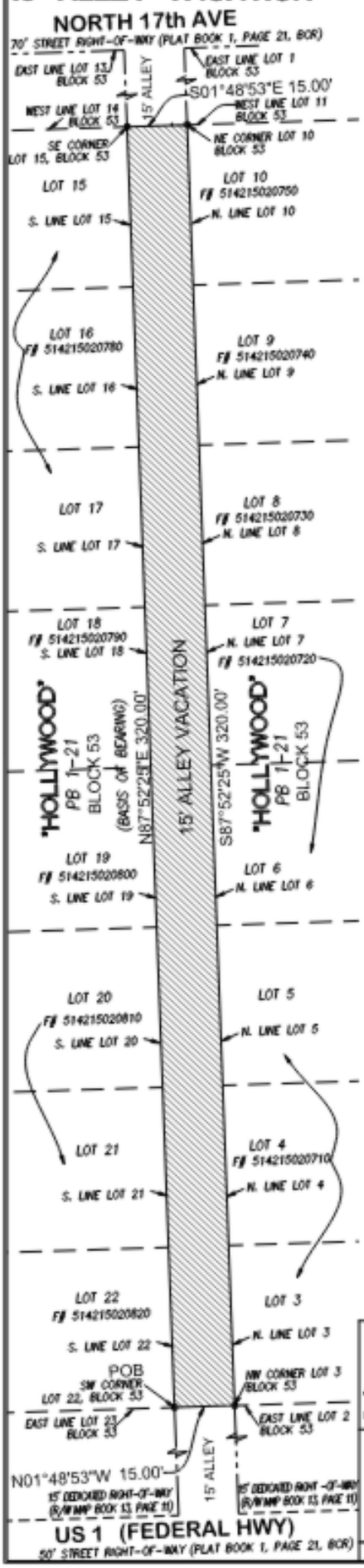
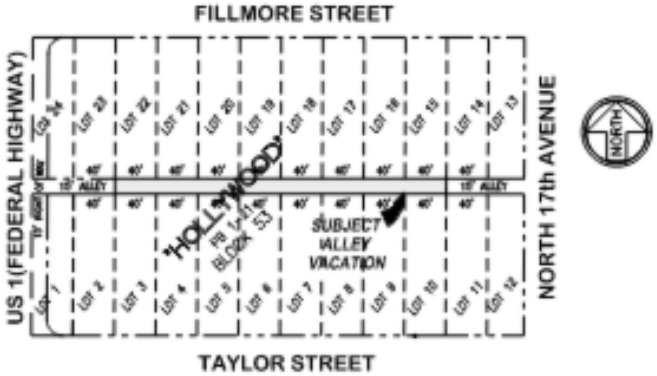
EXHIBIT "A"

EXHIBIT "A" SKETCH & LEGAL DESCRIPTION
15' ALLEY VACATION





LOCATION MAP

IN SECTION 15, TOWNSHIP 51 SOUTH, RANGE 42 EAST
CITY OF HOLLYWOOD, BROWARD COUNTY, FLORIDA
NOT TO SCALE:

LEGAL DESCRIPTION

A PORTION OF A PLATTED 15 FOOT ALLEY LYING WITHIN BLOCK 53, **"HOLLYWOOD"**, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 21 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 22 OF SAID BLOCK 53; THENCE N87°52'25"E ALONG THE SOUTH LINE OF LOT 22 THROUGH LOT 15 INCLUSIVE OF SAID BLOCK 53 FOR 320.00 FEET TO THE SOUTHEAST CORNER LOT 15 OF SAID BLOCK 53; THENCE S01°48'53"E FOR 15.00 FEET TO THE NORTHEAST CORNER LOT 10 OF SAID BLOCK 53; THENCE S87°52'25"W ALONG THE NORTH LINE OF LOT 10 THROUGH LOT 3 INCLUSIVE OF SAID BLOCK 53 FOR 320.00 FEET TO THE NORTHWEST CORNER OF LOT 3, OF SAID BLOCK 53; THENCE S01°48'53"E FOR 15.00 FEET TO THE **POINT OF BEGINNING.**

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF HOLLYWOOD, BROWARD COUNTY, FLORIDA.

NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED MERIDIAN OF N87°52'25"E ALONG THE SOUTH LINE OF BLOCK 53, AS SHOWN ON THE PLAT TITLED "HOLLYWOOD", RECORDED IN PLAT BOOK 1 PAGE 21 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
2. CLIENT: ALTA DEVELOPERS LLC.
3. AREA OF THE SUBJECT ALLEY VACATION IS 4,800 SQUARE FEET, OR 0.1102 ACRE, MORE OR LESS.
4. ALL RECORDING REFERENCES HEREON REFER TO THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
5. THE SUBJECT ALLEY DEDICATION LIES IN SECTION 15, TOWNSHIP 51 SOUTH, RANGE 42 EAST, CITY OF HOLLYWOOD, BROWARD COUNTY, FLORIDA.
6. THIS IS NOT A SURVEY OF ANY PARCEL OF LAND.

LEGEND:

BCR - BROWARD COUNTY PUBLIC RECORDS
F# - FOLIO NUMBER
PB - PLAT BOOK-PAGE
POB - POINT OF BEGINNING
POC - POINT OF COMMENCEMENT
R/W - RIGHT-OF-WAY
HWY - HIGHWAY

0 30 60
SCALE:1"=30'

Digitally signed by Geoffrey Leiter
DN: C=US, O=Leiter Perez and Associates Inc., OU=A01410C00000017139A9533000000E, CN=Geoffrey Leiter
Date: 2022-06-23 17:09:30

LEITER, PEREZ & ASSOCIATES, INC.
LAND DEVELOPMENT CONSULTANTS
CIVIL ENGINEERS - LAND SURVEYORS
LAND PLANNERS - ENVIRONMENTAL
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E-Mail: office@leiterperez.com WEBSITE: www.leiterperez.com LICENSED BUSINESS No. 6707

THIS "SKETCH & LEGAL DESCRIPTION" WAS PREPARED UNDER MY SUPERVISION.
LEITER, PEREZ & ASSOCIATES, INC.
BY:_____ PRESIDENT
GEOFFREY LEITER, PROFESSIONAL SURVEYOR & MAPPER #6305
STATE OF FLORIDA

FILE: 21-186 LEGAL-SK.DWG

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
GEOFFREY LEITER
FLORIDA
Professional Surveyor and Mapper

DATE: 1-6-2022	JOB NO. : 21-186	FILE: L-2097	SHEET 1 OF 1