

VERIFIED LEGAL DESCRIPTION FORM

MUNICIPAL PLANNING BOARD

The following legal description has been prepared			
by Mary-Stawart Droege			
by Mary-Stwart Droege and submitted			
to the City Planning Bureau for verification.			
to the City Planning Bureau for verification. Muy. Iturat Droege			
Signature			
april 19,2018			
Date			

"This description has been reviewed by the Bureau of Engineering and is acceptable based on a comparison with:

RANTRAVERSES &
CLOSURES, REF. 1/29/13
\$2/13/18 VERIFICATIONS.
By A.J. Date A. 30-2018

Application Request (Office Use Only):

File No. ZONZO17-10012

Betteray Commerce Center

Legal Description Including Acreage (To be Typed By Applicant):

Su Attachment

Exhibit "B-1"

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EXHIBIT "B-1"

BELTWAY COMMERCE CENTER PD Boundary Lying West of S.R. 417

DESCRIPTION (Prepared by Donald W. McIntosh Associates, Inc.):

That part of Section 20, Township 23 South, Range 31 East, Orange County, Florida, described as follows:

Commence at the West 1/4 corner of said Section 20; thence N89°46'33"E along the South line of the North 1/2 of said Section 20, a distance of 461.65 feet to the East line of the West 461.65 feet of said Section 20 and the POINT OF BEGINNING; thence N00°03'10"W along said East line, 1531.96 feet to the South right-of-way line of Lee Vista Boulevard; thence S84°28'03"E along said South right-of-way line, 169.72 feet to the Westerly right-of-way line of State Road 417; thence run the following nine (9) courses along said Westerly right-of-way line; thence S75°03'38"E, 48.08 feet; thence S83°26'00"E, 445.27 feet; thence S12°28'03"E, 152.47 feet to the point of curvature of a curve concave Easterly having a radius of 1239.92 feet and a chord bearing of S18°02'26"E; thence Southerly along the arc of said curve through a central angle of 11°08'45"for a distance of 241.20 feet to the point of tangency; thence S23°36'48"E, 154.01 feet; thence S27°25'39"E, 135.30 feet; thence S23°36'48"E, 385.63 feet; thence S21°27'33"E, 484.28 feet; thence S12°28'16"E, 4.49 feet to the South line of the North 1/2 of said Section 20; thence S89°46'33"W along said South line 1220.44 feet to the POINT OF BEGINNING.

AND:

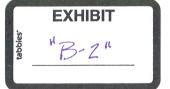
That part of Sections 17 and 20, Township 23 South, Range 31 East, Orange County, Florida, described as follows:

Commence at Northwest corner of the Northwest 1/4 of said Section 20; thence N89°52'16"E along the North line of the Northwest 1/4 of said Section 20, a distance of 461.66 feet to the POINT OF BEGINNING and the East line of the West 461.65 feet of said Section 17; thence N00°11'08"E along said East line, 2207.32 feet to the Westerly right-of-way line of State Road 417; thence run the following eight (8) courses along said Westerly right-of-way line S79°59'01"E, 60.81 feet; thence S14°45'29"E, 1507.06 feet; thence S09°26'45"E, 514.74 feet to the point of curvature of a curve concave Westerly having a radius of 2770.79 feet and a chord bearing of S02°58'02"E; thence Southerly along the arc of said curve through a central angle of 11°00'00" for a distance of 531.95 feet to the point of tangency; thence S02°31'57"W, 197.89 feet to the point of curvature of a curve concave Easterly having a radius of 1239.92 feet and a chord bearing of S04°58'03"E; thence Southerly along the arc of said curve through a central angle of 15°00'00" for a distance of 324.61 feet to the point of tangency; thence S12°28'03"E, 201.45 feet; thence N87°44'17"W, 372.39 feet to the North right-of-way line of Lee Vista Boulevard; thence N84°28'03"W along said North right-of-way line, 253.88 feet to the East line of the West 461.65 feet of said Sections 17 and 20; thence N00°03'10"W along said East line, 974.91 feet; thence N00°11'08"E along said East line, 1.57 feet to the POINT OF BEGINNING.

Together containing 61.589 acres more or less and being subject to any rights-of-way, restrictions and easements of record.

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MUNICIPAL PLANNING BOARD

The following legal descri	ption has	s been prepared	
		and submitted	
to the City Planning Bureau for verification. Muy Huut Doey Signature			
Signature '	0		
4/19/2018 Date			

"This description has been reviewed by the Bureau of Engineering and Is acceptable based on a comparison with

RECORD PLATS, RAN

TRAVERSES & CLOSURES,

REF: 2.13.18

REF: 1.29-13 VERIFY(5).

BY FLAT Date 5-1-2018

Application Request (Office Use Only):

File No. 70/2017-10012

Butnay Commerce Center

Legal Description Including Acreage (To be Typed By Applicant):

Lee Attacament - Exhibit 'B-2'