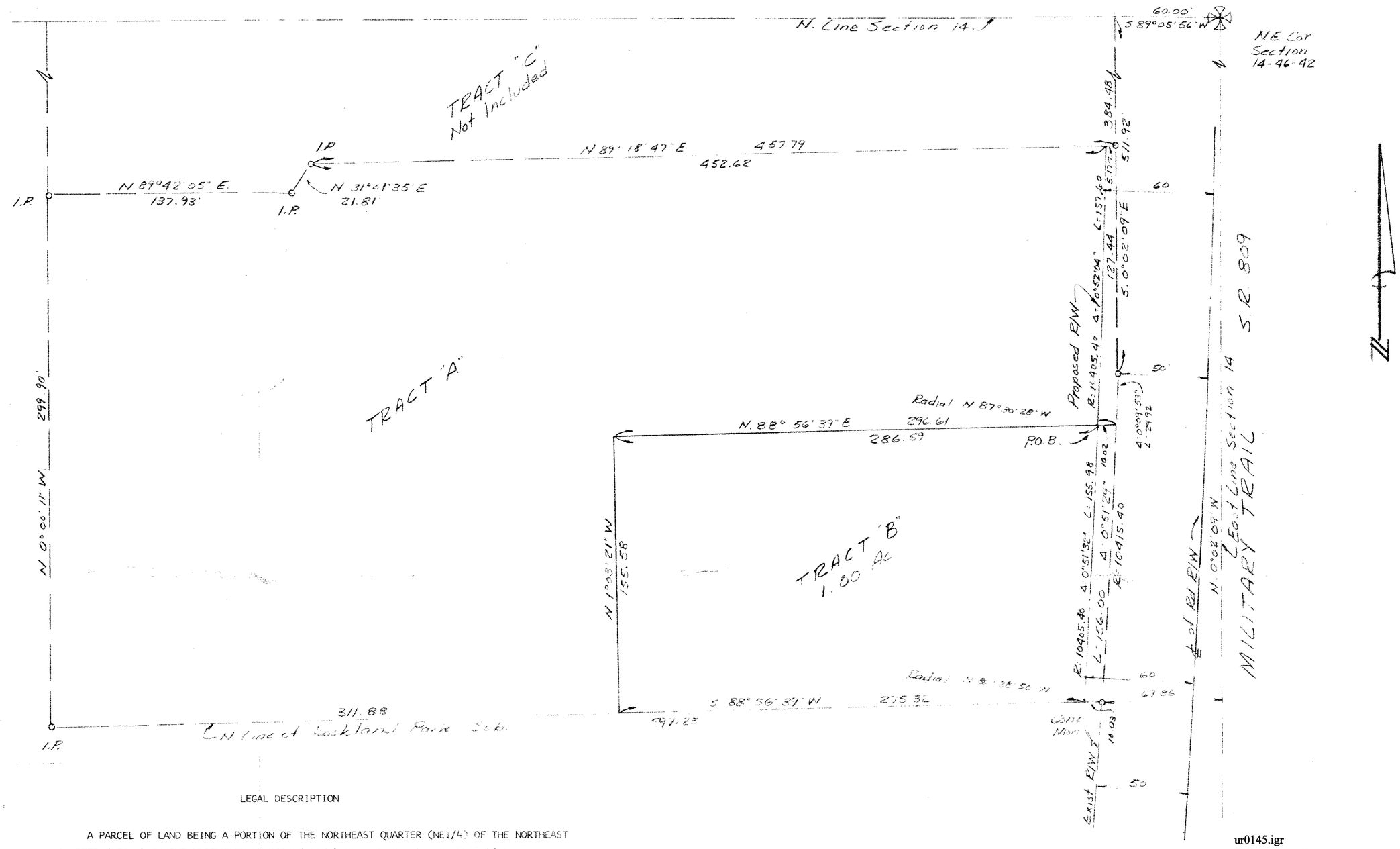

ur0145.igr
RON SELLERS

LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF THE NORTHEAST QUARTER (NE1/4) OF THE NORTHEAST QUARTER (NE1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 14, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 14, THENCE WITH A BEARING OF SOUTH 89° 05' 56" WEST, A DISTANCE OF 60.00 FEET TO A POINT IN THE WEST RIGHT OF WAY LINE OF MILITARY TRAIL (S.R. 809), THENCE WITH A BEARING OF SOUTH 0° 02' 09" EAST, ALONG A LINE LYING 60.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SECTION 14, A DISTANCE OF 384.48 FEET; THENCE WITH A BEARING OF SOUTH 89° 18' 47" WEST, A DISTANCE OF 5.17 FEET; THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 10405.40 FEET, A CHORD BEARING OF SOUTH 2° 13' 36" WEST, AND AN ARC LENGTH OF 157.60 FEET TO THE POINT OF BEGINNING.

THENCE CONTINUE ALONG THE AFOREMENTIONED CURVE TO THE RIGHT HAVING A CHORD BEARING OF SOUTH 3° 05' 24" WEST, A RADIUS OF 10405.50 FEET, AND AN ARC LENGTH OF 155.98 FEET; THENEC SOUTH 88° 56' 39" WEST, A DISTANCE OF 275.32 FEET; THENCE NORTH 1° 03' 21" WEST, A DISTANCE OF 155.58 FEET; THENCE NORTH 88° 56' 39" EAST, A DISTANCE OF 286 59 FEET MORE OR LESS TO THE POINT OF BEGINNING.

CONTAINING 1.00 ACRES MORE OR LESS AND SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

I HEREBY CERTIFY THAT THIS SKETCH OF SURVEY OF THE ABOVE DISCRIBED PROPERTY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS RECENTLY SURVEYED UNDER MY DIRECTION.

JOSEPH M. TUCKER
REGISTERED SURVEYOR NO. 3285

REC.
SEP 29 1981
LAND DEVELOPMENT
PALM BEACH COUNTY

Revision - Tract B rev to 1.00 Ac 9/29/81
Revision - Add Tract C 9/1/81
Revision - Remove E 10'± for Rd R/W 8/31/81

SURVEY OF PROPERTY DESCRIBED HEREON

SCALE 1" 40	APPROVED BY	DRAWN BY
DATE 8/19/81		REVISED

RICHARD L. SHEPHARD & ASSOC. INC.
REGISTERED LAND SURVEYORS

DRAWING NUMBER