

**LEGAL DESCRIPTION
RIGHT OF WAY PARCEL**

THE NORTH 50.00 FEET OF THE SOUTH 80 FEET OF THE FOLLOWING DESCRIBED PARCEL AS RECORDED IN OFFICIAL RECORDS BOOK 1665, PAGE 1107, PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

TRACT 13, SECTION 8, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LAND OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION FILED IN ST. LUCIE COUNTY, FLORIDA IN PLAT BOOK 2, PAGE 25, NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

CONTAINING 63,824 SQUARE FEET OR 1.47 ACRES, MORE OR LESS.

**LEGAL DESCRIPTION
ACCESS EASEMENT**

A PORTION OF TRACT 13, SECTION 8, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LANDS OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF ST. LUCIE COUNTY, FLORIDA, IN PLAT BOOK 2, PAGE 25; SAID LAND NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT;

COMMENCING FOR REFERENCE AT THE SOUTHWEST CORNER OF SAID SECTION 8,

THENCE, BEARING NORTH 00°00'25" EAST, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 80.09 FEET TO A POINT;

THENCE, LEAVING SAID WEST LINE, BEARING SOUTH 89°59'35" EAST, A DISTANCE OF 50.00 FEET TO A POINT ON THE WEST LINE OF SAID TRACT 13 AND THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

THENCE, BEARING NORTH 00°00'25" EAST, ALONG SAID WEST LINE, A DISTANCE OF 25.00 FEET TO A POINT;

THENCE, LEAVING SAID WEST LINE, BEARING NORTH 89°54'02" EAST, A DISTANCE OF 100.00 FEET TO A POINT;

THENCE, BEARING SOUTH 00°00'25" WEST, A DISTANCE OF 25.00 FEET TO A POINT;

THENCE, BEARING SOUTH 89°54'02" WEST, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 2,500 SQUARE FEET OR 0.06 ACRES, MORE OR LESS.

SURVEYORS NOTES

- 1) THIS IS A SKETCH OF LEGAL DESCRIPTION ONLY, NOT A BOUNDARY RETRACEMENT SURVEY.
- 2) THE BEARING BASE FOR THIS SURVEY, IS THE WEST LINE OF SECTION 8. SAID LINE BEARS NORTH 00°00'25" EAST.
- 3) THE SCALE OF THIS DRAWING MAY HAVE BEEN DISTORTED DURING REPRODUCTION PROCESSES.
- 4) THIS DRAWING IS BASED ON THE PRELIMINARY RIGHT OF WAY MAP FOR 66TH AVENUE PREPARED BY BURDETTE AND ASSOCIATES, DATED 10-10-06, AS DIRECTED BY INDIAN RIVER COUNTY, FLORIDA.

SHEET NUMBER
2 OF 2

LEGAL DESCRIPTION AND SKETCH OF
PARCEL 301
INDIAN RIVER COUNTY, FLORIDA

DATE
1/12/17
PROJECT NO.
047035041

Kimley»Horn
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WWW.KIMLEY-HORN.COM

SCALE
DESIGNED BY PCS
DRAWN BY PCS
CHECKED BY ECD

EXHIBIT "A"

**66th AVENUE
PARCEL 302**

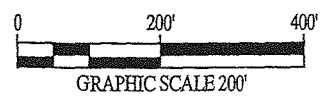
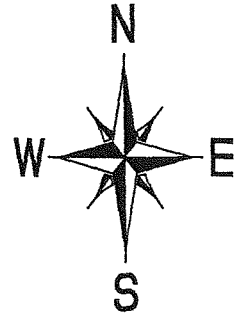
SHEET NUMBER
1 OF 1

**LEGAL DESCRIPTION
RIGHT OF WAY PARCEL**

THE NORTH 50.00 FEET OF THE SOUTH 80 FEET OF THE WEST 501.66 FEET OF THE FOLLOWING DESCRIBED PARCEL AS RECORDED IN OFFICIAL RECORDS BOOK 1665, PAGE 1107, PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

TRACT 14, SECTION 8, TOWNSHIP 32 SOUTH, RANGE 39 EAST, ACCORDING TO THE LAST GENERAL PLAT OF LAND OF THE INDIAN RIVER FARMS COMPANY SUBDIVISION FILED IN ST. LUCIE COUNTY, FLORIDA IN PLAT BOOK 2, PAGE 25, NOW LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA.

CONTAINING 25,081 SQUARE FEET OR 0.58 ACRES.



INDIAN RIVER FARMS COMPANY SUBDIVISION
PLAT BOOK 2, PAGE 25

TRACT 14
SECTION 8, TOWNSHIP 32
SOUTH, RANGE 39 EAST

32390800001014000001.0
ORB 1665, PG 1107

LEGEND

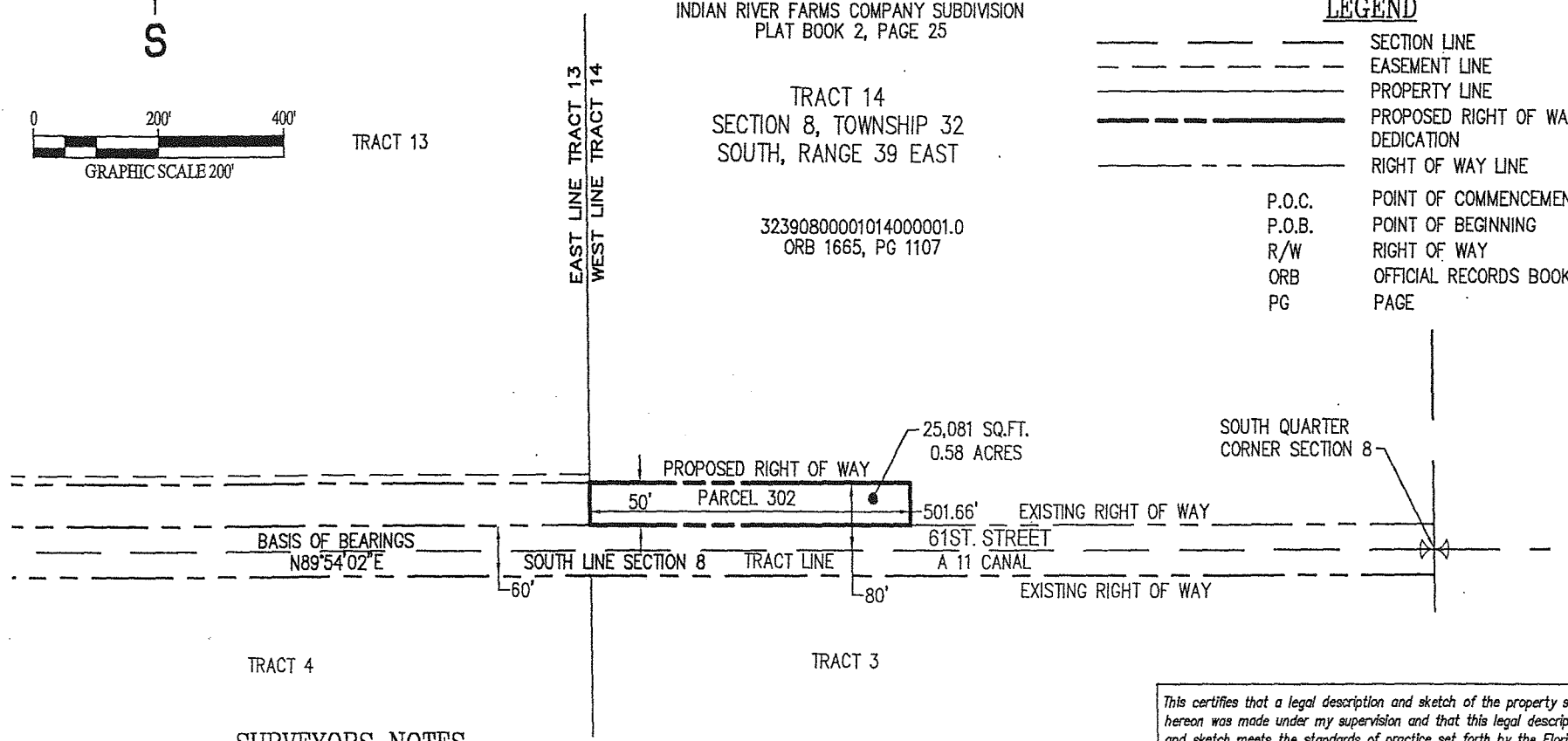
— — — — —	SECTION LINE
- - - - -	EASEMENT LINE
— — — — —	PROPERTY LINE
— — — — —	PROPOSED RIGHT OF WAY DEDICATION
— — — — —	RIGHT OF WAY LINE
●	P.O.C. POINT OF COMMENCEMENT
○	P.O.B. POINT OF BEGINNING
— — — — —	R/W RIGHT OF WAY
ORB	OFFICIAL RECORDS BOOK
PG	PAGE

LEGAL DESCRIPTION AND SKETCH OF
PARCEL 302
INDIAN RIVER COUNTY, FLORIDA

DATE
1/12/17
PROJECT NO.
047035041

Kimley»Horn
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SCALE 1"=200'
DESIGNED BY PCS
DRAWN BY PCS
CHECKED BY ECD



SURVEYORS NOTES

- 1) THIS IS A SKETCH OF LEGAL DESCRIPTION ONLY, NOT A BOUNDARY RETRACEMENT SURVEY.
- 2) THE BEARING BASE FOR THIS SURVEY, IS THE SOUTH LINE OF SECTION 8. SAID LINE BEARS NORTH 89°54'02" EAST.
- 3) THE SCALE OF THIS DRAWING MAY HAVE BEEN DISTORTED DURING REPRODUCTION PROCESSES.
- 4) THIS DRAWING IS BASED ON THE PRELIMINARY RIGHT OF WAY MAP FOR 66TH AVENUE PREPARED BY BURDETTE AND ASSOCIATES, DATED 10-10-06, AS DIRECTED BY INDIAN RIVER COUNTY, FLORIDA.

This certifies that a legal description and sketch of the property shown hereon was made under my supervision and that this legal description and sketch meets the standards of practice set forth by the Florida Board of Professional Surveyors and Mappers in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes, and that this drawing is a true and accurate representation thereof to the best of my knowledge and belief. Subject to notes and notations shown hereon.

E.C. Demeter

E.C. DEMETER, P.S.M. NO. 5179

DATE: 1-13-17

Not valid without the signature and the original raised seal of a florida licensed surveyor and mapper.