

DEDICATION

STATE OF FLORIDA KNOW ALL MEN BY THESE PRESENTS: That 1100 HOTELS, LLC, a Florida limited liability company, owner of the lands described in and shown as included in this plat, has caused said COUNTY OF BROWARD SS lands to be subdivided and platted as shown hereon, said plat to be known as "LUCKEY'S" being a plot of a portion of Section 21, Township 50 South, Range 42 East, City of Fort Lauderdale, Broward County, Florida.

IN WITNESS WHEREOF: I hereunto set my hand in the City of Fort Lauderdale, County of Broward, State of Florida, this _____ day of _____, 20____.

1100 HOTELS, LLC
a Florida limited liability company

Officer: _____ Name of officer printed Sanjaykumar Patel Title: Authorized Member

Witness: _____ Name of witness printed _____

Witness: _____ Name of witness printed _____

ACKNOWLEDGMENT

STATE OF FLORIDA The foregoing instrument was acknowledged before me by means of physical presence ___ or online COUNTY OF BROWARD SS notarization ____, this ____ day of _____, 202____, by Amit G. Patel being the Director of 1100 HOTELS, LLC, a Florida Profit Corporation, to be the person described in and who acknowledged before me that he executed the same freely and voluntarily for the uses and purposes therein expressed, on behalf of the company and did not take an oath.

He is
[] personally known to me or
[] has produced _____, as identification,
and
[] did take and oath.
[X] did not take an oath.

NOTARY PUBLIC _____ STATE OF FLORIDA

Name of Notary printed _____

My Commission # _____ Expires: _____ NOTARY SEAL

DEDICATION OF MORTGAGE HOLDER:

STATE OF FLORIDA CENTENNIAL BANK, an Arkansas banking corporation, owner and holder of a mortgage on this property, recorded in Instrument Number 117224132, of the public records of Broward County, Florida and does hereby join in the dedications as shown hereon.

IN WITNESS WHEREOF: I hereunto set my hand and affix the corporate seal in the City of Fort Lauderdale, County of Broward, State of Florida, this ____ day of _____, 20____.

CENTENNIAL BANK
an Arkansas banking corporation

Officer: _____ Name printed: _____ Title: _____

Witness: _____ Name printed: _____

Witness: _____ Name printed: _____

ACKNOWLEDGMENT:

STATE OF FLORIDA The foregoing instrument was acknowledged before me by means of physical presence ___ or online COUNTY OF BROWARD SS notarization ____, this ____ day of _____, 202____, by _____ being the _____ of Centennial Bank, an Arkansas banking corporation, to be the person described in and who acknowledged before me that he executed the same freely and voluntarily for the uses and purposes therein expressed, on behalf of the corporation and did not take an oath.

He is
[] personally known to me or
[] has produced _____, as identification,
and
[] did take and oath.
[X] did not take an oath.

NOTARY PUBLIC _____ STATE OF FLORIDA

Name of Notary printed _____

My Commission # _____ Expires: _____ NOTARY SEAL

"LUCKEY'S"
A PLAT OF A PORTION NORTHEAST
ONE-QUARTER (NE 1/4) OF SECTION 21,
TOWNSHIP 50 SOUTH, RANGE 42 EAST,
CITY OF FORT LAUDERDALE,
BROWARD COUNTY, FLORIDA
JUNE, 2021



City
Engineers Seal

City of
Fort Lauderdale
Corporate Seal

Robert P. Legg, Jr.
Surveyor's Seal

Richard Tornese
Engineer's Seal

James M.
McLaughlin, Jr.
Surveyor's Seal



By: J.M. McLaughlin, Jr.

James M. McLaughlin, Jr.
Registered Land Surveyor No. LS4497
State of Florida.
for McLAUGHLIN ENGINEERING COMPANY
1700 N.W. 64th STREET, SUITE 400
FORT LAUDERDALE, FLORIDA 33309
Certificate of Authorization Number: LB 285

CITY OF FORT LAUDERDALE PLANNING AND ZONING BOARD

THIS IS TO CERTIFY: That the City Planning and Zoning Board of Fort Lauderdale, Florida, has hereby approved and accepted this plat ____ day of _____, 20____. (City of Fort Lauderdale Planning # UDP-P21003)

By: _____ Name Printed: _____ Chairman, this _____ day of _____, 20____.

CITY COMMISSION

STATE OF FLORIDA THIS IS TO CERTIFY: That this plat has been accepted and approved for record by the CITY COMMISSION OF COUNTY OF BROWARD SS THE CITY OF FORT LAUDERDALE, FLORIDA, in and by RESOLUTION NO. _____, adopted by the said City Commission, this _____ day of _____, 20____.

All application, concurrency, impact fees for the construction, expansion, and/or conversion of a building within this plat shall be paid on the date of building permit issuance.

By: _____ Jeffrey A. Modarelli City Clerk, this _____ day of _____, 20____.

CITY ENGINEER'S SIGNATURE

This plat is approved and accepted for record this _____ day of _____, 20____.

By: _____ Dennis R. Grisgen, City Engineer, Florida P.E. Registration No. 50207

BROWARD COUNTY ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT

This plat is approved and accepted for record this _____ day of _____, 20____.

By: _____ Director / Designee

BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION

This plat has been reviewed for conformity with Chapter 177, Florida Statutes. This plat has been approved and accepted for record.

By: _____ Robert P. Legg, Jr. (date) Richard Tornese (date)

Professional Surveyor and Mapper
Florida Registration Number: LS4030

Director
Florida Professional Engineer
Florida Registration Number 40263

BROWARD COUNTY PLANNING COUNCIL

THIS IS TO CERTIFY: That the Broward County Planning Council approved this plat subject to its compliance with dedication of right-of-way

for trafficways this _____ day of _____, 20____. By: _____ Chairperson This plat complies with the approval of the Broward County Planning Council of the above date and is approved and accepted for record

this _____ day of _____, 20____. By: _____ Executive Director or Designee

BROWARD COUNTY FINANCE AND ADMINISTRATIVE SERVICES DEPARTMENT - COUNTY RECORDS DIVISION - MINUTES SECTION

THIS IS TO CERTIFY: That this plat complies with the provisions of Chapter 177, FLORIDA STATUTES, and was accepted for record by the Board of County Commissioners of Broward County, Florida, this _____ day of _____, 20____.

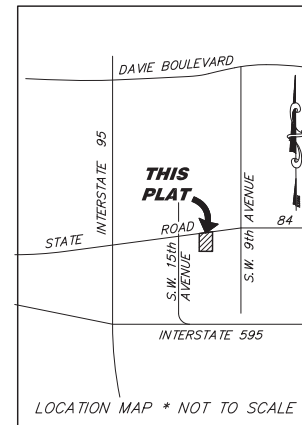
By: _____ Mayor - County Commission

SURVEYOR'S CERTIFICATE

STATE OF FLORIDA I HEREBY CERTIFY: That the attached plat is a true and correct representation of the lands recently surveyed, COUNTY OF BROWARD SS subdivided and platted under my responsible direction and supervision, that the survey data shown complies with the applicable requirements of Chapter 177, FLORIDA STATUTES, and further that the PERMANENT REFERENCE MONUMENTS (P.R.M.'S) were set in accordance with Section 177.091 of said Chapter 177, on this _____ day of _____, 20____. This plat conforms to all applicable sections of Chapter 5J-17.05, FLORIDA ADMINISTRATIVE CODE. This plat dated at Fort Lauderdale, Florida, this 22nd day of June, 2021.



RIGHT-OF-WAY NOTES:
 RIGHT-OF-WAY NOT DELINEATED IN:
 RIGHT-OF-WAY MAP BOOK 4, PAGE 23, B.C.R.
 RIGHT-OF-WAY MAP BOOK 4, PAGE 38, B.C.R.
 O.R. 2348, PAGE 620, B.C.R.



SURVEYOR'S NOTES:

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 Broward County, Florida.

Bearing shown refer to an assumed datum, and assume the centerline of S.W. 26th Street, as North 89°07'23" East, as referenced by monumentation as shown hereon.

THE FOLLOWING NOTE IS REQUIRED BY THE BROWARD COUNTY SURVEYOR PURSUANT TO CHAPTER 177.091, SUBSECTION (28), FLORIDA STATUTES:

Platted utility easements are also easements for the construction, installation, maintenance, and operation of cable television services; provided, 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. This note does not apply to private easements granted to or obtained by a particular electric, telephone, gas or other public utility. Such construction, installation, maintenance, and operation shall comply with the National Electric Safety Code as adopted by the Florida Public Service Commission.

PLAT RESTRICTION:

THIS PLAT IS RESTRICTED TO 172-ROOM HOTEL.

This note is required by Chapter 5, Article IX, Broward County Code of Ordinances, and may be amended by approval of the Broward County Board of County Commissioners. The notation and any amendments thereto are solely indicating the approved development level for property located within the plat and do not operate as a restriction in favor of property owner including an owner or owners of property within this plat who took title to the property with reference to this plat.

Any structure within this plat must comply with Section IV D.1.f., Development Review Requirements, of the Broward County Land Use Plan, regarding hazards to air navigation.

LEGAL DESCRIPTION:

A portion of the East 250.00 feet of the West 680.00 feet of the North one-half (N 1/2) of the Northeast one-quarter (NE 1/4) of the Northeast one-quarter (NE 1/4) of Section 21, Township 50 South, Range 42 East, Broward County, Florida, more fully described as follows:

Commencing at the Southwest corner of Parcel "A", SAILORMAN PROPERTY, according to the plat thereof, as recorded in Plat Book 109, Page 18, of the public records of Broward County, Florida; thence South 89°07'23" West, on the Westerly extension of the South line of said Parcel "A", a distance of 310.00 feet to the Point of Beginning; thence continuing South 89°07'23" West, on said Westerly extension, a distance of 250.00 feet; thence North 01°00'37" West, on the West line of the East 250.00 feet of the West 680.00 feet of the North one-half (N 1/2) of said Section 21, a distance of 296.79 feet to a point on the South right-of-way line of State Road 84 (200 foot right-of-way); thence North 73°44'23" East, on said South right-of-way line, a distance of 181.83 feet to a point of curve; thence Easterly on said South right-of-way line and said curve to the right, with a radius of 5,629.65 feet, a central angle of 00°47'07", an arc distance of 77.16 feet; thence South 01°00'37" East, on the East line of the East 250.00 feet of the West 680.00 feet of the North one-half (N 1/2) of the Northeast one-quarter (NE 1/4) of said Section 21, a distance of 364.98 feet to the Point of Beginning.

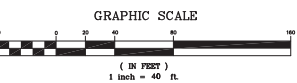
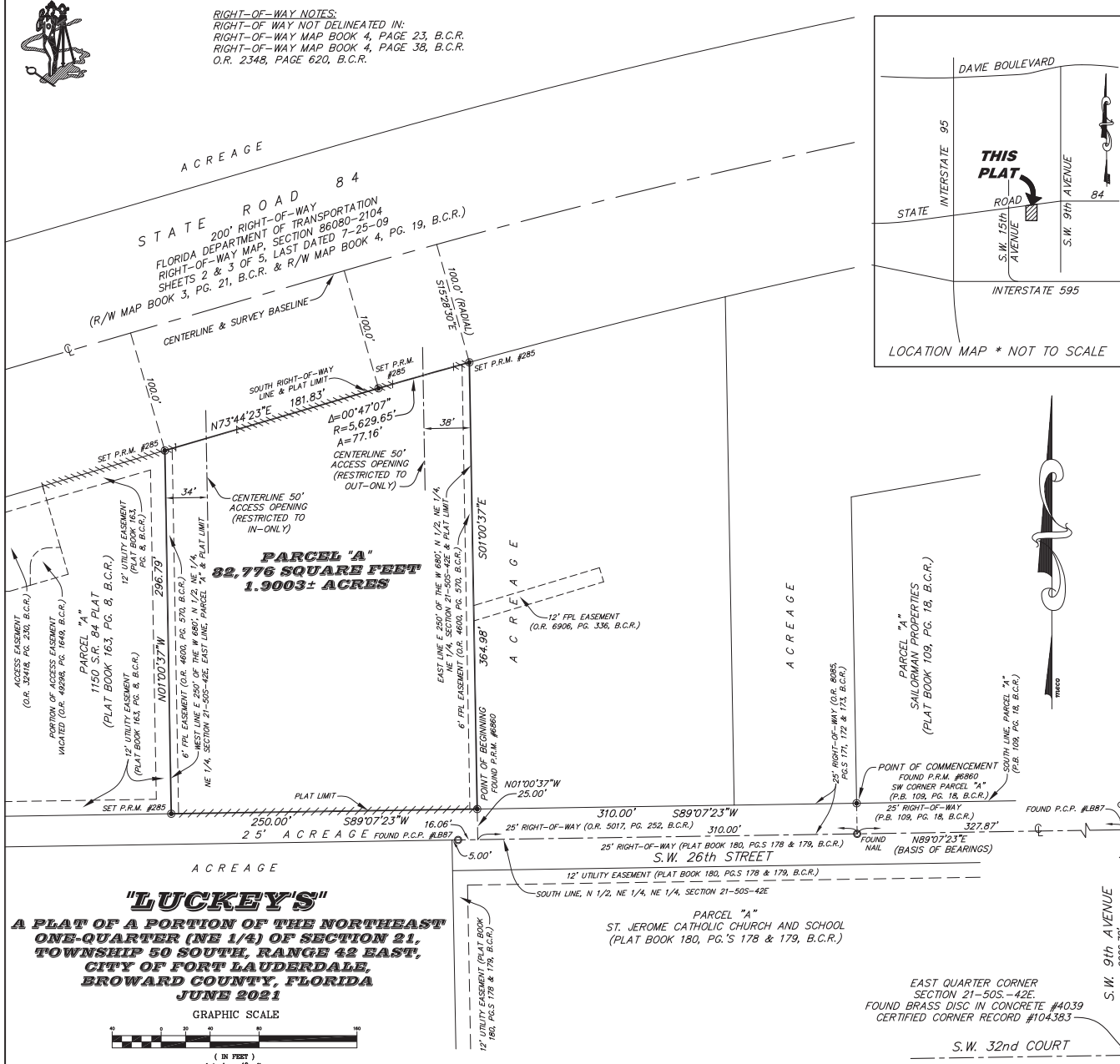
Said lands situate, lying and being in the City of Fort Lauderdale, Broward County, Florida and containing 82,776 square feet or 1.9003 acres more or less.

LEGEND:

- P.R.M. - indicates Permanent Reference Monument (4"x4"x24" Concrete monument w/brass disk stamped 'McLaughlin Eng. Co. -L.B. 285)
- N.I.C. P.R.M. - indicates nail with P.R.M. cap #285
- NO. - indicates number
- SD. FT. - indicates square feet
- McL. Cap - indicates McLaughlin Engineering Company Cap #285

LEGEND CONTINUED:

- L.B. - indicates Licensed Business Number
- P.B. PG. - indicates Plat Book & Page
- B.C.R. - indicates Broward County Records
- CL - indicates centerline of Right-of-way
- O.R. - indicates Official Record, Page
- R/W - indicates Right-of-Way
- ~~~~~ - indicates Non-Vehicular Access Line



"LUCKEY'S"
 A PLAT OF A PORTION OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF SECTION 21, TOWNSHIP 50 SOUTH, RANGE 42 EAST, CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA
 JUNE 2021

PARCEL "A"
 ST. JEROME CATHOLIC CHURCH AND SCHOOL
 (PLAT BOOK 180, PG. S 178 & 179, B.C.R.)

EAST QUARTER CORNER
 SECTION 21-50S-42E.
 FOUND BRASS DISC IN CONCRETE #4039
 CERTIFIED CORNER RECORD #104383