

LEGAL DESCRIPTION**LARES AVENUE – PARTIAL RIGHT-OF-WAY ABANDONMENT**

BEING A PORTION OF THE SOUTHERLY HALF OF LOT 89, LYING WEST OF THE INDIAN RIVER, GOMEZ GRANT AND JUPITER ISLAND, ACCORDING TO THE PLAT THEREOF FILED MAY 27, 1910, RECORDED IN THE OFFICE OF THE CIRCUIT IN AND FOR PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 80, BEING A PLAT THAT WAS FILED OCTOBER 6, 1893, AND RECORDED IN PLAT BOOK "A", PAGE 17, DADE COUNTY, FLORIDA, PUBLIC RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE WESTERLY 6.50 FEET OF THE EASTERLY 23.50 FEET OF THE SAID SOUTHERLY HALF OF LOT 89, CONTAINING 2,148 SQUARE FEET, MORE OR LESS.

SURVEYOR'S NOTES

1. NOT VALID WITHOUT ALL SHEETS AND THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. BEARINGS SHOWN HEREON ARE ASSUMED. BEARING BASE IS THE SOUTHERLY LINE OF BLOCK 1, WELWYN PARK, HAVING A BEARING OF S 68°42'56" W AND ALL OTHERS BEING RELATIVE THERETO.

This document may be reproduced upon request in an alternative format by contacting the County ADA Coordinator (772) 320-3131, the County Administration Office (772) 288-5400, Florida Relay 711, or by completing our accessibility feedback form at www.martin.fl.us/accessibility-feedback

PAGE 1 OF 2
(NOT VALID WITHOUT ALL PAGES)

SKETCH NO.: 821116_2025-07-23.dwg

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

CERTIFICATION:

I HEREBY CERTIFY THAT THE SKETCH AND DESCRIPTION SHOWN HEREON MEETS THE STANDARDS OF PRACTICE SET FORTH UNDER CHAPTER 5J-17 F.A.C. BY THE FLORIDA BOARD OF SURVEYORS AND MAPPERS.

RL VAUGHT & ASSOCIATES, INC.

SURVEYORS, MAPPERS & PLANNERS

LICENSED SURVEY BUSINESS NUMBER 5879
9075 SE BRIDGE ROAD; HOBE SOUND 33455
MAIL: P.O. BOX 160 HOBE SOUND, FL 33475
PHONE: 772-546-8086 FAX: 772-546-8087
EMAIL: survey@rlvaught.com

DATE OF SKETCH: 10/22/2025

SCALE: N/A W.O. #: 821116

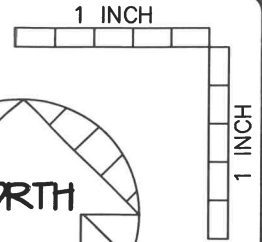
REVISIONS:

12/15/25 * PER COMMENTS * PMZ

FLORIDA REGISTRATION #6736
P. Michael Zarrella PSM

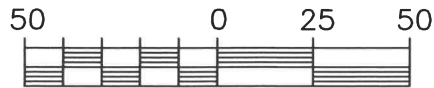
SKETCH OF DESCRIPTION

(THIS IS NOT A SURVEY)



SCALE : 1" = 50'

THIS IS THE INTENDED DISPLAY SCALE



GRAPHIC SCALE

LEGEND:

LB	LICENSED SURVEY BUSINESS
ORB	OFFICIAL RECORDS BOOK
PB	PLAT BOOK
PG	PAGE
R/W	RIGHT-OF-WAY
SF	SQUARE FEET
+/-	MORE OR LESS

RL VAUGHT & ASSOCIATES, INC.

SURVEYORS, MAPPERS & PLANNERS

LICENSED SURVEY BUSINESS NUMBER 5879
9075 SE BRIDGE ROAD; HOBE SOUND 33455
MAIL: P.O. BOX 160 HOBE SOUND, FL 33475
PHONE: 772-546-8086 FAX: 772-546-8087
EMAIL: survey@rlvaught.com

DATE OF SKETCH:
10/22/2025

SHEET:
2 OF 2

W.O. #:
821116

SKETCH NO.
821116_2025-07-23

PCN: 34-38-42-000-089-00010-2
OWNER: HOBE VILLAGE PARTNERS, LLC

N68°39'20"E
6.50'

N'LY LINE, S'LY HALF, LOT 89;
GOMEZ GRANT AND JUPITER ISLAND

OWNER: BOYS & GIRLS CLUB OF MARTIN COUNTY
PCN: 34-38-42-064-001-00010-0

PARTIAL R/W ABANDONMENT
2,148 SF +/-

S. E. LARES AVENUE
(R/W WIDTH VARIES)

8.5' STRIP CREATED BY
ORB 2359, PG 712

ORIGINAL 15' R/W DEDICATION
PER ORB 1731, PG 5

S'LY LINE, LOT 89; GOMEZ GRANT AND JUPITER ISLAND

10' FLORIDA POWER & LIGHT
EASEMENT (ORB 575, PG 1147)

BLOCK 1
WELWYN PARK
PB 3, PG 77

(BEARING BASIS) S68°42'56"W
S. LINE, BLOCK 1, WELWYN PARK
R/W PER PB 3, PG 77

S.E. EDWYN ST
(R/W WIDTH VARIES)