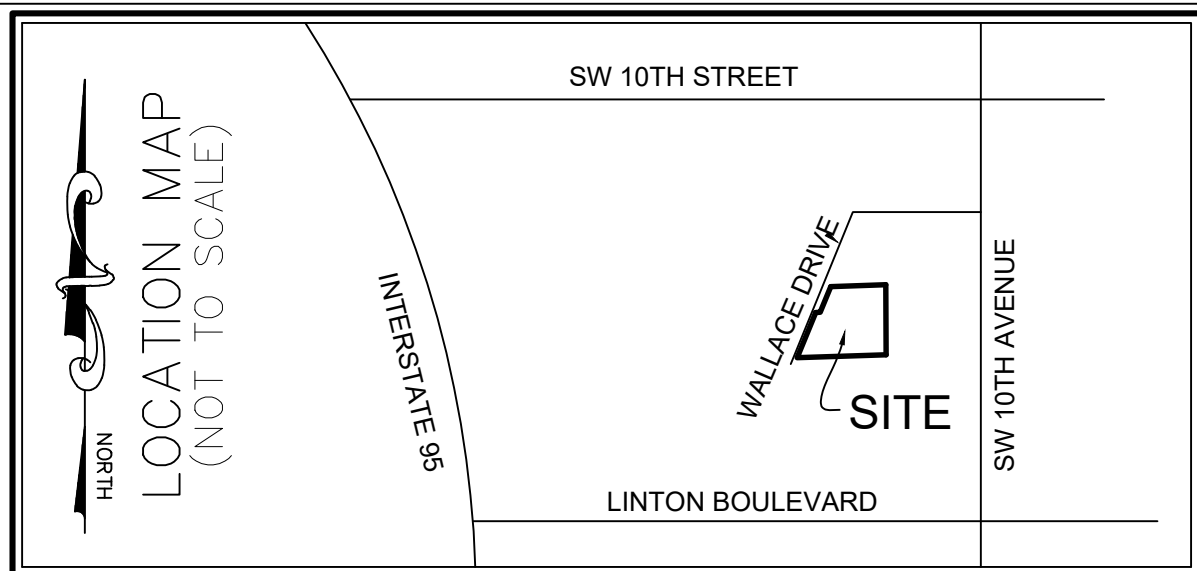
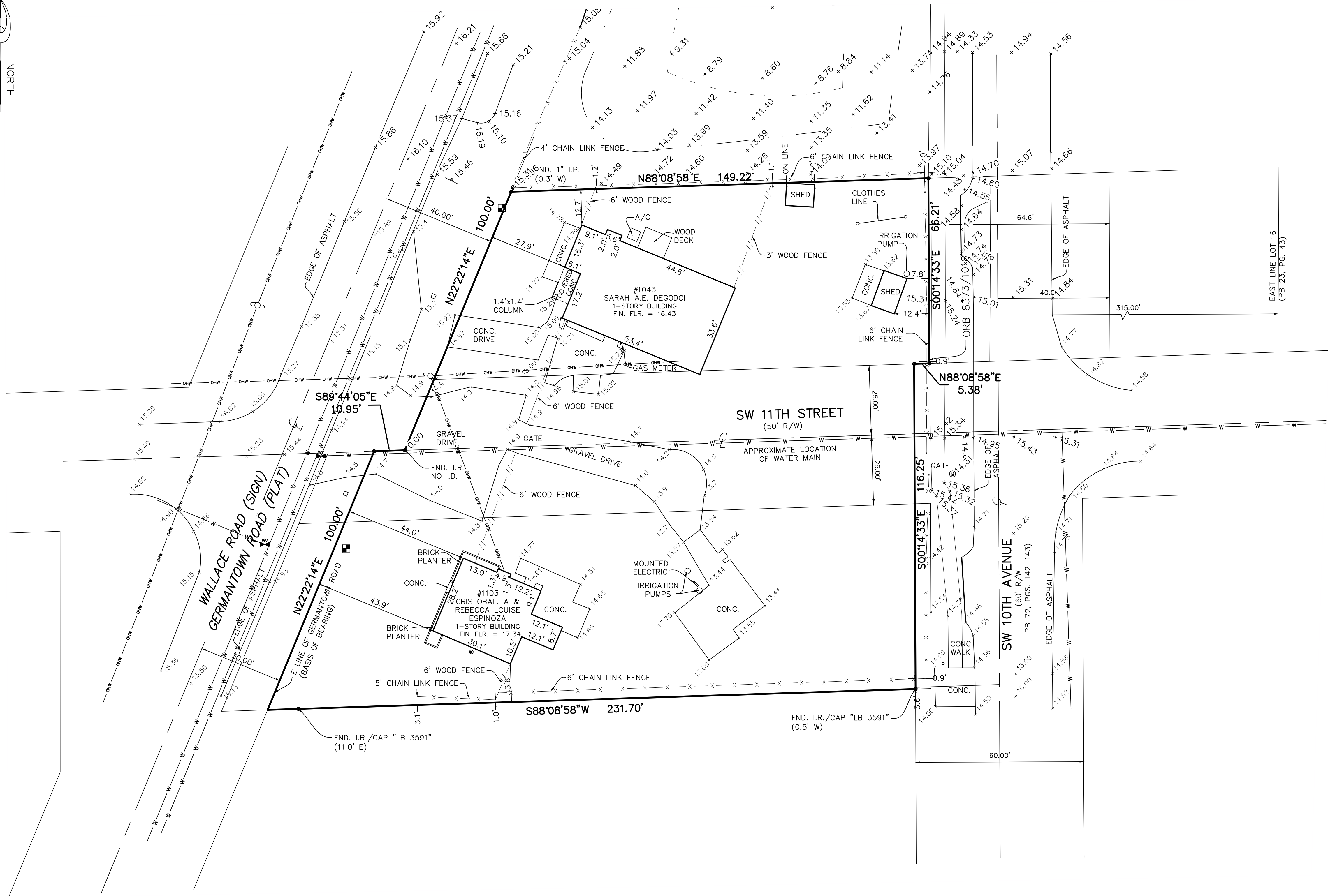
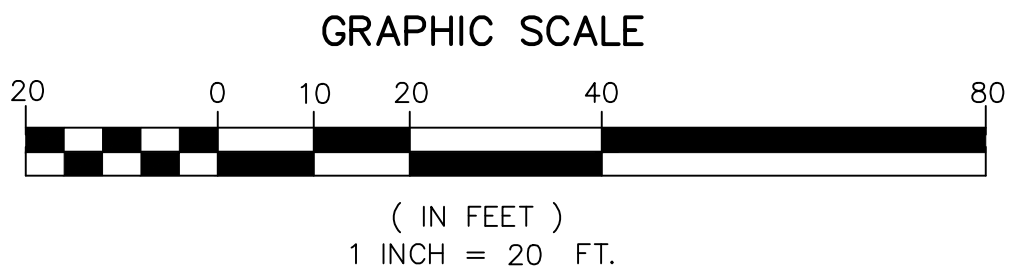




LEGEND

A/C - AIR CONDITIONER	SQ. FT. - SQUARE FEET
ALUM. - ALUMINUM	TWP. - TOWNSHIP
B.E. - BUFFER EASEMENT	TYP. - TYPICAL
C.O. - CLEANOUT	U.E. - UTILITY EASEMENT
CH.F. - CHAIN LINK FENCE	W.M. - WATER METER
CONC. - CONCRETE	W.E. - WATER EASEMENT
COV. COVERED	S.E. - SANITARY EASEMENT
D.F. - DRAINAGE EASEMENT	☼ - LIGHT POLE
ELEC. - ELECTRIC	☼ - FIRE HYDRANT
ELEV. - ELEVATION	☼ - CATCH BASIN
EQUIP. - EQUIPMENT	☼ - WATER VALVE
ESMT. - EASEMENT	☼ - SET 5/8" IR/CAP LB 3591
EXIST. - EXISTING	☼ - SANITARY MANHOLE
F.F. - FINISHED FLOOR ELEVATION	☼ - DRAINAGE MANHOLE
FLR. - FLOOR	☼ - WOOD POWER POLE (UNLESS NOTED)
FND. - FOUND	☼ - CENTER LINE
I.P. - IRON PIPE	☼ - EXISTING ELEVATION
I.R./CAP. - IRON ROD & CAP	☼ - TRAFFIC SIGN
INV. - INVERT	☼ - ELECTRICAL WIRES OVERHEAD
IRR. - IRRIGATION	☼ - ANCHOR
L.A.E. - LIMITED ACCESS EASEMENT	☼ - WATER METER
O/S. - BUILDING OFFSET	☼ - RP2
O.R.B. - OFFICIAL RECORD BOOK	☼ - GROUND LIGHT
P.B. - PLAT BOOK	☼ - ELECTRIC HAND HOLE
P.B.C.R. - PALM BEACH COUNTY RECORD	☼ - IRRIGATION CONTROL VALVE
P.O.B. - POINT OF BEGINNING	
P.S. - PAGE(S)	
P.R.M. - PERMANENT REFERENCE MONUMENT	
PROP. - PROPOSED	
R. - RIGHT-OF-WAY	
RANGE - RANGE	
SEC. - SECTION	
Δ - DELTA (CENTRAL ANGLE)	

NOTES

1. SURVEY MAP OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A FLORIDA LICENSED PROFESSIONAL LAND SURVEYOR.
2. LANDS SHOWN HEREON ARE NOT ABSTRACTED FOR RIGHTS-OF-WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
3. ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988.
4. BEARINGS SHOWN HEREON ARE RELATIVE TO THE EAST LINE OF GERMANTOWN ROAD, BEARING N 22°22'14" EAST.
5. THE DESCRIPTION SHOWN HEREON IS IN ACCORD WITH THE DESCRIPTION PROVIDED BY THE CLIENT.
6. UNDERGROUND FOUNDATIONS WERE NOT LOCATED.
7. ADDITIONS OR DELETIONS TO SURVEY MAPS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
8. FLOOD ZONE: 'X'; COMMUNITY PANEL NO. 125102 0979 F; DATE: OCTOBER 5, 2017.
9. BENCHMARK ORIGIN DESCRIPTION: PALM BEACH COUNTY BENCHMARK SCHARTZOPF. ELEVATION = 15.6777 (NAVD 1988).
10. VERTICAL DATUM CONVERSION: NGVD 1929 - 1.5223 = NAVD 1988.

DESCRIPTION

A PORTION OF LOT 16, ESQUIRE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGE 43 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH A PORTION OF LOT 30, SUBDIVISION OF TOWNSHIP 45 & 46 SOUTH, RANGE 43 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 4 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH THAT PORTION OF S.W. 11TH STREET, LYING ADJACENT TO AND CONTIGUOUS TO THOSE PORTIONS OF SAID LOT 16 AND SAID LOT 30, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 16, THENCE N 88°08'58" E, ALONG THE NORTH LINE THEREOF, A DISTANCE OF 149.22 FEET; THENCE S00°14'33" E, A DISTANCE OF 66.21 FEET TO A POINT ON THE CENTERLINE OF S.W. 11TH STREET; THENCE S 88°08'58" W, ALONG SAID CENTERLINE, A DISTANCE OF 5.38 FEET; THENCE S 00°14'33" E, A DISTANCE OF 116.25 FEET; THENCE S 88°08'58" W, A DISTANCE OF 231.70 FEET TO A POINT ON THE EAST LINE OF A 30 FOOT RIGHT-OF-WAY FOR GERMANTOWN ROAD; THENCE N 22°22'14" E, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 100.00 FEET TO A POINT ON THE CENTERLINE OF S.W. 11TH STREET; THENCE N 88°08'58" E, ALONG SAID CENTERLINE, A DISTANCE OF 10.95 FEET TO A POINT ON THE EAST LINE OF A 40 FOOT RIGHT-OF-WAY FOR GERMANTOWN ROAD; THENCE N 22°22'14" E, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA.

CONTAINING 34,602 SQUARE FEET, 0.7944 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, COVENANTS, AND RIGHTS-OF-WAY OF RECORD.

CERTIFICATE:

I HEREBY CERTIFY THAT THE ATTACHED SPECIFIC PURPOSE SURVEY OF THE HEREON DESCRIBED PROPERTY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS SURVEYED UNDER MY DIRECTION ON FEBRUARY 11, 2019. I FURTHER CERTIFY THAT THIS SPECIFIC PURPOSE SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH IN CHAPTER 5J-17 ADOPTED BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, PURSUANT TO FLORIDA STATUTES 472.027.

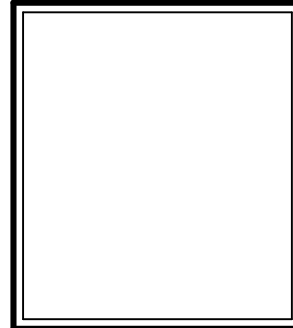
JEFFREY R. WAGNER, PLS
REG. LAND SURVEYOR #5302
STATE OF FLORIDA - LB #3591

UPDATE SURVEY	10/12/2023	DJH
VERIFY BOUNDARY	9/21/2023	DJH
UPDATE SURVEY	4/14/2022	RFJ
REVISIONS	DATE	BY
FILE NAME: 4653 PARCELS 1 AND 2, 11/10/1988, UPDATE (10-12-2023).dwg		

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

1043 & 1103 WALLACE DRIVE
BOUNDARY SURVEY

DATE	FEB 2019
DRAWN BY	SAS
F.B./ PG.	ELEC.
SCALE	1"=20'



JOB #	4853
SHT.NO.	1
OF 1 SHEETS	