

SKETCH OF DESCRIPTION

EXHIBIT "A"
SHEET 1 OF 4

DESCRIPTION:

AN EASEMENT BEING ALL THAT PORTION OF THE BRONSON AVENUE, A 20 FOOT PLATTED ROAD RIGHT OF WAY, LYING WEST OF AND ADJACENT TO THE SOUTH HALF OF LOT 7 AND ALL OF LOTS 8 THROUGH 15, INCLUSIVE, BLOCK 2, OCEAN PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 15, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND THE WEST 4.0 FEET OF LOT 9, LESS THE NORTH 13.0 FEET THEREOF AND THE WEST 4.0 FEET OF LOTS 10 THROUGH 15, INCLUSIVE, BLOCK 2, OCEAN PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 15, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

AND THAT PORTION OF SOUTH HALF OF OCEAN BEACH LOT 19 AND THE NORTH HALF OF OCEAN BEACH LOT 20, CITY OF DELRAY BEACH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 25, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

AN EASEMENT BEING 10.0 FEET WEST OF AND 14.0 FEET EAST OF THE FOLLOWING DESCRIBED LINE.

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF BRONSON AVENUE AS SHOWN ON THE PLAT OF OCEAN PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 15, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND THE NORTH LINE OF THE SOUTH HALF OF OCEAN BEACH LOT 19, SAID NORTH LINE ALSO BEING THE SOUTH LINE OF SAID PLAT OF OCEAN PARK; THENCE S.1°01'06"E., ALONG THE SOUTHERLY PROJECTION OF SAID CENTERLINE OF BRONSON AVENUE, A DISTANCE OF 99.79 FEET TO A POINT KNOWN HEREAFTER AS POINT "A"; THENCE CONTINUE S.1°01'06"E., A DISTANCE OF 25.44 FEET TO A POINT KNOWN HEREAFTER AS POINT "B"; THENCE CONTINUE S.1°01'06"E., A DISTANCE OF 34.05 FEET TO A POINT KNOWN HEREAFTER AS POINT "C"; THENCE CONTINUE S.1°01'06"W., A DISTANCE OF 5.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH HALF OF SAID OCEAN BEACH LOT 20 AND THE TERMINUS POINT OF SAID EASEMENT.

TOGETHER WITH A 10.0 FOOT EASEMENT BEING 5.0 FEET EACH SIDE OF THE FOLLOWING DESCRIBED LINE; BEGINNING AT THE AFOREDESCRIBED POINT "A"; THENCE S.88° 58'54"W., A DISTANCE OF 17.00 FEET TO THE TERMINUS POINT OF SAID EASEMENT.

TOGETHER WITH A 10.0 FOOT EASEMENT BEING 5.0 FEET EACH SIDE OF THE FOLLOWING DESCRIBED LINE; BEGINNING AT THE AFOREDESCRIBED POINT "B"; THENCE N.87°56'28"E., A DISTANCE OF 68.74 FEET; THENCE S.55°08'55"E., A DISTANCE OF 38.84 FEET TO A POINT ON A LINE 100.00 FEET EAST OF AND PARALLEL TO THE SOUTHERLY EXTENSION OF THE CENTERLINE OF BRONSON AVENUE AS SHOWN ON THE SAID PLAT OF OCEAN PARK AND THE TERMINUS POINT OF SAID EASEMENT.

TOGETHER WITH A 10.0 FOOT EASEMENT BEING 5.0 FEET EACH SIDE OF THE FOLLOWING DESCRIBED LINE; BEGINNING AT THE AFOREDESCRIBED POINT "C"; THENCE N.89°16'23"E., A DISTANCE OF 17.00 FEET TO THE TERMINUS POINT OF SAID EASEMENT.

THE SIDELINES OF SAID EASEMENT TO BE EXTENDED OR SHORTENED TO MEET AT ALL ANGLE POINTS AND TO TERMINATE AT THE WESTERLY EXTENSION OF THE NORTH LINE OF THE SOUTH HALF LOT 7, BLOCK 2 OF SAID PLAT OF OCEAN PARK, TO TERMINATE AT THE SOUTH LINE OF THE NORTH HALF OF SAID OCEAN BEACH LOT 20 AND TO TERMINATE AT A LINE 100.00 FEET EAST OF AND PARALLEL TO THE SOUTHERLY EXTENSION OF THE CENTERLINE OF BRONSON AVENUE AS SHOWN ON THE SAID PLAT OF OCEAN PARK.

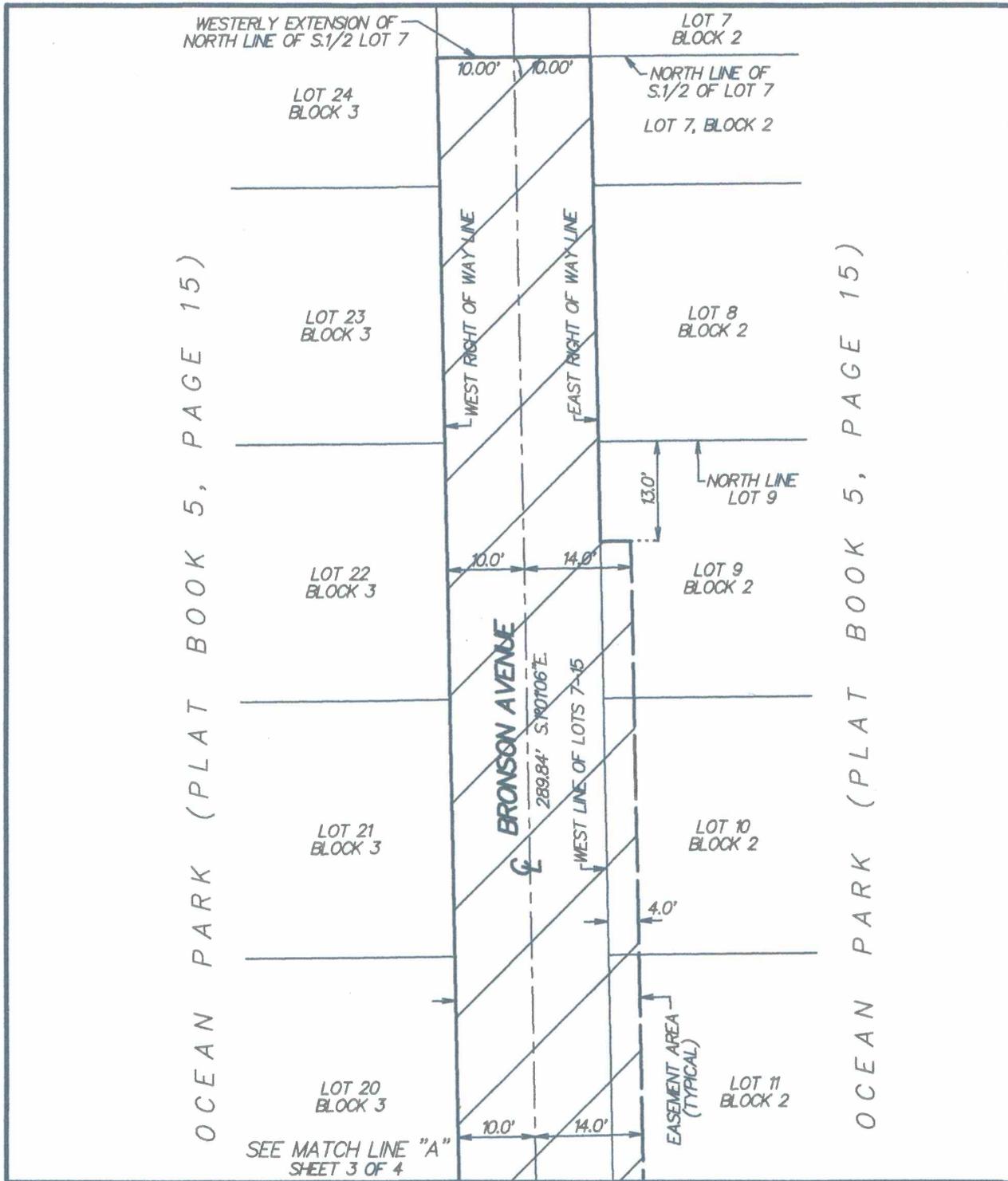
DATE: APRIL 24, 2018

O'BRIEN, SUITER & O'BRIEN, INC.
CERTIFICATE OF AUTHORIZATION #LB353
SURVEYOR AND MAPPER IN RESPONSIBLE
CHARGE: PAUL D. ENGLE
955 N.W. 17TH AVENUE, SUITE K-1
DELRAY BEACH FLORIDA 33445
(561) 276-4501 (561) 732-3279

ORDER NO. 95-225"EA"

SKETCH OF DESCRIPTION

EXHIBIT "A"
SHEET 2 OF 4



OCEAN PARK (PLAT BOOK 5, PAGE 15)

OCEAN PARK (PLAT BOOK 5, PAGE 15)

SEE MATCH LINE "A"
SHEET 3 OF 4

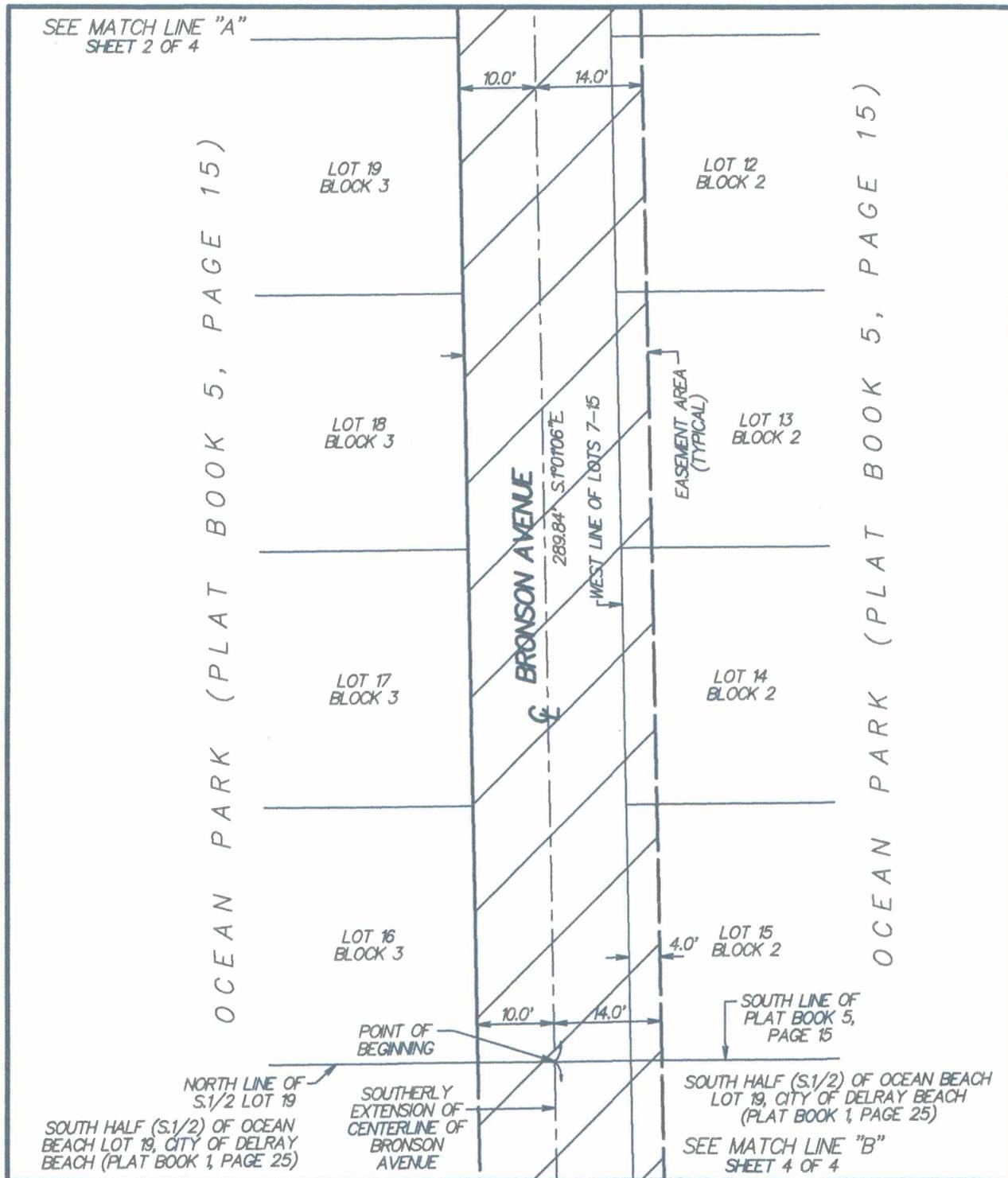
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EXHIBIT "A"
SHEET 3 OF 4



NOTES:

THIS IS NOT A SURVEY

THE CENTERLINE OF BRONSON AVENUE IS ASSUMED TO BEAR S.1°01'06"E.

CL = CENTERLINE

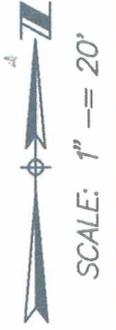
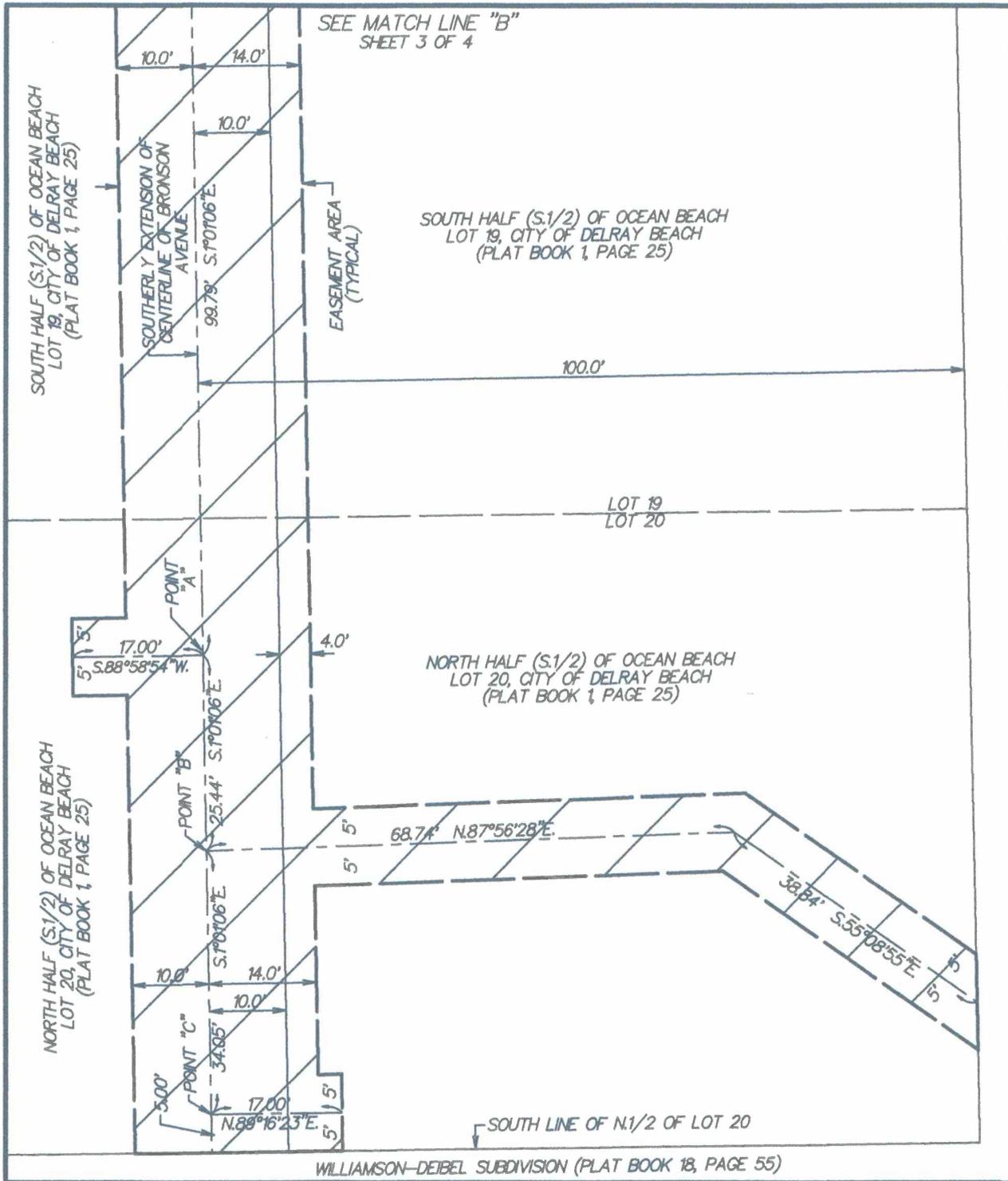
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SKETCH OF DESCRIPTION

EXHIBIT "A"
SHEET 4 OF 4



Paul D. Engle
PAUL D. ENGLE
SURVEYOR & MAPPER NO. 5708

ORDER NO. 95-225"EA"

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