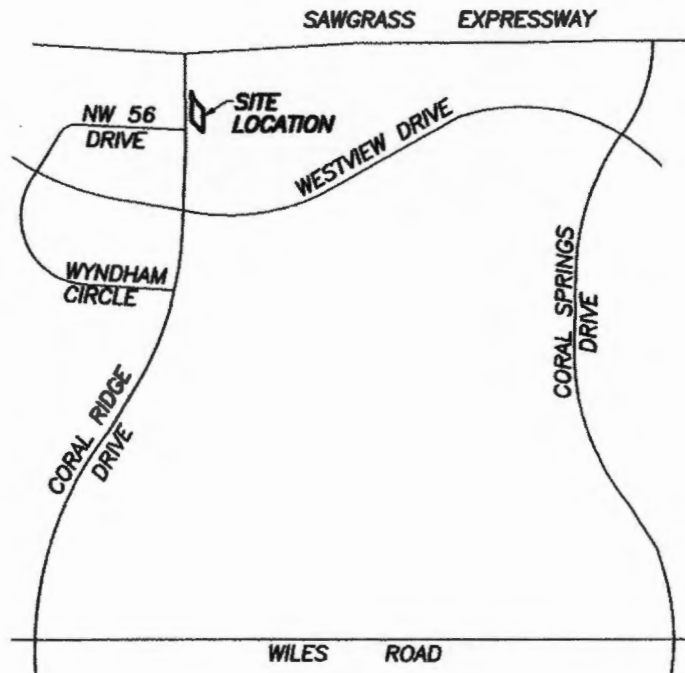


EXHIBIT "A"

SHEET 1 OF 3

SECTION 8 , TOWNSHIP 48 SOUTH, RANGE 41 EAST

I
F
R
O
Z

LOCATION SKETCH
BROWARD COUNTY, FLORIDA
 NOT TO SCALE

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT THIS SKETCH AND LEGAL DESCRIPTION CONSISTING OF SHEETS ONE THROUGH THREE IS TRUE, CORRECT AND COMPLETED ON 09-17-12 AND IS DONE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

Frank J. Giuliano
 FRANK J. GIULIANO

PROFESSIONAL SURVEYOR & MAPPER NO. 5768
 NOT VALID WITHOUT SIGNATURE AND THE ORIGINAL
 RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

NOTE:

- 1) BEARINGS ARE BASED ON THE WEST LINE OF PARCEL "F", WYNDHAM HEIGHTS, AS RECORDED IN PLAT BOOK 158, PAGE 5 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, SAID BEARING BEARS SOUTH 00°27'09" WEST.
- 2) PROPERTY OWNER AND PARENT PARCEL WAS DERIVED USING THE PROPERTY APPRAISER'S WEB SITE ON AUGUST 14, 2012.
- 3) UNDERGROUND UTILITIES AND IMPROVEMENTS WERE NOT LOCATED.
- 4) DIMENSIONS ARE CALCULATED UNLESS OTHERWISE NOTED.

THIS IS NOT A SURVEY,

but only a graphic depiction of the description shown hereon or attached hereto. There are no monuments set in connection with the preparation of the information shown hereon. Broward County makes no representation or guarantees as to the information shown hereon pertaining to easements, rights-of-ways, setback lines, reservations agreements, etc., nor is it the intent of this instrument to reflect all such matters. Such information should be obtained and confirmed by others through appropriate title verification.

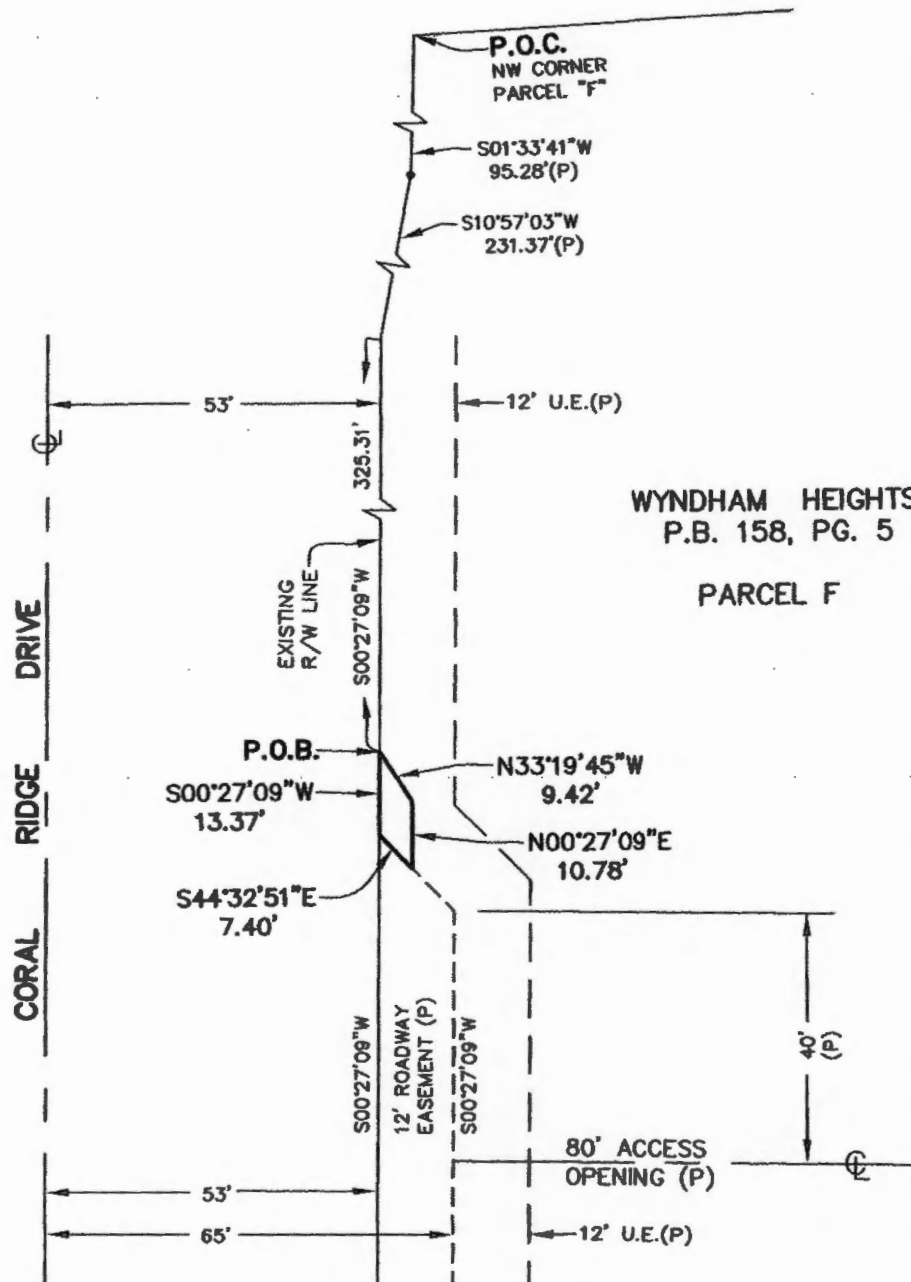
LEGEND:

P.O.B.=POINT OF BEGINNING U.E.=UTILITY EASEMENT
 P.O.C.=POINT OF COMMENCEMENT (P) =PLAT
 R/W =RIGHT OF WAY C =CENTERLINE

3.		
2.		
1.		
DATE	REVISIONS	BY

Scale: Not to Scale	Drawn By: John P.	Date: 9-17-12	Checked by: F.J.G.	Date: 9-17-12	File location: E:\RW\ROW\Parcel Sketches\coral-springs..\sidewalk-esmt.dwg
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BROWARD COUNTY HIGHWAY CONSTRUCTION & ENGINEERING DIVISION

EXHIBIT "A"**SHEET 2 OF 3****SECTION 8 , TOWNSHIP 48 SOUTH, RANGE 41 EAST**

3.		
2.		
1.		
DATE	REVISIONS	BY

Scale:
1" = 30'Drawn By:
John P.Date:
9-17-12Checked by:
F.J.G.Date:
9-17-12

File location:

E:\RW\ROW\Parcel Sketches\coral-springs..\sidewalk-esmt.dwg

BROWARD COUNTY HIGHWAY CONSTRUCTION & ENGINEERING DIVISION

EXHIBIT "A"**SHEET 3 OF 3****SECTION 8 , TOWNSHIP 48 SOUTH, RANGE 41 EAST****LEGAL DESCRIPTION:**

A portion of Parcel "F", WYNDHAM HEIGHTS, as recorded in Plat Book 158, Page 5, of the Public Records of Broward County, Florida, more particularly described as follows:

COMMENCE at the Northwest corner of said Parcel "F";

Thence South 01°33'41" West, along the West line of said Parcel "F", for a distance of 95.28 feet;

Thence South 10°57'03" West, along the West line of said Parcel "F", for a distance of 231.37 feet;

Thence South 00°27'09" West, along the West line of said Parcel "F", for a distance of 325.31 feet to the POINT OF BEGINNING;

Thence continue South 00°27'09" West, along said West line, for a distance of 13.37 feet to the Northwest corner of a 12.00 foot platted road easement;

Thence South 44°32'51" East, along the north line of said easement, for a distance of 7.40 feet;

Thence North 00°27'09" East, for a distance of 10.78 feet;

Thence North 33°19'45" West, for a distance of 9.42 feet to the Point of Beginning.

Said lands situate, lying and being in Broward County, Florida and containing 63 square feet, more or less.

3.		
2.		
1.		
DATE	REVISIONS	BY

Scale: Not to Scale	Drawn By: John P.	Date: 9-17-12	Checked by: F.J.G.	Date: 9-17-12	File location: E:\RW\ROW\Parcel Sketches\coral-springs..\sidewalk-esmt.dwg
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BROWARD COUNTY HIGHWAY CONSTRUCTION & ENGINEERING DIVISION