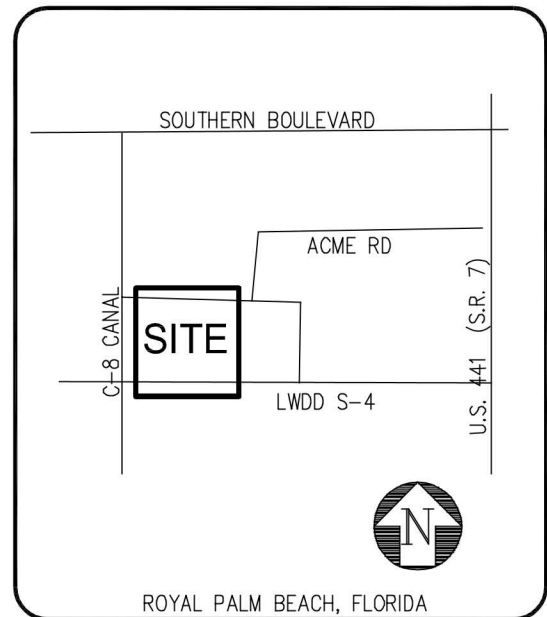


# SKETCH OF DESCRIPTION THIS IS NOT A SURVEY

NOT VALID WITHOUT ACCOMPANYING SHEETS 2 & 3

## LEGEND

PB	PLAT BOOK
PG(S)	PAGE
ESMT	EASEMENT
LWDD	LAKE WORTH DRAINAGE DISTRICT
D.B.	DEED BOOK
CL	CENTERLINE



ROYAL PALM BEACH, FLORIDA

**LOCATION MAP**  
N.T.S.

## NOTES:

1. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY ENGENUITY GROUP, INC.
2. THIS SKETCH IS BASED ON INFORMATION FURNISHED BY CLIENT OR CLIENT'S REPRESENTATIVE.
3. THIS SKETCH IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
4. BEARINGS SHOWN HEREON ARE BASED ON A GRID BEARING OF S88°59'04"E ALONG THE WEST LINE OF THE SOUTH LINE OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, AND ALL OTHER BEARINGS ARE RELATIVE THERETO.
5. DISTANCES SHOWN HEREON ARE GROUND DISTANCES EXPRESSED IN U.S. FEET AND DECIMAL PARTS THEREOF.

## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE SKETCH REPRESENTED HEREON COMPLIES WITH THE STANDARDS OF PRACTICE, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

*J. Malin*

Digitally signed by Jennifer

Malin

Date: 2020.09.22 08:31:16 -04'00'

JENNIFER MALIN, P.S.M.  
PROFESSIONAL SURVEYOR AND MAPPER  
STATE OF FLORIDA LICENSE NO. 6667  
STATE OF FLORIDA LB#6603

FOR: **TLH-SR80 PROPERTIES**  
**10' WIDE UTILITY EASEMENT-SEWER, AND LIFT STATION EASEMENT**

SCALE: N/A  
DRAWN BY: CAR  
CHECKED BY: JCM  
DATE: 02.18.2016



1280 CONGRESS AVENUE, SUITE 101, WEST PALM BEACH, FLORIDA 33409  
PH (561)655-1151 • FAX (561)832-9390 • WWW.ENGENUITYGROUP.COM

FIELD BOOK N°  
SHEET: 1 / 3  
JOB N°  
FLORIDA R.L.S. # 13037.28

**SKETCH OF DESCRIPTION  
THIS IS NOT A SURVEY**

**NOT VALID WITHOUT ACCOMPANYING SHEETS 1 & 3**

**LEGAL DESCRIPTION**

A STRIP OF LAND BEING A PORTION OF THAT CERTAIN 10 FOOT WIDE UTILITY EASEMENT—SANITARY AND LIFT STATION AS DESCRIBED IN OFFICIAL RECORD BOOK 28452, PAGE 296, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND BEING 10 FEET IN WIDTH AND LYING 5 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE AND LYING IN SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, AND SECTION 1, TOWNSHIP 44 SOUTH, RANGE 41 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 36, THENCE ALONG THE SOUTHERLY LINE OF SAID SECTION 36, S88°59'05"E A DISTANCE OF 1244.47 FEET; THENCE LEAVING SAID SECTION LINE, N04°44'26"E A DISTANCE OF 149.45 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED CENTERLINE;

THENCE S61°23'03"E A DISTANCE OF 83.56 FEET; THENCE S02°28'37"W A DISTANCE OF 154.17 FEET; THENCE N84°14'10"E A DISTANCE OF 123.75 FEET; THENCE S00°13'33"W A DISTANCE OF 41.97 FEET TO AUXILIARY POINT "A", AND THE POINT OF TERMINUS NUMBER 1 FOR THE ABOVE DESCRIBED CENTERLINE. THE SIDELINES FOR THE ABOVE DESCRIBED 10 FOOT WIDE STRIP OF LAND TO BE EXTENDED OR TRIMMED TO MEET OR INTERSECT WITH THE EASTERLY LIMITS OF THE SR 80 APARTMENT COMPLEX OF RD ROYAL PALM BEACH PLAT AS RECORDED IN PLAT BOOK 124, PAGE 41 OF SAID PUBLIC RECORDS AND THE EASEMENT LINES DESCRIBED HEREIN.

THENCE S88°54'05"E A DISTANCE OF 21.36 FEET; THENCE S01°05'55"W A DISTANCE OF 35.00 FEET; THENCE N88°54'05"W A DISTANCE OF 35.00 FEET; THENCE N01°05'55"E A DISTANCE OF 10.67 FEET TO AUXILIARY POINT "B" AND THE CONTINUATION OF SAID CENTERLINE;

THENCE N87°46'14"W A DISTANCE OF 56.77 FEET; THENCE N47°37'53"W A DISTANCE OF 64.29 FEET; THENCE S86°37'30"W A DISTANCE OF 227.84 FEET; THENCE N81°55'02"W A DISTANCE OF 157.57 FEET; THENCE N88°39'30"W A DISTANCE OF 187.72 FEET; THENCE S00°56'38"W A DISTANCE OF 490.29 FEET; THENCE S19°49'37"W A DISTANCE OF 420.36 FEET; THENCE S01°00'55"W A DISTANCE OF 538.85 FEET; THENCE N88°59'30"W A DISTANCE OF 643.96 FEET TO THE POINT OF TERMINUS NUMBER 2 FOR THE ABOVE DESCRIBED CENTERLINE.

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL OF LAND;

BEGINNING AT AUXILIARY POINT "A", THENCE S88°54'05"E A DISTANCE OF 21.36' FEET; THENCE S01°05'55"W A DISTANCE OF 35.00 FEET; THENCE N88°54'05"W A DISTANCE OF 35.00 FEET; THENCE N01°05'55"E A DISTANCE OF 10.67 FEET; THENCE CONTINUE N01°05'55"E A DISTANCE OF 24.33 FEET; THENCE S88°54'05"E A DISTANCE OF 13.64 FEET TO THE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINING 1,225 SQUARE FEET

FOR:

**TLH-SR80 PROPERTIES  
10' WIDE UTILITY EASEMENT—SEWER, AND LIFT STATION EASEMENT**

SCALE:	N/A
DRAWN BY:	CAR
CHECKED BY:	JCM
DATE:	09.21.2020



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FIELD BOOK N°	SHEET: 2 / 3
FLORIDA R.L.S. #	JOB N° 13037.28

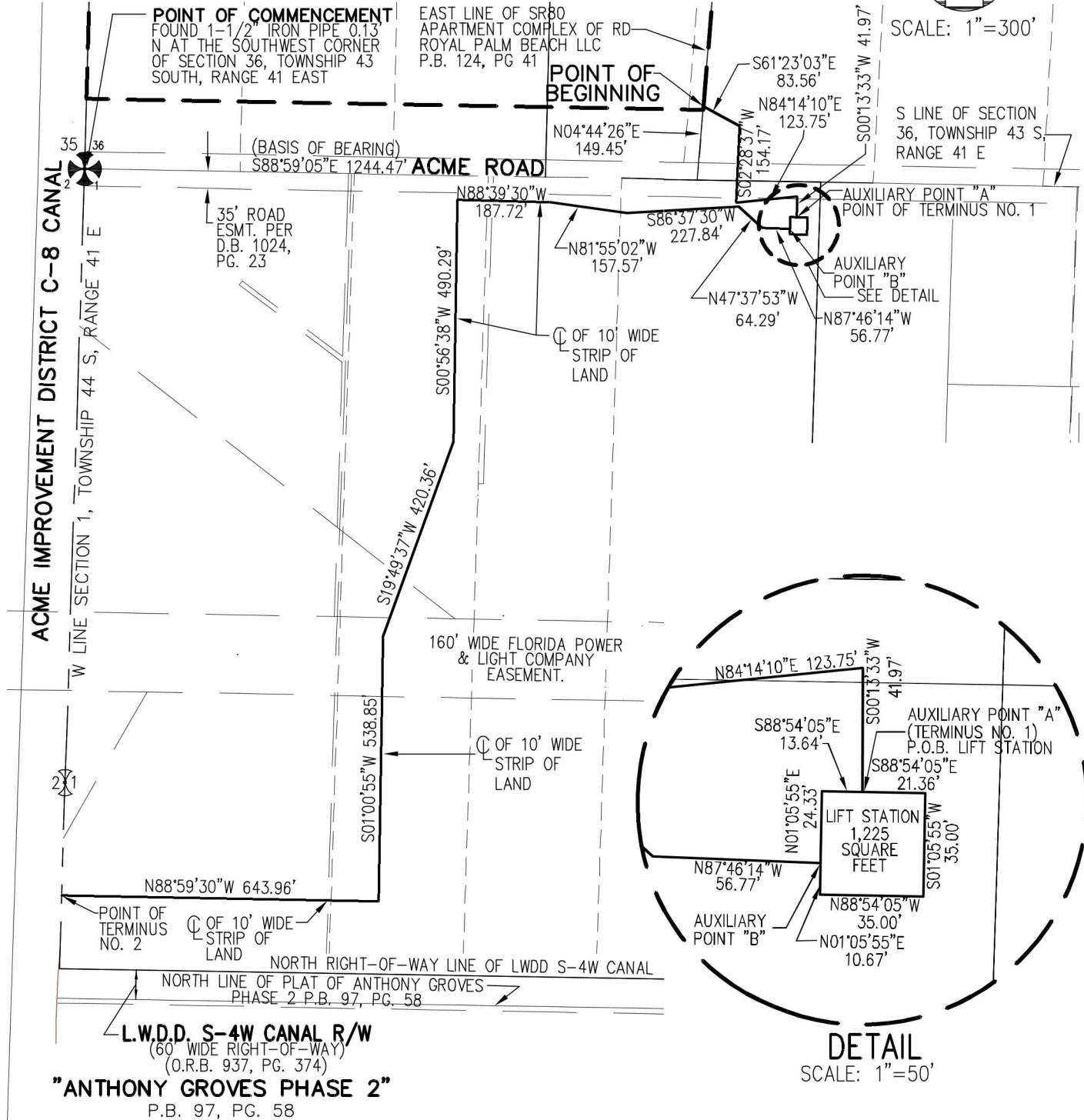
# SKETCH OF DESCRIPTION

THIS IS NOT A SURVEY

NOT VALID WITHOUT ACCOMPANYING SHEETS 1 & 2



SCALE: 1"=300'



FOR:

TLH-SR80 PROPERTIES  
10' WIDE UTILITY EASEMENT-SEWER, AND LIFT STATION EASEMENT

SCALE: 1"=300'

DRAWN BY: CAR

CHECKED BY: JCM

DATE: 02.28.2016



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FIELD BOOK NO

SHEET:

3 / 3

FLORIDA R.L.S.

JOB NO

13037.28

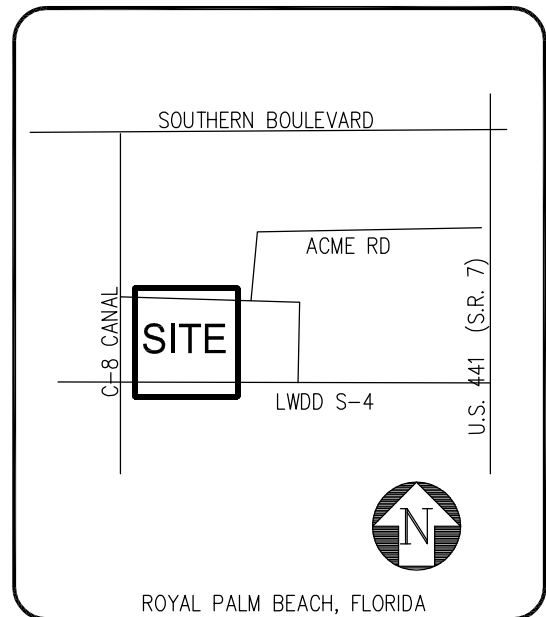


**SKETCH OF DESCRIPTION  
THIS IS NOT A SURVEY**

**NOT VALID WITHOUT ACCOMPANYING SHEETS 2 & 3**

**LEGEND**

ORB	OFFICIAL RECORDS BOOK
PB	PLAT BOOK
PG(S)	PAGE
R/W	RIGHT-OF-WAY
PBCR	PALM BEACH COUNTY RECORDS
TWSHP	TOWNSHIP
RNG	RANGE
R.O.W.	RIGHT-OF-WAY



**LOCATION MAP**  
N.T.S.

**NOTES:**

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2. THIS SKETCH IS BASED ON INFORMATION FURNISHED BY CLIENT OR CLIENT'S REPRESENTATIVE.
3. THIS SKETCH IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
4. BEARINGS SHOWN HEREON ARE BASED ON A GRID BEARING OF S88°59'05"E ALONG THE SOUTH LINE OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, AND ALL OTHER BEARINGS ARE RELATIVE THERETO.
5. DISTANCES SHOWN HEREON ARE GROUND DISTANCES EXPRESSED IN U.S. FEET AND DECIMAL PARTS THEREOF.

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE SKETCH REPRESENTED HEREON COMPLIES WITH THE STANDARDS OF PRACTICE, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

\_\_\_\_\_  
C. ANDRE RAYMAN, P.S.M.  
PROFESSIONAL SURVEYOR AND MAPPER  
STATE OF FLORIDA LICENSE NO. 4938  
STATE OF FLORIDA LB#6603

FOR:

**TLH-SR80 PROPERTIES  
10' WIDE UTILITY EASEMENT-WATER**

SCALE: 1"=300'

DRAWN BY: STAFF

CHECKED BY: A. RAYMAN

DATE: 04.05.2016



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FIELD BOOK N°

SHEET:

1 / 3

JOB N°

13037.28

FLORIDA R.L.S.

#

**SKETCH OF DESCRIPTION  
THIS IS NOT A SURVEY**

**NOT VALID WITHOUT ACCOMPANYING SHEETS 1 & 3**

**LEGAL DESCRIPTION**

A STRIP OF LAND BEING 10 FEET IN WIDTH AND LYING 5 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE AND LYING IN SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, AND SECTION 1, TOWNSHIP 44 SOUTH, RANGE 41 EAST, PALM BEACH COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 36, THENCE ALONG THE SOUTHERLY LINE OF SAID SECTION 36, S88°59'05"E A DISTANCE OF 1244.47 FEET; THENCE LEAVING SAID SECTION LINE, N04°44'26"E A DISTANCE OF 152.77 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED CENTERLINE;

THENCE S89°09'53"E A DISTANCE OF 46.53 FEET; THENCE S02°04'40"W A DISTANCE OF 157.42 FEET TO AUXILLIARY POINT "A"; THENCE S01°36'30"W A DISTANCE OF 786.20 FEET; THENCE S10°20'34"W A DISTANCE OF 193.26 FEET; THENCE S04°35'15"E A DISTANCE OF 284.20 FEET; THENCE S00°54'50"W A DISTANCE OF 165.06 FEET; THENCE S88°58'34"E A DISTANCE OF 183.20 FEET; THENCE S01°50'01"W A DISTANCE OF 194.87 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF THE LWDD S-4 CANAL AND BEING THE POINT OF TERMINUS OF SAID CENTERLINE.

COMMENCING AT AUXILLIARY POINT "A", N89°29'05"W A DISTANCE OF 497.13 FEET TO AUXILLIARY POINT "B"; THENCE S01°17'17"W A DISTANCE OF 548.13 FEET; THENCE S19°56'55"W A DISTANCE OF 415.93 FEET; THENCE S00°17'07"W A DISTANCE OF 481.01 FEET TO AUXILLIARY POINT "C"; THENCE S88°58'34"E A DISTANCE OF 617.20 FEET TO THE POINT OF TERMINUS.

COMMENCING AT AUXILLIARY POINT "B"; THENCE N89°01'30"W A DISTANCE OF 800.93 FEET TO A POINT ON THE WESTERLY LINE OF SAID SECTION 1, AND BEING THE POINT OF TERMINUS.

COMMENCING AT AUXILLIARY POINT "C"; THENCE N89°00'54"W A DISTANCE OF 689.81 FEET TO A POINT ON THE WESTERLY LINE OF SAID SECTION 1, AND BEING THE POINT OF TERMINUS.

FOR:

**TLH-SR80 PROPERTIES  
10' WIDE UTILITY EASEMENT-WATER**

SCALE: 1"=300'

DRAWN BY: STAFF

CHECKED BY: A. RAYMAN

DATE: 04.05.2016



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FIELD BOOK N°

SHEET:

2 / 3

JOB N°

13037.28

FLORIDA R.L.S.

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