Agenda Item #: 3-C-6

## PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS AGENDA ITEM SUMMARY

Meeting Date: July 2, 2013 [X] Consent [ ] Regular

[ ] Workshop [ ] Public Hearing

Department:
Submitted By: Engineering and Public Works
Submitted For: Right-of-Way Acquisition Section

## I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: An assignment of construction easement rights on Boynton Beach Boulevard west of Lyons Road.

**SUMMARY:** Approval of this assignment of construction easement rights will assign a portion of the existing construction easement originally recorded in Official Record Book 13861, page 994, and later assigned to Palm Beach County in Official Record Book 16189, page 1358. The Florida Department of Transportation (FDOT) has requested that a portion of said construction easement be assigned to them, in order for them to accept additional right-of-way for Boynton Beach Boulevard. Said right-of-way is associated with the construction of a charter school known as Somerset Academy. Boynton Beach Boulevard is a FDOT owned and maintained roadway.

District 5 (MRE)

Background and Justification: In 2002, a 15 foot construction easement was conveyed by Richard B. Amestoy and Kim F. Amestoy to Boynton Beach Boulevard Corporation (BBBC). In 2003, BBBC assigned said construction easement to Palm Beach County. In 2012, property located off Boynton Beach Boulevard was purchased for the development of Somerset Academy, which is subject to said construction easement. As part of the development conditions for Somerset Academy, FDOT required additional right-of-way to be conveyed for Boynton Beach Boulevard. The additional right-of-way being conveyed is encumbered by the existing 15 foot construction easement, and FDOT requires the right-of-way to be free of encumbrances. Since the additional right-of-way, including the area encumbered with the construction easement will fall under the maintenance responsibility and jurisdiction of the FDOT, the assignment of the requested construction easement to FDOT is recommended.

### Attachments:

- 1. Location Map
- 2. Assignment of Construction Easement Rights with Exhibit "A"
- 3. Permanent Construction Easement (ORB 13861, page 994)
- 4. Assignment and Assumption of Permanent Construction Easements (ORB 16189, page 1358)

Recommended by:	Division Director  The formula of the state	5/29/13 Date
Approved by:	County Engineer	S/31/10 Date

## II. FISCAL IMPACT ANALYSIS

## A. Five Year Summary of Fiscal Impact:

Fiscal Years	2013	2014	2015	2016	2017
Capital Expenditures	\$ -0-	-0-	-0-	-0-	-0-
Operating Costs	-0-	-0-	-0-	-0-	<del>-0-</del>
External Revenues	-0-	-0-	-0-	-0-	-0-
Program Income (County)	0-	-0-	-0-	-0-	-0-
In-Kind Match (County)	-0-	-0-	-0-	-0-	0-
NET FISCAL IMPACT	<u>\$ -0-</u> *	<u>-0-</u>	-0-	-0-	0-
# ADDITIONAL FTE POSITIONS (Cumulative)					

Is Item Included in Current Budget? Yes No

Budget Acct No.: Fund\_\_ Dept.\_\_ Unit\_\_ Object
Program

Recommended Sources of Funds/Summary of Fiscal Impact:

- \*This item has no fiscal impact.

## III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Dev. and Control Comments:

OFMB US DOIS

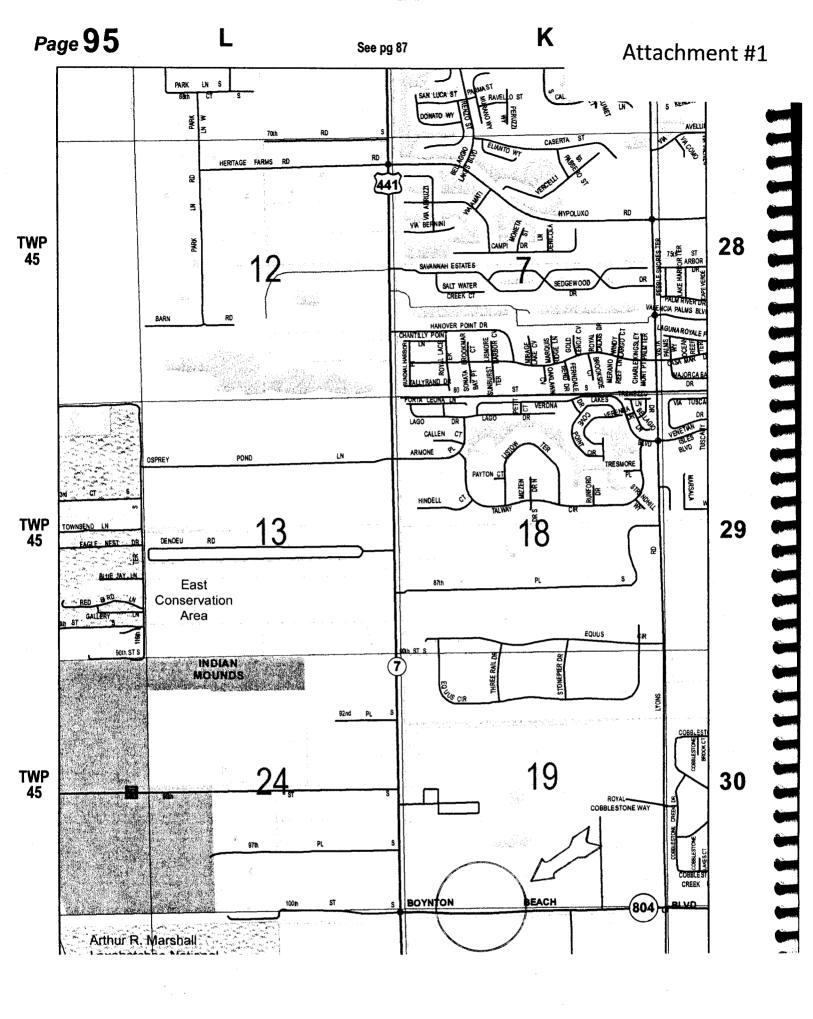
Contract Dev. and Control

B. Approved as to Form and Legal Sufficiency:

Assistant County Attorney

C. Other Department Review:

**Department Director** 



Location Map

Attachment #1



WILL CALL 1066

Prepared by: Marlene R. Everitt, Esq., Assistant County Attorney

Return to: Right-of-Way Acquisition Section

Post Office Box 21229, West Palm Beach, FL 33416

Attention: Tripp Cioci Account No.: 1010

A Portion of PCNs: 00-42-45-19-04-001-0000 00-42-43-27-05-051-0350

## ASSIGNMENT OF CONSTRUCTION EASEMENT RIGHTS

Whereas, on June 19, 2002, a 15 foot wide construction easement was conveyed to Boynton Beach Boulevard Corporation by Richard B. Amestoy and Kim F. Amestoy, to be utilized as an embankment area for Boynton Beach Boulevard, which was recorded in Official Record Book 13861, Pages 994 to 997, inclusive, Public Records of Palm Beach County, Florida; and,

Whereas, on November 5, 2003, the construction easement recorded in Official Record Book 13861, Pages 994 to 997, was assigned to Palm Beach County by Boynton Beach Boulevard Corporation, said assignment was recorded in Official Record Book 16189, Pages 1358 to 1379, inclusive, Public Records of Palm Beach County, Florida; and,

Whereas, said construction easement is adjacent to Boynton Beach Boulevard, more particularly described in Exhibit "A" attached hereto and made a part hereof; and,

**Whereas,** Boynton Beach Boulevard is under the jurisdiction and maintenance responsibility of the Florida Department of Transportation (FDOT); and,

Whereas, the FDOT has requested that a portion of the construction easement be assigned to them, in order for them to accept additional right-of-way for Boynton Beach Boulevard, free of encumbrances, associated with the development of a new charter school known as Somerset Academy; and,

Whereas, that portion of the construction easement as described in Exhibit "A" is no longer required by Palm Beach County.

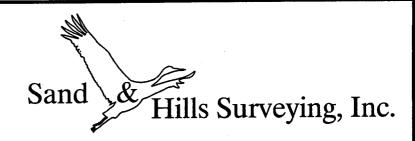
**NOW, THEREFORE,** in consideration of the request from FDOT, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the County does hereby assign the construction easement rights as described in Exhibit "A" to FDOT.

TO HAVE AND TO HOLD THE SAME, unto the FDOT, its successors and assigns forever; Provided always, nevertheless, that nothing herein contained shall in anywise impair, alter or diminish the effect, or encumbrance of the construction easement on the remaining part of said premises not hereby assigned therefrom, or any of the rights and remedies of Palm Beach County thereof.

· · · · · · · · · · · · · · · · · · ·	the County has caused this Assignment of Co	
Easement Rights to be executed on thi	is, 201	3.
ATTEST:	PALM BEACH COUNTY, a political subd the State of Florida	ivision of
SHARON R. BOCK,		
Clerk & Comptroller	BY ITS BOARD OF COUNTY COMMISS	IONERS
By:	By:	
Deputy Clerk	Its Mayor (or Vice Mayor)	
APPROVED AS TO FORM AND LEGAL SUFFICIENCY:		
By:		
County Attorney		

## EXHIBIT "A" SKETCH AND DESCRIPTION THUS AS NOT A SUBVEY

THIS IS NOT A SURVEY!



### **DESCRIPTION:**

BEING A PORTION OF THAT PERMANENT CONSTRUCTION EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 13861, PAGE 994 AND ASSIGNED IN OFFICIAL RECORDS BOOK 16189, PAGE 1358, ALSO BEING A PARCEL OF LAND LYING WITHIN A PORTION OF TRACT "A", AMESTOY PLAT TWO — 14 ACRE PARCEL AS RECORDED IN PLAT BOOK 115, PAGES 156 THROUGH 159 AND A PORTION OF TRACTS 106 AND 107, BLOCK 51, PALM BEACH FARMS CO. PLAT NO. 3 AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, ALL OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF SAID TRACT "A"; THENCE SOUTH 89'02'44" WEST ALONG THE NORTH LINE OF BOYNTON BEACH BOULEVARD AS RECORDED IN OFFICIAL RECORDS BOOK 16189, PAGE 1405 OF SAID PUBLIC RECORDS, A DISTANCE OF 284.21 FEET; THENCE NORTH 49'02'44" EAST, A DISTANCE OF 23.34 FEET; THENCE NORTH 89'02'44" EAST ALONG A LINE 15.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES TO) AND PARALLEL WITH SAID NORTH LINE OF BOYNTON BEACH BOULEVARD, A DISTANCE OF 677.18 FEET; THENCE SOUTH 00'57'16" EAST, A DISTANCE OF 15.00 FEET; THENCE SOUTH 89'02'44" WEST, ALONG SAID NORTH LINE OF BOYNTON BEACH BOULEVARD, A DISTANCE OF 410.86 FEET TO THE POINT OF BEGINNING.

CONTAINING 0.236 ACRES, MORE OR LESS.

BEARINGS BASED ON THE STATE PLANE GRID FLORIDA EAST ZONE, THE SOUTH LINE OF TRACT "A", AMESTOY PLAT TWO — 14 ACRE PARCEL, AS RECORDED IN PLAT BOOK 115, PAGES 156 THROUGH 159 HAVING A BEARING OF NORTH 89°02'44" EAST, ALL OTHER BEARINGS BEING RELATIVE THERETO.

#### STATE PLANE COORDINATE NOTES:

COORDINATES SHOWN ARE GRID COORDINATES DATUM = NAD 83 (1990 ADJUSTMENT) AS READJUSTED BY PALM BEACH COUNTY IN 1998.

ZONE = FLORIDA EAST ZONE

COORDINATE SYSTEM = 1983 STATE PLANE TRANSVERSE MERCATOR PROJECTION ALL DISTANCES ARE GROUND

SCALE FACTOR = 1.00002026

SURVEY/PLAT BEARING = GRID BEARING

COORDINATES ARE AS SHOWN ON THE PLAT OF AMESTOY PLAT TWO - 14 ACRE PARCEL.

### **CERTIFICATION:**

I HEREBY CERTIFY THAT THE SKETCH AND DESCRIPTION AS SHOWN HEREON, MEETS THOSE STANDARDS CONTAINED IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, FLORIDA STATUTES THIS SKETCH AND DESCRIPTION OR COPIES HEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL OF A FLORIDA SURVEYOR AND MAPPER.

DATE: 09/05/12
PERRY C. WHITE REV.: 05/22/13

PROFESSIONAL SURVEYOR & MAPPER FLORIDA REGISTRATION NO. 4213

NOTE: THIS IS NOT A SKETCH OF SURVEY, BUT ONLY A GRAPHIC DEPICTION OF THE DESCRIPTION SHOWN HEREON. THERE HAS BEEN NO FIELD WORK, VIEWING OF THE SUBJECT PROPERTY, OR MONUMENTS SET IN CONNECTION WITH THE PREPARATION OF THE INFORMATION SHOWN HEREON.

NOTE: LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RESTRICTIONS, RIGHTS-OF-WAY OR EASEMENTS OF RECORD.

SKETCH & DESCRIPTION

CONSTRUCTION
EASEMENT ASSIGNMENT
O.R.B. 13861, PG. 994

SCALE:

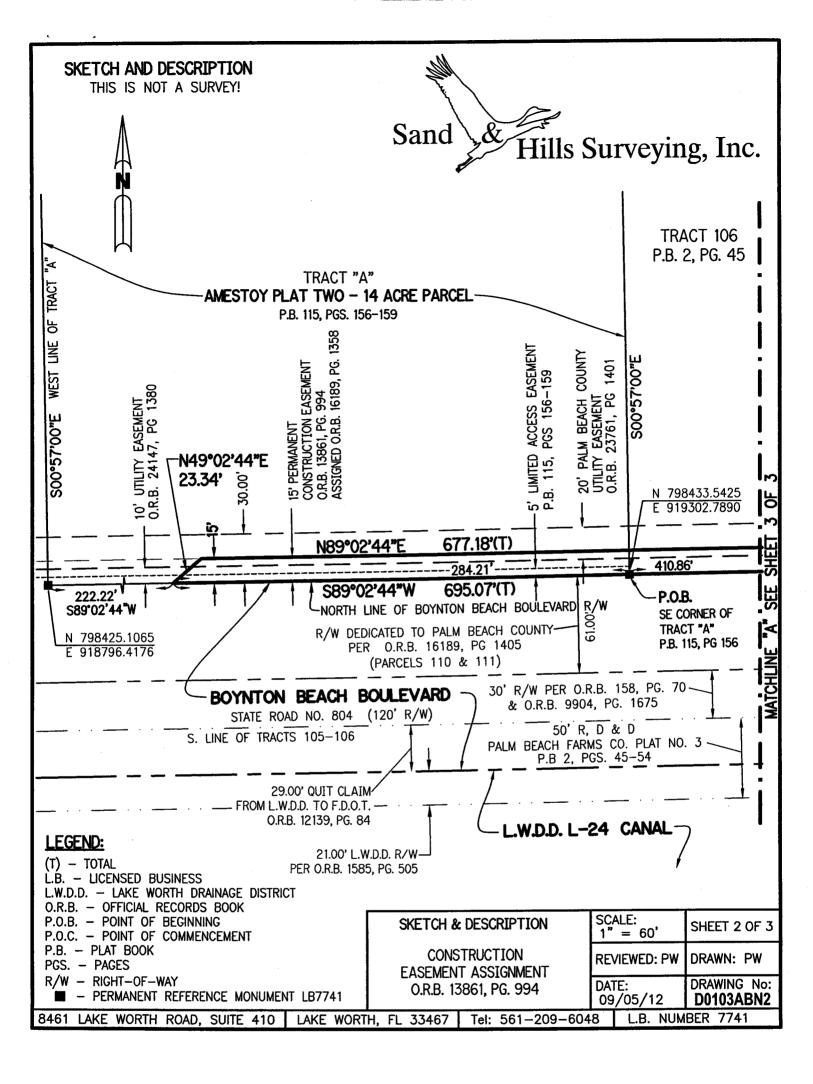
SHEET 1 OF 3

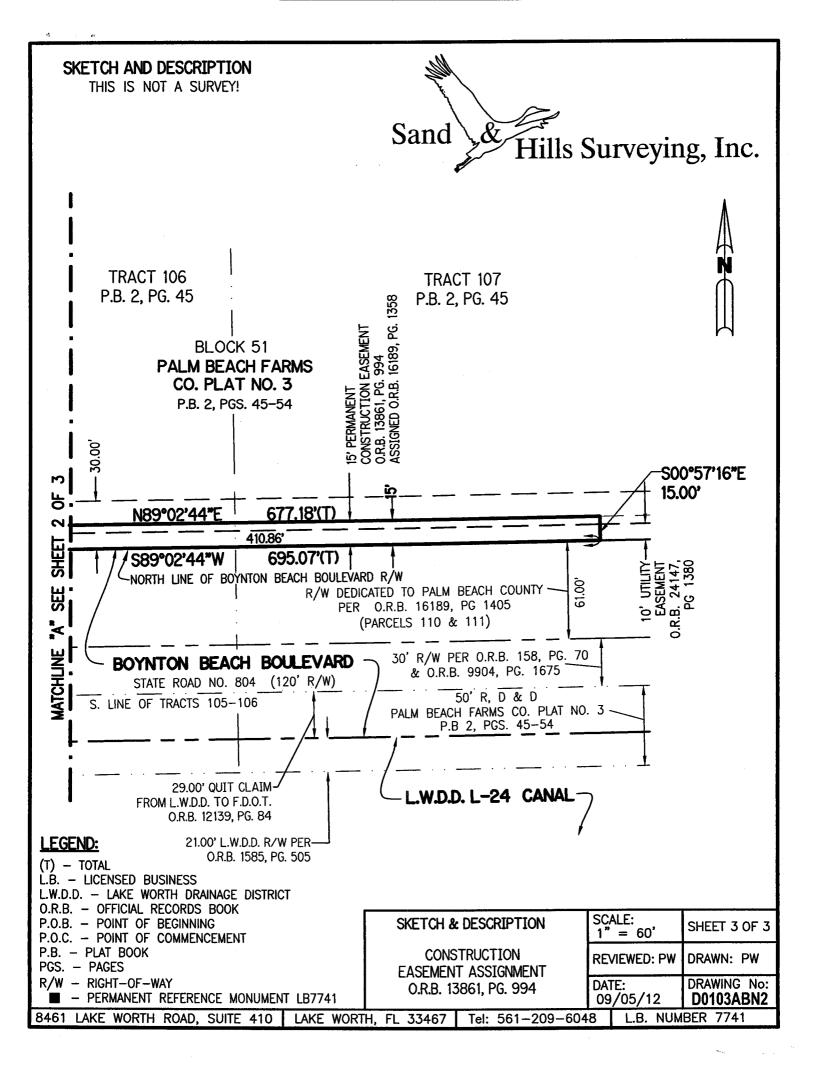
REVIEWED: PW
DRAWN: PW

DATE:
09/05/12

DRAWING No:
09/05/12

8461 LAKE WORTH ROAD, SUITE 410 LAKE WORTH, FL 33467 Tel: 561-209-6048 L.B. NUMBER 7741





## Attachment #3

Return to:

Carol Holler, CLAS Ruden, McClosky, Smith, Schuster & Russell, P.A. 200 East Broward Boulevard Fort Lauderdale, Florida 33301

06/28/2002 16:29:07 20020332182 OR BK 13861 PG 0994 Palm Beach County, Florida

This Instrument Prepared by:

Dan McCawley, Esquire Ruden, McClosky, Smith, Schuster & Russell, P.A. 200 East Broward Boulevard Fort Lauderdale, Florida 33301

Parcel Identification Number: 00-42-43-27-05-051-0350 SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR PROCESSING DATA

PERMANENT CONSTRUCTION EASEMENT

THIS PERMANENT CONSTRUCTION EASEMENT ("Easement") is granted this 19th day of June, 2002, by RICHARD B. AMESTOY and KIM F. AMESTOY, his wife, hereinafter known as ("Grantor"), to BOYNTON BEACH BOULEVARD CORPORATION, a Florida corporation ("Grantee").

> (WHEREVER USED HEREIN, THE TERMS "GRANTOR" AND "GRANTEE" INCLUDE ALL THE PARTIES TO THIS INSTRUMENT AND THE HEIRS, LEGAL REPRESENTATIVES AND ASSIGNS OF INDIVIDUALS AND THE SUCCESSORS AND ASSIGNS OF CORRORATIONS, WHEREVER THE CONTEXT SO ADMITS OR REQUIRES.)

> > WITHESSETH:

That Grantor, for and in consideration of the premises and the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby grants and conveys unto Grantee, its successors and assigns, a nonexclusive Easement to construct, maintain, repair, install and rebuild an embankment area to, over, upon, under, through and across the following described land, situate in Palm Beach County, Florida, to-wit:

> As depicted in the sketch and legal description labeled Exhibit "A" attached hereto and made a part hereof

Notwithstanding that this Easement is entitled Permanent Construction Easement, it is the intent that this Easement may not be Permanent in nature. More specifically, Grantor reserves the right, for itself, its successors and assigns, to fill and raise the elevation of the land within this Easement to the same level as the back of the curb elevation of the expanded Boynton Beach Boulevard in accordance with the requirements of applicable government codes, statutes and ordinances, and upon the completion of such work, the easement shall terminate upon Grantee's approval, which approval shall not be unreasonably withheld and Grantee shall, upon request, execute and deliver appropriate written confirmation of such termination in recordable form.

TO HAVE AND TO HOLD, the same unto Grantee, its successors and assigns forever. FTL:830611:1

Attachment #3

IN WITNESS WHER	REOF, Grantor has executed these presents the day and year first above
written.	
	GRANTOR:
/11 /1	A
lally fut	By: 12
Print Name: Larry F	CITY RICHARD B. AMESTOY
Alexa Hell	<del>'</del>
Print Name: Alicia	4 · · · · · · · · · · · · · · · · · · ·
- tally that	By: /Um ); Umus >
Print Name Carry Por	KIM F. AMESTOY
Alicia Hill	<del></del>
Print Name:	Hell.
STATE OF FLORIDA	) · · · · · · · · · · · · · · · · · · ·
(0)4	) ss:
COUNTY OF PALM BEACH	* > */*
I HEREBY CERNIFY	that on this day, before me, an officer duly authorized in the State
acknowledged before me by	aforesaid to take acknowledgments, the foregoing instrument was RICHARD B. AMESTOY, freely and voluntarily, and he is personally
known to me or who has pro	as identification.
WITNESS my hand a	and official seal in the County and State last aforesaid this 19 day of
June, 2002	
	E Com
OFFICIAL NOTARY SEAL LLOYD R ROSIER	Notary Public // 000
NOTARY PUBLIC STATE OF FLORIDA COMMISSION NO. CC908938	Typed, printed or stamped name of Notary Public
MY COMMISSION EXP. FEB. 8,2004	My Commission Expires:
	Continues on Expires.
	· CXO
STATE OF FLORIDA	
COUNTY OF PALM BEACH	) SS: (1)
A Contract of the Contract of	, and the second se
aidlessig and in the County	that on this day, before me an officer duly authorized in the State aforesaid to take acknowledgments, the foregoing instrument was
acknowledged before me by	KIM F. AMESTOY, freely and voluntarily, and she is personally known
to me or who has produced _	as identification.
WITNESS my hand a	nd official seal in the County and State last aforesaid this 19 day of
June, 2002	
OFFICIAL NOTARY SEAL	Notone Bublish
LLOYD R ROSIER NOTARY PUBLIC STATE OF FLORIDA	Notary Public & R. R. S. S.
COMMISSION NO. CC908938 MY COMMISSION EXP. FEB. 8,2004	Typed, printed or stamped name of Notary Public
[Notanal Seal]	My Commission Expires:

FTL:830611:1

Lawson, Noble & Webb, .......

CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674



**AMESTOY** 

Exhibit "A"

LEGAL DESCRIPTION: PERMANENT CONSTRUCTION EASEMENT

THE NORTH 15 FEET OF THE SOUTH 106 FEET OF TRACTS 105 THROUGH 108, BLOCK 51, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, ALSO BEING THE NORTH 15 FEET OF THE SOUTH 106 FEET OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORD BOOK 3431, PAGE 1698, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING: 19,799 SQUARE FEET, MORE OR LESS.

## **CERTIFICATION:**

I HEREBY CERTIFY THAT THE DESCRIPTION AND ATTACHED SKETCH OF DESCRIPTION WERE PREPARED IN ACCORDANCE WITH THE SURVEYING STANDARDS, CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

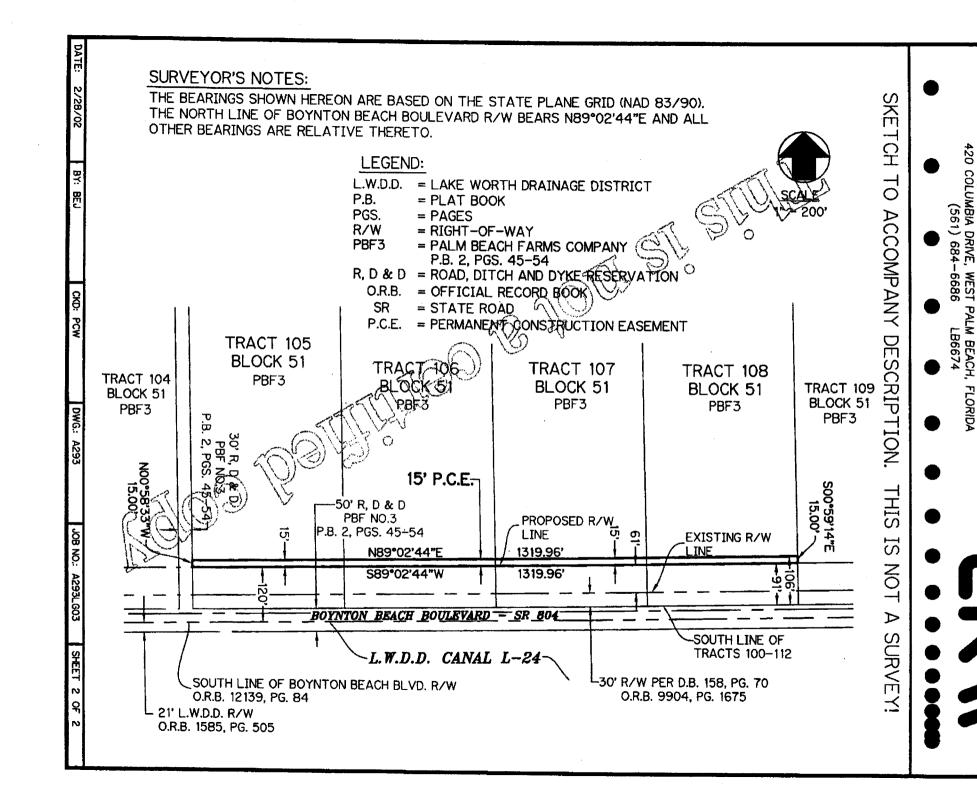
PERRY C. WHITE A PROFESSIONAL SURVEYOR & MAPPER FLORIDA REGISTRATION NO. 4213

DATE: 2-/28/02

NOTE: THIS IS NOT A SKETCH OF SURVEY, BUT ONLY A GRAPHIC DEPICTION OF THE DESCRIPTION SHOWN HEREON. THERE HAS BEEN NO FIELD WORK, VIEWING OF THE SUBJECT PROPERTY, OR MONUMENTS SET IN CONNECTION WITH THE PREPARATION OF THE INFORMATION SHOWN HEREON.

NOTE: LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHT-OF-WAY AND/OR EASEMENTS OF RECORD.

DATE: 2/28/02 BY: BEJ CKD: PCW DWG.: A293 JOB NO.: A293LG03 SHEET 1 OF 2



11/14/2003 11:51:15 20030709458 OR BK 16189 PG 1358 Palm Beach County, Florida

Return to: (enclose self-addressed stamped envelope)

Name: Palm Beach County Dept

Address: CO. Box 21229 W. Palm Beach F1

Oct# 1010 - Call Box 1066

This Instrument Prepared by:

ACCEPTED BY

公性 11-5-03

Mark F. Grant, Esq. Ruden, McClosky, Smith, Schuster & Russell, P.A.

200 East Broward Boulevard, #1500

Fort Lauderdale, Florida 33301
SPACE ABOVE THIS LINE FOR PROCESSING DATA
BY

00-42-43-27-05-051-1051 00-42-43-27-65-051-1042 00-42-43-27-05-051-1021 051-1092 051-1102 051-1112 051-1122 050-1117

SPACE ABOVE THIS LINE FOR PROCESSING DATA

BOARD OF COUNTY COMMISSIONS GNMENT AND ASSUMPTION OF

PROJECT NO. 200210L PÉRMANENT CONSTRUCTION EASEMENTS 123 AND 124

THIS ASSIGNMENT AND ASSUMPTION OF PERMANENT CONSTRUCTION EASEMENTS (this "Assignment") is made and entered into as of the <u>24</u> day of <u>Octobel</u>, 2003 ("Effective Date"), by and among BOYNTON BEACH BOULEVARD CORPORATION, a Florida comporation ("Assignor") and PALM BEACH COUNTY, a political subdivision of the State of Electrical "Assignor") subdivision of the State of Florida ("Assignee").

### WITNESSETH:

WHEREAS, Palm Beach County desires a Permanent Construction Easement for the purpose of tying in, harmonizing constructing, grading, improving, reconstructing and inspecting the project within the lands described on Exhibit "A" attached hereto and made a part hereof; and

WHEREAS, the lands described on Exhibit "A" are wholly within the Easements granted to Assignor defined below; and

WHEREAS, William L. Gayler and Joan M. Gayler, his wife (collectively, "Gayler"), as Grantor, granted to Assignor, as Grantee, that certain Permanent Construction Easement recorded in Official Records Book 13861, at Page 1232 of the Public Records of Palm Beach County, Florida, in connection with the construction of an embankment area over, upon, under, through and across the real property described therein ("Gayler Permanent Construction Easement"); and

WHEREAS, The Amestoy Family Limited Partnership, a Florida limited partnership ("Amestoy Family"), as Grantor, granted to Assignor, as Grantee, that certain Permanent Construction Easement recorded in Official Records Book 13905, at Page 654 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("Amestoy Family Permanent Construction Easement"); and

WHEREAS, Richard B. Amestoy and Kim F. Amestoy, (collectively, "Amestoy"), as Grantor, granted to Assignor, as Grantee, that certain Permanent Construction Easement

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Attachment #4

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recorded in Official Records Book 13861, at Page 994 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("Amestoy Permanent Construction Easement"); and

WHEREAS, Cynthia Gayler Frank, formerly known as Cynthia Ann Gayler, and Thomas Charles Gayler, (collectively, "Cynthia Gayler) granted to Assignor, as Assignee, that certain Permanent Construction Easement recorded in Official Records Book 13861, at Page 1315 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("Cynthia Gayler Permanent Construction Easement"); and

WHEREAS, Bob W. Gayler, also known as Bob Gayler ("Bob Gayler"), as Grantor, granted to Assignor, as Assignee, that certain Permanent Construction Easement recorded in Official Records Book 13861, at Page 1324 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("Bob Gayler Permanent Construction Easement"); and

WHEREAS, JoAnn Grund, also know as JoAnn Grund King; John Grund, also known as John M. Grund; Curtis Grund and Linda Grund, also known as Linda Marie Grund-Clampit, also known as Linda Farrell (collectively, "Grund"), as Grantor, granted to Assignor, as Assignee, that certain Permanent Construction Easement recorded in Official Records Book 13905, at Page 561 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("Grund Permanent Construction Easement"); and

WHEREAS, B & A's Gypsy Pomato Co., a Florida corporation ("B & A"), as Grantor, granted to Assignor, as Assignee, that certain Permanent Construction Easement recorded in Official Records Book 13528, at Page 725 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("B & Permanent Construction Easement"); and

WHEREAS, West Boynton Farms, Inc. a Florida corporation ("West Boynton"), as Grantor granted to Assignor, as Assigned, that certain Permanent Construction Easements recorded in Official Records Book 13528, at Page 740, all of the Public of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("West Boynton Permanent Construction Easement"); and

WHEREAS, The William Chinnick Charitable Foundation, Inc., a Florida corporation a Florida corporation ("Chinnick"), as Grantor, granted to Assignor, as Assignee, that certain Permanent Construction Easement recorded in Official Records Book 14014, at Page 1364 of the Public Records of Palm Beach County, Florida for the purpose of the construction of an embankment area over, upon, under, through and across the real property described therein ("Chinnick Permanent Construction Easement"); and

WHEREAS, Assignor desires to assign to Assignee, as of the Effective Date, all of its estate, right, title and interest in, to and under the Gayler, Amestoy Pamily, Amestoy, Cynthia Gayler, Bob Gayler, Grund, B & A, West Boynton and Chianick Permanent Construction Easements (collectively the "Easements") and Assignee desires to receive from Assignor such

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assignment and to assume any obligations of Assignee as Grantee under the Easements to be performed following the Effective Date.

NOW THEREFORE, in consideration of the promises and conditions contained herein, the parties hereto do hereby agree as follows:

- 1. <u>Assignment</u>. As of the Effective Date, Assignor hereby assigns and transfers to Assignee allof its estate, right, title and interest in, to and under the Easements.
- Assumption. By its acceptance of this Assignment, Assignee assumes, effective as of the Effective Date, any obligations of Assignor as Grantee under the Easements which first arise from and after the Effective Date. Notwithstanding the foregoing, Assignee shall have no obligation, liability or responsibility for any liability, cost, expense or obligation of Assignor under the Easements arising prior to the Effective Date, or attributable to such period.
- 3. Successors and Assigns. This Assignment shall be binding on and inure to the benefit of the parties hereto, their heirs, executors, administrators, successors in interest and assigns.
- 4. <u>Interpretation</u>. This Assignment shall be construed and enforced in accordance with the laws of the State of Florida.
- 5. Counterparts. This Assignment may be executed in multiple counterparts, each of which shall be deemed an original, but all of which, together, shall constitute one and the same instrument, binding on the parties hereto. The signature of either party hereto to any counterpart hereof shall be deemed a signature to, and may be appended to, any other counterpart hereof.

IN WITNESS WHEREOR, the undersigned have executed this Assignment as of the date first above written.

Executed in the presence of:

() ASSIGNOR:

BOYNTON BEACH BOULEVARD
CORPOBATION, A Plorida corporation

Print Name:

irm Porti

Title: Vice President

Printed Nan

Printed Name: Skun Iklana

3

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Page 3 of 22

STATE OF FLORIDA ) SS:	
COUNTY OF BROWARD )	
aforesaid and in the County aforesaid to tacknowledged before me by Lakey Pos Boulevard Corporation, a Florida corporation known to me or who has produced	•
of , 2003.	al in the County and State last aforesaid this 23 day
01	New Ca
YOP .	Notary Public Print Name: TERM LILLIAN
My Commission Expires:	Time realice.
50	
WHITE BLOW	
Commission & 000212888 Sepiles 614/2007 Sondiel Affough (200-52-4264) Plorida Notiny Asing Inc.	
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	V. Z.
	<b>V</b>
	(6)

FTL:1102026:2

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EXHIBIT "A"

## Lawson, Noble & Webb, Inc.

CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS
420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA
(561) 684-6686 LB6674

SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY!

LEGAL DESCRERTION: PERMANENT CONSTRUCTION EASEMENT

PARCEL 120

THAT PORTION OF TRACTS 102, 103 AND 104, BLOCK 51, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND BEING THOSE LANDS DESCRIBED IN OFFICIAL RECORD BOOK 13905, PAGE 654, AND OFFICIAL RECORD BOOK 13861, PAGE 1232, SAID LANDS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID TRACT 102; THENCE NORTH 00°57′53" WEST, ALONG THE WEST LINE OF SAID TRACT 102, A DISTANCE OF 91.00 FEET; THENCE NORTH 89°02′44" EAST, A DISTANCE OF 24.34 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE NORTH 00°57′53" WEST, ALONG A LINE 24.34 FEET EAST OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE WEST LINE OF TRACT 102, A DISTANCE OF 15.00 FEET; THENCE NORTH 89°02′44" EAST, ALONG A LINE 76.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE EXISTING NORTH RIGHT-OF-WAY LINE OF BOYNTON BEACH BOULEVARD AS DESCRIBED IN OFFICIAL RECORDS A DISTANCE OF 1,295.65 FEET; THENCE SOUTH 00°58′33" EAST, ALONG THE EAST LINE OF SAID TRACT 104, A DISTANCE OF 15.00 FEET; THENCE SOUTH 89°02′44" WEST, ALONG A LINE 61.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 1,295.64 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH: PARCEL 121

THAT PORTION OF TRACTS 105 THROUGH TOO, BLOCK 51, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND BEING THOSE LANDS DESCRIBED IN OFFICIAL RECORD BOOK 13861, PAGE 994, SAID LANDS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID TRAGT 105; THENCE NORTH 00°58'33" WEST, ALONG THE WEST LINE OF SAID TRACT 105, A DISTANCE OF 91.00 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE, CONTINUING ALONG SAID WEST LINE, NORTH 00°58'33" WEST, A DISTANCE OF 15.00 FEET; THENCE, DEPARTING SAID WEST LINE, NORTH 89°02'44" EAST, ALONG A LINE 76.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE EXISTING NORTH RIGHT-OF-WAY LINE OF BOYNTON BEACH BOULEVARD AS DESCRIBED IN OFFICIAL RECORD BOOK 158, PAGE 70 AND OFFICIAL RECORD BOOK 9904, PAGE 1675, SAID PUBLIC RECORDS, A DISTANCE OF 1,319.96 FEET; THENCE SOUTH 00°59' (4° BAST, ALONG THE EAST LINE OF SAID TRACT 108, A DISTANCE OF 15.00 FEET; THENCE SOUTH 89°02'44" WEST, ALONG A LINE 61.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 1,319.96 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH: PARCEL 122

THAT PORTION OF TRACTS 110 THROUGH 112, BLOCK 51, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND BEING THOSE LANDS DESCRIBED IN OFFICIAL RECORD BOOK 13905, PAGE 561, OFFICIAL RECORD BOOK 13861, PAGE 1315, SAID LANDS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF TRACT 110; THENCE NORTH 005525" WEST, ALONG THE WEST LINE OF SAID TRACT 110, A DISTANCE OF 91.00 FEET TO THE POINT OF BEGINNING OF THE

CONTINUED TO PAGE 2 OF 18

DATE: 10/7/02

BY: BEJ

CKD: PCW

DWG.: A659SD08

JOB NO.: A659

SHEET 1 OF 18

## Lawson, Noble & Webb, Inc.

CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS
420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA
(561) 684-6686 LB6674

SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY!

CONTINUED FROM PAGE 1 OF 18

HEREIN DESCRIBED PARCEL; THENCE, CONTINUING ALONG SAID WEST LINE, NORTH 00°59'25" WEST, A DISTANCE OF 15:00 FEET; THENCE, DEPARTING SAID WEST LINE, NORTH 89°02'44" EAST, ALONG A LINE 76:00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE EXISTING NORTH RIGHT OF WAY LINE OF BOYNTON BEACH BOULEVARD AS DESCRIBED IN OFFICIAL RECORD BOOK 158, PAGE 70 AND OFFICIAL RECORD BOOK 9904, PAGE 1675, SAID PUBLIC RECORDS, A DISTANCE OF 109.21 FEET; THENCE NORTH 87°08'11" EAST, A DISTANCE OF 345.17 FEET; THENCE NORTH 89°02'44" EAST, ALONG A LINE 117.50 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 452.75 FEET; THENCE SOUTH 44°02'44" WEST, A DISTANCE OF 21.21 FEET; THENCE SOUTH 89°02'44" WEST, ALONG A LINE 72.50 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE; A DISTANCE OF 345.17 FEET; THENCE SOUTH 89°02'44" WEST, A DISTANCE OF 345.17 FEET; THENCE SOUTH 89°02'44" WEST, A DISTANCE OF 345.17 FEET; THENCE SOUTH 89°02'44" WEST, A DISTANCE OF 345.17 FEET; THENCE SOUTH 89°02'44" WEST, ALONG A LINE 61.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 109.45 FEET TO THE POINT OF SEGINNING.

TOGETHER WITH: PARCEL 123

THAT PORTION OF TRACTS ILLAND 112, BLOCK 50, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND BEING THOSE LANDS DESCRIBED IN OFFICIAL RECORD BOOK 13528, PAGE 725 AND OFFICIAL RECORD BOOK 13528, PAGE 740, SAID LANDS BEING MORE PARTICULARLY DESCRIBED AS ROLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID TRACT 111; THENCE NORTH 00°59'56" WEST, ALONG THE WEST LINE OF SAID TRACT 111, A DISTANCE OF 122.70 FEET; THENCE NORTH 89°02'44" EAST, ALONG A LINE 92.70 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE EXISTING NORTH RIGHT-OF-WAY LINE OF BOWNTON BEACH BOULEVARD AS DESCRIBED IN OFFICIAL RECORD BOOK 158, PAGE 70 AND OFFICIAL RECORD BOOK 9904, PAGE 1675, SAID PUBLIC RECORDS, A DISTANCE OF 32.77 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE, CONTINUING ALONG SAID PARALLEL LINE, NORTH 89°02'44" EAST, A DISTANCE OF 297.32 FEET; THENCE, DEPARTING SAID PARALLEL LINE, NORTH 00°59'56" WEST, A DISTANCE OF 1.80 FEET; THENCE NORTH 89°02'44" EAST, ALONG A LINE 34.50 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 105.32 FEET; THENCE SOUTH 00°57'16" EAST, A DISTANCE OF 9.00 FEET TO A POINT TO BE HEREINAFTER KNOWN AS POINT "A"; THENCE SOUTH 89°02'44" WEST, ALONG A LINE 85.50 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 395.43 FEET; THENCE NORTH 45°58'36" WEST, A DISTANCE OF 10.19 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH: PARCEL 124

THAT PORTION OF TRACTS 112 THROUGH 115, BLOCK 50, PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA, AND BEING THOSE LANDS DESCRIBED IN OFFICIAL RECORD BOOK 13528, PAGE 740 AND OFFICIAL RECORD BOOK 14074, PAGE 1364, SAID LANDS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE AFOREMENTIONED POINT "A"; THENCE SOUTH 00°5718" EAST, A DISTANCE OF 4.00 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE NORTH 89°02'44" EAST, ALONG A LINE 81.50 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND

DATE: 10/7/02

BY: BEJ

CKD: PCW

DWG.: A659SD08

JOB NO.: A659

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## ∟awson, Noble & Webb, Inc.

CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674

### SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY!

CONTINUED FROM PAGE 2 OF 18

CONTINUED FROM PAGE 2 OF 18

PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 70.15 FEET; THENCE SOUTH 89°02'44" EAST, ALONG A LINE 70.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 139.72 FEET; THENCE NORTH 89°02'44" EAST, ALONG THE WEST LINE OF SAID TRACT 114, A DISTANCE OF 4.00 FEET; THENCE NORTH 89°02'44" EAST, ALONG A LINE 74.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 196.86 FEET TO THE POINT OF CURVATURE OF A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 3,327.25 FEET; THENCE EASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02°17'41", A DISTANCE OF 133.26 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 3,323.25 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 01°20'35" WEST; THENCE EASTERLY, ALONG THE RAC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 237.35 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE, CONCAVE NOBTHERLY, HAVING A RADIUS OF 3,276.75 FEET; THENCE EASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04°05'32" A DISTANCE OF 237.35 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE, CONCAVE NOBTHERLY, HAVING A RADIUS OF 3,276.75 FEET; THENCE EASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°38'31", A DISTANCE OF 93.91 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE SOUTH 00°55'47" EAST, ALONG THE EAST LINE OF SAID TRACT 115, A DISTANCE OF 9.03 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 3,285.75 FEET, THE RADIUS POINT OF SAID TRACT 115, A DISTANCE OF 9.03 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE; THENCE WESTERLY, ALONG THE EAST LINE OF SAID CURVE BEARS NORTH 03°46'49" EAST; THENCE WESTERLY, ALONG THE FEET TO THE RADIUS POINT OF SAID CURVE BEARS NORTH 03°46'49" EAST; THENCE WESTERLY, ALONG THE ACC OF SAID CURVE THEOLIGH ACCOUNT. INTERSECTION WITH A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 3,285.75 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 03°46'49" EAST; THENCE WESTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°39'18", A DISTANCE OF 94.91 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 3,314.25 FEET; THENCE WESTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°23'23", A DISTANCE OF 369.61 FEET TO A POINT OF TANGENCY; THENCE SOUTH 89°02'44" WEST, ALONG A LINE 61.00 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 345.19 FEET; THENCE SOUTH 89°02'44" WEST, ALONG A LINE 72.50 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) AND RARALLEL WITH THE SAID NORTH RIGHT-OF-WAY LINE. A DISTANCE OF 70.00 FEET: THENCE NORTH 50°57'16" WEST, A DISTANCE OF 9.00 FEET TO LINE, A DISTANCE OF 70.00 FEET; THENCE NORTH 00°57'16" WEST, A DISTANCE OF 9.00 FEET TO THE POINT OF BEGINNING. CONTAINING 1.563 ACRES, MORE OR LESS

ALL BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH LINE OF TRACT 103, PALM BEACH FARMS COMPANY PLAT NO. 3, P.B. 2, PGS. 45-54, PALM BEACH COUNTY, FLORIDA. SAID LINE IS ASSUMED TO BEAR NORTH 89°02'44" EAST.

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

**CERTIFICATION:** 

I HEREBY CERTIFY THAT THE DESCRIPTION AND ATTACHED SKETCHOF DESCRIPTION WERE PREPARED IN ACCORDANCE WITH THE SURVEYING STANDARDS, CHAPTER 61617-6, FLORIDA ADMINISTRATIVE CODE, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND 13 TRUE AND CORRECT TO THE BEST OF MY RADWLEDGE AND BELIEF. UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF, A FLORIDA LICENSED SURVEYOR AND MAPPER, THIS DESCRIPTION AND SECRET IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.

TYEYE AND MAPPER

10/7/02

PROPERTY, OR MONUMENTS SET IN CONNECTION WITH THE PREPARATION OF THE INFORMATION SHOWN HEREON. OTE: LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RESTRICTIONS, RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

DATE: 10/7/02

DATE:

BY: BEJ

CKD: PCW

DWG.: A659SD08

JOB NO.: A659

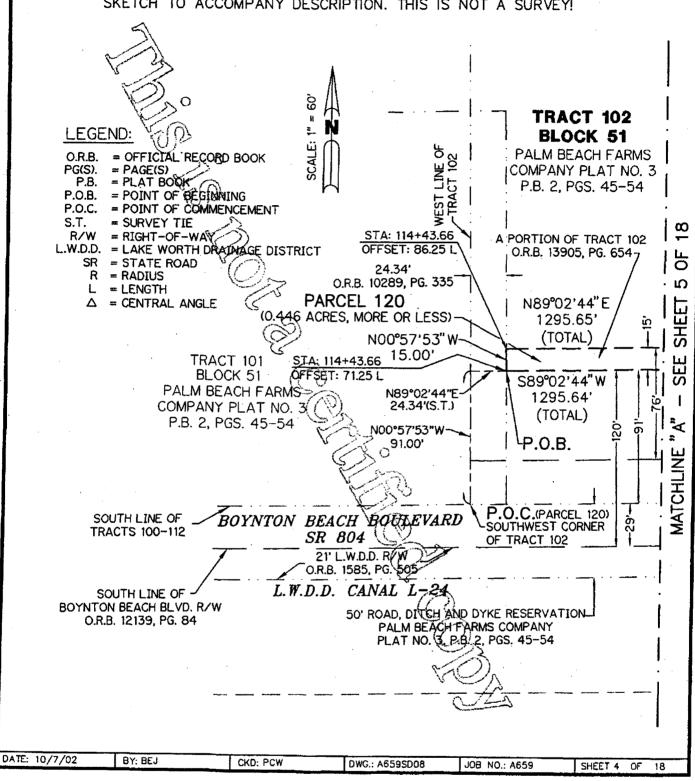
NOTE: THIS IS NOT A SKETCH OF SURVEY, BUT ONLY A GRAPHIC DEPICTION OF THE DESCRIPTION SHOWN HEREON. THERE HAS BEEN NO FIEUD WORK, VIEWING OF THE SUBJECT

SHEET 3 OF

## Lawson, Noble & Webb, Inc.

CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS
420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA
(561) 684-6686 LB6674

SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY!



### SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! TRACT 102 BLOCK 51 $\infty$ PALM BEACH FARMS $\infty$ P COMPANY PLAT NO. 3 P.B. 2, PGS. 45-54 0 4 9 SHEET A PORTION OF TRACT 102 O.R.B. 13905, PG. 654 EF 돐 ₹295.65' (TOTAL) SEE 1295.64' (TOTAL) S89°02'44'W ı S ζ, PARCEL 120 (0.446 ACRES, MORE OR LESS) <u>9</u> œ 6 MATCHLINE LINE MATCH R/W RER O.R.B. 158, PG. 70 O.R.B. 9904, PG. 1675 SOUTH LINE OF BOULEVARD – SR 804 BOYNTON BEACH TRACTS 100-112 21' L.W.D.D. R/W-O.R.B. 1585, PG. 505 L.W.D.D. CANAL L-24 -SOUTH LINE OF BOYNTON BEACH BLVD. R/W 50' ROAD, DITCH AND DYKE RESERVATION PALM BEACH FARMS COMPANY O.R.B. 12139, PG. 84

Lawson, Noble & Webb, Inc. consulting engineers, land planners, surveyors 420 columbia drive, west palm beach, florida

LB6674

(561) 684-6686

CKD: PCW

BY: BEJ

DATE: 10/7/02

DWG.: A659SD08

PLAT NO. 3, P.B. 2, PGS. 45-54

JOB NO.: A659

SHEET 5 OF

#### SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! TRACT~102 BLOCK 51 PALM BEACH FARMS COMPANY PLAT NO. 3 P.B. 2, PGS. 45-54 TRACT 103 **BLOCK 51** PALM BEACH FARMS COMPANY PLAT NO. 3 P.B. 2, PGS. 45-54 A PORTION OF TRACT 103 $\infty$ O.R.B. 13905, PG. 654 A PORTION OF TRACT 102 CO.R.B. 13905, PG. 654 R OF 1295.65' (TOTAL) N89°02'44" E Ŋ SEET EET 1295.64' (TOTAL) SE PARCEL 120 (0.446 ACRES, MORE OR LESS) SEE EXISTING NORTH R/W LINE OF BOYNTON BEACH BLVD. 1 1 ڻ ď 0' RZW PER O.R.B. 158, PG. 70 O.R.B. 9904, PG. 1675 N89°02'44"E (BASIS OF BEARING) SOUTH LINE OF MATCHLINE BOYNTON BEACH BOULEVARD - SR 804 · TRACTS 100-112 돐 21' L.W.D.D. R.W O.R.B. 1585, PG. 505 L.W.D.D. CANAE (L-24 SOUTH LINE OF BOYNTON BEACH BLVD. R/W 50' ROAD, DITCH AND DYKE RESERVATION PALM BEACH FARMS COMPANY O.R.B. 12139, PG. 84 PLAT NO. 3, P.B. 2, PGS. 45-54

Lawson, Noble & Webb, Inc.
CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS
420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA

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BY: BEJ

DATE: 10/7/02

JOB NO.: A659

SHEET 6 OF 18

DWG.: A659SD08

#### Lawson, Noble & Webb, Inc. CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674 SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! 30' ROAD, DITCH AND DYKE RESERVATION PALM BEACH FARMS COMPANY PLAT NO. 3, P.B. 2, PGS. 45-54 9 15.00 5. EAST ( TRACT 104 BLOCK 51 SCALE: STA: 127+69.45 PALM BEACH FARMS OFFSET: 75.00 L S00°58'33" COMPANY PLAT NO. 3 STA: 127+69.46 .P.B. 2, PGS. 45-54 OFFSET: 60.00 L STA: 127+39.45 PARCE $\infty$ A PORTION OF TRACT 104 O.R.B. 13861, PG. 1232 OFFSET: 75.00 L STA: 127+39.46 ō $\infty$ OFFSET: 60.00 L $\boldsymbol{\omega}$ N89°02'44" E 1295.65' (TOTAL) OF SHE ယ P.O.B S89°02'44"W 1295.64' (TOTAL) N89°02'44"F SHEET PARCEL 120 30.00'(S.T.) SEE (0.446 ACRES, MORE OR LESS)

SR 804

DWG.: A659SD08

EXISTING.NORTH R/W.LINE

OF BOYNTON BEACH BLAD

21' L.W.D.D. R/W

O.R.B. 1585, PG. 505

CKD: PCW

L.W.D.D. CANAL L-24

R/W PER O.R.B. 158, PG. 70 O.R.B. 9904, PG. 1675

BOYNTON BEACH BOULEVARD

SOUTH LINE OF

TRACTS 100-112

SOUTH LINE OF BOYNTON BEACH BLVD. R/W

O.R.B. 12139, PG. 84

Book16189/Page1368

BY: BEJ

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DATE: 10/7/02

JOB NO.: A659

50' ROAD, DITCH AND DYKE RESERVATION-PALM BEACH FARMS COMPANY PLAT NO. 3, P.B. 2, PGS. 45-54

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SHEET 7 OF 18

P.O.C. (PARCEL 121) SOUTHWEST CORNER

TRACT 105

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MATCHL

## CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674 SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! SCALE: 1" = 60' TRACT 105 TRACT 106 BLOCK 51 BLOCK 51 PALM BEACH FARMS PALM BEACH FARMS COMPANY PLAT NO. 3 COMPANY PLAT NO. 3 P.B. 2. PGS. 45-54 P.B. 2, PGS. 45-54 \$ A PORTION OF TRACT 105 A PORTION OF TRACT 106 O.R.B. 13861, PG. 994 Q.R.B. 13861, PG. 994 Ö N89°02'44" E 1319.96' (TOTAL) S89°02'44"W 13(9.96' (TOTAL) ᆼ RARCEL 121 တ 꽁 (10.455 ACRES, SHEET EXISTING NORTH R/W LINE MORE OR LESS) OF BOYNTON BEACH BLVD.

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L.W.D.D. CANAL E-24

SOUTH LINE OF-

50' ROAD, DITCH AND DYKE RESERVATION PALM BEACH FARMS COMPANY PLAT NO. 3, P.B. 2, PGS. 45-54

TRACTS 100-112

.awson, Noble & Webb, Inc.

30' R/W PER O.R.B. 158, PG. 70 O.R.B. 9904, PG. 1675

21' L.W.D.D. R/W

O.R.B. 1585, PG. 505

CKD: PCW

BOYNTON BEACH BOULEVARD

-SOUTH LINE OF

BOYNTON BEACH BLVD. R/W

O.R.B. 12139, PG. 84

Book16189/Page1369

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SHEET 8 OF

#### SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! TRACT 107 TRACT 106 **BLOCK 51** BLOCK 51 PALM BEACH FARMS PALM BEACH FARMS COMPANY PLAT NO. 3 P.B. 2, PGS. 45-54 P.B. 2, PGS. 45-54 $\infty$ A PORTION OF TRACT 106 $\infty$ A PORTION OF TRACT 107 \_\_\_O.R.B. 13861, PG. 994 O.R.B. 13861, PG. 994 P P N89°02'44" 1319.96' (TOTAL) 9 $\infty$ SHEET SHEET S89°02'44"X 1319.96' (TOTAL) PARCEL 121 (0.455 ACRES. EXISTING NORTH RXW LINE SEE 202 <u></u> MORE OR LESS) OF BOYNTON BEACH BEYO 1 30' R/W PER O.R.B. 158, PG. O.R.B. 9904, PG. 1675 MATCHLINE SOUTH LINE OF-MATCHLINE SR 804 BOYNTON BEACH BOULEVARD TRACTS 100-112 21' L.W.D.D. R.W O.R.B. 1585, PG. 505 L.W.D.D. CANAL -SOUTH LINE OF BOYNTON BEACH BLVD. R/W 50' ROAD, DITCH AND DYKE RESERVATION PALM BEACH FARMS COMPANY O.R.B. 12139, PG. 84 PLAT NO. 3; P.B. 2, PGS. 45-54 DATE: 10/7/02 BY: BEJ CKD: PCW DWG.: A659SD08 JOB NO.: A659 SHEET 9 OF 18

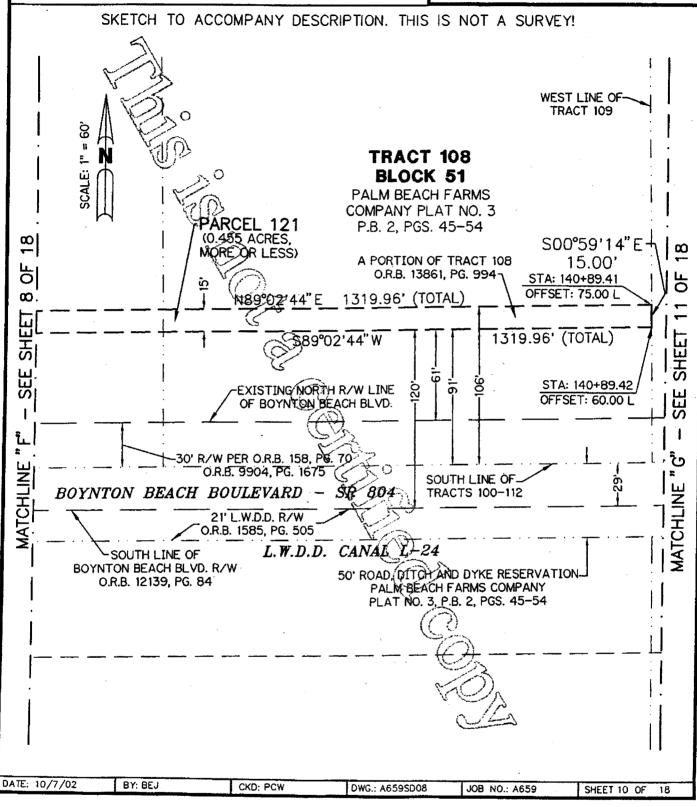
Lawson, Noble & Webb, Inc. consulting engineers, Land Planners, surveyors

420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA

LB6674

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# Lawson, Noble & Webb, Inc. CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674 LNW



#### Lawson, Noble & Webb, Inc. consulting engineers, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674 SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! PORTION OF TRACT 110 O.R.B. 13905, PG. 561 SCALE: 1" = 60'EAST LINE OF TRACT 109 TRACT 109 **BLOCK 51** PALM BEACH FARMS COMPANY PLAT NO. 3 $\infty$ PARCEL 122 P.B. 2, PGS. 45-54 STA: 144+19.40 $\infty$ (0.310 ACRES. OFFSET: 75.00 L MORE OR LESS) 뇽 N89°02'44" E N00°59'25"W-12 109.21' 15.00' STA: 144+19.41 SHEET OFFSET: 60.00 L P.O.B. S89°02'44"W ш 109.45' SE စ် EXISTING NORTH R/W.LINE OF BOYNTON BEACH (BLVD.) İ 9 1 P.O.C. (PARCEL 122) SOUTHWEST CORNER ී R/W PER O.R.B. 158, PG. 70 O.R.B. 9904, PG. 1675 OF TRACT 110

R 804

L.W.D.D. CANAL 1724

BY: BEJ

BOYNTON BEACH BOULEVARD

SOUTH LINE OF BOYNTON BEACH BLVD. R/W

O.R.B. 12139, PG. 84

21' L.W.D.D. R/W O.R.B. 1585, PG. 505

CKD: PCW

MATCHL

DATE: 10/7/02

JOB NO.: A659

SHEET 11 OF

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DWG.: A659SD08

SOUTH LINE OF

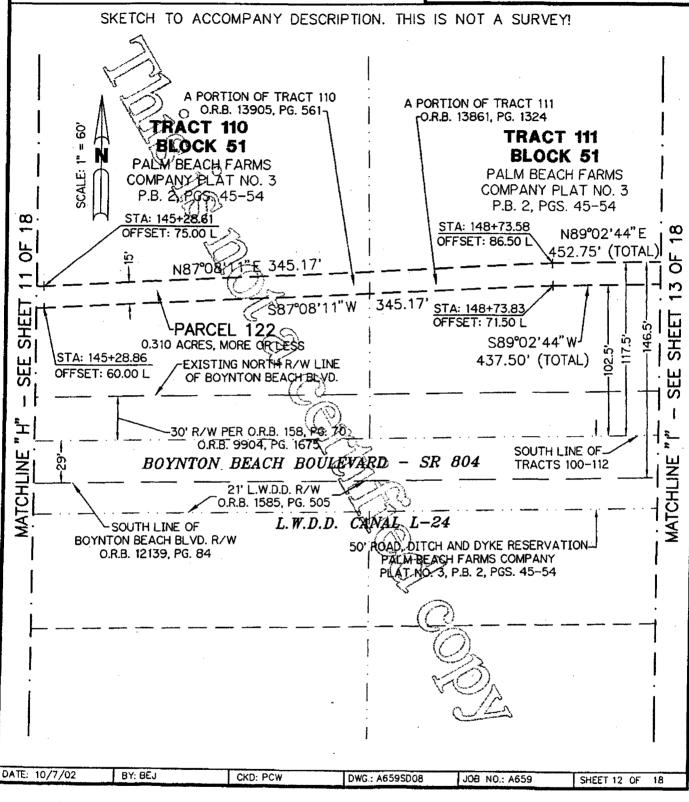
50' ROAD DITCH AND DYKE RESERVATION-PALM BEACH FARMS COMPANY

PLAT NO. 3, P.B. 2, PGS. 45-54

TRACTS 100-112

MATCHLIN

# Lawson, Noble & Webb, Inc. CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674



#### SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! A PORTION OF TRACT 111 O.R.B. 13461, PG. 1324 A PORTION OF TRACT 112 O.R.B. 13861, PG. 1315-A PORTION OF TRACT 112 O.R.B. 13861, PG. 1315 TRACT (111) TRACT 112 PARCEL 122 BLOCK 51 **BLOCK 51** PALM BEACH FARMS COMPANY PLAT NO 30 P.B. 2, PGS. 45-54 (0.310 ACRES PALM BEACH FARMS MORE OR LESS) COMPANY PLAT NO. 3 P.B. 2, PGS. 45-54 8 **5** $\infty$ N89°02'44 452.75' (TOTAL) P P STA: 153+11.33 4 S89°02'44"W (437,50' (TOTAL) "59'56"W OFFSET: 71.50 L SHEET **ĞPÄRCEL 122**∙ S44°02'44"W 0.310 AGRES, MORE OR LESS 21.21' ES. EXISTING NORTH RAY-LINE STA: 153+26.33 OF BOYNTON BEACH BEVD. SEE SEE OFFSET: 86.50 L 1 t 30' R/W PER O.R.B. 158, PG 70 O.R.B. 9904, PG. 1675 SOUTH LINE OF BOYNTON BEACH BOULEVARD SR 804 MATCHLINE TRACTS 100-112 MATCHLINE 21' L.W.D.D. R/W O.R.B. 1585, P.G. 505 L.W.D.D. CANAL 1-24 -SOUTH LINE OF BOYNTON BEACH BLVD. R/W 50' ROAD DITCH AND DYKE RESERVATION-RALM BEACH FARMS COMPANY PLAT NO 3 R.B. 2, PGS. 45-54 O.R.B. 12139, PG. 84 ဖ

-awson, Noble & Webb, Inc.

CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS
420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA

LB6674

(561) 684-6686

CKD: PCW

BY: BEJ

DATE: 10/7/02

DWG.: A659SD08

11

SCALE

SHEET 13 OF 18

JOB NO.: A659

#### CONSULTING ENGINEERS, LAND PLANNERS, SURVEYORS 420 COLUMBIA DRIVE, WEST PALM BEACH, FLORIDA (561) 684-6686 LB6674 SKETCH TO ACCOMPANY DESCRIPTION. THIS IS NOT A SURVEY! TRACT 112 BLOCK 51 PALM BEACH FARMS COMPANY PLATINO. 3 O.R.B. 7807, PG. 1149 108 -234.91'-P.B. 2, PG\$ 45 54 A PORTION OF TRACT 12 O.R.B. 13861 PG. 13157 TRACT 111 WEST TRACT LINE OF TRACT 111 **BLOCK 50** PARCEL 122 (0.310 ACRES, ROAD, DITCH AND DYKE RESERVATI PALM BEACH FARMS COMPANY PLAT NO. 3, P.B. 2, PGS. 45-54 PALM BEACH FARMS OFFSET: 91.70 L PR 2 DOG --MORE OR LESS) P.B. 2, PGS. 45-54 58' R/W 7385, PG N89°02'44" E P.O.B. N89°02'44"E $\infty$ 452.75 297.32' (TOTAL) O.R.B. (TOTAL) **PF** N89°02'44" E <sup>l</sup>S45°58'36" E 395.43' (TOTAL) S STA: 153+11.33 10.19' PARCEL 12 (0.070 ACRES **OFFSET: 71.50 L** 123 E STA: 154+99.32 S44°02'44"W OFFSET: 84.50 L MORE OR LESS) ま 21.21' l<sub>N89°02'44"E</sub> <sup>l</sup>a portion of tract 111 STA: 153+26.33 SEE O.R.B. 13528, PG. 725 32.77'(S.T.) OFFSET: 86.50 L EXISTING NORTH R/W LINE S89°02'44"W N89 02'44"E OF BOYNTON BEACH BLVD. ١ 108.0075. 437.50' (TOTAL) P.O.C. (RARGEL 123) SOUTHWEST CORNER BOYNTON BEACH BOULEVARD SOUTH LINE OF TRACTS 100-112

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LYONS ROAD

.awson, Noble & Webb, Inc.

BY: BEJ

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CKD: PCW

1" = 60

DATE: 10/7/02

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DWG.: A659SD08

SR 804

ŠL.₩.D.D. CANAL L−24

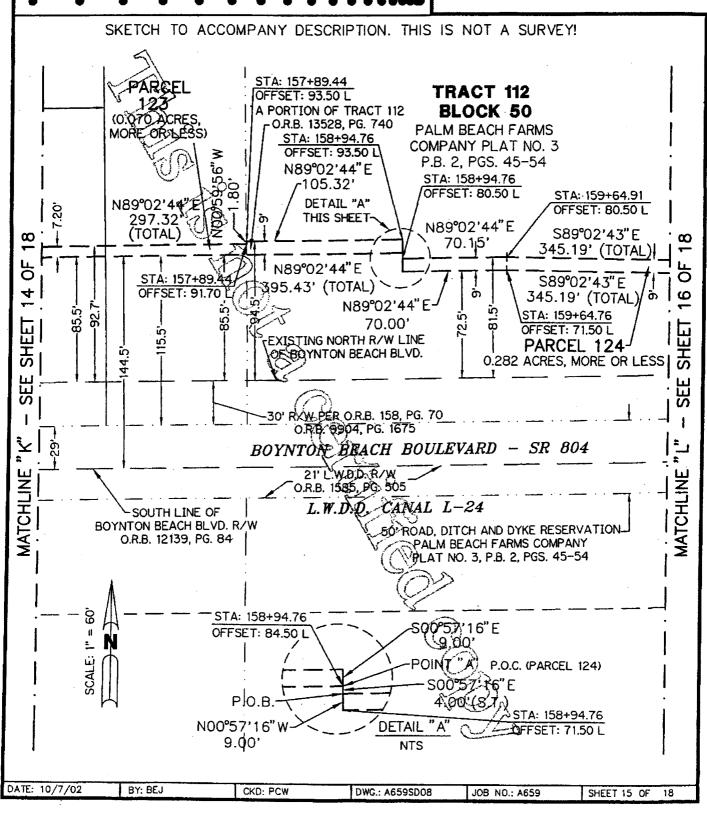
JOB NO.: A659

SHEET 14 OF

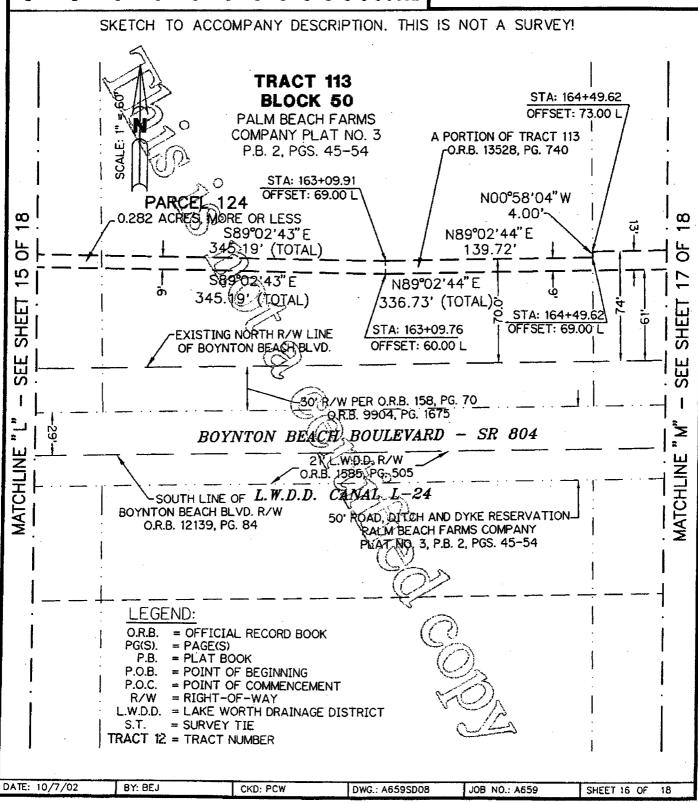
50 ROAD, DITCH AND DYKE RESERVATION PALM BEACH FARMS COMPANY PLAT NO. 3, P.B. 2, PGS. 45-54

MATCHLINE

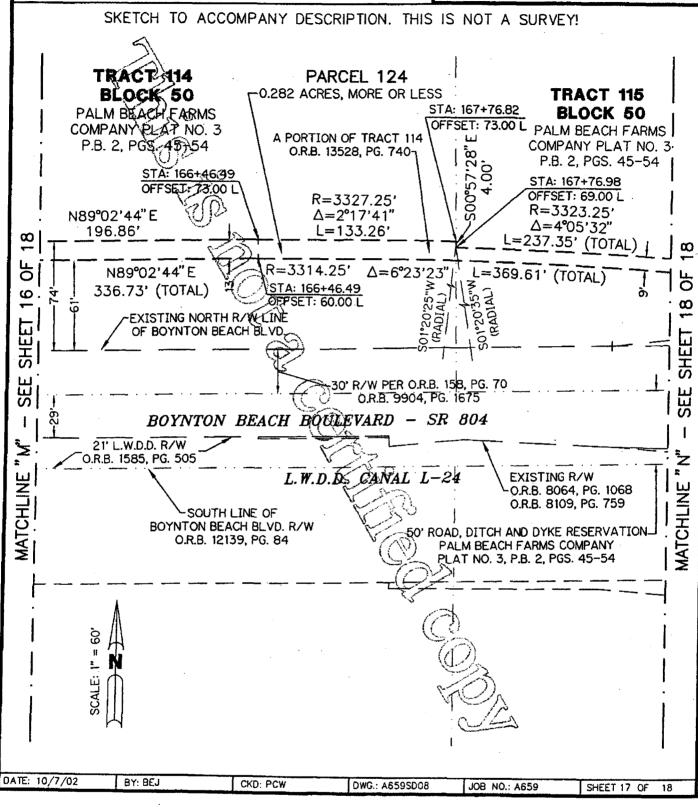
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