

DESCRIPTION SKETCH FOR: LAURIE OPPENHEIM

LEGAL DESCRIPTION:

A parcel of land lying South of, and contiguous to, Lots 14 and 15 according to the Plat of **EL PARAISO**, as recorded in Plat Book 12, Page 5, Public Records of Palm Beach County, Florida, lying within the Parkway Tract and the private street labeled thereon as Miraflores Drive, bounded as follows:

on the North by the South lines of said Lots 14 & 15;
on the East by the Southerly prolongation of the East line of said Lot 14;
on the South by a line 138.5 feet South of, as measured at right angles, and parallel with, the North line of said Plat of **EL PARAISO**;
and on the West by the Southerly prolongation of the West line of said Lot 15.

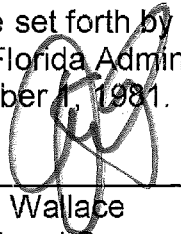
Containing in all 1,572 square feet, more or less.

NOTES:

1. No title policy or commitment affecting title or boundary to the subject property has been provided. It is possible there are deeds and easements, recorded or unrecorded, which could affect the subject property. No search of the Public Records has been made by this office.
2. This sketch is not valid unless sealed with an embossed surveyor's seal and accompanied by Sheet No. 2 of 2.
3. This sketch cannot be transferred or assigned without the specific written permission of **Wallace Surveying Corporation**.
4. This is not a survey!

CERTIFICATION:

I HEREBY ATTEST that the description sketch shown hereon conforms to the Standards of Practice set forth by the Florida Board of Professional Surveyors and Mappers adopted in Rule 5J-17, Florida Administrative Code pursuant to Section 472.027, Florida Statutes, effective September 1, 1981.

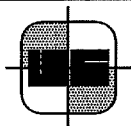


Craig L. Wallace
Professional Surveyor and Mapper
Florida Certificate No. 3357

08-1305.4

REV: 09/10/18 RESEARCH AND MODIFY SKETCH M.B. 08-1305.6

REV: 06/14/18 LABEL NORTH R/W LINE M.B. 08-1305.5



WALLACE

SURVEYING
CORP. LICENSED BUSINESS # 4569

5553 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 * (561) 640-4551

DATE: 07/26/17

DWG. No.: 08-1305-1

OFFICE: M.B.

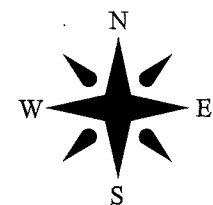
SHEET: 1 OF 2

C'K'D.: C.W.

REF.: 08-1305-1.DWG

TANGIER ESTATES

(P.B.12, PG. 16)



SCALE: 1"=30'

26

25

24

100'(P)
S89°50'35"E 99.95'(C)
NORTH LINE EL PARAISO
(P.B. 12, PG. 5)

EL PARAISO
(P.B. 12, PG. 5)

16

15

14

13

119.92'(C) 119.90'(P)
WEST LINE LOT 15

138.5'

EAST LINE LOT 14
127.73'(C) 127.74'(P)

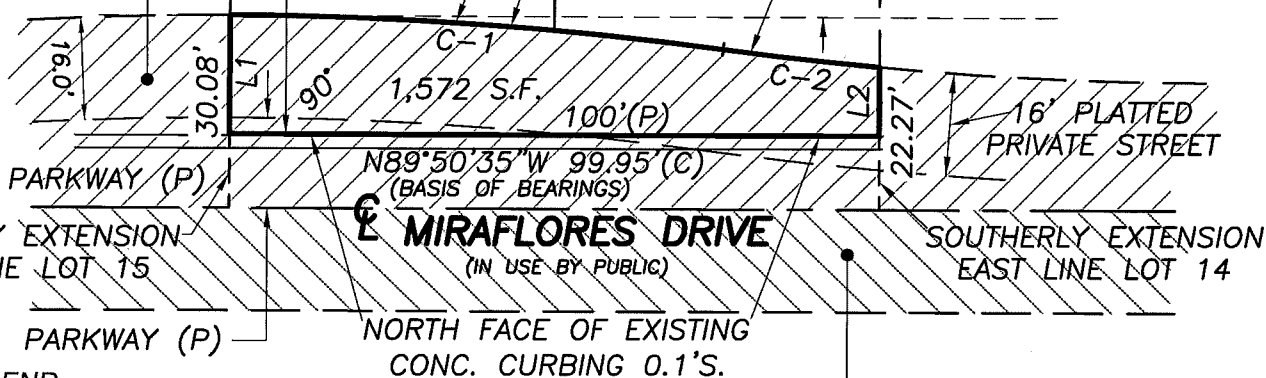
5' U.E. (P)
UNABLE TO DETERMINE EXACT
LOCATION:
(SCALED FROM PLAT)

PRIVATE-NOT
DEDICATED BY
EL PARAISO
(P.B. 12, PG. 5)

SOUTH LINE
LOT 15

NORTH R/W
MIRAFLORES DR.
(PRIVATE)

SOUTH LINE
LOT 14



LEGEND

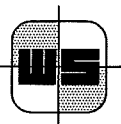
(C) =CALCULATED
C =CENTERLINE
(P) =PLAT BOOK 12, PAGE 3
P.B. =PLAT BOOK
PG. =PAGE
S.F. =SQUARE FEET
U.E. =UTILITY EASEMENT

PUBLIC-(D.B. 631, PG. 103)
LINE TABLE

LINE	BEARING	DISTANCE
L1	N00°09'25"E	18.58'
L2	N00°09'25"E	10.77'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	DELTA ANGLE
C-1	568.00'	76.27'	S85°59'47"E	07°41'35"
C-2	552.00'	24.06'	N83°23'55"W	02°29'51"



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