

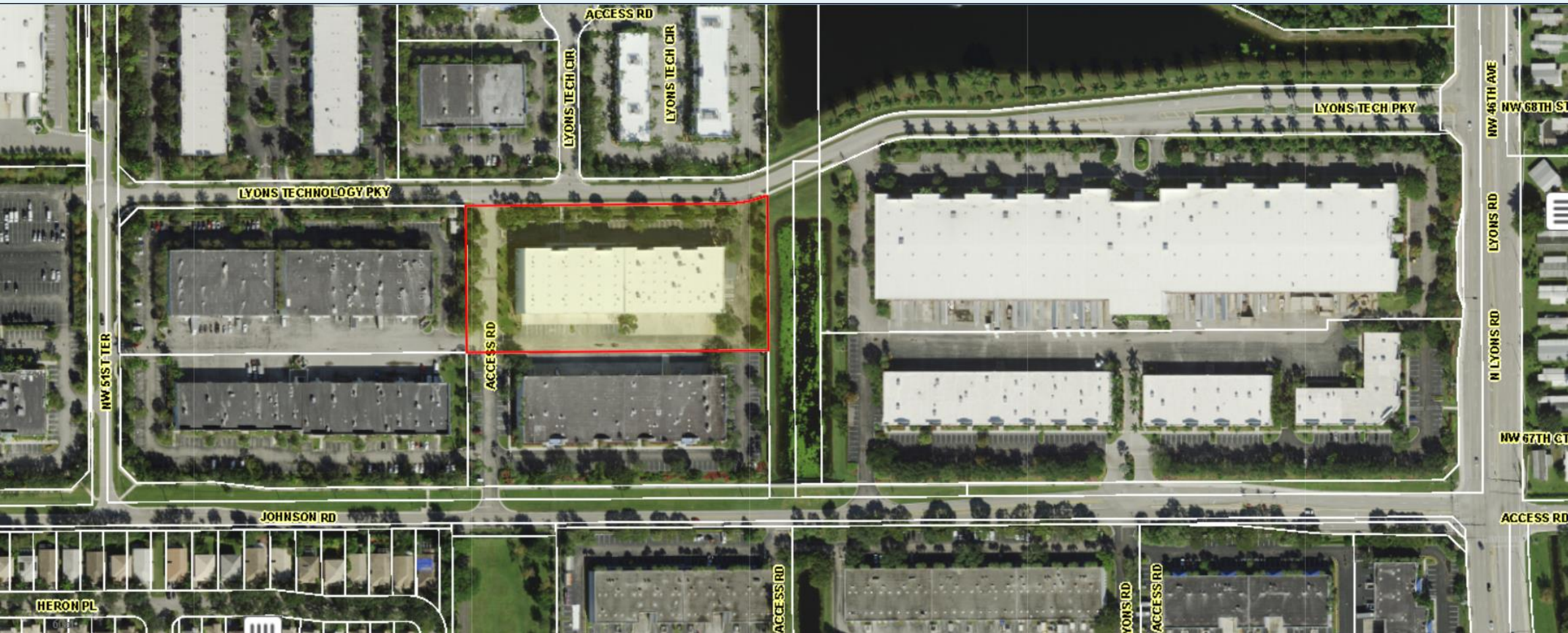
PAUL E. BREWER & ASSOCIATES INC.

WILLIS LEASE VACATION OF EASEMENT

VACATION OF EASEMENT

CITY PROJECT #: 20080005

OVERALL SITE AERIAL PROPERTY WITH PROPERTY LINES



LEGAL DESCRIPTION OF AREA TO BE VACATED

SKETCH AND DESCRIPTION
OF A PORTION OF A UTILITY EASEMENT TO BE ABANDONED


DESCRIPTION:

A PORTION OF A 12.0 FOOT WIDE UTILITY EASEMENT LYING WITHIN PARCEL "A", "LYONS CORPORATE PARK" ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 153, PAGE 45, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. SAID 12.0 FOOT WIDE UTILITY EASEMENT RECORDED IN OFFICIAL RECORD BOOK 35243, PAGE 1340 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL "A":
 THENCE NORTH 00°24'54" WEST, ALONG THE EAST LINE OF SAID PARCEL "A", A DISTANCE OF 257.34 FEET;
 THENCE SOUTH 89°36'21" WEST, A DISTANCE OF 540.92 FEET;
 THENCE NORTH 00°02'11" EAST, A DISTANCE OF 40.81 FEET;
 THENCE NORTH 89°36'25" EAST, A DISTANCE OF 31.05 FEET;
 THENCE NORTH 00°23'29" WEST, A DISTANCE OF 12.00 FEET;
 THENCE SOUTH 89°36'24" WEST, A DISTANCE OF 30.89 FEET;
 THENCE NORTH 00°18'04" WEST, A DISTANCE OF 84.87 FEET TO THE POINT OF BEGINNING;
 THENCE NORTH 89°36'25" EAST, A DISTANCE OF 27.12 FEET;
 THENCE NORTH 00°23'29" WEST, A DISTANCE OF 12.00 FEET;
 THENCE SOUTH 89°36'29" WEST, A DISTANCE OF 26.89 FEET;
 THENCE SOUTH 00°42'24" WEST, A DISTANCE OF 12.00 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF COCONUT CREEK, BROWARD COUNTY FLORIDA, CONTAINING 324 SQUARE FEET MORE OR LESS.

SHEET 1 OF 2

<p>CERTIFICATION</p> <p>I HEREBY CERTIFY THAT THE ABOVE SKETCH AND DESCRIPTION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND CONFORMS WITH THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYS ADOPTED BY THE FLORIDA STATE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 31-17 OF THE FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 471.07, FLORIDA STATUTES, AS AMENDED.</p> <p>DATE: 2/27/19</p> <p style="text-align: right;">PAUL E. BREWER PROFESSIONAL LAND SURVEYOR FLORIDA REGISTRATION NO. 3146</p>	<p>NOTE:</p> <p>THE UNRECORDED AND PAUL E. BREWER & ASSOCIATES, INC. MAKE NO REPRESENTATIONS OR WARRANTIES AS TO THE INFORMATION REFLECTED HEREON PERTAINING TO EASEMENTS, RIGHTS OF WAY, EASEMENTS, ETC., AND OTHER MATTERS, AND FURTHER. THIS INSTRUMENT IS NOT INTENDED TO REFLECT OR SET FORTH ALL SUCH MATTERS. SUCH INFORMATION SHOULD BE OBTAINED AND CHECKED BY OTHERS THROUGH APPROPRIATE TITLE INVESTIGATION. LANDS UNDER REVISIONS ARE NOT ABSTRACTED FOR RIGHTS OF WAY AND ON EASEMENTS OF RECORD.</p>																																										
 <p>PAUL E. BREWER & ASSOCIATES, INC. 11321 N.W. 25th Street Coral Springs, FL 33549 PH: (954) 750-3610 FAX: (954) 750-3611 brewer@peb11.com</p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;">SCALE:</td> <td style="width: 15%;">N/A</td> <td style="width: 15%;">REVISIONS</td> <td style="width: 10%;">DATE</td> <td style="width: 10%;">BY</td> <td style="width: 10%;">CKD</td> <td style="width: 10%;">FB/PG</td> </tr> <tr> <td>FB/PC:</td> <td>N/A</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>DRAWN BY:</td> <td>W.D.K.</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>CKD BY:</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>FB-90-ABANDON</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>ASB NO:</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </table>	SCALE:	N/A	REVISIONS	DATE	BY	CKD	FB/PG	FB/PC:	N/A						DRAWN BY:	W.D.K.						CKD BY:							FB-90-ABANDON							ASB NO:						
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