

## McLAUGHLIN ENGINEERING COMPANY

LB#285

ENGINEERING \* SURVEYING \* PLATTING \* LAND PLANNING

1700 N.W. 64th STREET #400, FORT LAUDERDALE, FLORIDA 33309

PHONE (954) 763-7611 \* FAX (954) 763-7615

PHONE (934) 763-7611 + PAX (	954) 765-7615 M. D.O. C
SCALE 1" = 10'	N.E. 4th STREET
SKETCH AND DESCRIPTION	THIS BLOCK TO I I I I I I I I I I I I I I I I I I
TO ACCOMPANY VACATION PETITION	WE EEE E
A PORTION OF RETAINED	0 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4
UTILITY EASEMENT IN	20 THIS SKETCH
O.R. 10006, PG. 447, B.C.R.	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
SORT LAUDERDALE LAND AND	BLOOK "B"
BLOCK "B", FORT LAUDERDALE LAND AND DEVELOPMENT CO. SUBDIVISION	N.E. 3rd STREET >
(PLAT BOOK 1, PG. 56, D.C.R.)	SITE LAYOUT
	NOT TO SCALE
LOT 20 1 20 1 20 1 15 LOT 15	9 LEGAL DESCRIPTION:
7 7 12000	
0000 \$ 00	That portion of that certain 10.00 foot Platted Alley, now Vacated, recorded in
PORTION OF EASEMENT SOUTH LINE	Official Records Book 10006, Page 447,
(NOT INCLUDED)	Florida, being the South one-half (S
T,	1/2) of said Vacated Alley lying North of and adjacent to the East 5.00 feet of
OF VACATED ALLEY	Lot 7 and lying North of and adjacent to
144400	the West 5.00 feet of Lot 8; AND the North one-half (N 1/2) of said Vacated
10006 10006	Alley lying South of and adjacent to the West 5.00 feet of Lot 19, All in Block
PG. 441, B.C.N.)	— "B", FORT LAUDERDALE LAND AND
5.00' 5.00' 5.00'	DEVELOPMENT CO. SUBDIVISION OF LOTS 1 AND 2, BLOCK 1, FORT LAUDERDALE,
NO1 58'43"W S88'00'17"W	according to the plat thereof, recorded in Plat Book 1, Page 56, of the Public
UTILITY EASEMENT	Records of Dade County, Florida, said
	lands lying, being and situated in Broward County, Florida.
75 SQ. FT. LOT 8	
	Said lands situate, lying and being in, Broward County, Florida and
EAST LINE, WEST LINE,	containing 75 square feet or
BLOCK "P" FORT LAUDERDALE LAND AND	0.0017 acres more or less.
DEVELOPMENT CO. SUBDIVISION	<u>CERTIFICATION</u>
NOTES: (PLAT BOOK 1, PG. 56, D.C.R.)	Certified Correct. Dated at
1) This sketch reflects all easements and rights-of-way, as	Fort Lauderdale, Florida this 11th day of January, 2021.
shown on above referenced record plat(s). The subject property was not abstracted for other easements, road reservations or	Revised May 12, 2021.
rights-of-way of record by McLaughlin Engineering Company.  2) Legal description prepared by McLaughlin Engineering Co.	
3) This drawing is not valid unless sealed with an appropriate surveyors seal.  A) The IS NOT A POLYMONEY SURVEY.	MCLAUGHUN ENGINEERING COMPANY
4) THIS IS NOT A BOUNDARY SURVEY. 5) Bearings shown assume the North line of Lots 7 and 8, as	Charles I
South 88'00'17" West.  6) It is the intent of this description to describe the South one-half	JERALD A. MCLAUGHLIN
(S 1/2) and the the East one-half (E 1/2) of the North one-half (N 1/2) of that certain retained Utility Easement, per O.R. 10006,	Registered Land Sylveyor No. 5269 State of Florida.
Page 447, B.C.R.	State of Florida.
FIELD BOOK NO.	DRAWN BY:
JOB ORDER NOV-5928	CHECKED BY:

REF. DWG.: 21-3-

C: \JMMjr/2021/V5840 (BASE)