

DESCRIPTION

THOSE PORTIONS OF LOTS 4, 6 AND 7, IN BLOCK 8, OF POMPANO MANOR, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 14, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 4, THENCE RUN SOUTH $0^{\circ} 02' 45''$ EAST ALONG THE EAST LINE OF SAID LOT 4, 15.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH $0^{\circ} 02' 45''$ EAST, ALONG THE EAST LINE OF SAID LOTS 4 AND 7, 471.25 FEET; THENCE RUN SOUTH $89^{\circ} 58' 43''$ EAST, 111.25 FEET TO A POINT LYING 15 FEET WEST OF THE EAST LINE OF LOT 6; THENCE RUN SOUTH $0^{\circ} 03' 57''$ WEST ALONG A LINE PARALLEL WITH AND 15 FEET WEST OF THE EAST LINE OF SAID LOT 6, 34.97 FEET; THENCE RUN NORTH $89^{\circ} 54' 44''$ WEST, 131.69 FEET; THENCE RUN SOUTH $0^{\circ} 03' 57''$ WEST, 161.26 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 7, SAID POINT LYING ON THE ARC OF A CIRCULAR CURVE, CONCAVE TO THE SOUTH, THE CENTER OF WHICH BEARS SOUTH $10^{\circ} 59' 56''$ WEST FROM SAID POINT; THENCE RUN WESTERLY ALONG THE ARC OF SAID CURVE, HAVING A RADIUS OF 3869.83 FEET, THROUGH A CENTRAL ANGLE OF $1^{\circ} 34' 57''$, AN ARC DISTANCE OF 106.88 FEET TO THE SOUTHWEST CORNER OF LOT 7; THENCE RUN NORTH $0^{\circ} 02' 45''$ WEST ALONG THE WEST LINE OF SAID LOTS 7 AND 4, 648.83 FEET TO A POINT LYING 15 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4; THENCE RUN SOUTH $89^{\circ} 58' 43''$ EAST ALONG A LINE PARALLEL WITH AND 15 FEET SOUTH OF THE NORTH LINE OF SAID LOT 4, 126.00 FEET TO THE POINT OF BEGINNING.

AND

LOTS 2, 3, 8, 9 AND 10, BLOCK 8, OF POMPANO MANOR, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 14, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, LESS AND EXCEPT THE NORTH 15 FEET OF SAID LOTS 2 AND 3.

SAID LANDS SITUATE IN THE CITY OF SUNRISE, BROWARD COUNTY, FLORIDA AND CONTAINING 283,082 SQUARE FEET(6.498 ACRES), MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, COVENANTS, AND RIGHTS-OF-WAY OF RECORD.