

ARBORWOOD PRESERVE, PHASE 2B

A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5, AND PART OF TRACT LK-10

ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT 2018000177984, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA

INSTRUMENT NUMBER _____

SHEET 1 OF 4



ENGINEERING
4983 ROYAL GULF CIRCLE
FORT MYERS, FLORIDA 33966
PHONE: (239) 597-0575 FAX: (239) 597-0578
FLORIDA CERTIFICATE OF AUTHORIZATION # LB-6952
PREPARED BY
DONALD G. MILLER, P.S.M. LS 6674

DEDICATIONS

KNOW ALL MEN BY THESE PRESENTS THAT WCI COMMUNITIES, LLC, A DELAWARE LIMITED LIABILITY COMPANY, THE OWNER OF THE LANDS DESCRIBED HEREIN, HAS CAUSED THIS PLAT OF ARBORWOOD PRESERVE, PHASE 2B, A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5 AND PART OF TRACT LK-10, ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT 2018000177984, PUBLIC RECORDS LEE COUNTY, FLORIDA, LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, CITY OF FORT MYERS, LEE COUNTY, FLORIDA TO BE MADE AND DOES HEREBY MAKE THE FOLLOWING DEDICATIONS:

- TO THE ARBORWOOD PRESERVE PROPERTY OWNERS ASSOCIATION, INC. ITS SUCCESSORS AND ASSIGNS,
 - ALL THAT PORTION OF THE ROAD RIGHTS-OF-WAY (R.O.W.) HEREIN REFERRED TO AS TRACT RD-5 FOR THE PURPOSES OF ACCESS, INSTALLATION, REPAIR AND MAINTENANCE OF THE ROAD, SUBJECT TO THE DEDICATION OF THE ACCESS EASEMENT (A.E.), DRAINAGE EASEMENT (D.E.), PUBLIC UTILITY EASEMENT (P.U.E.) AND IRRIGATION EASEMENT (I.E.) ACROSS, OVER AND UNDER SAID TRACT R-5A TO THE CITY OF FORT MYERS AND THE ARBORWOOD PRESERVE PROPERTY OWNERS ASSOCIATION, INC. AND PROVIDE FOR SUCH SERVICES FOR THE PURPOSES OF ACCESS, INSTALLATION, REPAIR AND MAINTENANCE OF THEIR RESPECTIVE FACILITIES.
 - THE LAKE TRACTS AS SHOWN HEREON AS TRACTS LK-10A AND LK-14A, ALL DRAINAGE EASEMENTS (D.E.), ALL LAKE MAINTENANCE EASEMENTS (L.M.E.), AND ALL IRRIGATION EASEMENTS (I.E.) AS LABELED HEREIN FOR THE PURPOSES OF ACCESS TO, INSTALLATION OF, AND THE MAINTENANCE AND REPAIR OF ITS DRAINAGE AND IRRIGATION FACILITIES LYING WITHIN SAID LAKE TRACTS, DRAINAGE EASEMENTS, LAKE MAINTENANCE EASEMENTS AND IRRIGATION EASEMENTS FOR WATER MANAGEMENT, LAKE MAINTENANCE, AND IRRIGATION SERVICES WITH RESPONSIBILITY FOR MAINTENANCE.
 - THE OPEN SPACE TRACT AS SHOWN HEREON, TRACT OS-5A, IS FOR THE PURPOSE OF ACCESS, OPERATION AND MAINTENANCE THEREOF.
- TO THE CITY OF FORT MYERS,
 - AN ACCESS EASEMENT (A.E.), DRAINAGE EASEMENT (D.E.), AND PUBLIC UTILITY EASEMENT (P.U.E.) ACROSS OVER AND UNDER TRACT RD-5 AS SHOWN HEREON AND PROVIDE FOR SUCH SERVICES FOR THE PURPOSES OF ACCESS, INSTALLATION, REPAIR AND MAINTENANCE OF THEIR RESPECTIVE FACILITIES WITH NO RESPONSIBILITY OF MAINTENANCE THEREOF IN TRACT RD-5.
- TO THE CITY OF FORT MYERS, LEE COUNTY, AND ALL PROVIDERS OF EMERGENCY SERVICES; A NON-EXCLUSIVE ACCESS EASEMENT (A.E.) ACROSS, OVER AND UNDER THE ROAD RIGHTS-OF-WAY (R.O.W.) AS SHOWN HEREON AS TRACT RD-5 FOR INGRESS AND EGRESS OF EMERGENCY VEHICLES AND GOVERNMENTAL SERVICES.
- TO THE RESPECTIVE GOVERNMENTAL AGENCIES AND LICENSED PRIVATE UTILITIES HAVING THE AUTHORITY TO PROVIDE FOR SUCH SERVICES ALL EASEMENTS HEREIN LABELED PUBLIC UTILITY EASEMENT (P.U.E.), FOR THE PURPOSES OF INSTALLATION, REPAIR, MAINTENANCE AND OPERATION OF THEIR RESPECTIVE UTILITIES FOR WHICH THEY HAVE THE AUTHORITY TO PROVIDE, INCLUDING BUT NOT LIMITED TO WATER, SEWER, IRRIGATION, STREET LIGHTS, ELECTRIC, GAS, CABLE TELEVISION AND TELEPHONE. HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.
- TRACT MF-1 IS RESERVED FOR FUTURE DEVELOPMENT.

IN WITNESS WHEREOF, WCI COMMUNITIES, LLC, A DELAWARE LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE MADE AND SIGNED IN ITS NAME BY ITS VICE PRESIDENT.

THIS _____ DAY OF _____, 2019.

WITNESS 1

PRINTED NAME

BY: WCI COMMUNITIES, LLC, A DELAWARE LIMITED LIABILITY COMPANY.

WITNESS 2

PRINTED NAME

DARIN MCMURRAY, VICE PRESIDENT

ARBORWOOD COMMUNITY DEVELOPMENT DISTRICT

THE ARBORWOOD COMMUNITY DEVELOPMENT DISTRICT HEREBY ACKNOWLEDGES ACCEPTANCE OF THE DRAINAGE OF ALL THE LANDS CONTAINED WITHIN THIS PLAT AS PERMITTED BY SOUTH FLORIDA WATER MANAGEMENT DISTRICT.

WITNESSES AS TO BOTH

ARBORWOOD COMMUNITY DEVELOPMENT DISTRICT

BY: _____
WITNESS 1

CHAIRMAN

PRINTED NAME

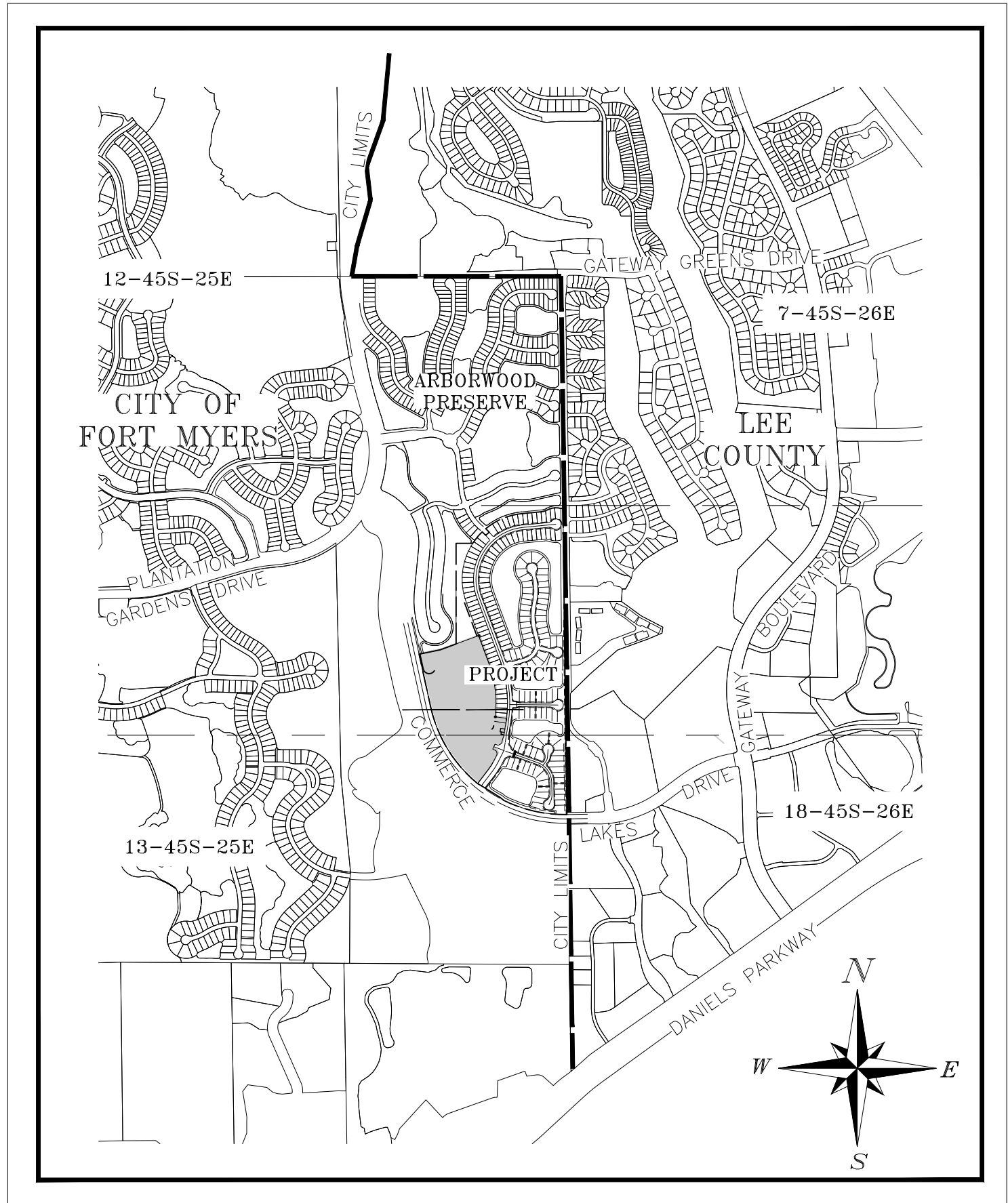
CHAIRMAN PRINTED NAME

BY: _____
WITNESS 1

SECRETARY

PRINTED NAME

SECRETARY PRINTED NAME



LOCATION MAP

NOT TO SCALE

CORPORATE ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF LEE

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019, BY DARIN MCMURRAY, VICE PRESIDENT OF WCI COMMUNITIES, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED AS SUCH OFFICER FOR THE USES AND PURPOSES THEREIN MENTIONED AND THAT SAID DEDICATION IS THE ACT AND DEED OF SAID COMPANY.

NOTARY PUBLIC, STATE OF FLORIDA

COMMISSION NUMBER

PRINTED NAME

MY COMMISSION EXPIRES: _____

CORPORATE ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF LEE

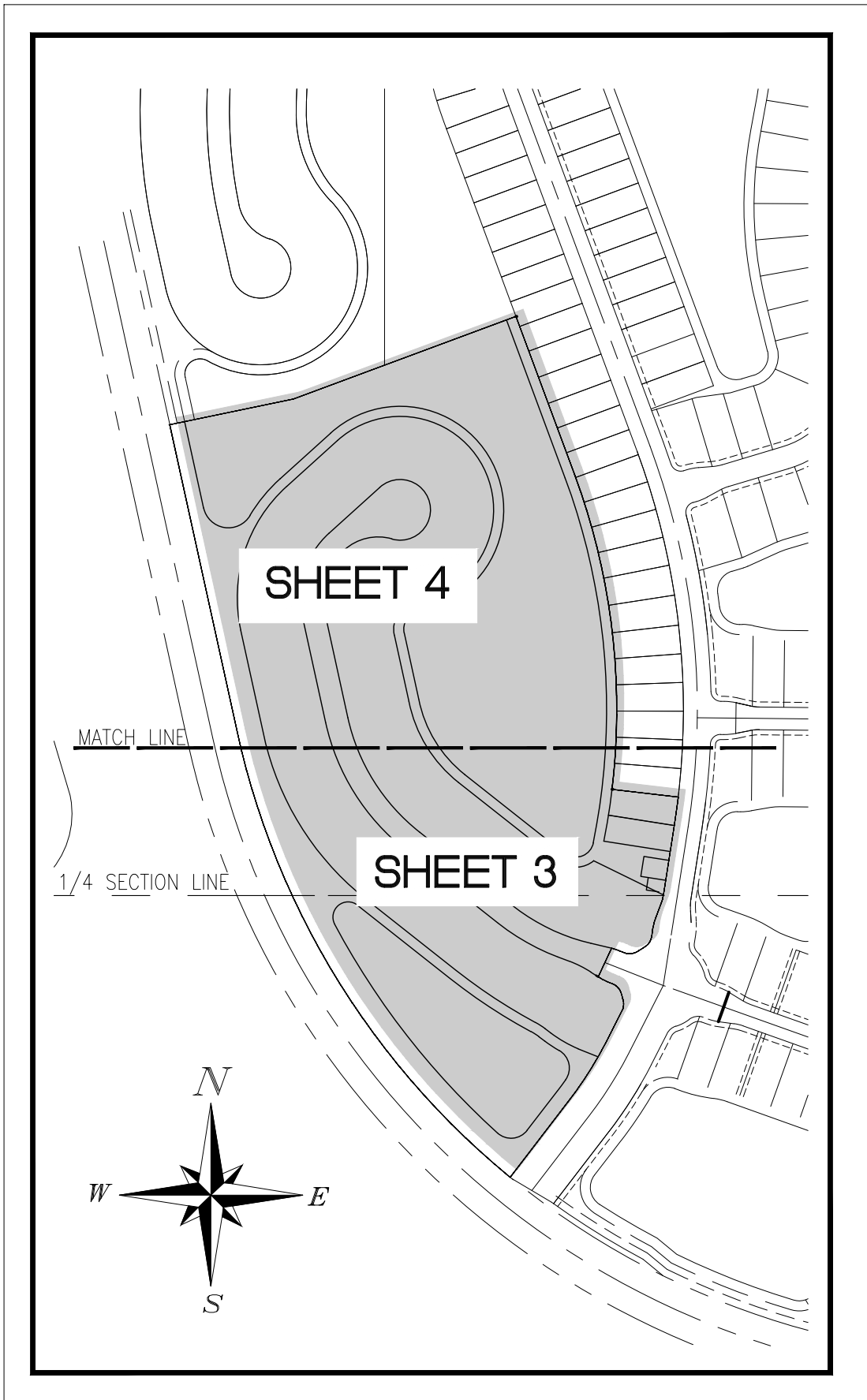
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019, BY _____, CHAIRMAN OF ARBORWOOD COMMUNITY DEVELOPMENT DISTRICT, ON BEHALF OF SAID DISTRICT. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED _____ AS IDENTIFICATION.

NOTARY PUBLIC, STATE OF FLORIDA

COMMISSION NUMBER

PRINTED NAME

MY COMMISSION EXPIRES



SHEET KEY MAP

SCALE 1" = 300'

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 THIS COUNTY.

CORPORATE ACKNOWLEDGMENT

STATE OF FLORIDA COUNTY OF LEE

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019, BY _____, SECRETARY OF ARBORWOOD COMMUNITY DEVELOPMENT DISTRICT, ON BEHALF OF SAID DISTRICT. THEY ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED _____ AS IDENTIFICATION.

NOTARY PUBLIC, STATE OF FLORIDA

COMMISSION NUMBER

PRINTED NAME

MY COMMISSION EXPIRES

TOTAL AREA

1,031,971 SQUARE FEET OR 23.69 ACRES, MORE OR LESS.

APPROVALS

CITY OF FORT MYERS, FLORIDA
A MUNICIPAL CORPORATION

THIS PLAT IS ACCEPTED THIS _____ DAY OF _____, 2019, IN OPEN MEETING OF THE CITY COUNCIL OF THE CITY OF FORT MYERS, FLORIDA.
ATTEST:

BY:

RANDALL P. HENDERSON, JR., MAYOR

GWEN CARLISLE, MMC, CITY CLERK

BY:

SAEED KAZEMI, P.E. CITY MANAGER

APPROVED AS TO FORM:

ON BEHALF OF THE CITY OF FORT MYERS I HAVE REVIEWED THE ATTACHED PLAT OF ARBORWOOD PRESERVE, PHASE 2B, A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5 AND PART OF TRACT LK-10, ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT NUMBER 2018000177984, PUBLIC RECORDS LEE COUNTY, FLORIDA LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, CITY OF FORT MYERS, LEE COUNTY, FLORIDA AND FIND IT COMPLIES WITH ALL OF THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES.

DENIS J. O'CONNELL, JR., PSM

DATE

FLORIDA CERTIFICATE NO. LS 5430

CLERK OF COURT CERTIFICATION

I HEREBY CERTIFY THAT THE ATTACHED PLAT OF ARBORWOOD PRESERVE, PHASE 2B, A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5 AND PART OF TRACT LK-10, ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT NUMBER 2018000177984, PUBLIC RECORDS LEE COUNTY, FLORIDA LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, CITY OF FORT MYERS, LEE COUNTY, FLORIDA, WAS FILED FOR RECORD AT .M. THIS _____ DAY OF _____, 2019, AND DULY RECORDED AS INSTRUMENT NO. _____, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LINDA DOGGETT

CLERK OF THE CIRCUIT COURT
IN AND FOR LEE COUNTY, FLORIDA

PREPARING SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE ATTACHED PLAT OF ARBORWOOD PRESERVE, PHASE 2B, A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5 AND PART OF TRACT LK-10, ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT NUMBER 201800017984, PUBLIC RECORDS LEE COUNTY, FLORIDA LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, CITY OF FORT MYERS, LEE COUNTY, FLORIDA, WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND COMPLIES WITH ALL OF THE SURVEY REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES. I FURTHER CERTIFY THE PERMANENT REFERENCE MONUMENTS (PRM) HAVE BEEN PLACED AT THE LOCATIONS SHOWN ON THE PLAT.

DONALD G. MILLER, FLORIDA PROFESSIONAL SURVEYOR & MAPPER

DATE

CERTIFICATE # 6674

RWA, INC., FLORIDA CERTIFICATE OF AUTHORIZATION LB 6952

ARBORWOOD PRESERVE, PHASE 2B

A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5, AND PART OF TRACT LK-10

ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT 2018000177984, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA

INSTRUMENT NUMBER _____

SHEET 2 OF 4

RWA
ENGINEERING
4983 ROYAL GULF CIRCLE
FORT MYERS, FLORIDA 33966
PHONE: (239) 597-0575 FAX: (239) 597-0578
FLORIDA CERTIFICATE OF AUTHORIZATION # LB-6952
PREPARED BY
DONALD G. MILLER, PSM LS 6674

LEGAL DESCRIPTION:

THE FOLLOWING PROPERTY DESCRIBED IS ALL OF LOT 41 AND 42, BLOCK J, TRACT LK-14, TRACT FD-1, TRACT OS-5, AND PART OF TRACT LK-10 OF ARBORWOOD PRESERVE, PHASE 2A AS RECORDED IN INSTRUMENT NUMBER 2018000177984 OF THE OFFICIAL RECORDS OF LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 40, BLOCK J, ARBORWOOD PRESERVE, PHASE 2A AS RECORDED IN INSTRUMENT NUMBER 2018000177984 OF THE OFFICIAL RECORDS OF LEE COUNTY, FLORIDA; THENCE ALONG THE SOUTH LINE OF SAID LOT 40, S 83°14'24" E A DISTANCE OF 132.00 FEET TO THE WESTERLY RIGHT OF WAY LINE OF ARBOR TRACT DRIVE; THENCE ALONG SAID WESTERLY RIGHT OF WAY LINE OF ARBOR TRACE DRIVE ON FOLLOWING TWENTY (20) COURSES AND DISTANCES:

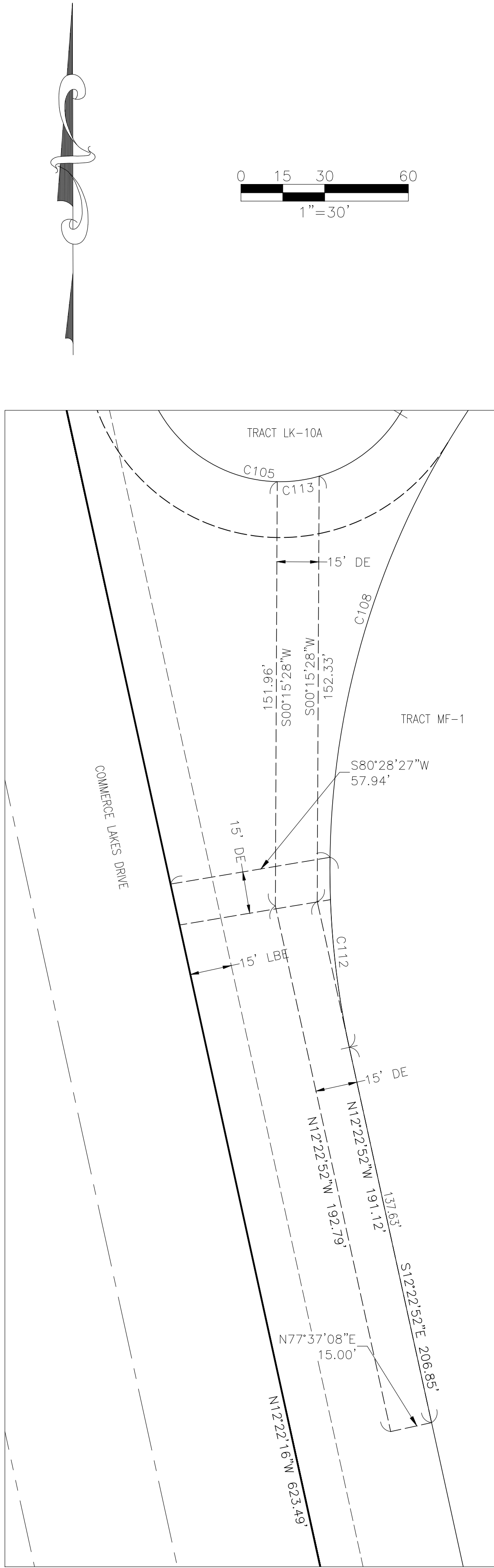
- 1)ALONG A CURVE TURNING TO THE LEFT THRU A CENTRAL ANGLE OF 02°09'14" AND AN ARC LENGTH OF 55.36 FEET, HAVING A RADIUS OF 1472.50 FEET AND WHOSE CHORD BEARS S 07°50'13" W FOR A DISTANCE OF 55.35 FEET;
 - 2)S 08° 54' 50" W FOR A DISTANCE OF 140.52 FEET;
 - 3)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 12° 00' 00"AND AN ARC LENGTH OF 17.70 FEET, HAVING A RADIUS OF 84.50 FEET, AND WHOSE CHORD BEARS S 14° 54' 50" W FOR A DISTANCE OF 17.67 FEET;
 - 4)S 20° 54' 50" W FOR A DISTANCE OF 28.66 FEET;
 - 5)ALONG A CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 12° 00' 00" AND AN ARC LENGTH OF 24.19 FEET, HAVING A RADIUS OF 115.50 FEET, AND WHOSE CHORD BEARS S 14° 54' 50" W FOR A DISTANCE OF 24.15 FEET;
 - 6)S 08° 54' 50" W FOR A DISTANCE OF 15.68 FEET;
 - 7)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 53° 47' 58" AND AN ARC LENGTH OF 27.70 FEET, HAVING A RADIUS OF 29.50 FEET, AND WHOSE CHORD BEARS S 35° 48' 49" W FOR A DISTANCE OF 26.69 FEET;
 - 8)ALONG A CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 08° 35' 00" AND AN ARC LENGTH OF 12.66 FEET, HAVING A RADIUS OF 84.50 FEET, AND WHOSE CHORD BEARS S 58° 25' 18" W FOR A DISTANCE OF 12.65 FEET;
 - 9)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 58° 14' 02" AND AN ARC LENGTH OF 29.98 FEET, HAVING A RADIUS OF 29.50 FEET, AND WHOSE CHORD BEARS S 83° 14' 49" W FOR A DISTANCE OF 28.71 FEET;
 - 10)N 67° 38' 10" W FOR A DISTANCE OF 10.10 FEET;
 - 11)ALONG A CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 08° 00' 52" AND AN ARC LENGTH OF 15.70 FEET, HAVING A RADIUS OF 112.24 FEET, AND WHOSE CHORD BEARS N 71° 38' 36" W FOR A DISTANCE OF 15.69 FEET;
 - 12)S 25° 12' 45" W FOR A DISTANCE OF 62.77 FEET;
 - 13)ALONG A CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 10° 36' 35" AND AN ARC LENGTH OF 20.83 FEET, HAVING A RADIUS OF 112.50 FEET, AND WHOSE CHORD BEARS S 62° 26' 19" E FOR A DISTANCE OF 20.80 FEET;
 - 14)S 67° 43' 51" E FOR A DISTANCE OF 11.12 FEET;
 - 15)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 55° 33' 19" AND AN ARC LENGTH OF 28.60 FEET, HAVING A RADIUS OF 29.50 FEET, AND WHOSE CHORD BEARS S 39° 57' 12" E FOR A DISTANCE OF 27.50 FEET;
 - 16)ALONG A CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 06° 34' 59" AND AN ARC LENGTH OF 9.71 FEET, HAVING A RADIUS OF 84.50 FEET, AND WHOSE CHORD BEARS S 15° 28' 02" E FOR A DISTANCE OF 9.70 FEET;
 - 17)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 45° 47' 01" AND AN ARC LENGTH OF 23.57 FEET, HAVING A RADIUS OF 29.50 FEET, AND WHOSE CHORD BEARS S 04° 08' 00" W FOR A DISTANCE OF 22.95 FEET;
 - 18)S 27° 01' 30" W FOR A DISTANCE OF 68.79 FEET;
 - 19)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10° 30' 43" AND AN ARC LENGTH OF 137.60 FEET, HAVING A RADIUS OF 750.00 FEET, AND WHOSE CHORD BEARS S 32° 16' 52" W FOR A DISTANCE OF 137.41 FEET;
 - 20)S 37°32'13" W FOR A DISTANCE OF 191.99 FEET TO THE EASTERLY RIGHT OF WAY LINE OF COMMERCE LAKES DRIVE (OFFICIAL RECORD 4846, PAGE 4127);
- THENCE ALONG SAID EASTERLY RIGHT OF WAY LINE ON THE FOLLOWING TWO (2) COURSES AND DISTANCES:
- 1)ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 38°16'28" AND AN ARC LENGTH OF 1053.46 FEET, HAVING A RADIUS OF 1577.00 FEET, AND WHOSE CHORD BEARS N 31°30'32" W FOR A DISTANCE OF 1033.98 FEET;
 - 2)N 12°22'16" W FOR A DISTANCE OF 623.49;

THENCE ALONG THE SOUTHERLY LINE OF TRACTS OS-1 AND LK-10, ARBORWOOD PRESERVE, PHASE 1 (INSTRUMENT NUMBER 2015000246323), N 78°17'12" E FOR A DISTANCE OF 248.51 FEET; THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF TRACT LK-10, N 69°40'02" E FOR A DISTANCE OF 471.68 FEET TO THE WESTERLY LINE OF ARBORWOOD PRESERVE, PHASE 2A, BLOCK J (INSTRUMENT NUMBER 2018000177984); THENCE ALONG SAID WESTERLY LINE, S 20°19'58" E FOR A DISTANCE OF 333.75 FEET; THENCE CONTINUING ALONG SAID WESTERLY LINE ALONG A CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 27°05'35" AND AN ARC LENGTH OF 633.87 FEET, HAVING A RADIUS OF 1340.50 FEET, AND WHOSE CHORD BEARS S 06°47'11" E FOR A DISTANCE OF 627.98 FEET TO THE POINT OF BEGINNING.;

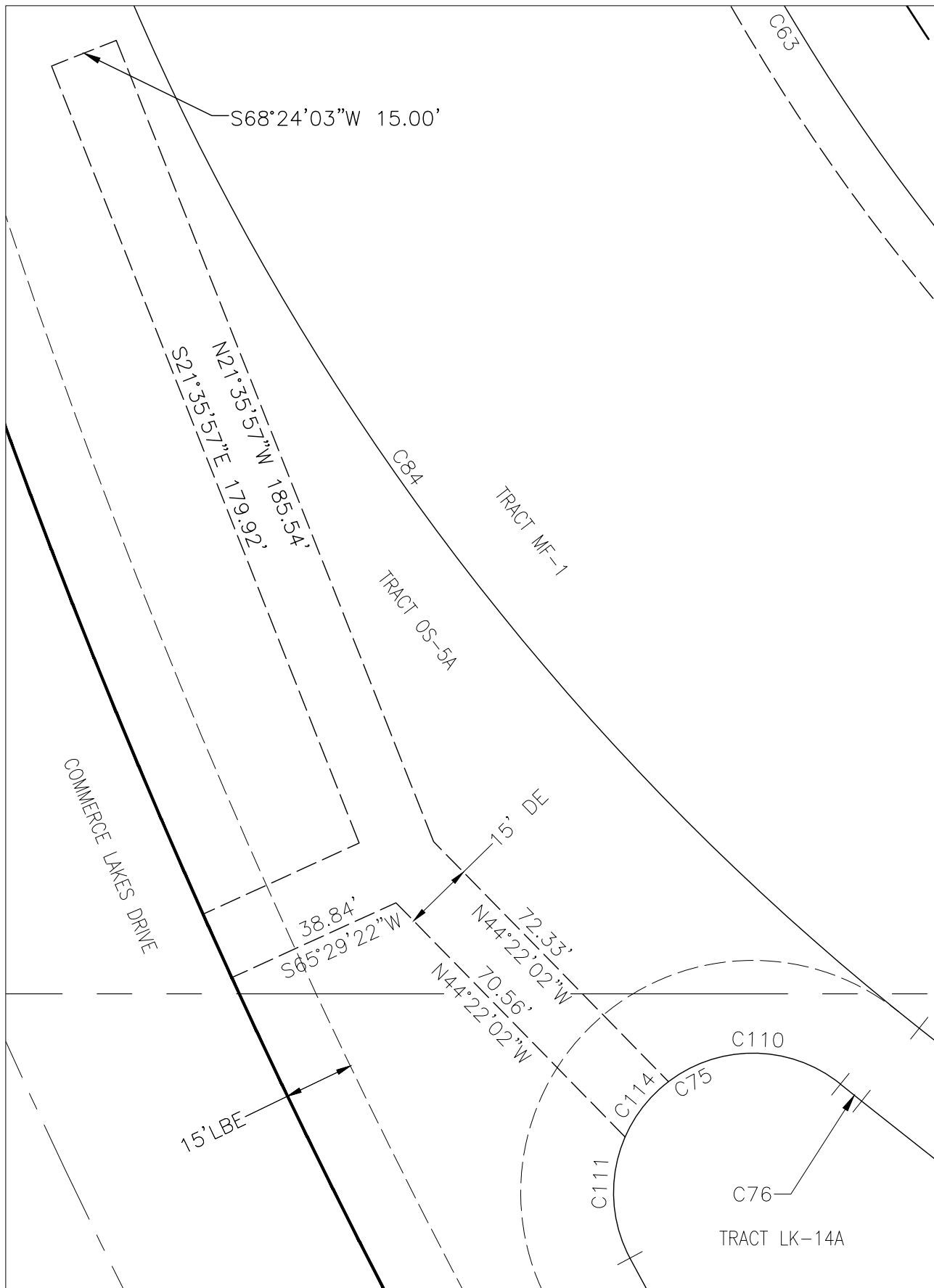
CONTAINING 1,031,971 SQUARE FEET OR 23.69 ACRES, MORE OR LESS.

BEARINGS ARE BASED ON THE PLAT OF ARBORWOOD PRESERVE, PHASE 2A AS RECORDED IN INSTRUMENT NUMBER 2018000177984 OF THE OFFICIAL RECORDS OF LEE COUNTY, FLORIDA.

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING
C75	82.18'	30.00'	156°57'39"	N50°24'48"E
C76	5.84'	587.50'	0°34'09"	S51°23'27"E
C84	397.08'	567.50'	40°05'23"	S31°37'50"E
C105	119.31'	50.00'	136°42'49"	S80°43'41"E
C108	312.96'	297.50'	60°16'25"	N17°45'38"E
C110	39.89'	30.00'	76°10'31"	N89°11'38"W
C111	27.00'	30.00'	51°34'25"	S02°16'48"E
C112	68.57'	297.50'	13°12'20"	S05°46'43"E
C113	15.20'	50.00'	17°24'46"	N82°32'14"E
C114	15.30'	30.00'	29°12'42"	S38°06'45"W

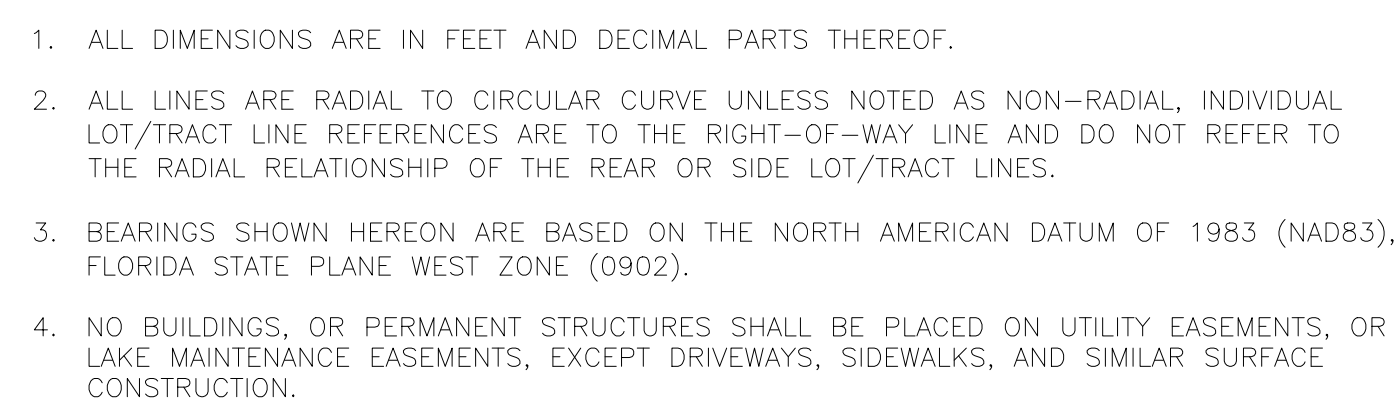


DETAIL B



DETAIL A

SHEET 3 OF 4



ARBORWOOD PRESERVE, PHASE 2B

A REPLAT OF LOTS 41, 42, BLOCK J, TRACTS LK-14, FD-1, OS-5, AND PART OF TRACT LK-10

ARBORWOOD PRESERVE, PHASE 2A, INSTRUMENT 2018000177984, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

LYING IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA

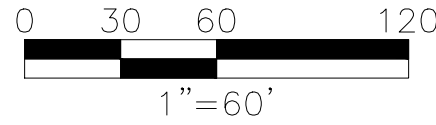
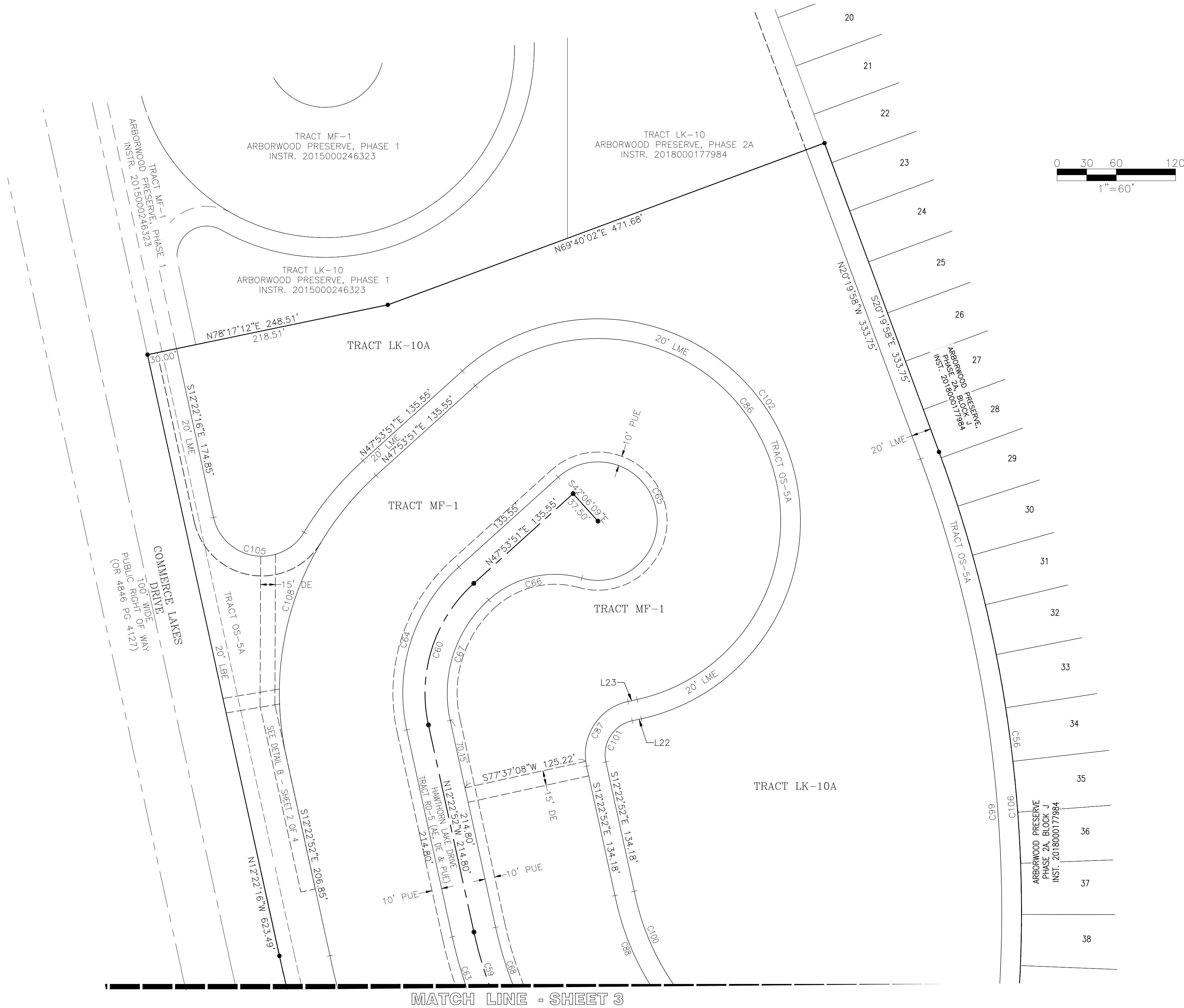
INSTRUMENT NUMBER _____

SHEET 4 OF 4



4983 ROYAL GULF CIRCLE
FORT MYERS, FLORIDA 33966
PHONE: (239) 597-0575 FAX: (239) 597-0578
FLORIDA CERTIFICATE OF AUTHORIZATION # LB-6952

DONALD G. MILLER, PSM LS 6674



LINE TABLE		
LINE	BEARING	LENGTH
L22	S77°37'08"W	9.45'
L23	S77°37'08"W	9.45'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C56	633.87'	1340.50'	27°05'35"	S06°47'11"E	627.98'
C59	288.04'	420.00'	39°17'39"	S32°01'42"E	282.43'
C60	157.81'	150.00'	60°16'43"	S17°45'29"W	150.63'
C63	303.47'	442.50'	39°17'39"	S32°01'42"E	297.56'
C64	181.48'	172.50'	60°16'43"	S17°45'29"W	173.23'
C65	249.14'	60.00'	237°54'36"	N13°08'51"W	105.00'
C66	101.07'	100.00'	57°54'36"	S76°51'09"W	96.82'
C67	134.14'	127.50'	60°16'43"	S17°45'29"W	128.04'
C68	272.61'	397.50'	39°17'39"	S32°01'42"E	267.30'
C86	677.16'	185.00'	209°43'17"	S27°14'31"E	357.62'
C87	86.39'	55.00'	90°00'00"	S32°37'08"W	77.78'
C88	192.34'	272.50'	40°26'32"	S31°27'16"E	188.38'
C99	734.35'	1320.50'	31°51'47"	N04°24'05"W	724.93'
C100	178.23'	252.50'	40°26'32"	S31°27'16"E	174.55'
C101	54.98'	35.00'	90°00'00"	S32°37'08"W	49.50'
C102	750.37'	205.00'	209°43'17"	S27°14'31"E	396.29'
C105	119.31'	50.00'	136°42'49"	S80°43'41"E	92.95'
C106	737.90'	1340.50'	31°32'22"	N04°33'47"W	728.62'
C108	312.96'	297.50'	60°16'25"	N17°45'38"E	298.73'
C112	68.57'	297.50'	13°12'20"	S05°46'43"E	68.42'

LEGEND AND ABBREVIATIONS:

AE OR A.E.	= ACCESS EASEMENT	● = SET 5/8" IRON PIN WITH CAP PRM, RWA LB 6952
ACDD DE	= ARBORWOOD COMMUNITY DEVELOPMENT DISTRICT DRAINAGE EASEMENT	○ = FOUND 5/8" IRON PRM LB6952
C1	= SEE CURVE TABLE	■ = FCM, AS NOTED
DE OR D.E.	= DRAINAGE EASEMENT	● = SET PK NAIL WITH DISC, PCP RWA INC, LB 6952
E.	= EASTING	↔ = CHANGE OF DIRECTION
FCM	= FOUND CONCRETE MONUMENT	
FPRM	= FOUND PRM LBS952	
ID.	= IDENTIFICATION	
IE OR I.E.	= IRRIGATION EASEMENT	
INST.	= INSTRUMENT	
LME OR L.M.E.	= LAKE MAINTENANCE EASEMENT	
LBE OR L.B.E.	= LANDSCAPE BUFFER EASEMENT	
N.	= NOTHING	
NR	= NON RADIAL LINE	
OR OR O.R.	= OFFICIAL RECORDS BOOK	
PG OR PG.	= PAGE	
PCP	= PERMANENT CONTROL POINT LB S952	
PRM	= PERMANENT REFERENCE MONUMENT	
PUE OR P.U.E.	= PUBLIC UTILITY EASEMENT	
ROW OR R.O.W.	= RIGHT OF WAY	
SF	= SQUARE FEET	
SPRM	= SET PRM LB 6952	
P.B.	= PLAT BOOK	
CUE	= CITY UTILITY EASEMENT	

GENERAL NOTES

- ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF.
- ALL LINES ARE RADIAL TO CIRCULAR CURVE UNLESS NOTED AS NON-RADIAL, INDIVIDUAL LOT/TRACT LINE REFERENCES ARE TO THE RIGHT-OF-WAY LINE AND DO NOT REFER TO THE RADIAL RELATIONSHIP OF THE REAR OR SIDE LOT/TRACT LINES.
- BEARINGS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD83), FLORIDA STATE PLANE WEST ZONE (0902).
- NO BUILDINGS, OR PERMANENT STRUCTURES SHALL BE PLACED ON UTILITY EASEMENTS, OR LAKE MAINTENANCE EASEMENTS, EXCEPT DRIVEWAYS, SIDEWALKS, AND SIMILAR SURFACE CONSTRUCTION.