

**EXHIBIT A**

**EASEMENT AREA DESCRIPTION**

# SKETCH OF DESCRIPTION

PROJECT: SKYHOUSE ORLANDO

PURPOSE: OUC EASEMENT

THIS IS NOT A BOUNDARY SURVEY  
NOT VALID WITHOUT SHEET 2

## DESCRIPTION:

COMMENCE AT THE SOUTHWEST CORNER OF SKYHOUSE ORLANDO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 80, PAGES 105 THROUGH 107, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S89°34'20"E ALONG THE SOUTH LINE OF SAID PLAT, A DISTANCE OF 215.82 FEET TO THE POINT OF BEGINNING; THENCE RUN N53°41'52"W, A DISTANCE OF 72.47 FEET; THENCE RUN N01°08'52"E, A DISTANCE OF 97.92 FEET; THENCE RUN N88°51'08"W, A DISTANCE OF 15.84 FEET TO A POINT ON THE FACE OF A MULTI-STORY HIGH-RISE; THENCE RUN N01°08'52"E ALONG SAID FACE OF MULTI-STORY HIGH-RISE, A DISTANCE OF 10.00 FEET; THENCE DEPARTING SAID FACE OF MULTI-STORY HIGH-RISE, RUN S88°51'08"E, A DISTANCE OF 15.84 FEET; THENCE RUN N01°08'52"E, A DISTANCE OF 47.09 FEET TO A POINT ON THE AFORESAID FACE OF MULTI-STORY HIGH-RISE; THENCE THE NEXT 3 BEARINGS AND DISTANCES RUN ALONG THE FACE OF SAID MULTI-STORY HIGH-RISE: RUN S88°51'08"E, A DISTANCE OF 55.62 FEET; THENCE RUN N46°08'52"E, A DISTANCE OF 10.98 FEET; THENCE RUN N43°51'08"W, A DISTANCE OF 10.22 FEET; THENCE DEPARTING SAID FACE OF MULTI-STORY HIGH-RISE, RUN N00°42'13"W, A DISTANCE OF 33.09 FEET; THENCE RUN S88°53'33"E, A DISTANCE OF 7.68 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF NORTH ROSALIND AVENUE, SAID POINT BEING A POINT ON A NON-TANGENT CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 430.00 FEET; THENCE FROM A RADIAL BEARING OF N63°23'13"E, RUN SOUTHEASTERLY ALONG SAID WEST RIGHT OF WAY LINE AND SAID CURVE THROUGH A CENTRAL ANGLE OF 01°17'18", AN ARC DISTANCE OF 9.67 FEET; THENCE DEPARTING SAID WEST RIGHT OF WAY LINE, RUN S00°42'13"E, A DISTANCE OF 43.66 FEET; THENCE RUN S46°06'27"W, A DISTANCE OF 32.98 FEET; THENCE RUN S43°48'32"E, A DISTANCE OF 5.50 FEET TO A POINT ON THE FACE OF A MULTI-STORY GARAGE; THENCE RUN S46°06'27"W ALONG SAID FACE OF MULTI-STORY GARAGE, A DISTANCE OF 10.00 FEET; THENCE DEPARTING SAID FACE OF MULTI-STORY GARAGE, RUN N43°48'32"W, A DISTANCE OF 5.50 FEET; THENCE RUN S46°06'27"W, A DISTANCE OF 33.14 FEET; THENCE RUN S01°08'52"W, A DISTANCE OF 89.29 FEET; THENCE RUN S53°41'52"E, A DISTANCE OF 85.43 FEET; THENCE RUN N89°34'20"W ALONG THE AFORESAID SOUTH LINE OF THE PLAT OF SKYHOUSE ORLANDO, A DISTANCE OF 25.60 FEET TO THE POINT OF BEGINNING.

CONTAINING 5,842 SQUARE FEET OR 0.134 ACRES, MORE OR LESS.

## SURVEYORS NOTES

1. Bearings based on the South line of the plat of Skyhouse Orlando, Plat Book 80, Pages 105 through 107 as being S89°34'20"E.
2. I hereby certify that the "Sketch of Description" of the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Minimum Technical Standards for Land Surveying in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472.027 Florida Statutes.
3. Not valid without the signature and raised seal of a Florida Licensed Surveyor and Mapper.

SHANNON SURVEYING, INC.  
499 NORTH S.R. 434 - SUITE 2153  
ALTAMONTE SPRINGS, FLORIDA, 32714  
(407) 774-8372 LB # 6898

DATE OF SURVEY: 04/03/2014

DRAWN BY: BP SCALE: 1" = 60'

JAMES R. SHANNON JR., P.L.S. #4671  
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED  
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

SKYHOUSE ELECTRIC EASE MOD

SHEET 1 OF 2

# SKETCH OF DESCRIPTION

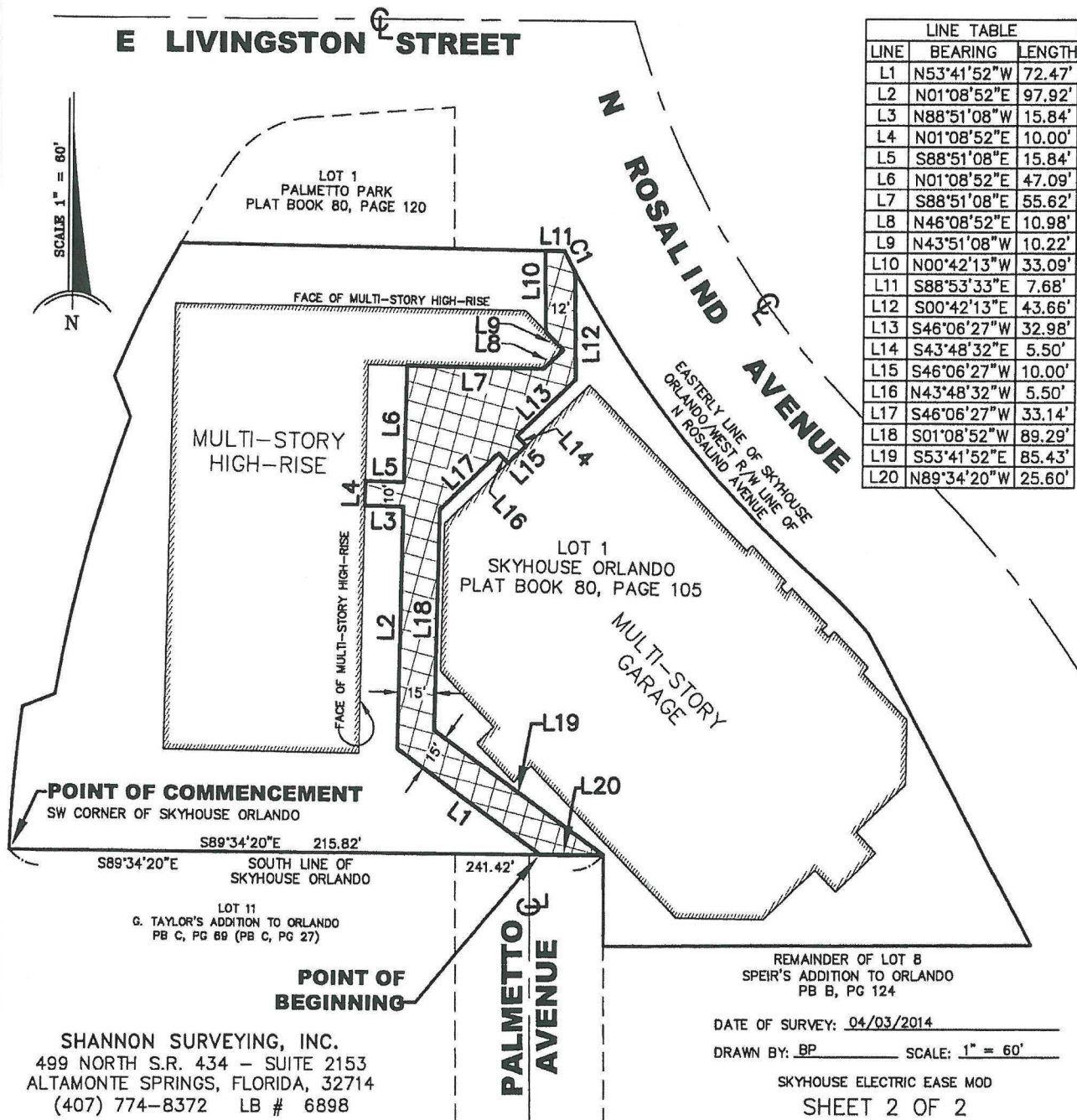
PROJECT: SKYHOUSE ORLANDO

PURPOSE: OUC EASEMENT

THIS IS NOT A BOUNDARY SURVEY  
NOT VALID WITHOUT SHEET 1

CURVE TABLE						
CURVE	RADIUS	DELTA	LENGTH	CH. BEARING	CHORD	RADIAL BEARING
C1	430.00'	01°17'18"	9.67'	S27°15'26"E	9.67'	N63°23'13"E

LINE TABLE		
LINE	BEARING	LENGTH
L1	N53°41'52"W	72.47'
L2	N01°08'52"E	97.92'
L3	N88°51'08"W	15.84'
L4	N01°08'52"E	10.00'
L5	S88°51'08"E	15.84'
L6	N01°08'52"E	47.09'
L7	S88°51'08"E	55.62'
L8	N46°08'52"E	10.98'
L9	N43°51'08"W	10.22'
L10	N00°42'13"W	33.09'
L11	S88°53'33"E	7.68'
L12	S00°42'13"E	43.66'
L13	S46°06'27"W	32.98'
L14	S43°48'32"E	5.50'
L15	S46°06'27"W	10.00'
L16	N43°48'32"W	5.50'
L17	S46°06'27"W	33.14'
L18	S01°08'52"W	89.29'
L19	S53°41'52"E	85.43'
L20	N89°34'20"W	25.60'



SHANNON SURVEYING, INC.  
499 NORTH S.R. 434 - SUITE 2153  
ALTAMONTE SPRINGS, FLORIDA, 32714  
(407) 774-8372 LB # 6898