

KNOW ALL MEN BY THESE PRESENTS THAT FLORIDA POWER AND LIGHT COMPANY, OWNER OF THE LANDS SHOWN

HEREON AS FPL PHYSICAL DISTRIBUTION CENTER (PDC) SOUTH, BEING A REPLAT OF ALL OF PLAT NO. 3 FLORIDA POWER

& LIGHT COMPANY, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 53, PAGE 63, OF THE PUBLIC RECORDS

OF PALM BEACH COUNTY, FLORIDA. TOGETHER WITH THE SOUTH 300 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4

BEGINNING AT THE SOUTHEAST CORNER OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY

FLORIDA; THENCE, ALONG THE SOUTH LINE OF SAID SECTION 36, NORTH 87°56'33" WEST, A DISTANCE OF 1993.19 FEET

TO THE SOUTHWEST CORNER OF PLAT NO.3 FLORIDA POWER & LIGHT COMPANY PLAT, AS RECORDED IN PLAT BOOK 53,

PAGE 63 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA: THENCE NORTH 01°54'56" EAST. A DISTANCE OF

665.78 FEET TO THE NORTHWEST CORNER OF SAID PLAT NO.3 FLORIDA POWER & LIGHT COMPANY PLAT; THENCE SOUTH

88°01'54" EAST, A DISTANCE OF 664.66 FEET TO THE NORTHEAST CORNER OF SAID PLAT NO.3 FLORIDA POWER & LIGHT COMPANY PLAT: THENCE, SOUTH 01°54'56" WEST, A DISTANCE OF 366.81 FEET TO A POINT ON A LINE 300 FEET NORTH

OF AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 36: THENCE ALONG SAID LINE SOUTH 87°56'33" EAST. A DISTANCE OF 1329.26 FEET TO THE INTERSECTION OF SAID LINE AND THE EAST LINE OF SAID SECTION 36 ALSO BEING

THE INTERSECTION OF A LINE 300 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 31; THENCE

ALONG SAID LINE SOUTH 87'56'22" EAST, A DISTANCE OF 1859.11 FEET TO THE INTERSECTION OF SAID LINE AND THE WEST LINE OF INTERSTATE I-95 AS RECORDED IN ROAD BOOK 3, PAGE 224 OF THE PUBLIC RECORDS OF PALM BEACH

COUNTY, FLORIDA, THENCE ALONG SAID WEST LINE, SOUTH 19°46'37" EAST, A DISTANCE OF 323.19 FEET TO THE

INTERSECTION OF SAID WEST LINE AND THE SOUTH LINE OF SAID SECTION 31; THENCE ALONG SAID SOUTH LINE, NORTH

87°56'22" WEST, A DISTANCE OF 1979.09 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 31 AND THE POINT OF

IN WITNESS WHEREOF, THE ABOVE NAMED FLORIDA CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS DIRECTOR, AND ITS CORPORATE SEAL TO BE AFFIXED HERETO BY AND WITH THE AUTHORITY OF ITS BOARD OF

FLORIDA POWER AND LIGHT COMPANY

SAMANTHA J. SAUCIER

CORPORATE REAL ESTATE MANAGER

A FLORIDA CORPORATION

IN SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

DEDICATION AND RESERVATIONS:

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CONTAINING 1,417,184 SQUARE FEET, 32.534 ACRES, MORE OR LESS.

DIRECTORS, THIS _____, 2019.

WITNESS: ______

PRINT NAME_____

WITNESS: _____

PRINT NAME_____

ACKNOWLEDGEMENT:

COUNTY OF PALM BEACH)

DEED OF SAID COMPANY.

MY COMMISSION EXPIRES:

COMMISSION NUMBER:

STATE OF FLORIDA)

SUBJECT TO EASEMENTS, RESERVATIONS, AND/OR RIGHTS-OF-WAY OF RECORD.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN HEREON.

FPL PHYSICAL DISTRIBUTION CENTER (PDC) SOUTH

BEING A REPLAT OF ALL OF PLAT NO.3 FLORIDA POWER & LIGHT COMPANY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGE 63 & 64, TOGETHER WITH A PORTION OF THE SOUTH 300' OF THE SOUTHEAST 1/4, OF THE SOUTHEAST 1/4 LYING IN SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA. TOGETHER WITH A PORTION OF THE SOUTH 300 FEET OF THAT PART OF THE SW 1/4, LYING WEST OF STATE ROAD 9 IN SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

LYING IN THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY RONNIE L. FURNISS

CAULFIELD and WHEELER, INC. SURVEYORS - ENGINEERS - PLANNERS 7900 GLADES ROAD, SUITE 100 BOCA RATON, FLORIDA 33434 - (561)392-1991 CERTIFICATE OF AUTHORIZATION NO. LB3591

OF

MORTGAGEE'S JOINDER AND CONSENT:

STATE OF NEW YOUR COUNTY OF NEW YORK)

KNOW ALL MEN BY THESE PRESENTS: THAT DEUTSCHE BANK TRUST COMPANY AMERICAS, (FORMERLY KNOWN AS BANKERS TRUST COMPANY) WHO IS THE OWNER AND HOLDER OF THAT CERTAIN MORTGAGE AND DEED OF TRUST FROM FLORIDA POWER & LIGHT COMPANY, A FLORIDA CORPORATION, TO BANKERS TRUST COMPANY AND THE FLORIDA NATIONAL BANK OF JACKSONVILLE, AS TRUSTEES, DATED JANUARY 1, 1944, RECORDED JANUARY 14, 1944, IN MORTGAGE BOOK 1462, PAGE 423, AS SUPPLEMENTED BY NOTICE UNDER MARKETABLE RECORDS TITLE TO REAL PROPERTY, FLORIDA STATUTES 712, DATED NOVEMBER 18, 2003. AND RECORDED DECEMBER 10, 2003, IN OFFICIAL RECORDS BOOK 21894, PAGE 1062, DOES HEREBY CONSENT TO THIS PLAT AND JOINS THE ABOVE DEDICATIONS. NOTE: PURSUANT TO AND IN COMPLIANCE WITH THE MORTGAGE AND DEED OF TRUST, THE CO-TRUSTEE, FLORIDA NATIONAL BANK OF JACKSONVILLE. RESIGNED EFFECTIVE SEPTEMBER 2, 1992, AND ALL THE RIGHT, TITLE AND POWERS OF TRUSTEES UNDER THE MORTGAGE ARE NOW HELD BY DEUTSCHE BANK TRUST COMPANY AMERICAS (FORMERLY KNOWN AS BANKERS TRUST COMPANY).

IN WITNESS WHEREOF:

DEUTSCHE BANK TRUST COMPANY AMERICAS, AS CORPORATE TRUSTEE, HAS CAUSED ITS CORPORATE NAME TO BE HEREUNTO AFFIXED AND THIS INSTRUMENT TO BE SIGNED BY ONE OF ITS VICE PRESIDENTS AND ITS CORPORATE SEAL TO BE HEREUNTO AFFIXED AND ATTESTED BY ONE OF ITS ASSISTANT VICE PRESIDENTS IN THE CITY OF NEW YORK, NEW YORK, AS OF THIS _____, 2019.

	VICE PRESIDENT	
/:		
RINT NAME: _	VICE PRESIDENT	
		Y: RINT NAME: VICE PRESIDENT

ON THE ______ DAY OF _____, 2019, BEFORE ME PERSONALLY APPEARED ______ AND _____ BACH AS A VICE PRESIDENT OF DEUTSCHE BANK TRUST COMPANY AMERICAS, A CORPORATION , TO ME KNOWN, WHO, BEING BY ME DULY SWORN, DID DEPOSE AND SAY THEY RESIDE AT______

PRESIDENTS OF DEUTSCHE BANK TRUST COMPANY AMERICAS, ONE OF THE CORPORATIONS DESCRIBED IN AND WHICH EXECUTED THE ABOVE INSTRUMENT; THAT THEY KNOW THE SEAL OF SAID CORPORATION; THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS SUCH CORPORATE SEAL: THAT IT WAS SO AFFIXED BY ORDER OF THE BOARD OF DIRECTORS OF SAID CORPORATION, AND THAT THEY SIGNED THEIR NAMES THERETO BY LIKE ORDER.

I HEREBY CERTIFY THAT ON THIS ______ DAY OF _____, 2019, BEFORE ME PERSONALLY APPEARED TWO VICE PRESIDENTS OF DEUTSCHE BANK TRUST COMPANY AMERICAS. A CORPORATION UNDER THE LAWS OF THE STATE OF NEW YORK, TO ME KNOWN TO BE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGONE INSTRUMENT AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED AS SUCH OFFICERS, FOR THE USES AND PURPOSES THEREIN MENTIONED; AND THAT THEY AFFIXED THERETO THE OFFICIAL SEAL OF SAID CORPORATION, AND THAT SAID INSTRUMENT IS THE ACT AND DEED OF SAID CORPORATION.

WITNESS MY SIGNATURE AND OFFICIAL SEAL AT NEW YORK, IN THE COUNTY OF NEW YORK AND STATE OF NEW YORK, THE DAY AND YEAR LAST AFORESAID.

NOTARY PUBLIC	NOTARY PUBLIC STATE OF
PRINT NAME NOTARY PUBLIC	
MY COMMISSION EXPIRES:	
COMMISSION NUMBER:	
DEUTSCHE BANK TRUST COMPANY AMERICAS	DEUTSCHE BANK TRUST COMPANY AMERICAS NOTARY

CITY OF RIVIERA BEACH APPROVALS:

CITY OF RIVIERA BEACH PALM BEACH COUNTY, FLORIDA. \SS

IT IS HEREBY CERTIFIED THAT THIS PLAT ENTITLED FPL PHYSICAL DISTRIBUTION CENTER (PDC) SOUTH HAS BEEN OFFICIALLY APPROVED FOR RECORD BY THE CITY OF RIVIERA BEACH, FLORIDA.

THIS DAY OF	, 2019.	
BY: RONNIE L. FELDER MAYOR		
BY:CLAUDENE L. ANTHONY, CMC		
BY: TERRENCE N. BAILEY. P.E.# 60706 CITY ENGINEER		

REVIEWING SURVEYOR'S CERTIFICATE:

ON BEHALF OF THE CITY OF RIVIERA BEACH, FLORIDA, IN ACCORDANCE WITH CHAPTER 177.081(1), FLORIDA STATUTES, THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 177, PART 1, PLATTING, FLORIDA STATUTES, AND THE ORDINANCES OF THE CITY OF RIVIERA BEACH, FLORIDA. THIS REVIEW DOES NOT INCLUDE THE VERIFICATION OF THE GEOMETRIC DATA OR FIELD VERIFICATION OF THE PERMANENT CONTROL POINTS (P.C.P.s) AND MONUMENTS AT LOT/TRACT CORNERS.

S DAY OF	, 2019	
		BY:
		PRINT NAME:
	PROFE	DONALD A. SPICER SSIONAL SURVEYOR AND MAPPER

FLORIDA CERTIFICATE No. LS4677

CITY OF REVIEWING SURVEYOR ENGINEER RIVIERA BEACH TERRENCE N. BAILEY, PE PE# 60706

DEPUTY CLERK CLERK

STATE OF FLORIDA

SHARON R. BOCK

COUNTY OF PALM BEACH

THIS PLAT WAS FILED FOR

CLERK AND COMPTROLLER

RECORD AT _____ M.
THIS ____ DAY OF ____

A.D. 2019 AND DULY RECORDED

IN PLAT BOOK _____ ON PAGES ____ AND ____.

SHEET 1 OF 4

TITLE CERTIFICATION:

STATE OF FLORIDA) COUNTY OF PALM BEACH)

WE, CONSUMERS FIRST TITLE COMPANY, INC., A FLORIDA CORPORATION, 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 VESTED IN FLORIDA POWER AND LIGHT COMPANY, A FLORIDA CORPORATION, THAT THE CURREN TAXES HAVE BEEN PAID; AND THAT ALL MORTGAGES NOT SATISFIED OR RELEASED OF RECORD NOR OTHERWISE TERMINATED BY LAW ARE SHOWN HEREON AND THAT THERE ARE ENCUMBERANCES OF RECORD BUT THOSE ENCUMBERANCES DO NOT PROHIBIT THE CREATION OF

> CONSUMERS FIRST TITLE COMPANY, INC., A FLORIDA CORPORATION

DATED:	
	THOMAS STREDA

SURVEYOR & MAPPER'S NOTES:

THE SUBDIVISION DEPICTED BY THIS PLAT.

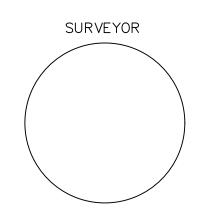
- 1. BEARINGS ARE RELATIVE TO A GRID BEARING OF S.02°00'52"W. ALONG THE EAST LINE OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY FLORIDA. BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NORTH AMERICAN DATUM OF 1983 (90/98 ADJUSTMENT).
- 2. "NOTICE" THIS PLAT, AS RECORDED 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.
- 3. ALL DISTANCES SHOWN HEREON ARE GROUND AND BASED ON THE UNITED STATE

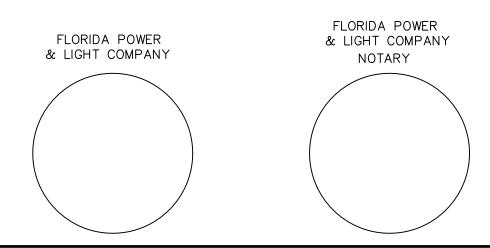
SURVEYOR & MAPPER'S CERTIFICATE:

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 LAW, AND FURTHER THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AS AMENDED, AND THE ORDINANCES OF THE CITY OF RIVIERA BEACH, FLORIDA.

DATED: _____

RONNIE L. FURNISS PROFESSIONAL SURVEYOR AND MAPPER FLORIDA REGISTRATION NO. 6272 CAULFIELD AND WHEELER, INC. CERTIFICATE OF AUTHORIZATION NUMBER 3591 7900 GLADES ROAD SUITE 100 BOCA RATON, FL. 33434





BEFORE ME PERSONALLY APPEARED SAMANTHA J. SAUCIER, WHO IS PERSONALLY KNOWN TO ME, OR

HAS PRODUCED _____ AS IDENTIFICATION, AND WHO EXECUTED THE

FOREGOING INSTRUMENT AS CORPORATE REAL ESTATE MANAGER OF FLORIDA POWER & LIGHT COMPANY, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT SHE EXECUTED SUCH INSTRUMENT AS

SUCH DIRECTOR-CORPORATE REAL ESTATE 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 COMPANY AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND

NOTARY PUBLIC

PRINT NAME

WITNESS MY HAND AND OFFICIAL SEAL THIS ______ DAY OF ______, 2019.

FPL PHYSICAL DISTRIBUTION CENTER (PDC) SOUTH

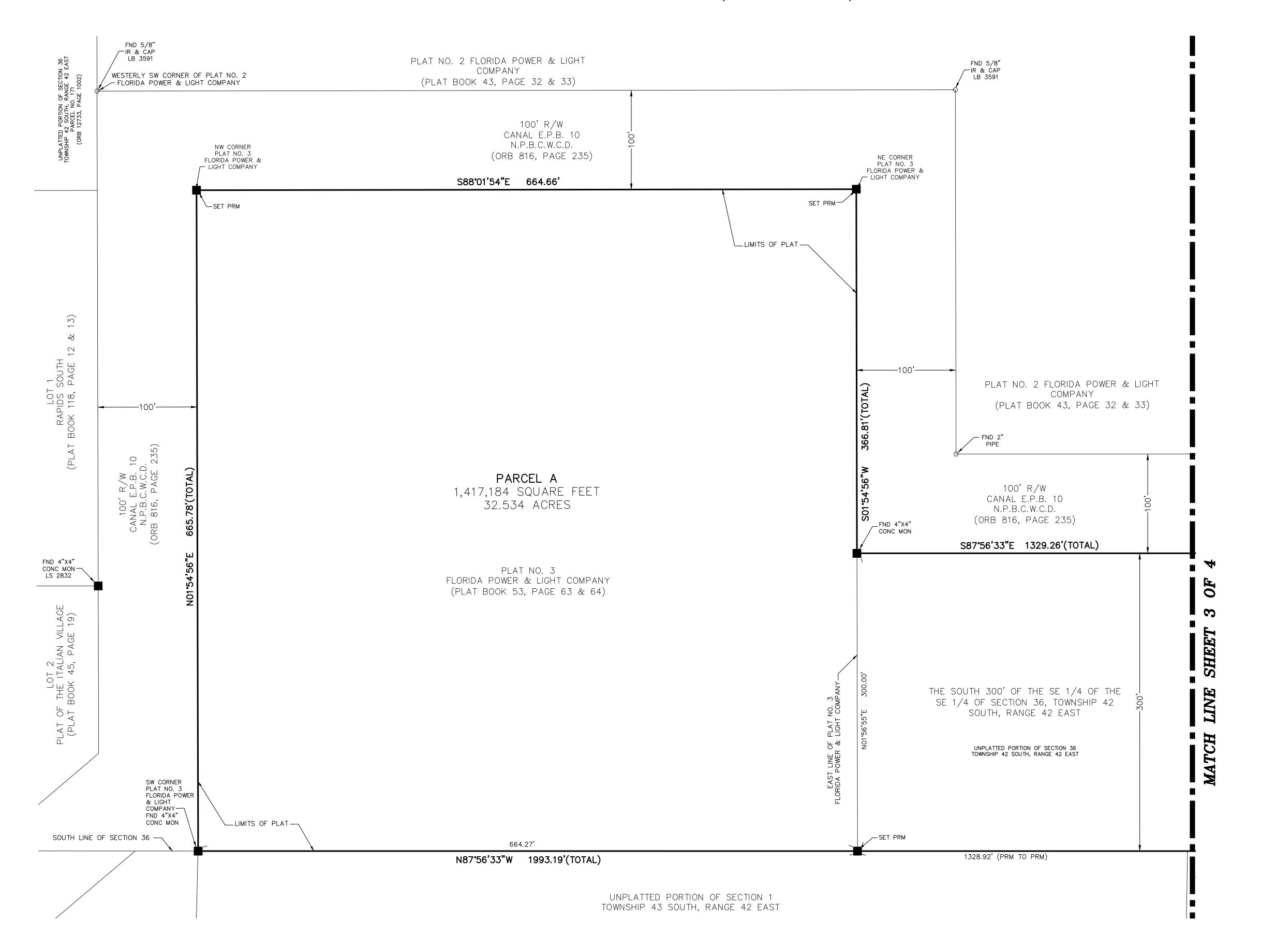
SURVEYORS - ENGINEERS - PLANNERS 7900 GLADES ROAD, SUITE 100 BOCA RATON, FLORIDA 33434 - (561)392-1991 CERTIFICATE OF AUTHORIZATION NO. LB3591

THIS INSTRUMENT PREPARED BY RONNIE L. FURNISS

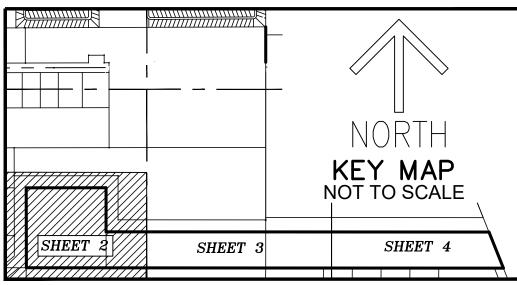
CAULFIELD and WHEELER, INC.

BEING A REPLAT OF ALL OF PLAT NO.3 FLORIDA POWER & LIGHT COMPANY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGE 63 & 64, TOGETHER WITH A PORTION OF THE SOUTH 300' OF THE SOUTHEAST 1/4, OF THE SOUTHEAST 1/4 LYING IN SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA. TOGETHER WITH A PORTION OF THE SOUTH 300 FEET OF THAT PART OF THE SW 1/4, LYING WEST OF STATE ROAD 9 IN SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

LYING IN THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA.



SHEET 2 OF 4





GRAPHIC SCALE 0 25 50 (IN FEET) 1 INCH = 50 FT.

LEGEND/ABBREVIATIONS

♠ - CENTERLINE CONC - CONCRETE CO. - COMPANY DB - DEED BOOK FDOT -FLORIDA DEPARTMENT OF TRANSPORTATION FPL -FLORIDA POWER AND LIGHT COMPANY ID -IDENTIFICATION IR -IRON ROD LB - LICENSED BUSINESS MON - SURVEY MONUMENT NO - DENOTES NUMBER N.P.B.C.W.C.D. - NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT O.R. — OFFICIAL RECORD BOOK ORB — OFFICIAL RECORD BOOK PB — PLAT BOOK PG — PAGE OR PAGES

S.R. – STATE ROAD UE - UTILITY EASEMENT - DENOTES FOUND PERMANENT REFERENCE MONUMENT 4"x 4" CONCRETE MONUMENT DENOTES FOUND PERMANENT

PRM - PERMANENT REFERENCE MONUMENT

RLS - REGISTERED LAND SURVEYOR R/W - RIGHT-OF-WAY

REFERENCE MONUMENT AS NOTED — INDICATES SECTION CORNER

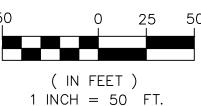
POB - POINT OF BEGINNING

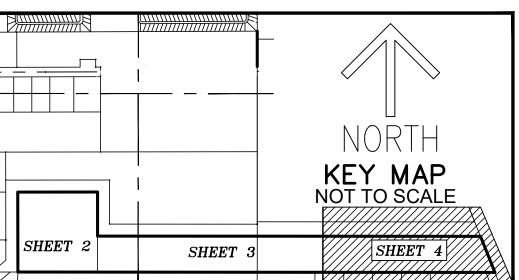
- INDICATES 1/4 SECTION CORNER

FPL PHYSICAL DISTRIBUTION LEGEND/ABBREVIATIONS ℚ – CENTERLINE CONC - CONCRETE THIS INSTRUMENT PREPARED BY CO. - COMPANY RONNIE L. FURNISS CENTER (PDC) SOUTH DB - DEED BOOK FDOT -FLORIDA DEPARTMENT OF TRANSPORTATION CAULFIELD and WHEELER, INC. FPL -FLORIDA POWER AND LIGHT COMPANY SURVEYORS - ENGINEERS - PLANNERS ID -IDENTIFICATION IR -IRON ROD 7900 GLADES ROAD, SUITE 100 LB - LICENSED BUSINESS BOCA RATON, FLORIDA 33434 - (561)392-1991 BEING A REPLAT OF ALL OF PLAT NO.3 FLORIDA POWER & LIGHT COMPANY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MON - SURVEY MONUMENT CERTIFICATE OF AUTHORIZATION NO. LB3591 NO — DENOTES NUMBER PLAT BOOK 53, PAGE 63 & 64, TOGETHER WITH A PORTION OF THE SOUTH 300' OF THE SOUTHEAST 1/4, OF THE SOUTHEAST N.P.B.C.W.C.D. - NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT 1/4 LYING IN SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA. TOGETHER WITH A PORTION O.R. - OFFICIAL RECORD BOOK ORB - OFFICIAL RECORD BOOK OF THE SOUTH 300 FEET OF THAT PART OF THE SW 1/4, LYING WEST OF STATE ROAD 9 IN SECTION 31, TOWNSHIP 42 SOUTH, PB — PLAT BOOK PG — PAGE OR PAGES RANGE 43 EAST, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. POB - POINT OF BEGINNING PRM - PERMANENT REFERENCE MONUMENT LYING IN THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA. RLS - REGISTERED LAND SURVEYOR R/W - RIGHT-OF-WAY S.R. – STATE ROAD UE - UTILITY EASEMENT - DENOTES FOUND PERMANENT REFERENCE MONUMENT 4"x 4" CONCRETE MONUMENT DENOTES FOUND PERMANENT REFERENCE MONUMENT AS NOTED SHEET 3 OF 4 - INDICATES SECTION CORNER - INDICATES 1/4 SECTION CORNER GRAPHIC SCALE 100' CANAL R/W N.P.B.C.W.C.D. PARCEL "A" (IN FEET) PLAT NO. 1 1 INCH = 50 FT.FLORIDA POWER & LIGHT COMPANY (PLAT BOOK 34, PAGE 171 & 172) PLAT NO. 2 FLORIDA POWER & LIGHT COMPANY FND 4"X4"— CONC MON (PLAT BOOK 43, PAGE 32 & 33) 120' R/W 100' R/W CANAL E.P.B. 10 CANAL E.P.B. 10 N.P.B.C.W.C.D. N.P.B.C.W.C.D. (ORB 447, PAGE 296) (ORB 816, PAGE 235) S87°56'22"E 1859.11'(TOTAL) S87°56'33"E 1329.26'(TOTAL) 1379.33' (PRM TO PRM) SET PRM LIMITS OF PLAT THE SOUTH 300' OF THE SE 1/4 OF THE SE 1/4 OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 42 EAST (ORB 1069, PG 613) UNPLATTED PORTION OF SECTION 36 TOWNSHIP 42 SOUTH, RANGE 42 EAST SOUTH 300' OF THE SW 1/4 OF THE SW 1/4 OF SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST PARCEL A 1,417,184 SQUARE FEET UNPLATTED PORTION OF SECTION 31 TOWNSHIP 42 SOUTH, RANGE 43 EAST 32.534 ACRES SE CORNER OF SECTION 36 FOUND CONCRETE MONUMENT— SW CORNER WITH BRASS DISK OF SECTION 31 STAMPED PALM BEACH COUNTY LIMITS OF PLAT~ 36-31-1-6 SOUTH LINE OF SECTION 31 SOUTH LINE OF SECTION 36 -N87°56'33"W 1993.19'(TOTAL) N87°56'22"W 1979.09'(TOTAL) 1328.92' (PRM TO PRM) THE PLAT OF 30' FPL EASEMENT-— 25' FLORIDA GAS NORTHPOINT TRANSMISSION CO. EASEMENT (ORB 1640, PG. 618) (ORB 1640, PG. 15) (PLAT BOOK 55, PAGE 156 & 157) PLAT OF ---- 25' FLORIDA GAS 100' FPL EASEMENT 100' FPL EASEMENT 45 TH STREET TRANSMISSION CO. EASEMENT 27 (ORB 4704, PG. 571) (DB 996, PG. 27) BUSINESS - INDUSTRIAL PARK (ORB 1640, PG. 618) (PLAT BOOK 53, PAGE 46 & 47) KEY MAP NOT TO SCALE SHEET SHEET 4 SHEET 3



GRAPHIC SCALE





FPL PHYSICAL DISTRIBUTION CENTER (PDC) SOUTH

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LYING IN THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY RONNIE L. FURNISS OF

CAULFIELD and WHEELER, INC.

SURVEYORS — ENGINEERS — PLANNERS

7900 GLADES ROAD, SUITE 100

BOCA RATON, FLORIDA 33434 — (561)392—1991

CERTIFICATE OF AUTHORIZATION NO. LB3591

LEGEND/ABBREVIATIONS

FDOT —FLORIDA DEPARTMENT OF TRANSPORTATIO FND —FOUND FPL —FLORIDA POWER AND LIGHT COMPANY

ID -IDENTIFICATION
IR -IRON ROD
LB - LICENSED BUSINESS

NO — DENOTES NUMBER N.P.B.C.W.C.D. — NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT

O.R. — OFFICIAL RECORD BOOK ORB — OFFICIAL RECORD BOOK

MON - SURVEY MONUMENT

PB — PLAT BOOK PG — PAGE OR PAGES

PG - PAGE OR PAGES
POB - POINT OF BEGINNING
PRM - PERMANENT REFERENCE MONUMENT
RLS - REGISTERED LAND SURVEYOR
R/W - RIGHT-OF-WAY

S.R. – STATE ROAD

UE — UTILITY EASEMENT

— DENOTES FOUND PERMANENT REFERENCE MONUMENT

4"x 4" CONCRETE MONUMENT

O - DENOTES FOUND PERMANENT

REFERENCE MONUMENT AS NOTED

INDICATES SECTION CORNERINDICATES 1/4 SECTION CORNER

SHEET 4 OF 4

