

TRACT "C"

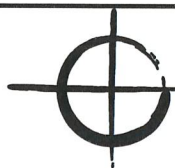
CURVE DATA:

C1:
RADIUS = 5669.58'
DELTA = 00°05'31"
ARC = 9.10'

LEGEND & ABBREVIATIONS:

B.C.R. - BROWARD COUNTY RECORDS
P.B. - PLAT BOOK
P.O.B. - POINT OF BEGINNING
P.O.C. - POINT OF COMMENCEMENT
— / — = NON-VEHICULAR ACCESS LINE

THIS IS NOT A BOUNDARY SURVEY



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
FOR SANITARY LIFT STATION # _____
CITY OF MARGATE, BROWARD COUNTY, FLORIDA
PROJECT NUMBER: _____

FILE NAME: 18-1961SD

SCALE: 1" = 20'

SHEET 1 OF 2

UTILITY EASEMENT DESCRIPTION


A PORTION OF TRACT "C", OF "LAKEWOOD COMMERCIAL", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 120, AT PAGE 27, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT BEING THE NORTHWEST CORNER OF SAID TRACT "C", SAID POINT BEING ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 5669.58 FEET AND A RADIAL LINE THROUGH SAID POINT OF NORTH 07°35'42" EAST; THENCE EASTERLY ALONG THE NORTHERLY LINE OF SAID TRACT "C" AND ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 00°05'31", FOR AN ARC DISTANCE OF 9.10 FEET TO A POINT OF NON-TANGENCY; THENCE SOUTH 75°29'11" EAST ALONG THE NORTHERLY LINE OF SAID TRACT "C", FOR 2.59 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 75°29'11" EAST ALONG THE NORTHERLY LINE OF SAID TRACT "C", FOR 26.07 FEET; THENCE SOUTH 07°54'43" WEST, FOR 25.48 FEET; THENCE NORTH 81°04'49" WEST, FOR 25.90 FEET; THENCE NORTH 07°54'43" EAST, FOR 28.02 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF MARGATE, BROWARD COUNTY, FLORIDA AND CONTAINS 693 SQUARE FEET MORE OR LESS.

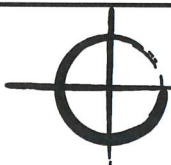
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SKETCH & DESCRIPTION IS ACCURATE 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.

 12/12/19

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

THIS SURVEY IS NOT VALID WITHOUT
THE ORIGINAL SIGNATURE AND RAISED
SEAL OF A FLORIDA LICENSED
SURVEYOR AND MAPPER



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