

A PORTION OF PARCEL "A", POMPANO PARK RACINO PLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 181, PAGES 22 THROUGH 27 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, SAID PORTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHERNMOST NORTHEAST CORNER OF TRACT A, ARVIDA POMPANO PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 137, PAGE 33, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE SOUTH 02°27'09" EAST, ALONG THE EAST LINE OF SAID TRACT A, ALSO BEING THE WEST Y LINE OF SAID PARCEL "A" AND ITS NORTHERLY EXTENSION THEREOF, 12.01 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID EASTERLY AND SAID WESTERLY LINE THE FOLLOWING (4) FOUR COURSES; (1) SOUTH 02°27'09" EAST, 59.60 FEET; (2) NORTH 89°40'35" EAST, 50.25 FEET; (3) SOUTH 02°27'09" EAST, 685.69 FEET; (4) SOUTH 42°30'51" WEST, 49.47 FEET; THENCE SOUTH 25°00'09" EAST, 10.82 FEET; THENCE NORTH 42°30'51" EAST, 57.75 FEET; THENCE NORTH 02°27'09" WEST, 699.46 FEET; THENCE SOUTH 89°40'35" WEST, 50.25 FEET; THENCE NORTH 02°27'09" WEST, 49.60 FEET; THENCE ALONG THE NORTH LINE OF SAID PARCEL "A", SOUTH 89°38'57" WEST, 10.01 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING IN THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA AND CONTAINING 8,510 SQUARE FEET (0.20 ACRES), MORE OR LESS.

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