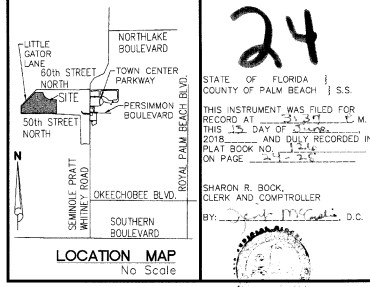


20190231031

FPL WESTLAKE SOLAR ENERGY CENTER

BEING A PLAT OF A PORTION OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 40 EAST, AND SECTION 3, TOWNSHIP 43 SOUTH, RANGE 40 EAST, CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA



STATE OF FLORIDA
COUNTY OF PALM BEACH, FLORIDA

THIS INSTRUMENT WAS FILED FOR RECORD AT THE CLERK'S OFFICE OF THE COUNTY OF PALM BEACH, FLORIDA, THIS 14th DAY OF MAY, 2018, AT 10:21 A.M. PLAT BOOK NO. 20190231031 ON PAGE 1.

SHARON R. BOOK, CLERK AND COMPTROLLER

By: *[Signature]* J.C. JONES, D.C.

AREA TABULATION (IN ACRES)

TRACT A	400.000
ROADWAY (TOWN CENTER PARKWAY)	1.652
FPL WESTLAKE SOLAR ENERGY CENTER	401.652 TOTAL ACRES, MORE OR LESS

SURVEYOR'S NOTES

- PERMANENT REFERENCE MONUMENTS ARE SHOWN THUS: A 1 1/2" BRASS DISK, STAMPED FROM LUTHER SET IN A 4"x4" CONCRETE MONUMENT PERMANENT CONTROL POINTS ARE SHOWN AS THIS: A MAGNETIC NAIL AND DISK STAMPED "PC PL 1878". (UNLESS OTHERWISE NOTED)
- THE GRID BEARINGS AS SHOWN HEREON REFER TO THE STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983 - 2011 ADJUSTMENT (NAD 83) FOR THE EAST ZONE OF FLORIDA AND REFERENCE TO THE NORTH AMERICAN DATUM OF 1983 - 1990 ADJUSTMENT (NAD 83), AND THE SOUTH LINE OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 40 EAST, BEING N 85°08'37"W.
- NO BUILDING OR ANY KIND OF CONSTRUCTION OF TREES OR SHRUBS SHALL BE PLACED IN ANY FASSETMENT WITHOUT PRIOR WRITTEN CONSENT OF ALL EASEMENT BENEFICIARIES AND ALL APPLICABLE CITY OF WESTLAKE APPROVALS OR PERMITS AS REQUIRED FOR SUCH ENCROACHMENTS. THERE WILL BE NO ABOVE GROUND ENCROACHMENTS WHERE LAND MAINTENANCE EASEMENTS AND UTILITY EASEMENTS CONCLUDE.
- 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 PORTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERSEDEN 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 US RIGHTS GRANTED.
- ALL LINES INTERSECTING CIRCULAR CURVES ARE RADIAL UNLESS OTHERWISE NOTED.
- COORDINATES SHOWN HEREON ARE FLORIDA STATE PLANE GRID DATUM - NAD83 2011 ADJUSTMENT ZONE - FLORIDA EAST. LINEAR UNITS - SURVEY FEET. COORDINATE SYSTEM - 1983 STATE PLANE PROJECTION - TRANSVERSE MERCATOR. ALL DISTANCES ARE GRID AND SCALE FACTOR 1.0000. GRID 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.

DEDICATION AND DESCRIPTION

KNOW ALL MEN BY THESE PRESENTS THAT MINTO PBLH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LAND SHOWN AND DESCRIBED HEREON AS FPL WESTLAKE SOLAR ENERGY CENTER BEING A PLAT OF A PORTION OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 40 EAST, AND SECTION 3, TOWNSHIP 43 SOUTH, RANGE 40 EAST, CITY OF WESTLAKE, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

DESCRIPTION: A PARCEL OF LAND LYING IN SECTION 2, TOWNSHIP 43 SOUTH, RANGE 40 EAST AND SECTION 3, TOWNSHIP 43 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE AGREED UPON AND MONUMENTED SOUTHWEST CORNER OF SECTION 2, AS SURVEYED BY K.C. MOCK AND REFERENCED IN ROAD PLAT BOOK 6, PAGE 116, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, AND PER SKETCH OF SURVEY PREPARED BY S.P. MUSICK DATED MARCH 5, 1965 AND REFERENCED IN OFFICIAL RECORDS BOOK 3863, PAGE 1155, AND OFFICIAL RECORDS BOOK 834, PAGE 1410 BOTH OF SAID PUBLIC RECORDS, HENCE, ALONG THE AGREED UPON AND MONUMENTED SOUTH BOUNDARY OF SAID SECTION 2, AS SURVEYED BY K.C. MOCK AND REFERENCED IN SAID ROAD PLAT BOOK 6, PAGE 116, OF SAID PUBLIC RECORDS, A DISTANCE OF 1060.30 FEET; HENCE, ALONG A LINE 1000 FEET NORTH OF AND PARALLEL WITH SAID AGREED UPON AND MONUMENTED SOUTH BOUNDARY OF SAID SECTION 2, AS SURVEYED BY K.C. MOCK AND REFERENCED IN SAID ROAD PLAT BOOK 6, PAGE 116, OF SAID PUBLIC RECORDS, A DISTANCE OF 1060.30 FEET; HENCE, ALONG A LINE 1000 FEET NORTH OF AND PARALLEL WITH SAID AGREED UPON AND MONUMENTED SOUTH BOUNDARY OF SECTION 3, AS SURVEYED BY K.C. MOCK AND REFERENCED IN SAID ROAD PLAT BOOK 6, PAGE 116, OF SAID PUBLIC RECORDS, A DISTANCE OF 5218.87 FEET TO A POINT ON THE EAST LINE OF SEMINOLE IMPROVEMENT DISTRICT 3000 FOOT EASEMENT "C-7" AS RECORDED IN OFFICIAL RECORDS BOOK 1574, PAGE 1196, OF SAID PUBLIC RECORDS, HENCE, ALONG THE EAST LINE OF SAID SEMINOLE IMPROVEMENT DISTRICT 3000 FOOT EASEMENT "C-7", A DISTANCE OF 1107.81 FEET TO A POINT ON THE EAST LINE OF SEMINOLE IMPROVEMENT DISTRICT 3000 FOOT EASEMENT "C-2" AS RECORDED IN OFFICIAL RECORDS BOOK 1574, PAGE 1196, OF SAID PUBLIC RECORDS, HENCE, ALONG THE SOUTH LINE OF SAID SEMINOLE IMPROVEMENT DISTRICT 3000 FOOT EASEMENT "C-2", A DISTANCE OF 3598.87 FEET; HENCE, S87°42'27". ALONG A LINE 4540 FEET SOUTH OF AND PARALLEL WITH THE SOUTH LINE OF SEMINOLE IMPROVEMENT DISTRICT 3000 FOOT EASEMENT "C-3" AS RECORDED IN OFFICIAL RECORDS BOOK 1574, PAGE 1196, OF SAID PUBLIC RECORDS, A DISTANCE OF 13766.62 FEET; HENCE, S27°27'57". A DISTANCE OF 32.11 FEET TO A NON-TANGENT INTERSECTION WITH A CURVE CONCAVE TO THE NORTHEAST WITH A RADIUS OF 15600 FEET AND A RADIAL BEARING OF N82°09'56"E AT SAID INTERSECTION, ALSO A POINT ON THE WEST RIGHT-OF-WAY OF TOWN CENTER PARKWAY; HENCE, NORTHWESTERLY ALONG THE EAST LINE OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18°07'59", A DISTANCE OF 2723.00 FEET; HENCE, N02°13'22". ALONG SAID WEST RIGHT-OF-WAY OF TOWN CENTER PARKWAY, A DISTANCE OF 2499.4 TO A POINT ON THE SOUTHERLY BOUNDARY OF MCANAL ROAD EASEMENT, AN 80 FOOT WIDE CITY OF WEST PALM BEACH EASEMENT, RECORDED IN DEED BOOK 136, PAGE 58, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY; HENCE, S87°45'28". ALONG SAID SOUTHERLY BOUNDARY OF MCANAL ROAD EASEMENT, A DISTANCE OF 120.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF TOWN CENTER PARKWAY; HENCE, DEPARTING SAID SOUTHERLY BOUNDARY OF MCANAL ROAD EASEMENT, AND ALONG SAID EAST RIGHT-OF-WAY LINE OF TOWN CENTER PARKWAY FOR THE FOLLOWING TWO (2) CURVES: (1) THE SOUTH CURVE, HAVING A RADIUS OF 1430.00 FEET AND A CENTRAL ANGLE OF 13°27'39" TO A POINT OF RADIAL INTERSECTION; HENCE, S78°45'27". A DISTANCE OF 1200 FEET TO A RADIAL INTERSECTION WITH A CURVE, ALSO A POINT ON THE WEST RIGHT-OF-WAY OF TOWN CENTER PARKWAY FOR THE FOLLOWING THREE (3) CURVES: (1) THE SOUTH CURVE, ALONG SAID WEST RIGHT-OF-WAY OF TOWN CENTER PARKWAY, 2179.46 FEET ALONG THE ARC OF A NON-TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 15500.00 FEET AND A CENTRAL ANGLE OF 89°27'49" THROUGH WHICH A RADIAL LINE BEARS N78°45'27" AT SAID INTERSECTION, TO A POINT OF TANGENCY; (2) HENCE, N88°12'51", A DISTANCE OF 55.35 FEET TO A POINT OF CURVATURE; (3) HENCE, EASTERLY, 233.06 FEET ALONG THE ARC OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 15400 FEET AND A CENTRAL ANGLE OF 08°17'37" TO A NON-TANGENT INTERSECTION; HENCE, S41°09'04", A DISTANCE OF 33.68 FEET; HENCE, S01°11'52". A DISTANCE OF 2439.33 FEET TO THE POINT OF BEGINNING.

CONTAINING: 17,496,017.76 SQUARE FEET OR 401.652 ACRES, MORE OR LESS.

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

DEDICATION:

TRACT "A"

TRACT "A", AS SHOWN HEREON, IS HEREBY RESERVED FOR MINTO PBLH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, FOR FUTURE DEVELOPMENT AND PURPOSES CONSISTENT WITH THE ZONING REGULATIONS OF THE CITY OF WESTLAKE, FLORIDA, AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID MINTO PBLH, LLC, ITS SUCCESSORS AND ASSIGNS, WITHOUT RECOURSE TO CITY OF WESTLAKE, SUBJECT TO EASEMENTS OF RECORD.

ROAD RIGHT-OF-WAY

TOWN CENTER PARKWAY, AS SHOWN HEREON, IS HEREBY DEDICATED TO THE CITY OF WESTLAKE, A FLORIDA MUNICIPAL CORPORATION, ITS SUCCESSORS AND ASSIGNS, FOR ROAD RIGHT-OF-WAY PURPOSES, AND SHALL BE THE PERPETUAL MAINTENANCE OBLIGATION OF THE CITY OF WESTLAKE.

THE SEMINOLE IMPROVEMENT DISTRICT IS HEREBY GRANTED AND RESERVED AN EASEMENT OVER THE ROAD RIGHT-OF-WAY FOR THE PURPOSES OF INSTALLATION, MAINTENANCE, OPERATION, REPAIR AND/OR REPLACEMENT OF WATER, WASTE WATER, REUSE, AND DRAINAGE FACILITIES NOT INCONSISTENT WITH THE UTILIZATION FOR ROAD RIGHT-OF-WAY PURPOSES, SAID MAINTENANCE RESPONSIBILITY FOR THE WATER, WASTE WATER, REUSE AND DRAINAGE FACILITIES SHALL REMAIN THE PERPETUAL OBLIGATION OF THE SEMINOLE IMPROVEMENT DISTRICT.

IN WITNESS WHEREOF, THE ABOVE NAMED MINTO PBLH, LLC, A FLORIDA LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER AND ITS COMPANY SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS MEMBERS THIS 14th DAY OF May, 2018.

MINTO PBLH, LLC
A FLORIDA LIMITED LIABILITY COMPANY
BY: *[Signature]*
JOHN E. CARTER, MANAGER

WITNESS: *[Signature]*
Leolani Gevers

PRINT NAME: Leolani Gevers

WITNESS: *[Signature]*
Leolani Gevers

PRINT NAME: Leolani Gevers

ACKNOWLEDGMENT
STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED JOHN E. CARTER WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED N/A AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF MINTO PBLH, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE COMPANY SEAL OF SAID COMPANY AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR LAWFUL AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 14th DAY OF April, 2018.

MY COMMISSION EXPIRES: 4-30-2020

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

PRINT NAME: Lynn Le Brutto

COMMISSION NO. FF 961599

ACCEPTANCE OF DEDICATIONS & RESERVATIONS

STATE OF FLORIDA
COUNTY OF PALM BEACH

SEMINOLE IMPROVEMENT DISTRICT, AN INDEPENDENT SPECIAL DISTRICT OF THE STATE OF FLORIDA, HEREBY ACCEPTS THE DEDICATIONS AND RESERVATIONS TO SAID DISTRICT AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS 14th DAY OF May, 2018.

SEMINOLE IMPROVEMENT DISTRICT
AN INDEPENDENT SPECIAL DISTRICT
OF THE STATE OF FLORIDA
BY: *[Signature]*
SCOTT MASSEY, PRESIDENT

WITNESS: *[Signature]*
Leolani Gevers

PRINT NAME: Leolani Gevers

WITNESS: *[Signature]*
Scott Massey

PRINT NAME: Scott Massey

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF PALM BEACH

BEFORE ME PERSONALLY APPEARED SCOTT MASSEY WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED N/A AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS PRESIDENT OF SEMINOLE IMPROVEMENT DISTRICT, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID DISTRICT, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE DISTRICT SEAL OF SAID DISTRICT, AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY DUE AND REGULAR LAWFUL AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID DISTRICT.

WITNESS MY HAND AND OFFICIAL SEAL THIS 14th DAY OF April, 2018.

MY COMMISSION EXPIRES: 6-30-2020

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

PRINT NAME: Lynn Le Brutto

COMMISSION NO. FF 961599

(SEAL) MINTO PBLH, LLC (SEAL) SEMINOLE IMPROVEMENT DISTRICT (SEAL) MORTGAGEE'S JOINDER AND CONSENT (SEAL) CITY OF WESTLAKE (SEAL) SURVEYOR'S SEAL

MORTGAGEE'S JOINDER AND CONSENT

STATE OF Florida
COUNTY OF Hillsborough

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF (A) MORTGAGE(S) 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(S) WHICH IS/ARE RECORDED IN OFFICIAL RECORD BOOK 25282 AT PAGE(S) 1116 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE DEDICATION SHOWN HEREON.

IN WITNESS WHEREOF, THE SAID CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS (PRESIDENT/VICE PRESIDENT AND HIS/HERS) NAME, TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF THE BOARD OF DIRECTORS THIS 14th DAY OF May, 2018.

WITNESS: *[Signature]*
PRINT NAME: *[Name]*

WITNESS: *[Signature]*
PRINT NAME: *[Name]*

ACKNOWLEDGMENT

STATE OF Florida
COUNTY OF Hillsborough

BEFORE ME PERSONALLY APPEARED Beverly J. Mathe (PRINTED NAME) WHO IS PERSONALLY KNOWN TO ME, OR HAS PRODUCED N/A AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS (VICE) PRESIDENT OF *[Name]* (CORPORATION NAME) A CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID CORPORATION, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 14th DAY OF May, 2018.

MY COMMISSION EXPIRES: 2/28/19

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

PRINT NAME: *[Name]*

COMMISSION NO. *[Number]*

(SEAL) 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 14th DAY OF May, 2018, IN ACCORDANCE WITH SEC. 177.00(2), F.S., AND HAS BEEN REVIEWED BY A PROFESSIONAL SURVEYOR & MAPPER EMPLOYED BY THE CITY OF WESTLAKE IN ACCORDANCE WITH SEC. 177.00(1), F.S.

ATTEST: *[Signature]* CITY MANAGER, KUN CASSEL

BY: *[Signature]* CITY MAYOR, ROGER MANNING

TITLE CERTIFICATION

STATE OF FLORIDA
COUNTY OF *[Name]*

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 HEREBY DESCRIBED PROPERTY; THAT WE FIND THE TITLE TO THE PROPERTY IS VESTED IN MINTO PBLH, LLC, THAT RECURRENT TAXES HAVE BEEN PAID, AND THAT ALL PALM BEACH COUNTY SPECIAL ASSESSMENT FEES, AND ALL OTHER ITEMS HELD AGAINST SAID LANDS HAVE BEEN SATISFIED; THAT ALL MORTGAGES ON SAID PROPERTY ARE OF RECORD, NOR OTHERWISE TERMINATED BY LAW, ARE SHOWN HEREON; AND THAT NO ENCUMBRANCES OF RECORD, BUT THOSE ENCUMBRANCES DO NOT PROHIBIT THE CREATION OF THE SUBDIVISION HEREIN BY THIS PLAT.

DATED: 5/14/18

HARRY J. WATSON, PRESIDENT

SURVEYOR & MAPPER CERTIFICATE

THIS IS TO CERTIFY THAT THE PLAT SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT SAID SURVEY IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT PERMANENT REFERENCE MONUMENTS ("P.R.M.S") HAVE BEEN PLACED AS REQUIRED BY THE CITY OF WESTLAKE AND THE PERMANENT MONUMENTS AND MONUMENTS ACCORDING TO SEC. 177.00(9), F.S., WILL BE SET UNDER THE GUARANTEE POSTED WITH THE CITY OF WESTLAKE FOR THE REQUIRED IMPROVEMENTS TO THE PLAT; THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177-PART 1, PLATTING, FLORIDA STATUTES, AS AMENDED; AND THE ORDINANCES OF THE CITY OF WESTLAKE, FLORIDA.

DATED: 5/11/2018

[Signature] LUIS J. ORTEGA, P.S.M.
LICENSE NO. 7066
STATE OF FLORIDA

THIS INSTRUMENT PREPARED BY
LUIS J. ORTEGA, P.S.M.
18700E STONE OF FLORIDA,
GEOTECH SURVEYING, INC.,
13612 WEST BELLINGER BOULEVARD, SUITE 105,
RIVERA BEACH, FLORIDA 33404,
CERTIFICATE OF AUTHORIZATION NO. LB 7768

GeoPoint Surveying, Inc.

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

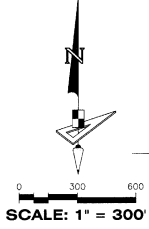
SHEET 2 OF 2 SHEETS

This is not a certified copy.

25

FPL WESTLAKE SOLAR ENERGY CENTER

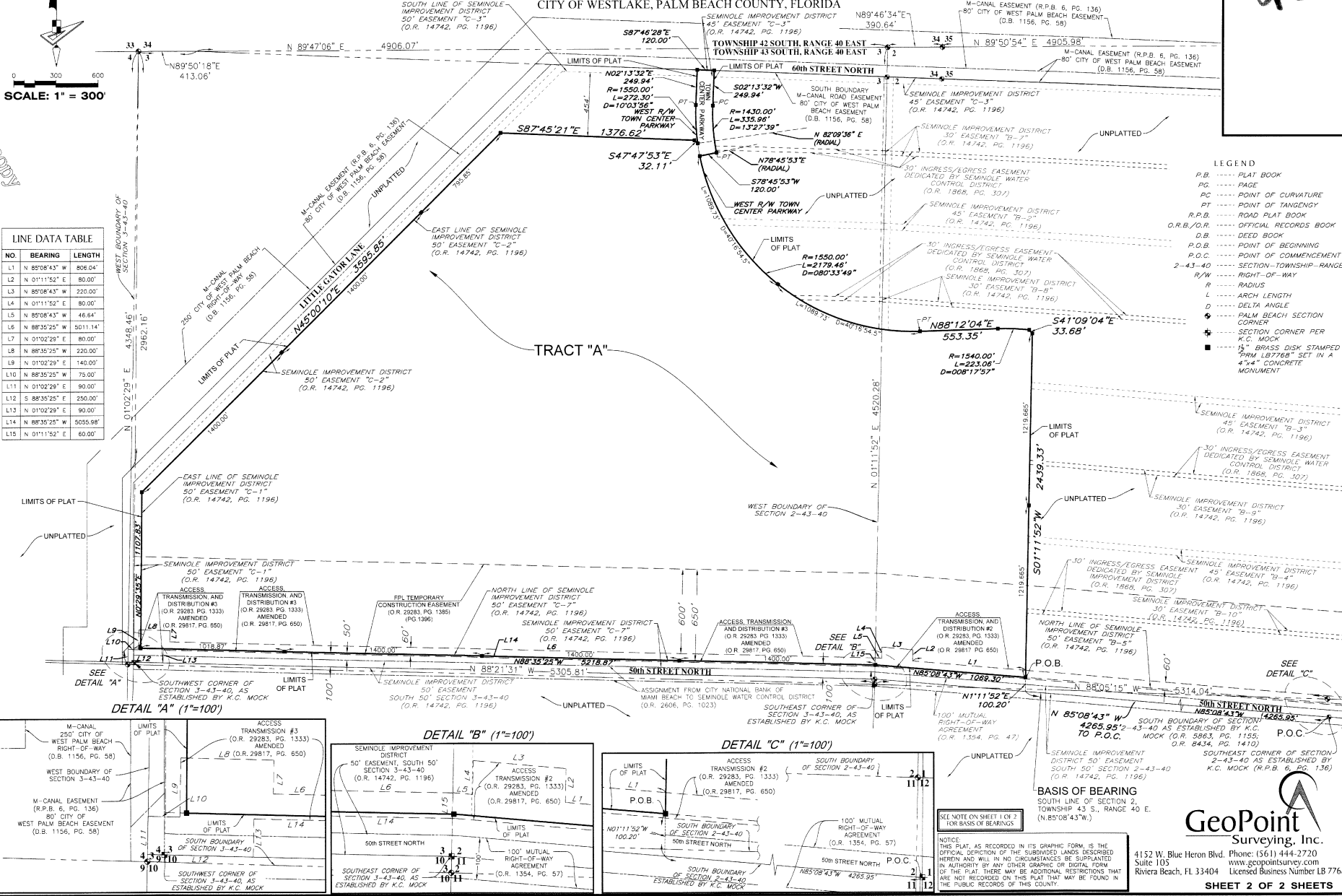
BEING A PLAT OF A PORTION OF
SECTION 2, TOWNSHIP 43 SOUTH, RANGE 40 EAST,
AND SECTION 3, TOWNSHIP 43 SOUTH, RANGE 40 EAST,
CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA



SCALE: 1" = 300'

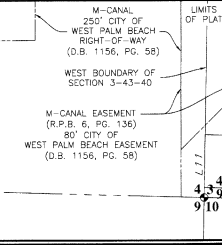
LINE DATA TABLE

NO.	BEARING	LENGTH
L1	N 85°08'43" W	806.04'
L2	N 01°11'52" E	80.00'
L3	N 85°08'43" W	220.00'
L4	N 01°11'52" E	80.00'
L5	N 85°08'43" W	46.64'
L6	N 88°35'25" W	5011.14'
L7	N 01°02'29" E	80.00'
L8	N 88°35'25" W	220.00'
L9	N 01°02'29" E	140.00'
L10	N 88°35'25" W	75.00'
L11	N 01°02'29" E	90.00'
L12	S 88°35'25" E	250.00'
L13	N 01°02'29" E	90.00'
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L15	N 01°11'52" E	80.00'

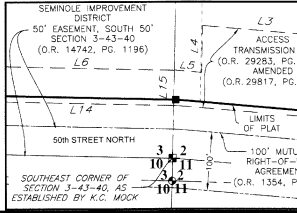


- LEGEND
- P.B. PLAT BOOK
 - P.G. PAGE
 - PC POINT OF CURVATURE
 - PT POINT OF TANGENCY
 - R.P.B. ROAD PLAT BOOK
 - O.R.B./O.R. OFFICIAL RECORDS BOOK
 - D.B. DEED BOOK
 - P.O.B. POINT OF BEGINNING
 - P.O.C. POINT OF COMMENCEMENT
 - 2-43-40 SECTION-TOWNSHIP-RANGE
 - R/W RIGHT-OF-WAY
 - R. RADIUS
 - L. ARCH LENGTH
 - Δ. DELTA ANGLE
 - ☉. PALM BEACH SECTION CORNER
 - ☐. SECTION CORNER PER K.C. MOCK
 - . 1/2" BRASS DISK STAMPED "MARK LB 1976B" SET IN A 4"x4" CONCRETE MONUMENT

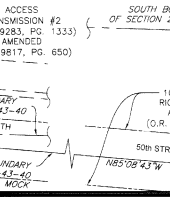
DETAIL "A" (1"=100')



DETAIL "B" (1"=100')



DETAIL "C" (1"=100')



SEE NOTE ON SHEET 1 OF 2 FOR BASIS OF BEARINGS

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL SECTION OF THE SUBDIVISION LINES DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL COPY 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.

GeoPoint
Surveying, Inc.

4132 W. Blue Heron Blvd. Phone: (561) 444-2720
Suite 105 www.geopointsurvey.com
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