

# SKETCH OF DESCRIPTION OF VACATION OF DRAINAGE EASEMENT

SECTION 24, TOWNSHIP 49 SOUTH, RANGE 42 EAST,  
BROWARD COUNTY, FLORIDA

*M.P.O.K.*

## DESCRIPTION (ORB 4092, PG 165)

A 15 FOOT WIDE EASEMENT IN TRACT A OF "RESUBDIVISION OF A PORTION OF CORAL RIDGE GALT ADDITION NO. 2," AS RECORDED IN PLAT BOOK 36, PAGE 15, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, THE CENTER LINE OF SAID EASEMENT BEING DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE SOUTH AND WESTERLY BOUNDARIES OF SAID TRACT A; THENCE GO NORTHWESTERLY ALONG SAID WESTERLY BOUNDARY, 800 FEET; THENCE NORTHEASTERLY, 90° TO THE RIGHT, 49 FEET TO THE POINT OF BEGINNING OF SAID CENTER LINE: THENCE NORTHWESTERLY, 241 FEET, MORE OR LESS, TO A POINT ON THE RADIAL RETURN AT THE NORTHWESTERLY CORNER OF SAID TRACT A, SAID POINT BEING 96 FEET FROM, AS MEASURED RADIALLY, THE CENTER LINE OF THE ORIGINAL 66 FOOT RIGHT OF WAY OF FEDERAL HIGHWAY.

THIS SKETCH IS NOT A SURVEY.

SHEET 1 OF 2

JOB #58025	PREPARED FOR:	REVISIONS:
CF# BR36-15 SOD Easement	BEARING STRUCTURE IS ASSUMED AND BASED ON THE NORTHEASTERLY	6/21/24 UPDATE HEADING ANT
DATE: 4/15/2024	RIGHT-OF-WAY LINE OF N FEDERAL HIGHWAY, BEING: --.	
SCALE: 1" = 50'		
DRAWN BY: ANT		

THIS SKETCH MEETS THE "STANDARDS OF PRACTICE" AS REQUIRED BY CHAPTER 5J-17 FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

*9/12/24*

*Ronald K. Smith*

RONALD K. SMITH, PSM 5797  
"NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF THIS FLORIDA LICENSED SURVEYOR AND MAPPER." OR THE DIGITAL SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY RONALD K. SMITH, PSM 5797.



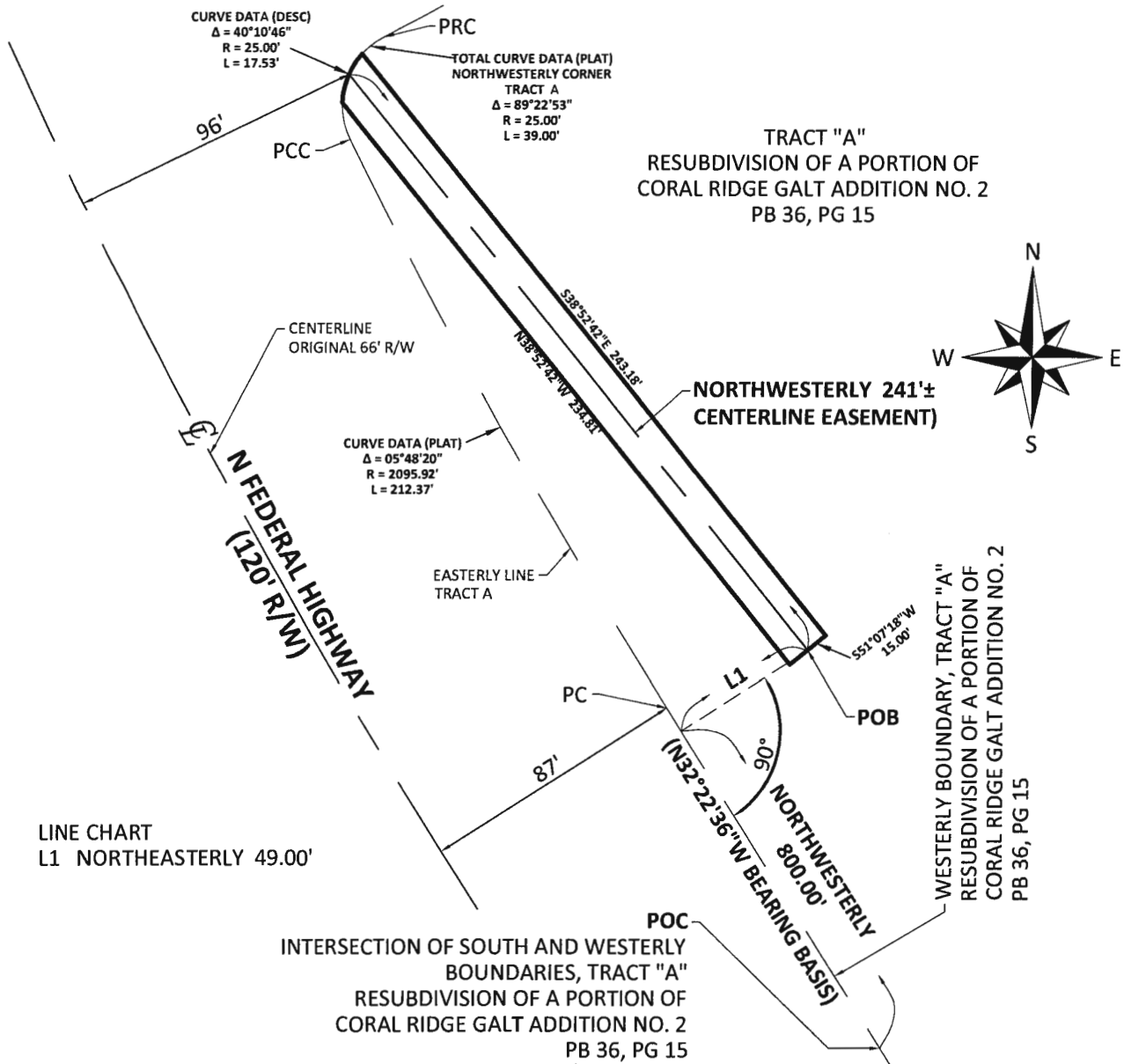
ACCURIGHT SURVEYS  
OF ORLANDO INC., LB 4475  
2012 E. Robinson Street Orlando, Florida 32803  
www.AccurightSurveys.net  
Admin@AccurightSurveys.net  
PHONE: (407) 894-6314

LEGEND			
Ⓢ	- CENTERLINE	PG	- PAGE
Δ	- CENTRAL ANGLE	POB	- POINT OF BEGINNING
DB	- DEED BOOK	POC	- POINT OF COMMENCEMENT
DE	- DRAINAGE EASEMENT	PRC	- POINT OF REVERSE CURVATURE
DOC #	- DOCUMENT #	PT	- POINT OF TANGENCY
ESMT	- EASEMENT	R/W	- RIGHT OF WAY
L	- ARC LENGTH	R	- RADIUS
ORB	- OFFICIAL RECORDS BOOK	TYP	- TYPICAL
P&M	- PLAT & MEASURED	UE	- UTILITY EASEMENT
PB	- PLAT BOOK		
PC	- POINT OF CURVATURE		
PCC	- POINT OF COMPOUND CURVATURE		

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BROWARD COUNTY, FLORIDA

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THIS SKETCH IS NOT A SURVEY.

SHEET 2 OF 2

JOB #58025	PREPARED FOR:	REVISIONS:
CF# BR36-15 SOD Easement		6/21/24 UPDATE HEADING ANT
DATE: 4/15/2024	BEARING STRUCTURE IS ASSUMED AND BASED ON THE NWESTERLY BOUNDARY OF TRACT "A", BEING: N32°22'36"W.	
SCALE: 1" = 50'		
DRAWN BY: ANT		

THIS SKETCH MEETS THE "STANDARDS OF PRACTICE" AS REQUIRED BY CHAPTER 5J-17 FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 472 D27 OF THE FLORIDA STATUTES.

9/12/24

*Ronald K. Smith*

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