

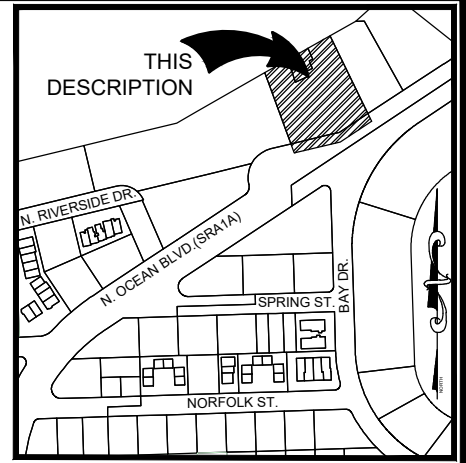
**EXHIBIT A**  
**LEGAL DESCRIPTIONS**

**LEGAL DESCRIPTION:**

LOTS 24 AND 25, BLOCK 20, TOGETHER WITH A PORTION OF THE RIGHTS OF WAY ADJACENT TO SAID LOTS, HILLSBORO SHORES SECTION "B", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 39 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 24, THENCE ALONG THE NORTH LINE OF SAID LOTS 24 AND 25, NORTH 60°36'02" EAST, 189.62 FEET; THENCE ALONG THE EAST LINE OF SAID LOT 25 AND SOUTHERLY EXTENSION THEREOF, SOUTH 25°53'21" EAST, 265.94 FEET; THENCE SOUTH 56°50'00" WEST, 31.22 FEET; THENCE ALONG THE CENTERLINE OF N. RIVERSIDE DRIVE (DEL FARO DRIVE, ACCORDING TO SAID HILLSBORO SHORES, SECTION "B"), SOUTH 76°49'08"W, 186.53 FEET; THENCE ALONG THE WEST LINE OF SAID LOT 24 AND EXTENSION THEREOF, NORTH 19°40'28" WEST, 218.53 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING AND BEING IN THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, AND CONTAINING 49,728 SQUARE FEET (1.14 ACRES), MORE OR LESS.



**LOCATION MAP:**  
NOT TO SCALE

**SURVEY NOTES:**

1. THE LEGAL DESCRIPTION SHOWN HEREON WAS PREPARED BY THE SURVEYOR, BASED SOLELY UPON THE OFFICIAL RECORDS INDICATED HEREON, FOR THE PURPOSE OF ACREAGE CALCULATIONS OF CLIENT-DETERMINED LIMITS. NO FIELD SURVEY WAS PERFORMED.
2. THIS SKETCH AND DESCRIPTION DOES NOT CONSTITUTE A BOUNDARY SURVEY.
3. THIS SKETCH IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
4. IT IS A VIOLATION OF THE STANDARDS OF PRACTICE RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, TO ALTER THIS SKETCH AND DESCRIPTION WITHOUT THE EXPRESS PRIOR WRITTEN CONSENT OF THE SURVEYOR. ADDITIONS AND DELETIONS MADE TO THE FACE OF THIS SKETCH AND DESCRIPTION WILL MAKE THIS DOCUMENT INVALID.
5. BEARINGS SHOWN HEREON ARE ASSUMED, WITH A REFERENCE BEARING OF NORTH 60°36'02" EAST ALONG THE NORTH LINE OF LOTS 24 & 25, BLOCK 20, HILLSBORO SHORES SECTION "A", AS RECORDED IN PLAT BOOK 22, PAGE 39 OF THE PUBIC RECORDS OF BROWARD COUNTY, FLORIDA.
6. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS OF WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
7. THE INTENDED SCALE OF FOR THIS SKETCH IS 1"=80' OR SMALLER.

**CERTIFICATION:**

I HEREBY CERTIFY THAT THE ATTACHED SKETCH & DESCRIPTION OF THE HEREON DESCRIBED PROPERTY IS DEPICTED TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THE INFORMATION AS WRITTEN UNDER MY DIRECTION ON MAY 10, 2021 MEETS THE STANDARDS OF PRACTICE RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, SUBJECT TO THE QUALIFICATIONS NOTED HEREON.

KEITH & ASSOCIATES, INC.  
CONSULTING ENGINEERS

TIMOTHY H. GRAY  
PROFESSIONAL SURVEYOR AND MAPPER  
REGISTRATION No. 6604  
STATE OF FLORIDA

**SKETCH & DESCRIPTION**

A PORTION OF SECTION 29,  
TOWNSHIP 48 SOUTH, RANGE 43 EAST

CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA



301 EAST ATLANTIC BOULEVARD  
POMPANO BEACH, FLORIDA 33060-6643  
(954) 788-3400  
EMAIL: mail@KEITHteam.com LB NO. 6860

SHEET 1 OF 2

DRAWING NO. 10020.86 SKD (HILLSBORO-LIGHT).dwg

DATE 5/10/2021

SCALE N/A

FIELD BK. N/A

DWNG. BY P.D.

CHK. BY T.G.

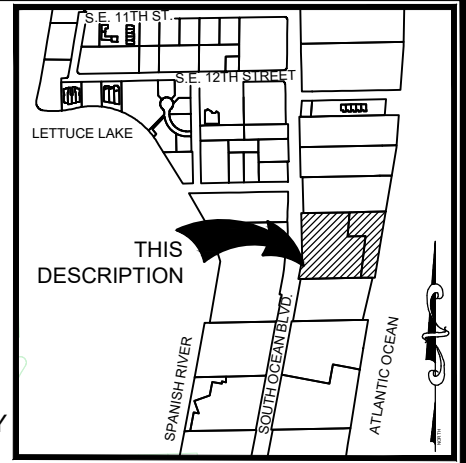
DATE	REVISIONS



**LEGAL DESCRIPTION:**

A PORTION OF SECTIONS 5 AND 6, TOWNSHIP 49 SOUTH, RANGE 43 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 6; THENCE ALONG THE EAST LINE OF SAID NORTHEAST QUARTER OF SAID SECTION 6, NORTH 01°09'29" WEST, 450.01 FEET TO THE POINT OF BEGINNING; THENCE NORTH 88°57'31" EAST, ALONG A LINE 450.00 FEET NORTHERLY OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 6, 361.18 FEET TO A POINT ON THE MEAN HIGH WATER LINE OF THE ATLANTIC OCEAN AS RECORDED IN MISCELLANEOUS PLAT BOOK 2, PAGE 49, BROWARD COUNTY RECORDS; THENCE ALONG SAID MEAN HIGH WATER LINE THE FOLLOWING TWO (2) COURSES: (1) NORTH 09°12'13" EAST, 150.71 FEET; THENCE (2) NORTH 09°32'57" EAST 184.84 FEET; THENCE SOUTH 88°57'31" WEST, ALONG A LINE 780.00 FEET NORTHERLY OF AND PARALLEL WITH SAID SOUTH LINE OF SAID NORTHEAST QUARTER OF SAID SECTION 6, 452.63 FEET TO A POINT ON THE CENTERLINE OF OCEAN BLVD., AS EXISTING APRIL 30, 1971; THENCE ALONG SAID CENTERLINE THE FOLLOWING TWO COURSES: (1) SOUTH 01°09'29" EAST, 96.08 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE WEST WITH A RADIUS OF 1090.00 FEET; THENCE (2) SOUTHERLY ALONG SAID CURVE THOUGH A CENTRAL ANGLE OF 12°23'23" AND AN ARC LENGTH OF 235.70 FEET; THENCE NORTH 88°57'31" EAST, ALONG A LINE 450.00 FEET NORTHERLY OF AND PARALLEL WITH SAID SOUTH LINE OF SAID NORTHEAST QUARTER OF SAID LOT 6, 55.39 FEET TO THE POINT OF BEGINNING.



**LOCATION MAP:**

NOT TO SCALE

SAID LANDS LYING AND BEING IN THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, AND CONTAINING 141,115 SQUARE FEET (3.24 ACRES), MORE OR LESS.

**SURVEY NOTES:**

1. THE LEGAL DESCRIPTION SHOWN HEREON WAS PREPARED BY THE SURVEYOR, BASED SOLELY UPON THE OFFICIAL RECORDS INDICATED HEREON, FOR THE PURPOSE OF ACREAGE CALCULATIONS OF CLIENT-DETERMINED LIMITS. NO FIELD SURVEY WAS PERFORMED.
2. THIS SKETCH AND DESCRIPTION DOES NOT CONSTITUTE A BOUNDARY SURVEY.
3. THIS SKETCH IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
4. IT IS A VIOLATION OF THE STANDARDS OF PRACTICE RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, TO ALTER THIS SKETCH AND DESCRIPTION WITHOUT THE EXPRESS PRIOR WRITTEN CONSENT OF THE SURVEYOR. ADDITIONS AND DELETIONS MADE TO THE FACE OF THIS SKETCH AND DESCRIPTION WILL MAKE THIS DOCUMENT INVALID.
5. BEARINGS SHOWN HEREON ARE ASSUMED, WITH A REFERENCE BEARING OF NORTH 01°09'29" WEST, ALONG THE WEST LINE OF SECTION 6, TOWNSHIP 49 SOUTH, RANGE 43 EAST.
6. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS OF WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
7. THE INTENDED SCALE OF FOR THIS SKETCH IS 1"=80' OR SMALLER.

**CERTIFICATION:**

I HEREBY CERTIFY THAT THE ATTACHED SKETCH & DESCRIPTION OF THE HEREON DESCRIBED PROPERTY IS DEPICTED TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THE INFORMATION AS WRITTEN UNDER MY DIRECTION ON MAY 10, 2021 MEETS THE STANDARDS OF PRACTICE RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, SUBJECT TO THE QUALIFICATIONS NOTED HEREON.

KEITH & ASSOCIATES, INC.  
CONSULTING ENGINEERS

TIMOTHY H. GRAY  
PROFESSIONAL SURVEYOR AND MAPPER  
REGISTRATION No. 6604  
STATE OF FLORIDA

**SKETCH & DESCRIPTION**

A PORTION OF SECTIONS 5 & 6,  
TOWNSHIP 48 SOUTH, RANGE 43 EAST

CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA



301 EAST ATLANTIC BOULEVARD  
POMPANO BEACH, FLORIDA 33060-6643  
(954) 788-3400  
EMAIL: mail@KEITHteam.com LB NO. 6860

SHEET 1 OF 2

DRAWING NO. 10020.86 SKD.dwg (CLARIDGE)

DATE 4/12/2021

SCALE N/A

FIELD BK. N/A

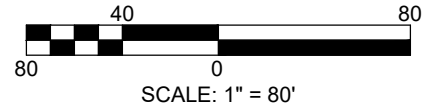
DWNG. BY T.G.

CHK. BY W.A.

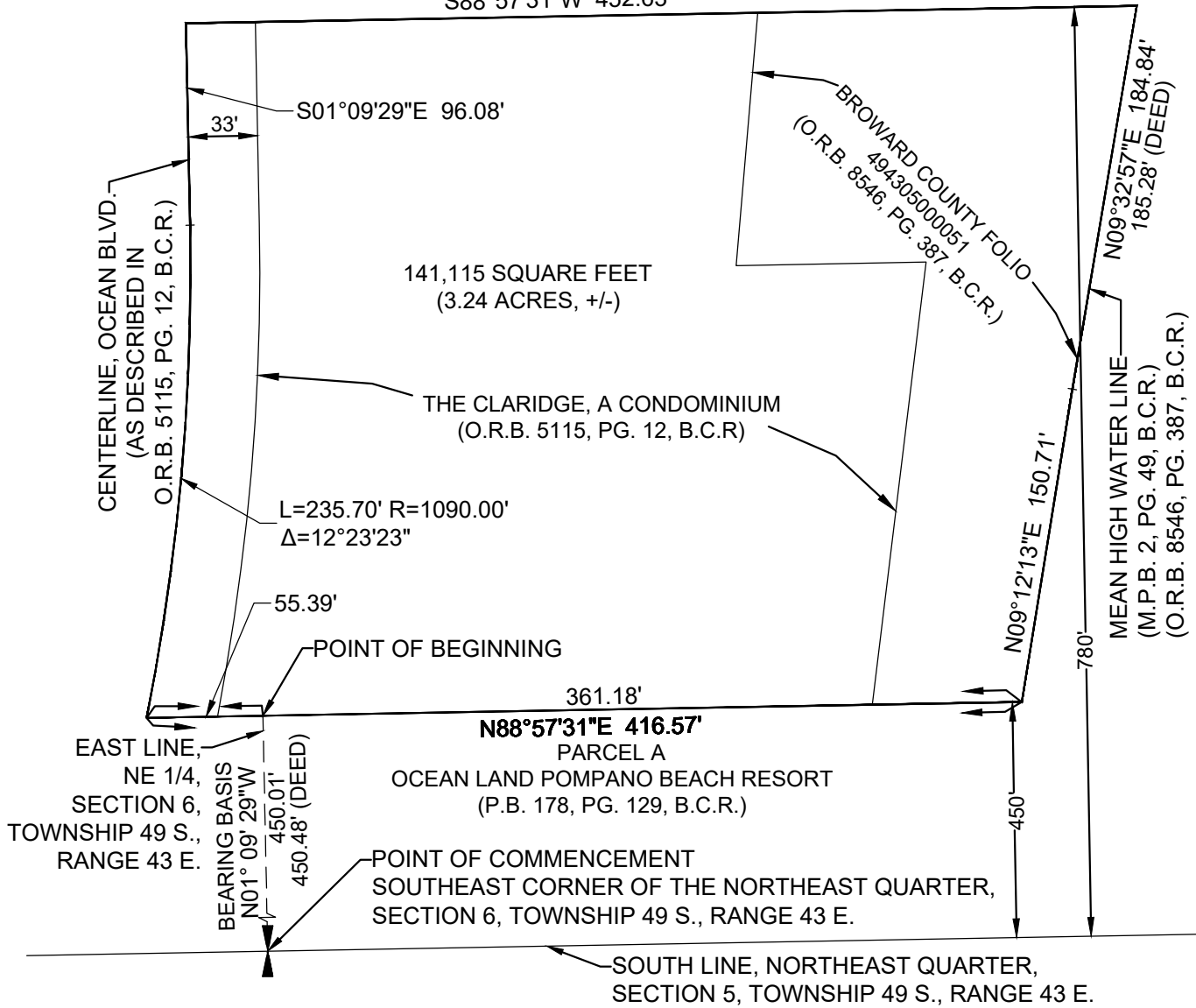
DATE	REVISIONS

**LEGEND:**

- B.C.R. BROWARD COUNTY RECORDS
- MHW MEAN HIGH WATER
- O.R.B. OFFICIAL RECORDS BOOK
- M.P.B. MISCELLANEOUS PLAT BOOK
- P.B. PLAT BOOK
- P.G. PAGE
- LB. LICENSED BUSINESS
- Δ CENTRAL ANGLE
- L ARC LENGTH
- R RADIUS



W.G. FRANKS PLAT  
(P.B. 105, PG. 47, B.C.R.)  
S88°57'31"W 452.63'



**SKETCH & DESCRIPTION**

A PORTION OF SECTIONS 5 & 6,  
TOWNSHIP 49 SOUTH, RANGE 43 EAST

CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA



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SHEET 2 OF 2

DRAWING NO. 10020.86 SKD.dwg (CLARIDGE)

DATE 4/12/2021

SCALE 1" = 80'

FIELD BK. N/A

DWNG. BY T.G.

CHK. BY W.A.

DATE	REVISIONS