

# SKETCH AND DESCRIPTION

## PORTION OF LOTS 9 AND 10

THIS IS NOT A SURVEY

### DESCRIPTION:

ALL THAT PORTION OF LOT 9 AND THE NORTH 27 FEET OF LOT 10, BLOCK 2, LYING EAST OF SEABREEZE BOULEVARD, OF THE "RE-AMENDED PLAT OF BLOCKS "A" AND "2" OF THE AMENDED PLAT OF LAS OLAS BY THE SEA", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 16, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; LESS THE EAST 10 FEET THEREOF, AND LESS THE WEST 33 FEET THEREOF, AND ALSO LESS THAT PORTION THAT LIES EAST OF THE F.D.O.T. MAINTENANCE MAP LINE SHOWN IN SECTION 86180-MAINT. (3), AS RECORDED IN INSTRUMENT NUMBER 112819207, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID LOT 9; THENCE SOUTH 88°21'36" WEST ALONG THE NORTH LINE OF SAID LOT 9, A DISTANCE OF 20.45 FEET TO THE POINT OF BEGINNING AND A POINT ON SAID F.D.O.T. MAINTENANCE MAP LINE; THENCE SOUTHERLY ALONG SAID F.D.O.T. MAINTENANCE MAP LINE THE FOLLOWING (3) COURSES AND DISTANCES; (1) SOUTH 03°39'15" EAST, A DISTANCE OF 23.05 FEET; (2) SOUTH 00°42'18" EAST, A DISTANCE OF 28.10 FEET; (3) SOUTH 01°31'26" WEST, A DISTANCE OF 25.83 FEET; THENCE SOUTH 88°20'31" WEST ALONG A LINE 27 FEET SOUTH OF AND PARALLEL TO, AS MEASURED AT RIGHT ANGLES, THE NORTH LINE OF SAID LOT 10, A DISTANCE OF 253.91 FEET TO THE EAST RIGHT OF WAY OF LINE OF SEABREEZE BOULEVARD AS IT NOW EXISTS; THENCE NORTH 01°41'24" WEST ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 77.00 FEET TO THE NORTH LINE OF SAID LOT 9; THENCE NORTH 88°21'36" EAST ALONG THE NORTH LINE OF SAID LOT 9, A DISTANCE OF 253.58 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA. CONTAINING 19529 SQUARE FEET OR 0.4483 ACRES MORE OR LESS.

### NOTES:

- 1) BEARINGS ARE BASED ON THE NORTH LINE OF LOT 9 WITH A GRID BEARING BEING N 88°21'36" E.
- 2) THIS IS NOT A SKETCH OF SURVEY AND DOES NOT REPRESENT A FIELD SURVEY.
- 3) SUBJECT TO EXISTING EASEMENTS, RIGHT-OF WAYS, COVENANTS, RESERVATIONS AND RESTRICTIONS OF RECORD, IF ANY.
- 4) THIS SKETCH IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

CERTIFIED TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED: OCTOBER 11TH, 2017; REVISED FEBRUARY 19, 2018

SHEET 1 OF 2

MICHAEL W. DONALDSON  
PROFESSIONAL SURVEYOR AND MAPPER NO.6490  
STATE OF FLORIDA

CAM #18-0064

Exhibit 1

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CITY OF FORT LAUDERDALE		
SKETCH & DESCRIPTION		
PORTION OF LOTS 9 AND 10		
BLOCK 2, PB 1 PG 16		
BY: CH	ENGINEERING	DATE: 2/19/18
CHK'D MD	DIVISION	SCALE: 1"=40'

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