

LEEVI STA CENTER 436 EAST, PHASE 1, PLAT 38-REPLAT ONE

LOCATED IN SECTIONS 22 AND 27, TOWNSHIP 23 SOUTH, RANGE 30 EAST

CITY OF ORLANDO, ORANGE COUNTY, FLORIDA

PLAT BOOK

PAGE

SHEET 4 OF 6

LOTS 1 AND 2, LEEVI STA CENTER 436 EAST, PHASE 1, PLAT 38, AS RECORDED IN PLAT BOOK 70, PAGE 63, AND A PORTION OF LEEVI STA CENTER-436 EAST PHASE 1, PLAT 36, AS RECORDED IN PLAT BOOK 62, PAGE 50, AND A PORTION OF LEEVI STA CENTER-CRACKER BARREL, AS RECORDED IN PLAT BOOK 51, PAGE 148, AND A PORTION OF TRACT "B", LEEVI STA CENTER - 436 EAST, PHASE 1, PLAT 17, AS RECORDED IN PLAT BOOK 45 PAGE 49, ALL OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA (P.B. 51, PG. 148)

SOUTHWEST CORNER OF SECTION 22, TOWNSHIP 23 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA
 FOUND X-CUT IN CONCRETE MEDIAN
 LATEST CERTIFIED CORNER RECORD #078058
 FOUND SPIKE IN IRON PIPE

BUTLER NATIONAL DRIVE

(21)

(22)

(27)

(28)

AUGUSTA NATIONAL DRIVE

MATCHLINE

(SEE SHEET 5/OF 6 FOR CONTINUATION)

SCALE: 1" = 100'

Semoran CommerCenter
(P.B. 21, PG. 93)

SEMORAN BOULEVARD - STATE ROAD No. 436
(SECTION 75003-2550)

NOT PLATTED
 EASTERLY RIGHT OF WAY LINE
 N 00°07'07" W 666.74'

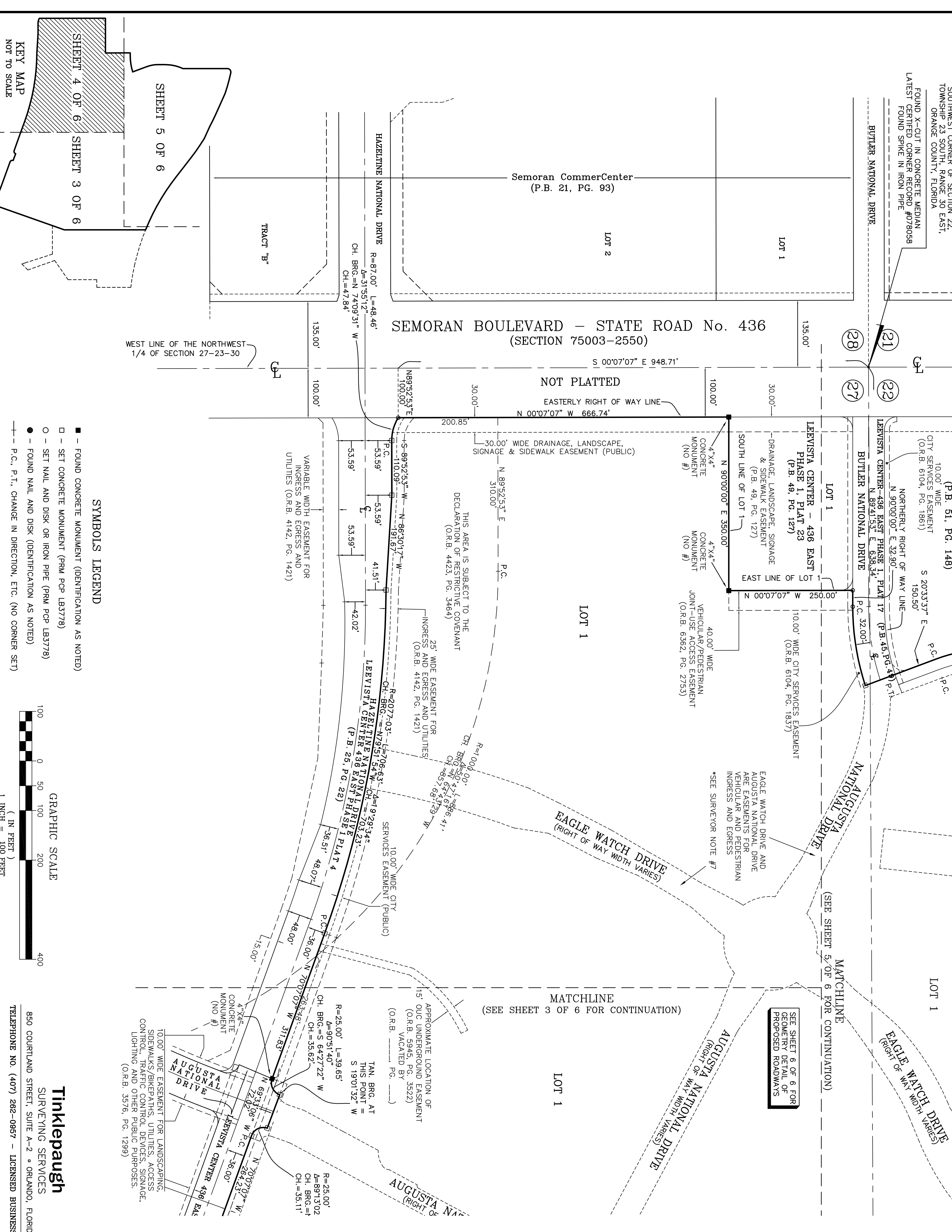
THIS AREA IS SUBJECT TO THE
 DECLARATION OF RESTRICTIVE COVENANT
 (O.R.B. 4423, PG. 3464)

25' WIDE EASEMENT FOR
 INGRESS AND EGRESS AND UTILITIES
 (O.R.B. 4142, PG. 1421)

APPROXIMATE LOCATION OF
 15' OUC UNDERGROUND EASEMENT
 (O.R.B. 5945, PG. 3522)
 VACATED BY
 (O.R.B. PG. ---)

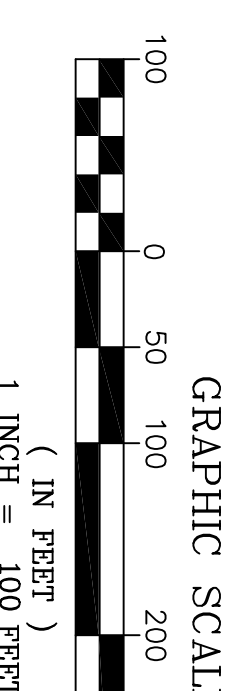
MATCHLINE
 (SEE SHEET 3 OF 6 FOR CONTINUATION)

SEE SHEET 6 OF 6 FOR
 GEOMETRY DETAIL OF
 PROPOSED ROADWAYS



SYMBOLS LEGEND

- - FOUND CONCRETE MONUMENT (IDENTIFICATION AS NOTED)
- - SET CONCRETE MONUMENT (PRM POP LB3778)
- - SET NAIL AND DISK OR IRON PIPE (PRM POP LB3778)
- - FOUND NAIL AND DISK (IDENTIFICATION AS NOTED)
- P.C., P.T., CHANGE IN DIRECTION, ETC. (NO CORNER SET)



10.00' WIDE EASEMENT FOR LANDSCAPING,
 SIDEWALKS/BIKEPATHS, UTILITIES, ACCESS,
 CONTROL, TRAFFIC CONTROL DEVICES, SIGNAGE,
 LIGHTING AND OTHER PUBLIC PURPOSES.
 (O.R.B. 3576, PG. 1299)

TAN. BRG. AT
 THIS POINT =
 S 19.01°32' W
 L=39.65'
 R=25.00'
 Δ=89°13'02"
 CH. BRG.=I
 CH.=35.11'

CH. BRG.=S 64°27'22" W
 CH.=35.62'
 R=25.00'
 Δ=90°51'40"
 L=39.65'

CH. BRG.=N 70°07'07" W
 CH.=264.23'
 R=25.00'
 Δ=73°44'34"
 L=39.65'

CH. BRG.=N 70°07'07" W
 CH.=264.23'
 R=25.00'
 Δ=73°44'34"
 L=39.65'

CH. BRG.=N 70°07'07" W
 CH.=264.23'
 R=25.00'
 Δ=73°44'34"
 L=39.65'

CH. BRG.=N 70°07'07" W
 CH.=264.23'
 R=25.00'
 Δ=73°44'34"
 L=39.65'

Tinklepaugh
 SURVEYING SERVICES
 850 COURTLAND STREET, SUITE A-2 • ORLANDO, FLORIDA 32804
 TELEPHONE NO. (407) 282-0957 - LICENSED BUSINESS NO. 3778