

PINNELL SURVEY, INC.

LICENSED BUSINESS #6857
5300 WEST HILLSBORO BOULEVARD, SUITE 215-A
COCONUT CREEK, FLORIDA 33073
PHONE (954)418-4940 FAX(954)418-4941

SKETCH & DESCRIPTION

O.R.B. 950, PG. 228 P.B.C.R.

LEGAL DESCRIPTION:

THE WEST 16 FEET OF THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF LOT 10, BLOCK 1 MODEL LAND COMPANY'S S/D OF SEC. 21-46-43 DELRAY BEACH, AS IN PLAT BOOK 1, PAGE 125 BOUNDED AS FOLLOWS: COMMENCE AT POINT IN THE WEST LINE OF SE 5TH AVENUE IN DELRAY BEACH WHICH IS 111.13 FEET SOUTH OF INTERSECTION OF WEST LINE OF SE 5TH AVENUE WITH SOUTH LINE OF SE 8TH STREET; FROM SAID P.O.B. RUN SOUTH ALONG WEST LINE OF S.E. 5TH AVENUE, A DISTANCE OF 100 FEET; THEN RUN WESTERLY ALONG A LINE WHICH IS PARA TO SOUTH LINE OF SE 8TH STREET, A DISTANCE OF 144.5 FEET TO POINT; THEN RUN NORTH ALONG A LINE WHICH IS PARA TO WEST LINE OF SE 5TH AVENUE, A DISTANCE OF 100 FEET TO POINT; THEN RUN EASTERLY ALONG A LINE WHICH IS PARA TO SOUTH LINE OF SE 8TH STREET, A DISTANCE OF 144.5 FEET TO P.O.B.

LEGEND & ABBREVIATIONS:

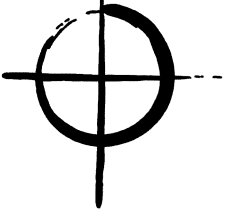
CL	-	CENTERLINE
O.R.B.	-	OFFICIAL RECORDS BOOK
P.B.	-	PLAT BOOK
P.B.C.R.	-	PALM BEACH COUNTY RECORDS
P.O.B.	-	POINT OF BEGINNING

GENERAL NOTES:

1. THIS IS NOT A SURVEY.
2. THE PROPERTY SHOWN HEREON WAS NOT ABSTRACTED FOR OWNERSHIP, RIGHTS-OF-WAY, EASEMENTS OR OTHER MATTERS OF RECORD BY PINNELL SURVEY, INC.
3. SKETCH PREPARED 11/15/24

 11/12/24

JASON H. PINNELL
PROFESSIONAL SURVEYOR & MAPPER
STATE OF FLORIDA - LICENSE NO. 5734



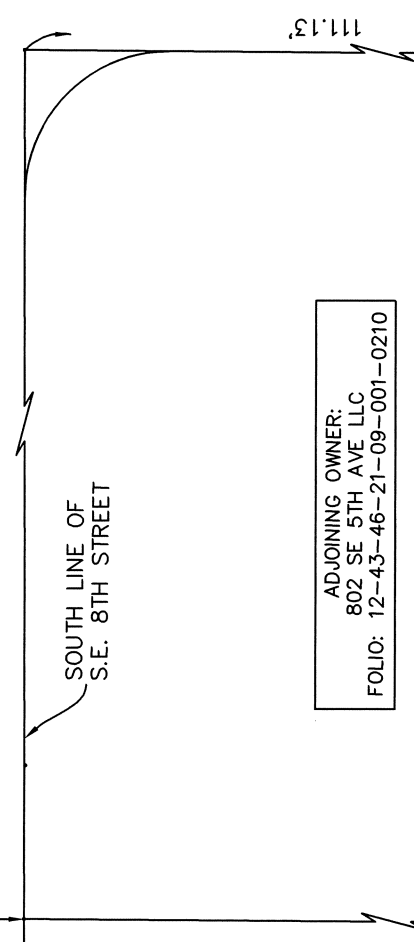
PINNELL SURVEY, INC.
LICENSED BUSINESS #6857
5300 WEST HILLSBORO BOULEVARD, SUITE 215-A
COCONUT CREEK, FLORIDA 33073
PHONE (954)418-4940 FAX(954)418-4941

S.E. 8th STREET

(40' RIGHT-OF-WAY)

20.00'

SOUTH LINE OF
S.E. 8TH STREET



ADJOINING OWNER:
MICHELLE L NATELLA TRUST &
NICHOLAS R NATELLA TRUST
FOLIO: 12-43-46-21-09-001-0200

ADJOINING OWNER:
802 SE 5TH AVE LLC
FOLIO: 12-43-46-21-09-001-0210

16.00'
100.00'
WEST 16.00'
100.00'
WEST LINE OF
S.E. 5TH AVENUE
P.O.B.
89°32'00"
90°28'00"

LOT 10, BLOCK 1
MODEL LAND COMPANY'S
(P.B. 1, PG. 128 P.B.C.R.)

ADJOINING OWNER:
STEVEN G FERGUSON &
GALLAGHER ANNETTE D
FOLIO: 12-43-46-21-09-001-0250

ADJOINING OWNER:
802 SE 5TH AVE LLC
FOLIO: 12-43-46-21-09-001-0210

16.00'
100.00'
WEST LINE OF
S.E. 5TH AVENUE
P.O.B.
89°32'00"
90°28'00"

ADJOINING OWNER:
802SE5 LLC
FOLIO: 12-43-46-21-09-001-0240

S.E. 5th AVENUE

(66' RIGHT-OF-WAY)