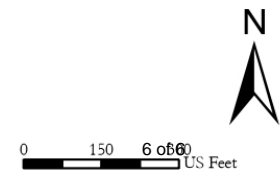


UDP-V24001 - 840 N FEDERAL HWY

Development Review Committee

August 27, 2024



**SKETCH & LEGAL DESCRIPTION
RIGHT-OF-WAY VACATION – NE 6TH TERRACE
YMCA – HOLIDAY PARK, FORT LAUDERDALE, BROWARD COUNTY, FLORIDA**

A parcel of land being a portion of the right-of-way for NE 6th Terrace, said right-of-way lying between Block 251 and Block 252, of PROGRESSO, according to the plat thereof, as recorded in Plat Book 2, Page 18, of the Public Records of Dade County, Florida, said parcel being more particularly described as follows:

BEGIN at the Northwest Corner of said Block 251, said point also being on the East right-of-way line of said NE 6th Terrace and on the South right-of-way line of N.E. 9th Street;

THENCE on an assumed bearing of S 00°00'00" E along the said East right-of-way line of NE 6th Terrace, a distance of 525.00 feet to the North right-of-way line of NE 8th Street;

THENCE S 90°00'00" W along the said North right-of-way line of NE 8th Street, a distance of 40.00 feet to the West right-of-way line of said NE 6th Terrace;

THENCE N 00°00'00" W along the said West right-of-way line of NE 6th Terrace, a distance of 525.00 feet to the said South right-of-way line of NE 9th Street;

THENCE N 90°00'00" E along the said South right-of-way line of NE 9th Street, a distance of 40.00 feet to the POINT OF BEGINNING;

Said land situate within Fort Lauderdale, Broward County, Florida containing 0.482 Acres, more or less.

NOTES:

1. Lands described hereon were not abstracted and rights-of-way as shown hereon are per a diligent search of the recorded plats of the Public Records of Broward County, Florida.
2. The legal description shown hereon was prepared by Calvin, Giordano & Associates, Inc.
3. Bearings shown hereon are assumed and referenced to the South right-of-way line of NE 9th Street, having a bearing of N 90°00'00" E.
4. The description contained herein does not represent a field boundary survey.

CALVIN, GIORDANO AND ASSOCIATES, INC.

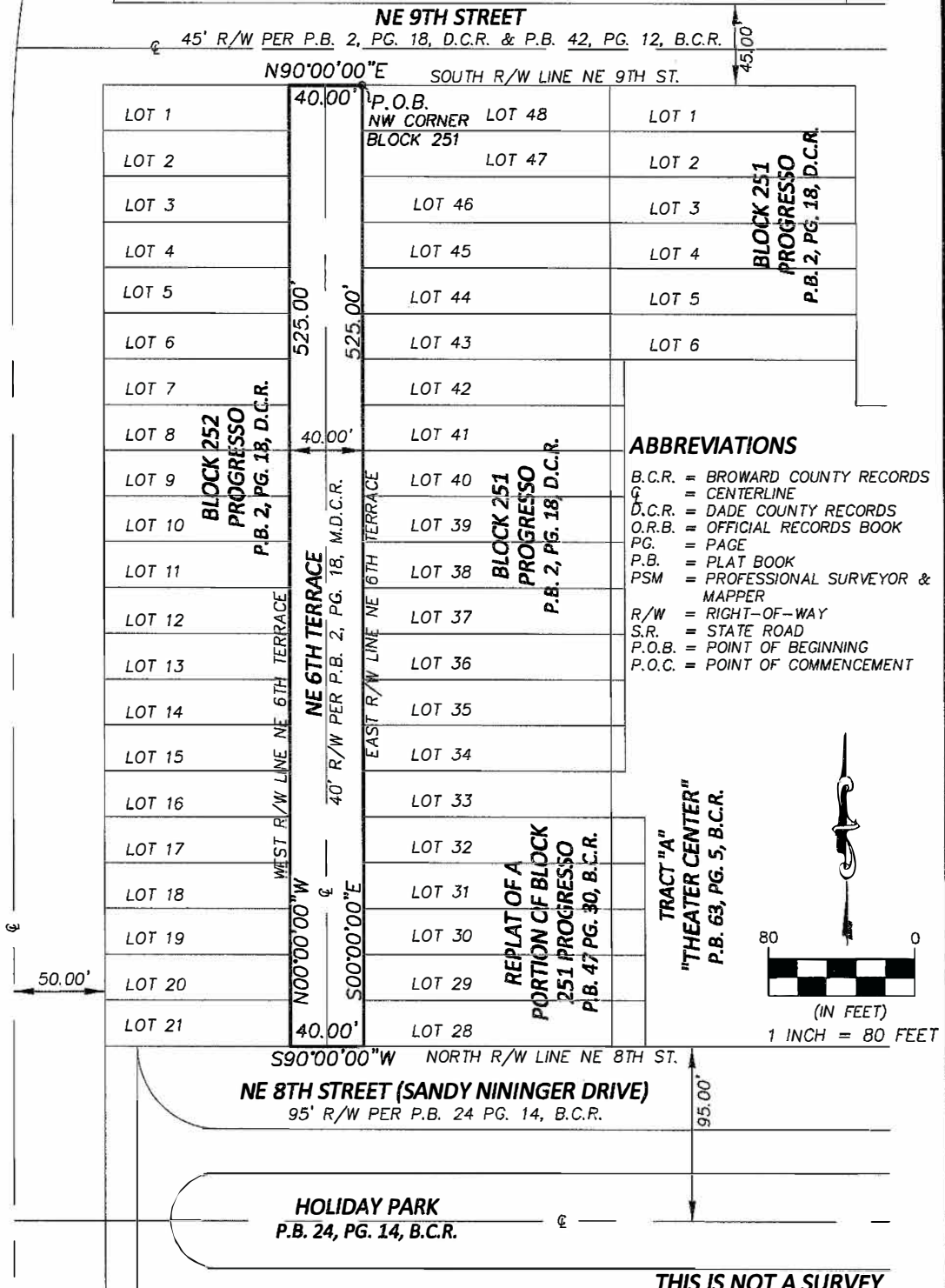


Steven M. Watts
Professional Surveyor and Mapper
Florida Registration Number PSM 4588



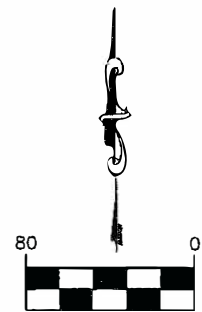
TRACT "B"
"RESUBDIVISION OF PORTION OF BLOCKS 217 AND 218 PROGRESSO"
 P.B. 42, PG. 12, B.C.R.

FEDERAL HIGHWAY (S.R. NO. 5)
 FDOT R/W MAP SECTION 86020-2107



ABBREVIATIONS

B.C.R. = BROWARD COUNTY RECORDS
 C.L. = CENTERLINE
 D.C.R. = DADE COUNTY RECORDS
 O.R.B. = OFFICIAL RECORDS BOOK
 PG. = PAGE
 P.B. = PLAT BOOK
 PSM = PROFESSIONAL SURVEYOR & MAPPER
 R/W = RIGHT-OF-WAY
 S.R. = STATE ROAD
 P.O.B. = POINT OF BEGINNING
 P.O.C. = POINT OF COMMENCEMENT



THIS IS NOT A SURVEY



Calvin, Giordano & Associates, Inc.
 A SAFE SITE COMPANY
 1600 Eller Drive, Suite 603, Fort Lauderdale, FL 33316
 Phone: 954.921.7781 • Fax: 954.921.0807

Certificate of Authorization 6761

SKETCH & LEGAL DESCRIPTION
RIGHT-OF-WAY VACATION - NE 6TH TERRACE
YMCA-HOLIDAY PARK,
FORT LAUDERDALE, BROWARD COUNTY, FL

SCALE
1" = 80'

DATE
10/4/21

PROJECT No.
04-4723

CAD FILE

SHEET
3 OF 3