URBON AT NONA

SECTIONS 4 & 9, TOWNSHIP 24 SOUTH, RANGE 31 EAST
CITY OF ORLANDO, ORANGE COUNTY, FLORIDA

GRAPHIC SCALE 1" = 50'

CURVE TABLE

CURVE	RADIUS	CENTRAL ANGLE	CHORD BEARING	CHORD LENGTH	ARC LENGTH
C1	461.50'	18°18'23"	S10°43'57"E	146.83'	147.45'
C10	530.50'	18°18'23"	N10°43'57"W	168.78'	169.50'
C11	10937.50'	1°02'07"	N87°11'47"E	197.65'	197.65'
C12	10937.50'	0°10'51"	N87°48'16"E	34.50'	34.50'
C13	10937.50'	0°21'04"	N88°15'05"E	67.05'	67.05'
C42	11072.50'	2°06'58"	N87°44'13"E	408.92'	408.94'
C43	10927.50'	0°56'29"	N87°08'58"E	179.52'	179.52'
C45	10927.50'	0°11'58"	N88°19'37"E	38.03'	38.03'
C46	10937.50'	0°17'32"	N88°13'19"E	55.80'	55.80'
C47	10937.50'	0°10'51"	N87°59'07"E	34.50'	34.50'
C48	496.00'	18°18'23"	S10°43'57"E	157.80'	158.48'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S01°34'46"E	41.90'
L2	S19°53'09"E	55.18'
L3	S16°04'18"E	30.07'
L4	S23°42'00"E	30.07'
L5	N01°34'46"W	41.27'
L61	S89°59'44"E	30.00'
L62	S00°20'13"E	53.50'
L63	S00°22'58"W	57.61'
L64	S89°44'09"E	54.28'
L65	N70°06'35"E	11.03'
L66	S70°06'35"W	16.36'
L67	N00°22'58"E	57.50'
L68	S19°53'09"E	30.00'
L69	N01°20'59"W	50.00'
L70	S39°38'19"E	24.62'
L71	S39°38'19"E	35.54'
L72	S71°16'28"E	64.84'
L73	S71°16'28"E	8.73'
L74	N01°20'59"W	4.10'
L75	S39°38'19"E	0.62'
L76	S46°35'01"E	25.20'
L82	S88°45'13"W	26.80'
L83	S00°02'55"W	28.75'
L84	S88°45'13"W	54.98'
L85	N01°34'46"W	28.22'
L86	N43°24'59"E	40.76'
L87	N01°35'01"W	14.37'
L89	S01°34'46"E	41.64'
L90	N90°00'00"W	32.79'
L91	N00°00'00"W	10.50'
L92	N89°58'44"W	7.23'
L93	N00°01'16"E	29.50'
L94	N90°00'00"E	25.54'
L95	N88°45'13"E	24.82'

NORTH R/W LINE

NORTH R/W LINE

DOWDEN ROAD
VARIABLE-WIDTH PUBLIC RIGHT OF WAY
PER P.B. 86, PG. 61-71

RAD=11062.50'
CA=2°06'58"
CB=N87°44'13"E
CH=408.58'
A=408.60'

RAD=10937.50'
CA=1°44'53"
CB=N87°33'10"E
CH=333.69'
A=333.70'

N01°20'59"W 5.90'

SOUTH R/W LINE

SOUTH LA R/W LINE

P.O.B.

L74

N88°38'27"E 80.26'

N88°51'44"E 543.41'

PRC

C42

C11

C43

CITY SERVICES EASEMENT

DETAIL "A"

C12

C47

CITY SERVICES EASEMENT

SOUTH R/W LINE

L5

L89

L1

S01°07'48"W 9.52'

PC

PC

PC

N88°45'13"E 133.33'

DETAIL "B"

S39°38'19"E 60.16'

L71

S71°16'28"E 73.57'

L72

50' GAS EASEMENT
O.R. 1682, PG. 340
O.R. 4339, PG. 3883

N88°45'13"E 216.39'

L73

S00°51'59"E 50.27'

L69

N88°38'27"E 80.17'

N88°51'44"E 543.36'

EAST LA R/W LINE

C10

C48

C1

PT

PT

34.50'

34.50'

L2

TRACT G
WETLAND BUFFER
AREA

34.50'

32.50'

L3

S05°35'47"W 154.84'

N01°20'59"W 597.99'

DOWDEN ROAD

CITY SERVICES EASEMENT

C43

L76

TRACT F

NORTH LINE
50' GAS EASEMENT
O.R. 1682, PG. 340

TRACT A

DETAIL "A"
SCALE 1" = 25'

CITY SERVICES EASEMENT

DOWDEN ROAD

C13

C46

L75

C45

TRACT F

L85

L87

L83

L70

L84

L82

L95

SIGN EASEMENT

L86

NORTH LINE
50' GAS EASEMENT
O.R. 1682, PG. 340

TRACT A

DETAIL "B"
SCALE 1" = 25'

NOT PLATTED

S04°03'26"W 141.05'

S55°48'08"E 76.67'

S19°41'52"E 131.58'

S30°27'25"E 132.63'

S27°05'25"E 78.04'

TRACT A
FUTURE DEVELOPMENT

MOSS PRESERVE PARKWAY

N19°53'09"W 490.55'

S19°53'09"E 189.50'

S19°53'09"E 432.06'

TRACT F

34.50'

32.50'

L4

34.50'

34.50'

TEMPORARY ACCESS
AND UTILITY EASEMENT
DOC# 20190655901

S19°53'09"E 738.06'

S19°53'09"E 1042.74'

STATE ROAD 417
VARIABLE-WIDTH LIMITED-ACCESS RIGHT OF WAY
PER OOCEA PROJECT 75301-6445-457
AND OOCEA PROJECT 417-302

N24°17'47"E 970.61'

EAST LA R/W LINE

816.98'

2.24'

S89°59'44"E 512.57'

STORM EASEMENT #1

N90°00'00"E 122.89'

55.33'

N00°00'16"E 163.51'

N00°00'16"E 161.27'

N90°00'00"E 67.55'

N00°00'00"E 105.94'

105.94'

55.35'

67.54'

S89°59'44"E 122.89'

TRACT C
COMMON
AREA

N89°59'44"W 482.47'

S89°59'44"E 263.58'

L61

S89°59'44"E 188.89'

10.55'

L94

L63

L62

UTILITY EASEMENT

L92

L91

L90

42.54'

N19°53'09"W 552.19'

61.50'

S89°56'42"E 163.27'

N00°20'13"W 83.48'

N89°56'42"W 162.90'

30' SANITARY SEWER EASEMENT

L93

L64

L65

L68

L67

L66

N89°44'09"W 89.68'

S00°00'16"W 528.49'

S00°00'16"W 488.62'

TRACT B
MULTIFAMILY

S19°53'09"E 58.49'

TRACT G
WETLAND BUFFER
AREA

LEADING EDGE LAND SERVICES
INCORPORATED
8802 EXCHANGE DRIVE
ORLANDO, FLORIDA 32809
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WEB:www.leadingedgels.com
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SHEET 3 SHEET 4 | SHEET 3 SHEET 4 | SHEET 3 SHEET 5 | SHEET 3 SHEET 5