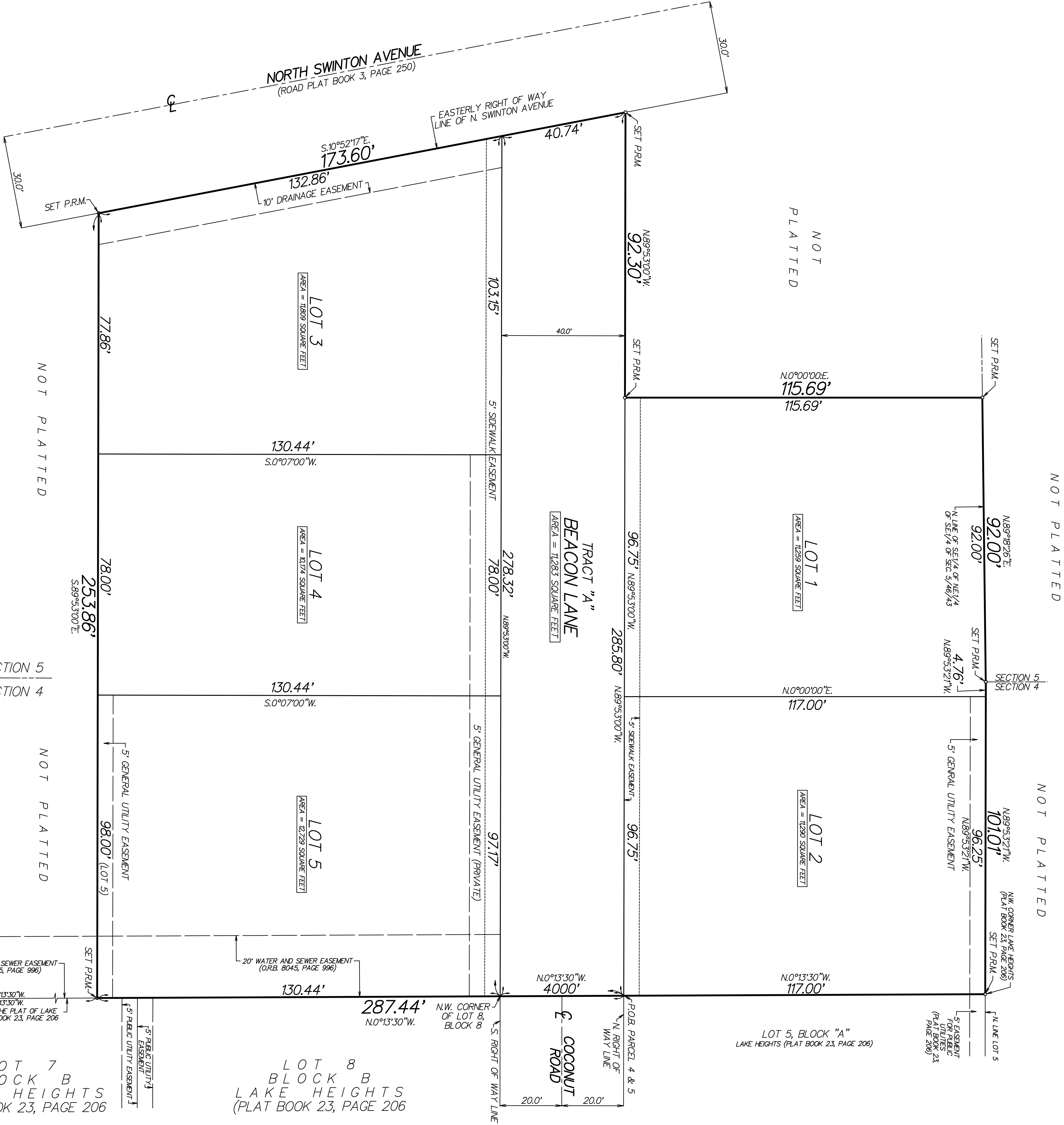
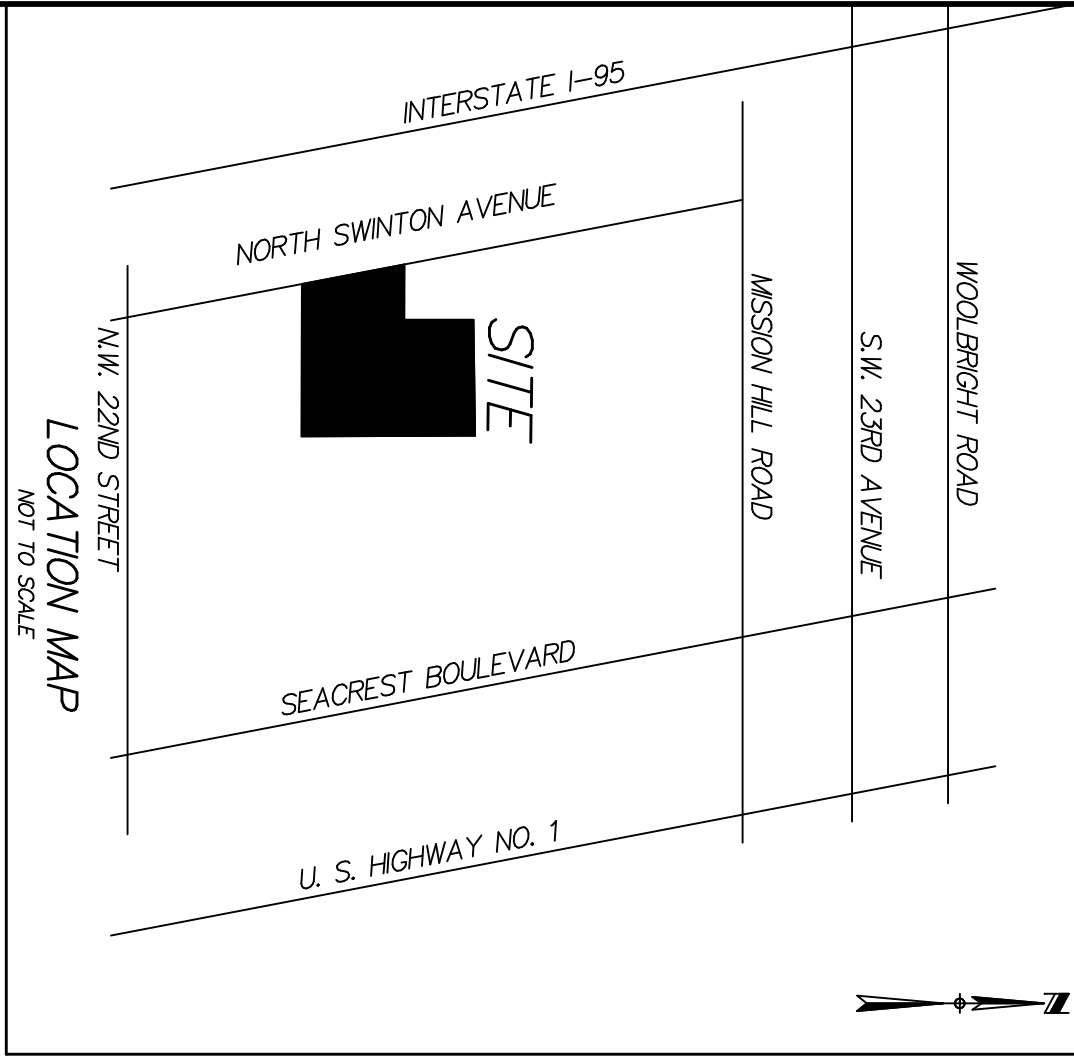


BEACON PLAT

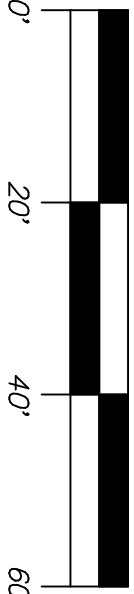
BEING A REPLAT OF A PORTION OF SECTIONS 4 AND 5, TOWNSHIP 46 SOUTH, RANGE 43 EAST, CITY OF DELRAY BEACH, PALM BEACH COUNTY, FLORIDA.

MAY, 2016
SHEET 2 OF 2



COUNTY OF PALM BEACH
STATE OF FLORIDA
THIS PLAT WAS FILED FOR RECORD AT _____
THIS _____ DAY OF _____
20____, AND DULY RECORDED IN PLAT BOOK NO. _____
ON PAGE _____
SHARON R. BOCK, CLERK OF CIRCUIT COURT
BY _____ D.C.

SCALE: 1" = 20'



LEGEND:

- CL = CENTERLINE
- PRM = 4" X 4" CONCRETE MONUMENT STAMPED "PRM 18353"
- PRPRCO = PUBLIC RECORDS OF PALM BEACH COUNTY
- C.A. = CENTRAL ANGLE
- C.B. = CHORD BEARING
- THE CENTERLINE OF BUDDA ROAD IS ASSUMED TO BE AN N80°00'00"E.
- ORR = OFFICIAL RECORDS BOOK

NOTES:

ALL BEARINGS SHOWN HEREON ARE RELATIVE TO THE SOUTH LINE OF THE S.W.1/4 OF THE N.W.1/4 OF THE S.W.1/4 OF SECTION 4, TOWNSHIP 46 SOUTH, RANGE 43 EAST HAVING A BEARING OF N89°53'00"W.

NOTES: 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.

THE CITY OF DELRAY BEACH IS HEREBY GRANTED THE RIGHT OF ACCESS FOR EMERGENCY AND MAINTENANCE PURPOSES.

THIS INSTRUMENT WAS PREPARED BY PAUL D. ENGLE, IN THE OFFICE OF O'BRIEN, SLITER & O'BRIEN, INC., 2601 NORTH FEDERAL HIGHWAY, DELRAY BEACH, FLORIDA 33483 (561) 276-4501

PERMANENT REFERENCE MONUMENTS ARE SHOWN THUS: ○

THERE SHALL BE NO BUILDINGS OR ANY KIND OF CONSTRUCTION PLACED ON WATER SEWER OR DRAINAGE EASEMENTS. NO STRUCTURES SHALL BE PLACED WITHIN THE HORIZONTAL DISTANCE OF 10 FEET FROM ANY EASEMENT. ANY EASEMENT SHALL BE MAINTAINED AND KEPT OPEN FOR WATER, SEWER OR DRAINAGE FACILITIES. CONSTRUCTION OR LANDSCAPING UPON MAINTENANCE OR MAINTENANCE ACCESS EASEMENTS MUST BE IN CONFORMANCE WITH ALL BUILDING AND ZONING CODES AND/OR ORDINANCES OF THE CITY OF DELRAY BEACH.

THERE SHALL BE NO TREES OR SHRUBS PLACED ON UTILITY EASEMENTS WHICH ARE PROVIDED FOR WATER AND SEWER USE OR UPON DRAINAGE EASEMENTS. LANDSCAPING ON ANY OTHER UTILITY EASEMENT SHALL BE ALLOWED ONLY AFTER CONSENT OF ALL UTILITY COMPANIES OCCUPYING SAME.

THIS INSTRUMENT WAS PREPARED BY PAUL D. ENGLE, IN THE OFFICE OF O'BRIEN, SLITER & O'BRIEN, INC., 955 N.W. 17TH AVENUE, SUITE K-1, DELRAY BEACH, FLORIDA 33445 (561) 276-4501