

TROPIC BOULEVARD

SKETCH AND DESCRIPTION

RIGHT OF WAY TO
BE DEDICATED

(88' RIGHT OF WAY)

P.B. 25, PG. 76, P.B.C.R.

N. LINE OF LOT 30

N 90°00'00" E 125.00'

Radius: 25.00'
Delta: 92°51'10"
Arc Length: 40.51'
Tangent: 26.28'
Chord: 36.22'
Course: N 43°34'25" E

26.28'

26.28'

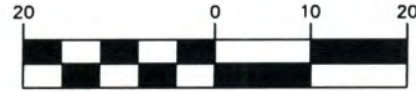
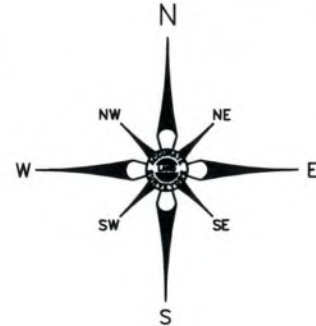
W. LINE OF LOT 30

S 02°51'10" E 150.00'

LOT 30
TRACT B
GATEWAY SHOPPING
CENTER
P.B. 25, PG. 76, P.B.C.R.

S 02°51'10" E 150.00'

N 90°00'00" W 125.00'



GRAPHIC SCALE

1"=20'

SOUTH FEDERAL HIGHWAY
(120' RIGHT OF WAY)
PER F.D.O.T. R/W MAP SECTION 9301-204 (93100-2204)
SHEET 2 OF 3 LAST DATED 04-1954

RIGHT OF WAY DEDICATION DESCRIPTION:

That portion of Lot 30, Tract B of Gateway Shopping Center, according to the Plat thereof recorded in Plat Book 25, at page 76 of the Public Records of Palm Beach County, Florida which is included in the external area formed by a 25 foot radius arc which is tangent to the North and West lines of the aforementioned Lot 30. Said described dedication containing 150 square feet, more or less.

NOTES:

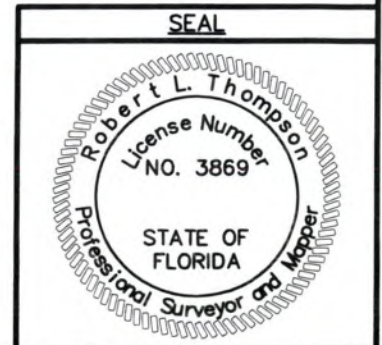
1. Bearings shown hereon are based on an assumed bearing of North 90°00'00" East along the North line of Lot 30 Block B, Plat Book 25, at page 76 of the Public Records of Palm Beach County, Florida.
2. Printed copies of this survey are not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.
3. PDF copies of this survey are not valid without the digital signature of a Florida Licensed Surveyor and Mapper and must be verified.

CERTIFICATION:

This is to certify that this sketch was made under my responsible charge and is accurate and correct to the best of my knowledge and belief and does not constitute a field survey as such. I further certify that this sketch meets the current Standards of Practice, established by the Board of Professional Surveyors and Mappers, Chapter 5J-17, Florida Administrative Codes, pursuant to current Section 472.027, Florida Statutes.

Robert L. Thompson 11-14-2023

ROBERT L. THOMPSON (PRESIDENT)
PROFESSIONAL SURVEYOR AND MAPPER No.3869 - STATE OF FLORIDA



ORIGINAL DATE OF SKETCH
11-13-2023

DRAWN BY
MLW

CHECKED BY
MLW

FIELD BOOK
23-1725

SCALE 1"= 20'

SKETCH NUMBER SU-23-1725