E. ----- UTILITY EASEMENT
  - D.E. ----- DRAINAGE EASEMENT
  - L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT
  - 7-43-41 ----- SECTION-TOWNSHIP-RANGE
  - R ----- RADIUS
  - L ----- ARC LENGTH
  - D ----- DELTA ANGLE
  - CB ----- CHORD BEARING
  - C ----- CHORD
  - N.T. ----- NON-TANGENT
  - N.T.C. ----- NON-TANGENT CURVATURE
  - P.C. ----- POINT OF CURVATURE
  - P.T. ----- POINT OF TANGENCY
  - R.C. ----- REVERSE CURVATURE
  - R/W ----- RIGHT-OF-WAY
  - (R) ----- RADIAL
  - (NR) ----- NON-RADIAL
  - HOA ----- HOMEOWNERS ASSOCIATION
  - S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
  - PRM ----- PERMANENT REFERENCE MONUMENT
  - ----- PERMANENT CONTROL POINT
  - ----- FOUND PERMANENT REFERENCE MONUMENT
  - ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"

# ORCHARDS OF WESTLAKE - PHASE II

BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_\_\_, PG(s) \_\_\_\_\_, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8, ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

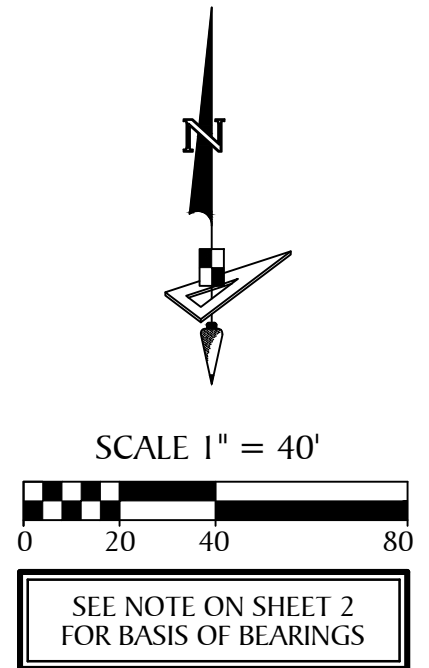
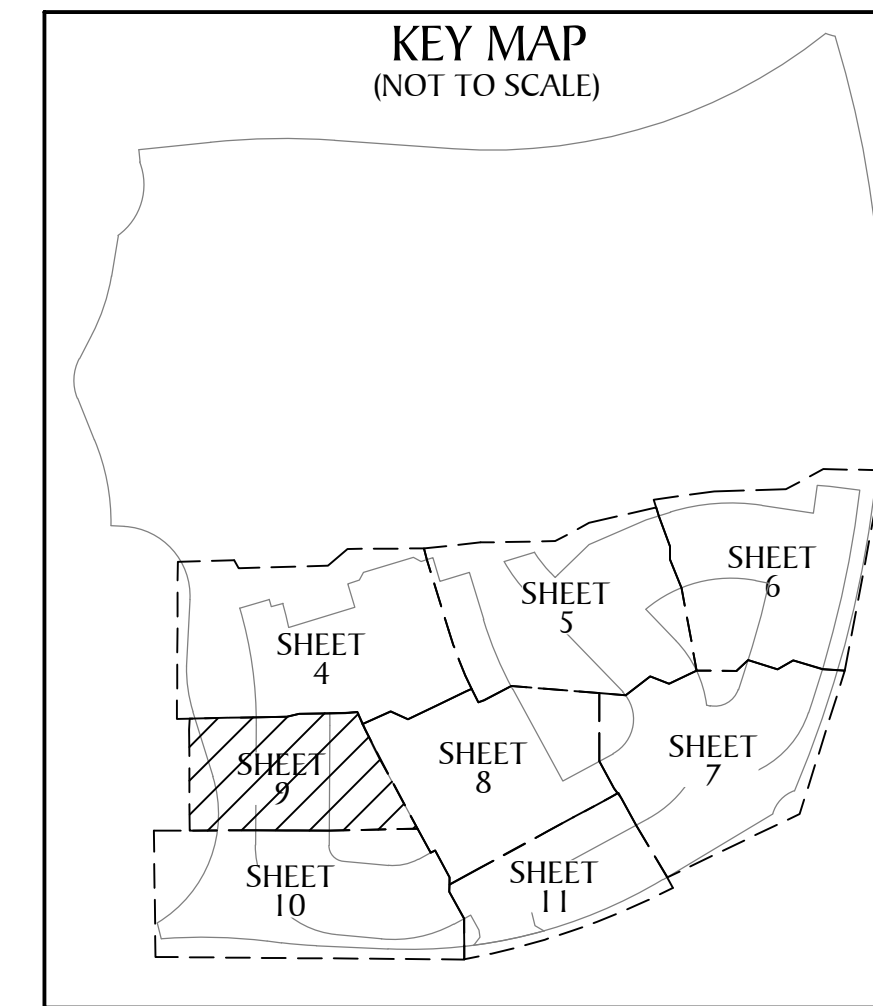


- LEGEND**
- P.O.B. ----- POINT OF BEGINNING
  - P.O.C. ----- POINT OF COMMENCEMENT
  - P.B. ----- PLAT BOOK
  - D.B. ----- DEED BOOK
  - O.R./O.R.B. ----- OFFICIAL RECORDS BOOK
  - PG./PG(s) ----- PAGE(S)
  - NAD ----- NORTH AMERICAN DATUM
  - W.M.T. ----- WATER MANAGEMENT TRACT
  - O.S.T. ----- OPEN SPACE TRACT
  - P.B.C. ----- PALM BEACH COUNTY
  - U.E. ----- UTILITY EASEMENT
  - D.E. ----- DRAINAGE EASEMENT
  - L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT
  - 7-43-41 ----- SECTION-TOWNSHIP-RANGE
  - R ----- RADIUS
  - L ----- ARC LENGTH
  - D ----- DELTA ANGLE
  - CB ----- CHORD BEARING
  - C ----- CHORD
  - N.T. ----- NON-TANGENT
  - N.T.C. ----- NON-TANGENT CURVATURE
  - P.C. ----- POINT OF CURVATURE
  - P.T. ----- POINT OF TANGENCY
  - R.C. ----- REVERSE CURVATURE
  - R/W ----- RIGHT-OF-WAY
  - (R) ----- RADIAL
  - (NR) ----- NON-RADIAL
  - HOA ----- HOMEOWNERS ASSOCIATION
  - S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
  - PRM ----- PERMANENT REFERENCE MONUMENT
  - ----- PERMANENT CONTROL POINT
  - ----- FOUND PERMANENT REFERENCE MONUMENT
  - ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"

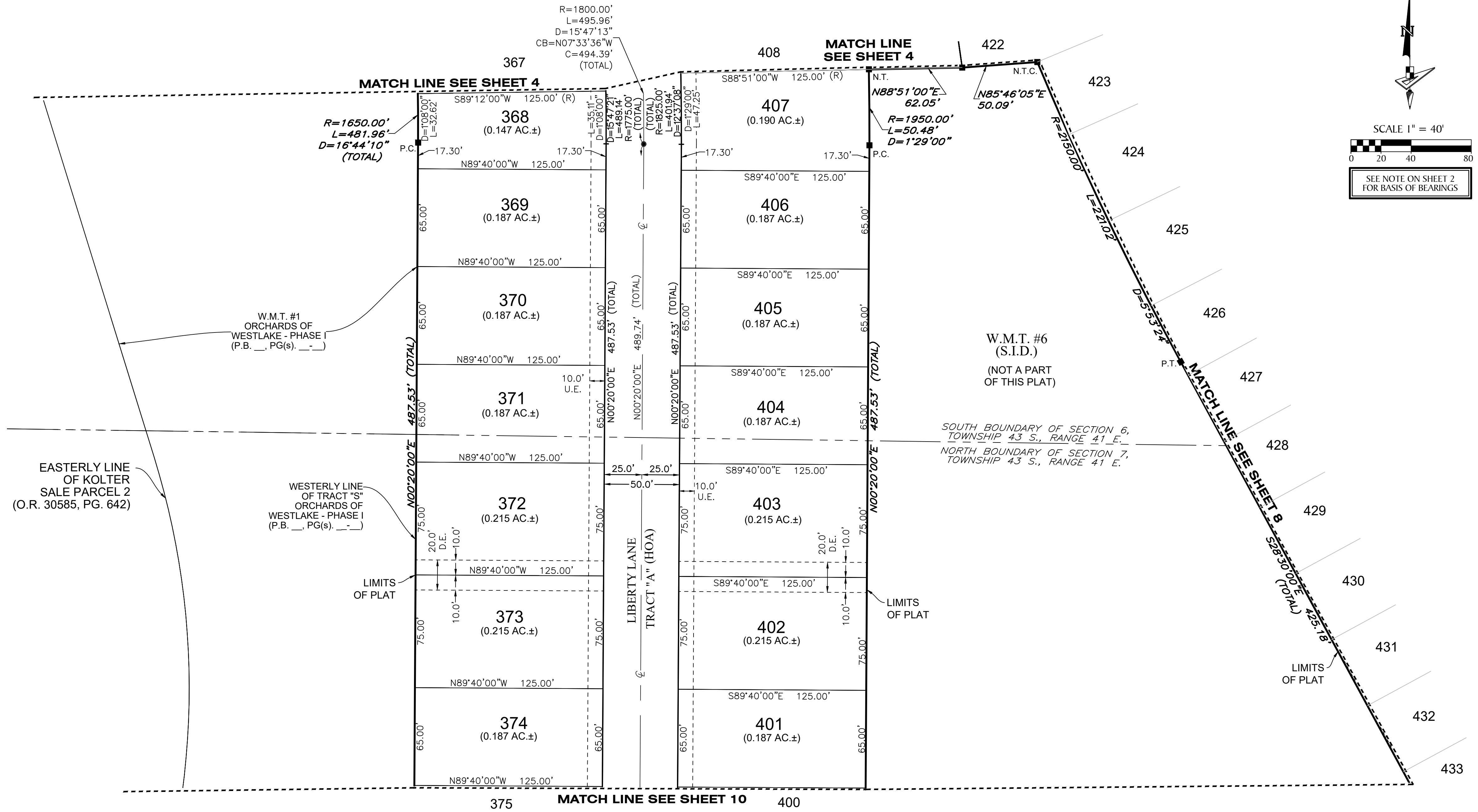




**ORCHARDS OF WESTLAKE - PHASE II**  
 BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_\_, PG(S) \_\_\_\_,  
 INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8,  
 ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

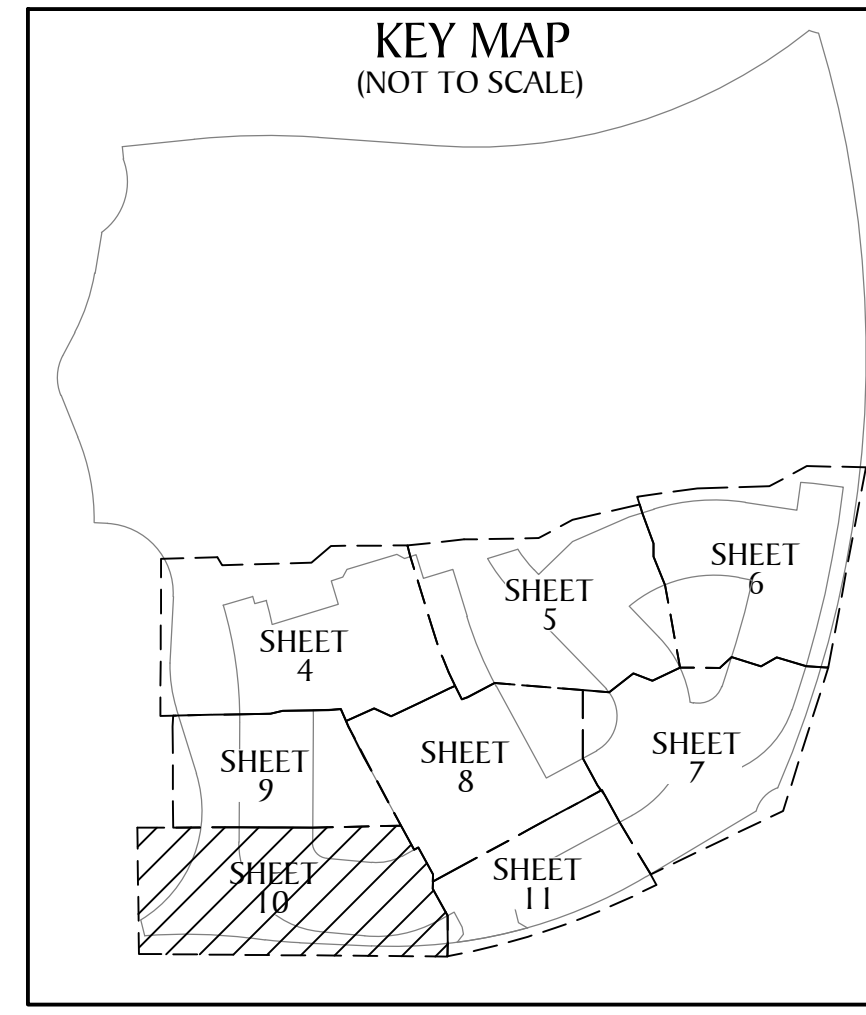


- LEGEND**
- P.O.B. ----- POINT OF BEGINNING
  - P.O.C. ----- POINT OF COMMENCEMENT
  - P.B. ----- PLAT BOOK
  - D.B. ----- DEED BOOK
  - O.R./O.R.B. ----- OFFICIAL RECORDS BOOK
  - PG./PG(S) ----- PAGE(S)
  - NAD ----- NORTH AMERICAN DATUM
  - W.M.T. ----- WATER MANAGEMENT TRACT
  - O.S.T. ----- OPEN SPACE TRACT
  - P.B.C. ----- PALM BEACH COUNTY
  - U.E. ----- UTILITY EASEMENT
  - D.E. ----- DRAINAGE EASEMENT
  - L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT
  - 7-43-41 ----- SECTION-TOWNSHIP-RANGE
  - R ----- RADIUS
  - L ----- ARC LENGTH
  - D ----- DELTA ANGLE
  - CB ----- CHORD BEARING
  - C ----- CHORD
  - N.T. ----- NON-TANGENT
  - N.T.C. ----- NON-TANGENT CURVATURE
  - P.C. ----- POINT OF CURVATURE
  - P.T. ----- POINT OF TANGENCY
  - R.C. ----- REVERSE CURVATURE
  - R/W ----- RIGHT-OF-WAY
  - (R) ----- RADIAL
  - (NR) ----- NON-RADIAL
  - HOA ----- HOMEOWNERS ASSOCIATION
  - S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT
  - PRM ----- PERMANENT REFERENCE MONUMENT
  - ----- PERMANENT CONTROL POINT
  - ----- FOUND PERMANENT REFERENCE MONUMENT
  - ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"



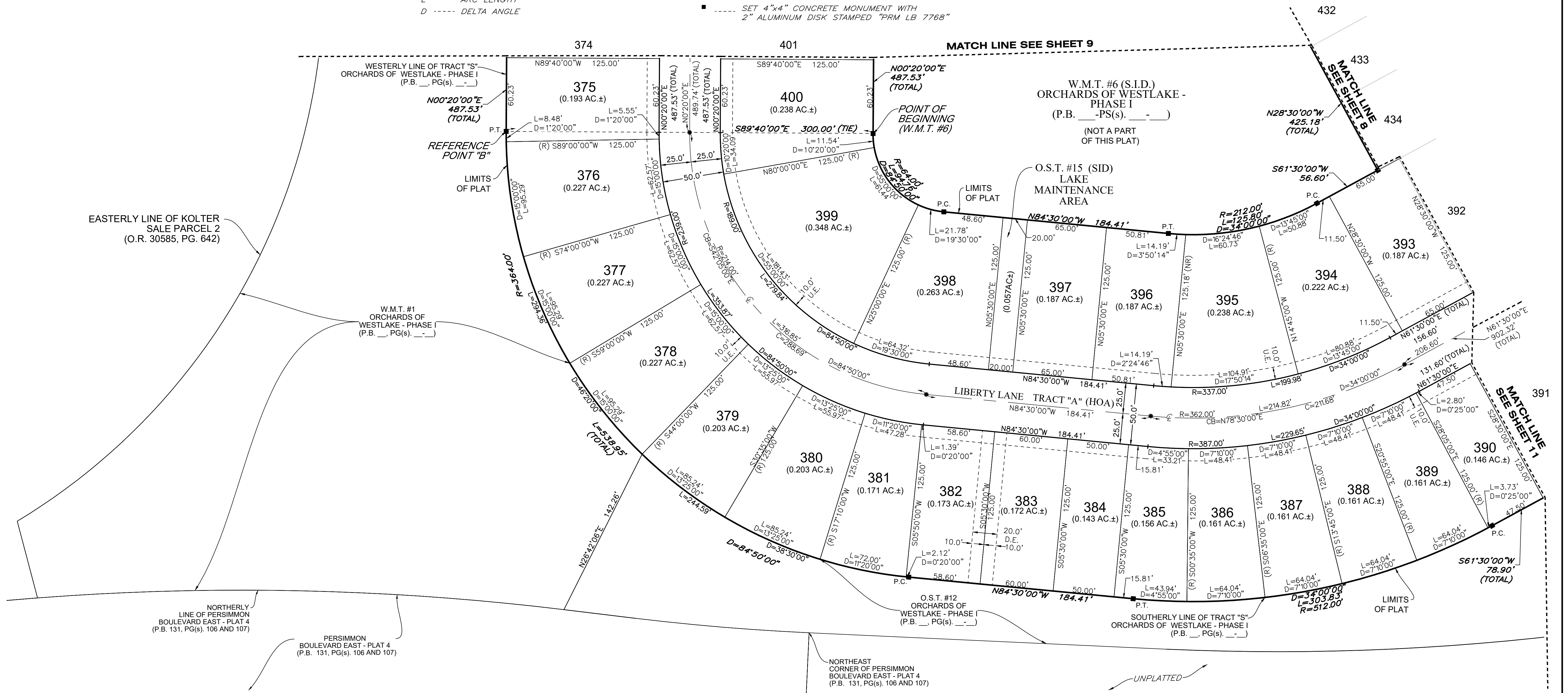
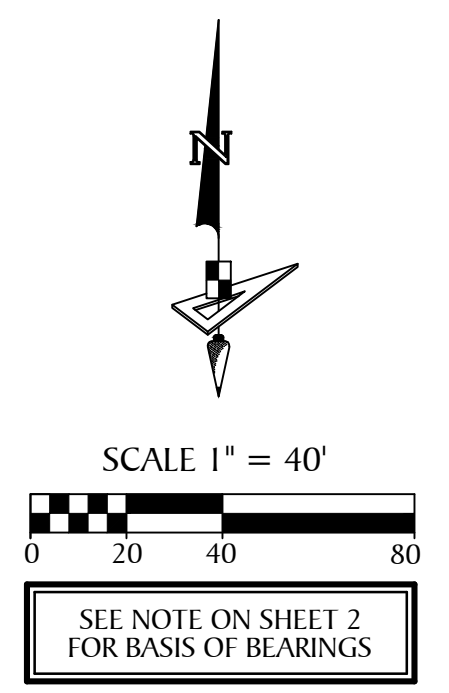
# ORCHARDS OF WESTLAKE - PHASE II

BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE - I, PLAT BOOK \_\_\_\_\_, PG(s) \_\_\_\_\_, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8, ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.



## LEGEND

- |   |   |
|---|---|
| P.O.B. ----- POINT OF BEGINNING                 | CB ----- CHORD BEARING  |
| P.O.C. ----- POINT OF COMMENCEMENT              | C ----- CHORD   |
| P.B. ----- PLAT BOOK                            | N.T. ----- NON-TANGENT  |
| D.B. ----- DEED BOOK                            | N.T.C. ----- NON-TANGENT CURVATURE  |
| O.R./O.R.B. ----- OFFICIAL RECORDS BOOK         | P.C. ----- POINT OF CURVATURE   |
| PG./PG(s) ----- PAGE(S)                         | P.T. ----- POINT OF TANGENCY  |
| NAD ----- NORTH AMERICAN DATUM                  | R.C. ----- REVERSE CURVATURE  |
| W.M.T. ----- WATER MANAGEMENT TRACT             | R/W ----- RIGHT-OF-WAY  |
| O.S.T. ----- OPEN SPACE TRACT                   | (R) ----- RADIAL  |
| P.B.C. ----- PALM BEACH COUNTY                  | (NR) ----- NON-RADIAL   |
| U.E. ----- UTILITY EASEMENT                     | HOA ----- HOMEOWNERS ASSOCIATION  |
| D.E. ----- DRAINAGE EASEMENT                    | S.I.D. ----- SEMINOLE IMPROVEMENT DISTRICT                                      |
| L.M.A.E. ----- LAKE MAINTENANCE ACCESS EASEMENT | PRM ----- PERMANENT REFERENCE MONUMENT  |
| 7-43-41 ----- SECTION-TOWNSHIP-RANGE            | ● ----- PERMANENT CONTROL POINT   |
| R ----- RADIUS                                  | □ ----- FOUND PERMANENT REFERENCE MONUMENT                                      |
| L ----- ARC LENGTH                              | ■ ----- SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768" |
| D ----- DELTA ANGLE                             |   |



# ORCHARDS OF WESTLAKE - PHASE II

BEING A REPLAT OF TRACT "S", ORCHARDS OF WESTLAKE - PHASE I, PLAT BOOK \_\_\_\_\_, PG(S) \_\_\_\_\_, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WITHIN SECTIONS 5, 6, 7 AND 8, ALL IN TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA.

LEGEND	
P.O.B. -----	POINT OF BEGINNING
P.O.C. -----	POINT OF COMMENCEMENT
P.B. -----	PLAT BOOK
D.B. -----	DEED BOOK
O.R./O.R.B. -----	OFFICIAL RECORDS BOOK
PG./PG(S) -----	PAGE(S)
NAD -----	NORTH AMERICAN DATUM
W.M.T. -----	WATER MANAGEMENT TRACT
O.S.T. -----	OPEN SPACE TRACT
P.B.C. -----	PALM BEACH COUNTY
U.E. -----	UTILITY EASEMENT
D.E. -----	DRAINAGE EASEMENT
L.M.A.E. -----	LAKE MAINTENANCE ACCESS EASEMENT
7-43-41 -----	SECTION-TOWNSHIP-RANGE
R -----	RADIUS
L -----	ARC LENGTH
D -----	DELTA ANGLE
CB -----	CHORD BEARING
C -----	CHORD
N.T. -----	NON-TANGENT
N.T.C. -----	NON-TANGENT CURVATURE
P.C. -----	POINT OF CURVATURE
P.T. -----	POINT OF TANGENCY
R.C. -----	REVERSE CURVATURE
R/W -----	RIGHT-OF-WAY
(R) -----	RADIAL
(NR) -----	NON-RADIAL
HOA -----	HOMEOWNERS ASSOCIATION
S.I.D. -----	SEMINOLE IMPROVEMENT DISTRICT
PRM -----	PERMANENT REFERENCE MONUMENT
● -----	PERMANENT CONTROL POINT
□ -----	FOUND PERMANENT REFERENCE MONUMENT
■ -----	SET 4"x4" CONCRETE MONUMENT WITH 2" ALUMINUM DISK STAMPED "PRM LB 7768"

