

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF BROWARD,  
STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE  
SOUTHEAST QUARTER (SE 1/4) OF SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST,  
BROWARD COUNTY, FLORIDA, LESS THE WEST 400.00 FEET AND LESS THE SOUTH 40.0  
FEET AND LESS THE NORTH 43.58 FEET.

PARCEL 2:

THAT PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE  
1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 1, TOWNSHIP 49 SOUTH, RANGE  
42 EAST, BROWARD COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE  
SOUTHWEST CORNER OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4)  
OF THE SOUTHEAST QUARTER (SE 1/4); THENCE EAST ALONG THE SOUTH BOUNDARY OF  
SAID EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST  
QUARTER (SE 1/4), A DISTANCE OF 50 FEET; THENCE NORTH AND PARALLEL TO THE WEST  
BOUNDARY OF THE SAID EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE  
SOUTHEAST QUARTER (SE 1/4), A DISTANCE OF 85 FEET FOR A POINT OF BEGINNING;  
THENCE CONTINUING NORTH AND PARALLEL TO SAID WEST BOUNDARY A DISTANCE OF  
500 FEET; THENCE EAST AND PARALLEL TO THE SAID SOUTH BOUNDARY OF SAID EAST  
HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE  
1/4), A DISTANCE OF 453.59 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF THE  
FEDERAL HIGHWAY (U.S. NO. 1); THENCE SOUTHWEST ALONG SAID WEST RIGHT-OF-WAY  
LINE A DISTANCE OF 514.40 FEET; THENCE WEST AND PARALLEL TO SAID SOUTH  
BOUNDARY, A DISTANCE OF 329.64 FEET TO THE POINT OF BEGINNING.

PARCEL 3:

THE WEST 50 FEET OF THE NORTH 550 FEET OF THE SOUTH 585 FEET OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) IN SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST, IN BROWARD COUNTY, FLORIDA.

PARCEL 4:

NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCELS 1, 2, AND 3 AS CREATED BY EASEMENT AGREEMENT, DATED FEBRUARY 28, 1989, BETWEEN POMPANO PLAZA REALTY COMPANY, LTD., AND CHRIST COMMUNITY CHURCH OF BROWARD COUNTY, INC., IN OFFICIAL RECORDS BOOK 16232, AT PAGE 596 AND AS AMENDED BY AMENDMENT TO EASEMENT AGREEMENT AND NOTE MODIFICATION AGREEMENT FILED JANUARY 24, 1992 IN OFFICIAL RECORDS BOOK 19106, AT PAGE 153 FOR PARKING OVER AND ACROSS:

THE EAST 105.00 FEET OF THE WEST 400.00 FEET OF THE SOUTHWEST ONE QUARTER OF THE SOUTHEAST ONE QUARTER OF THE SOUTHEAST ONE QUARTER OF SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST, LESS THE SOUTHERLY 40 FEET AND ALSO LESS THE NORTH 43.58 FEET THEREOF. SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.

PARCEL 5:

THE EAST ONE HUNDRED (100) FEET OF THE WEST ONE HUNDRED FIFTY (150) FEET OF THE FOLLOWING DESCRIBED PROPERTY: THAT PORTION OF THE NORTH FIFTY (50) FEET OF THE SOUTH EIGHT-FIVE (85) FEET OF THE SE 1/4 OF THE SE 1/4 OF THE SE 1/4 OF SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST, LYING WEST OF THE FEDERAL HIGHWAY (U.S. NO. 1), SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.

PARCEL 6:

THAT PORTION OF THE NORTH 50 FEET OF THE SOUTH 85 FEET OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST ONE QUARTER (SE 1/4) OF THE SOUTHEAST ONE QUARTER (SE 1/4) OF SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST, LYING WEST OF FEDERAL HIGHWAY (U.S. NO. 1), LESS THE WEST 150 FEET OF THE ABOVE DESCRIBED PARCEL; SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.

LESS AND EXCEPT THE PROPERTY, AFFECTING PARCELS 1, 3, 5 AND 6, AS RECORDED IN OFFICIAL RECORDS BOOK 47728 PAGE 820, AND DESCRIBED AS FOLLOWS:

THE NORTH 3.00 FEET OF THE SOUTH 43.00 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA, LESS THE WEST 577.00 FEET THEREOF, TOGETHER WITH THAT PORTION OF THE NORTH 8.00 FEET OF THE SOUTH 43.00 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 1, TOWNSHIP 49 SOUTH, RANGE 42 EAST, LYING WEST OF THE WESTERLY RIGHT- OF-WAY LINE OF THE 120 FOOT WIDE RIGHT-OF-WAY OF FEDERAL HIGHWAY (U.S. HIGHWAY NO.1) (STATE ROAD NO. 5).

**AAC**

**PZ25-30000002**