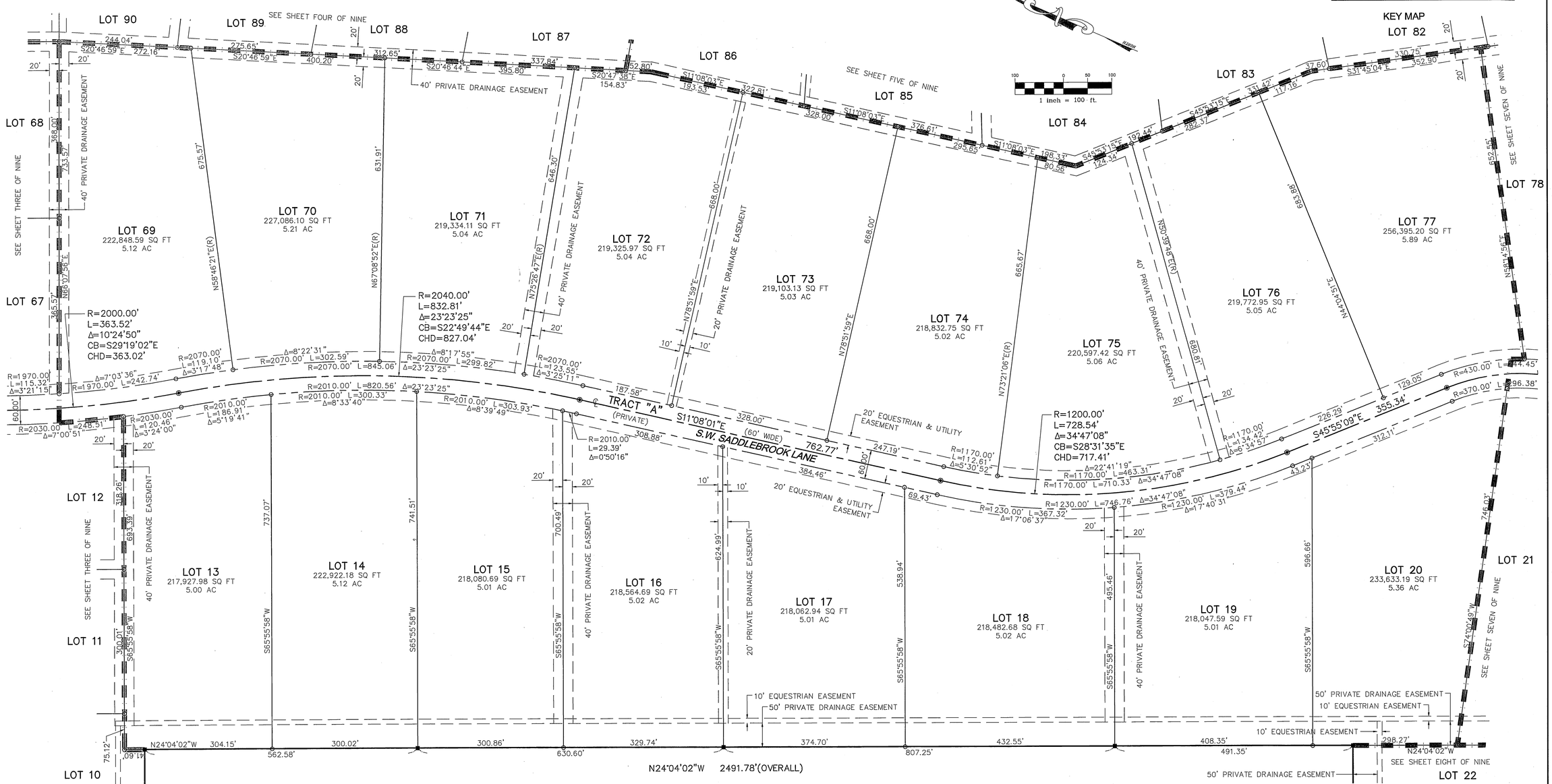
Plat Book 16 Pg 6

FOX GROVE

BEING A REPLAT OF A PORTION OF TRACT 12, COMMISSIONERS SUBDIVISION OF THE MILES OR HANSON GRANT, PLAT BOOK B, PAGE 59, DADE (NOW MARTIN) COUNTY, FLORIDA; AND BEING A REPLAT OF A PORTION OF TRACT 57, SECTION 26–38–40, PALM CITY FARMS, PLAT BOOK 6, PAGE 42, PALM BEACH (NOW MARTIN) COUNTY, FLORIDA; AND BEING A REPLAT OF A PORTION OF LOT B, WINEBRENNER SUBDIVISION MINOR PLAT, PLAT BOOK 5, PAGE 49, MARTIN COUNTY, FLORIDA.

LEGEND:

SQ FT	SQUARE FEET
AC	ACRES
PRM	PERMANENT REFERENCE MONUMENT
⊙	SET 1–1/2" x 1/4" METAL MAG NAIL & 1–1/4" BRASS DISK "FENEX PCP 5102" PERMANENT CONTROL POINT
■	SET 4"x4"x24" CONCRETE MONUMENT & 1–1/4" BRASS DISK "FENEX PRM 5102" PERMANENT REFERENCE MONUMENT
○	SET 5/8"x18" IRON ROD & 1–1/4" PLASTIC CAP "FENEX 5102" LOT CORNER
(R)	RADIAL LINE
NO.	NUMBER
R/W	RIGHT OF WAY
℄	CENTERLINE
L1	LINE NUMBER
C1	CURVE NUMBER
R	RADIUS
L	LENGTH
Δ	DELTA
CB	CHORD BEARING
CHD	CHORD DISTANCE



PORTION OF LOT 12, COMMISSIONER'S SUBDIVISION OF THE MILES OR HANSON GRANT PLAT BOOK B, PAGE 59, DADE (NOW MARTIN)

GENERAL NOTES:

1. THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM IN THE PUBLIC RECORDS, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL.

2. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

4. IN THE EVENT THAT MARTIN COUNTY DISTURBS THE SURFACE OF A PRIVATE STREET DUE TO MAINTENANCE, REPAIR OR REPLACEMENT OF A PUBLIC IMPROVEMENT LOCATED THEREIN, THEN THE COUNTY SHALL BE RESPONSIBLE FOR RESTORING THE STREET SURFACE ONLY TO THE EXTENT WHICH WOULD BE REQUIRED IF THE STREET WERE A PUBLIC STREET, IN ACCORDANCE WITH COUNTY SPECIFICATIONS.

5. ALL LINES NON–RADIAL UNLESS NOTED OTHERWISE.

6. * PLAT BOOK B, PAGE 59, DADE COUNTY IS ALSO KNOWN AS PLAT BOOK 1, PAGE 11, PALM BEACH (NOW MARTIN) COUNTY AND MAY BE FOUND IN THE PUBLIC RECORDS AS SUCH. THE ORIGINAL LEGAL DESCRIPTION AS PER TITLE COMMITMENT CALLS FOR PLAT BOOK B, PAGE 59, DADE COUNTY AND IT IS THE INTENT OF THIS LEGAL DESCRIPTION TO FOLLOW THE INTEGRITY OF THE ORIGINAL LEGAL DESCRIPTION.

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