

EXHIBIT A

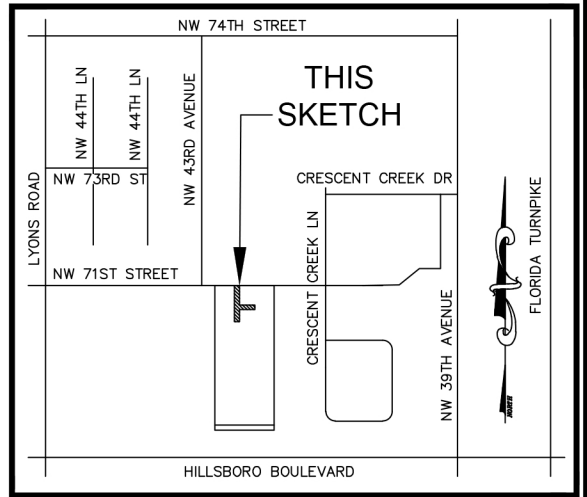
LEGAL DESCRIPTION:

A PARCEL OF LAND LYING IN TRACT A, HILLSBORO COMPANY LIMITED—PART I, AS RECORDED IN PLAT BOOK 125 PAGE 31, BROWARD COUNTY RECORDS DESCRIBED AS FOLLOWS. A 10 FOOT EASEMENT LYING 5.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE. THE SIDES OF SAID EASEMENT SHALL BE LENGTHENED OR SHORTENED AS NECESSARY TO MAINTAIN A CONTINUOUS STRIP OF LAND 10 FEET IN WIDTH AND TO INTERSECT AT ANGLE POINTS.

COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT A; THENCE N.89°37'00"E. ALONG THE NORTH LINE OF SAID TRACT A A DISTANCE OF 144.24 FEET TO THE POINT OF BEGINNING; THENCE S.00°23'00"E. A DISTANCE OF 78.00 FEET TO REFERENCE POINT A; THENCE CONTINUE S.00°23'00"E. A DISTANCE OF 20.00 FEET TO A POINT OF TERMINUS.

TOGETHER WITH:
BEGINNING AT THE AFOREMENTIONED POINT A; THENCE N.89°37'00"E. A DISTANCE OF 120.00 FEET TO A POINT OF TERMINUS.

SAID LANDS LYING IN THE CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA AND CONTAINING 2,130 SQUARE FEET, MORE OR LESS.



LOCATION MAP:
NOT TO SCALE

SURVEY NOTES:

1. THE LEGAL DESCRIPTION SHOWN HEREON WAS PROVIDED BY THE CLIENT AND IS PER THE INSTRUMENT OF RECORD.
2. THIS SKETCH AND DESCRIPTION IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
3. IT IS A VIOLATION OF THE STANDARDS OF PRACTICE RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, TO ALTER THIS SKETCH AND DESCRIPTION WITHOUT THE EXPRESSED PRIOR WRITTEN CONSENT OF THE SURVEYOR. ADDITIONS AND DELETIONS MADE TO THE FACE OF THIS SKETCH AND DESCRIPTION WILL MAKE THIS DOCUMENT INVALID.
4. THIS SKETCH AND DESCRIPTION DOES NOT CONSTITUTE A BOUNDARY SURVEY.
5. BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF NORTH 89°37'00" EAST ALONG THE NORTH LINE OF TRACT "A", LEDER HILLSBORO COMPANY LIMITED - PART 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, ON PAGE 31, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
6. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS OF WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
7. THE INTENDED DISPLAY SCALE FOR THIS SKETCH IS 1"=100' OR SMALLER.

CERTIFICATION:

I HEREBY CERTIFY THAT THE ATTACHED SKETCH & DESCRIPTION OF THE HEREON DESCRIBED PROPERTY IS DEPICTED TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THE INFORMATION AS WRITTEN UNDER MY DIRECTION ON DECEMBER 1, 2017 MEETS THE STANDARDS OF PRACTICE RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, SUBJECT TO THE QUALIFICATIONS NOTED HEREON.

KEITH & ASSOCIATES, INC.
CONSULTING ENGINEERS

LEE POWERS
PROFESSIONAL SURVEYOR AND MAPPER
REGISTRATION No. 6805
STATE OF FLORIDA



Digitally signed
by Lee Powers
Date: 2017.12.01
11:19:01 -05'00'

SKETCH & DESCRIPTION UTILITY EASEMENT VACATION

TRACT "A"
LEDER HILLSBORO
COMPANY LIMITED - PART 1
P.B. 125, PG. 31, B.C.R.

COCONUT CREEK BROWARD COUNTY FLORIDA

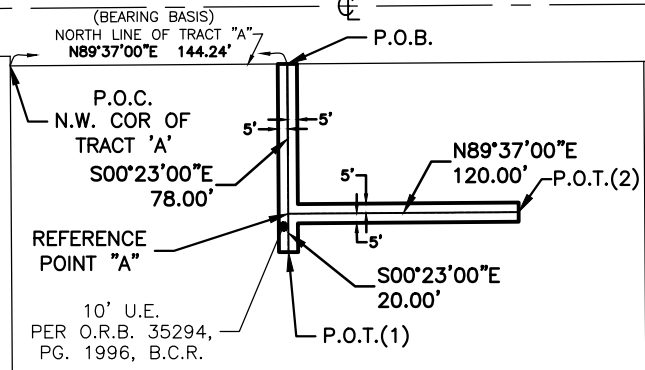
KEITH & ASSOCIATES, INC.
consulting engineers
301 EAST ATLANTIC BOULEVARD
POMPANO BEACH, FLORIDA 33060-6643
(954) 788-3400 FAX (954) 788-3500
EMAIL: mail@keith-associates.com LB NO. 6860

SHEET 1 OF 2
DRAWING NO. 09675.00 UTILITY EASEMENT VACATION-SKD.dwg

DATE 12/01/17
SCALE NONE
FIELD BK. NONE
DWNG. BY LP
CHK. BY LP

DATE	REVISIONS

N.W 71ST STREET

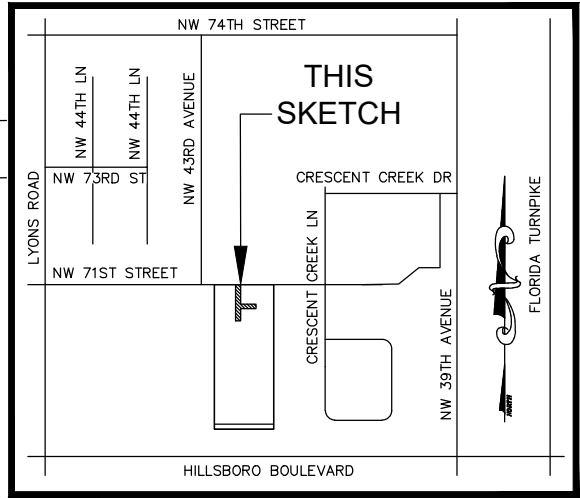


PARCEL "A"
"HILLSBORO CENTER"
P.B. 133, PG. 4, B.C.R.

TRACT "A"
LEDER HILLSBORO COMPANY
LIMITED-PART 1
P.B. 125, PG. 31, B.C.R.

PARCEL "A"
LEDER HILLSBORO COMPANY LIMITED-PART 2
P.B. 166, PG. 43, B.C.R.

**HILLSBORO BOULEVARD
(S.R. 810)**



**LOCATION MAP:
NOT TO SCALE**



SCALE 1"=100'

LEGEND:

- B.C.R. BROWARD COUNTY RECORDS
- O.R.B. OFFICIAL RECORDS BOOK
- P.B. PLAT BOOK
- PG. PAGE
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- P.O.T. POINT OF TERMINATION
- LB. LICENSED BUSINESS
- U.E. UTILITY EASEMENT

**SKETCH & DESCRIPTION
UTILITY EASEMENT VACATION**

TRACT "A"
LEDER HILLSBORO
COMPANY LIMITED - PART 1
P.B. 125, PG. 31, B.C.R.

KEITH ASSOCIATES INC.
consulting engineers
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EMAIL: mail@keith-associates.com LB NO. 6860

SHEET 2 OF 2

DRAWING NO. 09675.00 VACATE UTILITY EASEMENT-SKD.dwg

DATE 12/01/17
SCALE AS SHOWN
FIELD BK. NONE
DWNG. BY LP
CHK. BY LP

DATE	REVISIONS