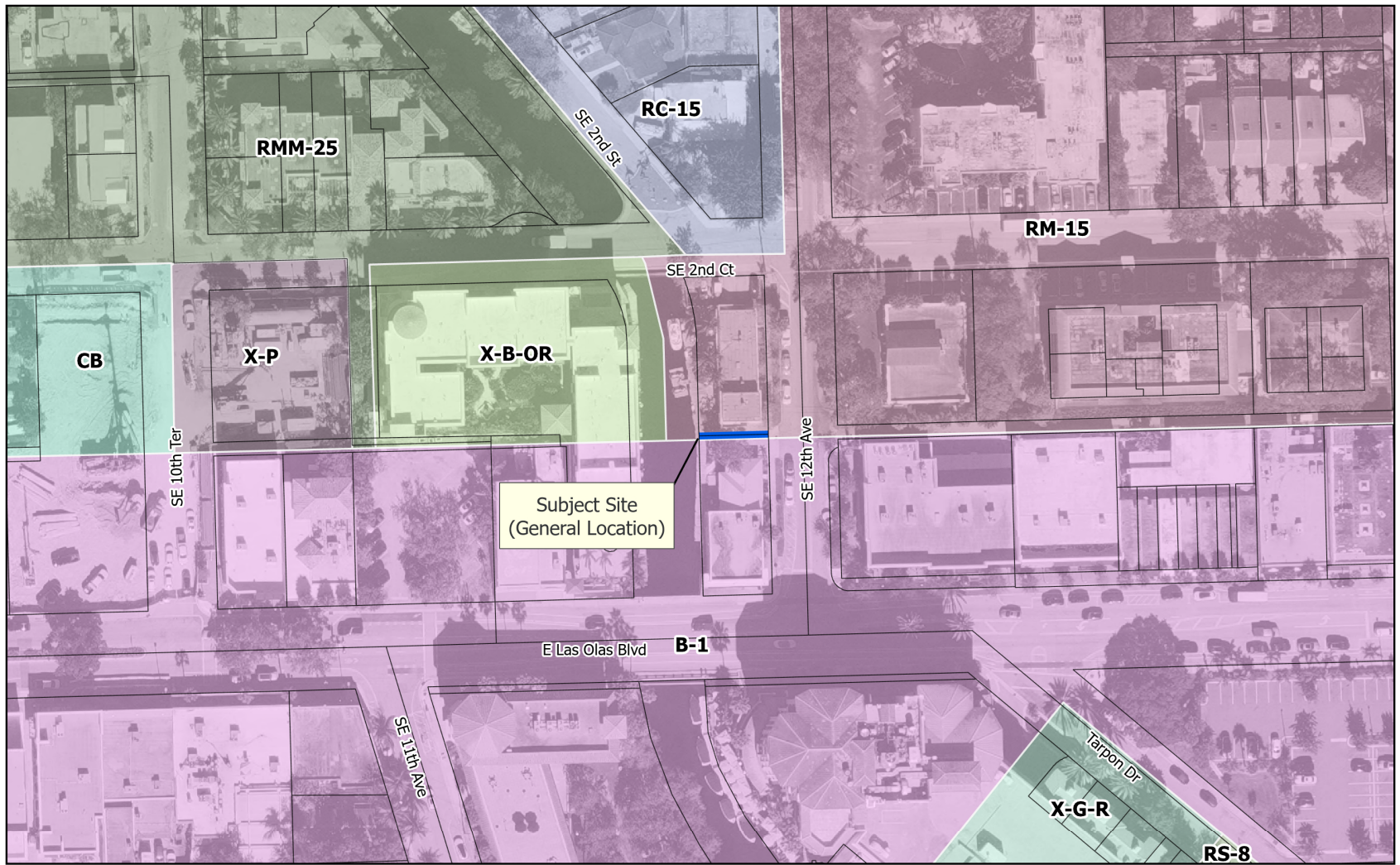
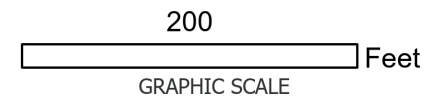




UDP-EV25006

Legend

- Subject Site - General location
- Fort Lauderdale Municipal Boundary Line



M D O.K.

EXHIBIT "A"

LEGAL DESCRIPTION: 5' Drainage Easement Vacation

A five (5) foot wide Storm Drainage Easement across a portion of the 10 foot alley (vacated by Ordinance No. 902, dated 2/15/1938) lying between Lots 1 and 16, Block 21, BEVERLY HEIGHTS, according to the Plat thereof, recorded in Plat Book 1, Page 30, of the Public Records of Broward County, Florida, said Storm Drainage Easement being described in Official Records Book 9610 at Page 253, as recorded in said Public Records of Broward County, Florida, and being more particularly described as follows:

Commence at the Southeast corner of said Lot 1; thence S 01°30'33" E along the Southerly extension of the East line of said Lot 1, also being the Northerly extension of the East line of said Lot 16 and West right of way line of S.E. 12th Avenue for 5.00 feet to the Point of Beginning of the hereinafter described centerline of a five (5) foot wide Storm Drainage Easement, being two and one-half (2.5) feet on each side of and contiguous with the following described centerline; thence S 88°26'39" W for 50.00 feet to the Point of Termination.

SURVEYOR'S NOTES:

- This site lies in Section 11, Township 50 South, Range 42 East, City of Fort Lauderdale, Broward County, Florida.
- All documents are recorded in the Public Records of Broward County, Florida unless otherwise noted.
- Bearings hereon are referred to an assumed value of S 01°30'33" E for the West right of way line of S.E. 12th Avenue.
- Lands shown hereon were not abstracted for easements and/or rights-of-way of records.
- This is not a "Boundary Survey" but only a graphic depiction of the description shown hereon.
- Dimensions shown hereon are based on Fortin, Leavy, Skiles, sketch #2025-046.

SURVEYOR'S CERTIFICATION:

I hereby certify that this "Sketch of Description" was made under my responsible charge on July 14, 2025, and meets the applicable codes as set forth in the Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

"Not valid without the signature and original raised seal or a digital signature of the Florida Licensed Surveyor and Mapper shown below"

FORTIN, LEAVY, SKILES, INC., LB3653

By:

Daniel C. Fortin Jr., For the Firm
Professional Surveyor and Mapper, LS6435
State of Florida.

Digitally signed by Daniel C Fortin Jr
DN: c=US, o=Unaffiliated,
dnQualifier=A01410D0000019C7228
C0D5000212C5, cn=Daniel C Fortin Jr
Date: 2026.03.09 21:44:57 -04'00'

Drawn By	MAP
Cad. No.	250467
Ref. Dwg.	2025-046
Plotted:	7/14/25 12:16a

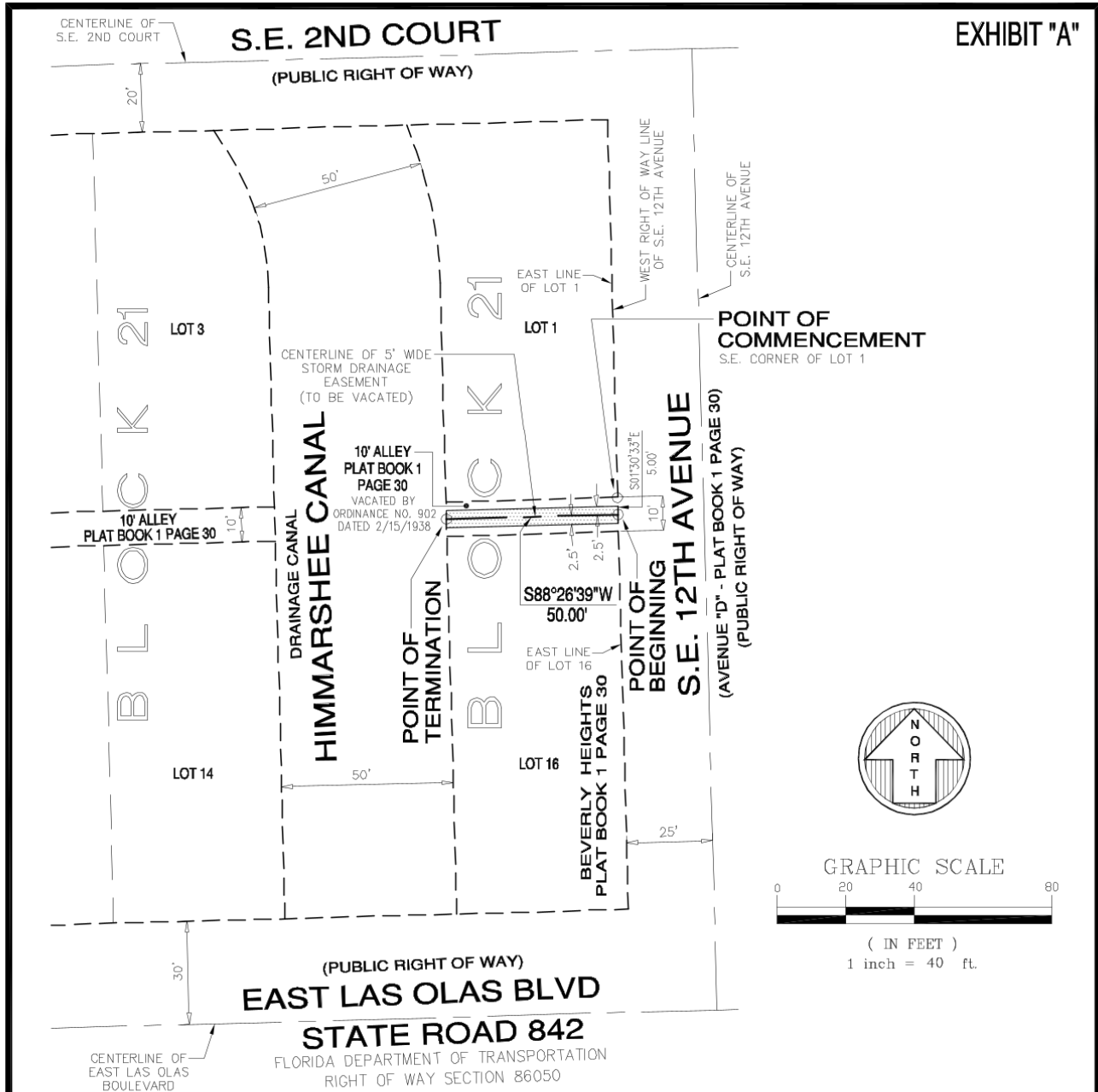
LEGAL DESCRIPTION, NOTES & CERTIFICATION

FORTIN, LEAVY, SKILES, INC.
CONSULTING ENGINEERS, SURVEYORS & MAPPERS
FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 00003653
180 Northeast 168th. Street / North Miami Beach, Florida. 33162
Phone: 305-653-4493 / Email fls@flssurvey.com

Date	7/14/25
Scale	NOT TO SCALE
Job. No.	250467
Dwg. No.	1025-052-3
Sheet	1 of 3

M.D.O.K.

EXHIBIT "A"



GRAPHIC SCALE



(IN FEET)
1 inch = 40 ft.

Drawn By	MAP
Cad. No.	250467
Ref. Dwg.	2025-046
Plotted:	7/14/25 12:16a

SKETCH OF DESCRIPTION

FORTIN, LEAVY, SKILES, INC.
CONSULTING ENGINEERS, SURVEYORS & MAPPERS
FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 00003653
180 Northeast 168th. Street / North Miami Beach, Florida. 33162
Phone: 305-653-4493 / Email fls@flssurvey.com

Date	7/14/25
Scale	1"=40'
Job. No.	250467
Dwg. No.	1025-052-3
Sheet	2 of 3

M D O.K.

EXHIBIT "A"

DRAINAGE EASEMENT



Drawn By	MAP
Cad. No.	250467
Ref. Dwg.	2025-046
Plotted:	7/14/25 12:16a

LOCATION SKETCH

FORTIN, LEAVY, SKILES, INC.
CONSULTING ENGINEERS, SURVEYORS & MAPPERS
FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER: 00003653
180 Northeast 168th. Street / North Miami Beach, Florida. 33162
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Dwg. No.	1025-052-3
Sheet	3 of 3

