

Lot 1 and the North 8' of Lot 2, Block 27 of GARDEN ISLES SEC. 8 according to the Plat thereof recorded in Plat Book 54, Page 23, Public Records of Broward County, Florida, together with a portion of the Cypress Canal right-of-way as described in Official Records Book 45577, Page 1089, Public Records of Broward County, Florida.