

**EXHIBIT A****SKETCH AND DESCRIPTION  
UNDERGROUND UTILITY EASEMENT**

A PORTION OF GOVERNMENT LOT 4  
SECTION 3, TOWNSHIP 43 SOUTH, RANGE 43 EAST  
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

**LAND DESCRIPTION:**

A portion of Government Lot 4, Section 3, Township 43 South, Range 43 East, being described as follows:

BEGIN at the northeast corner of Lot 15-A, PLAT OF CORAL ESTATES, according to the Plat thereof as recorded in Plat Book 22, Page 27 of the Public Records of Palm Beach County, Florida; thence West along the north line of said Lot 15-A a distance of 93.84 feet to the west line of lands described in O.R.B. 23851, Page 1807; thence North along said west line 11.00 feet; thence East 72.00 feet; thence North 18.00 feet; thence East 24.67 feet to the west right-of-way line of Lake Way, as now laid out and in use; thence Southerly along said right-of-way line 29.14 feet to the POINT OF BEGINNING.

Said land lying in Palm Beach County, Florida and contains 1,466 square feet, more or less.

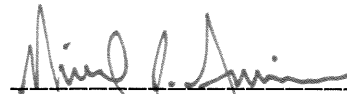
**SURVEYOR'S REPORT:**

1. Reproductions of this Sketch are not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Abbreviation Legend: L.B. = Licensed Business; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PCN = Parcel Control Number; PG. = Page; P.S.M. = Professional Surveyor & Mapper; P.O.B. = Point of Beginning; R/W = Right of Way; U.E. = Utility Easement.

**CERTIFICATION:**

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17.050 through 5J-17.052, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Date: 12/8/2020



MICHAEL J. AVIROM, P.S.M.  
Florida Registration No. 7253  
AVIROM & ASSOCIATES, INC.  
L.B. No. 3300

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

**REVISIONS****AVIROM & ASSOCIATES, INC.  
SURVEYING & MAPPING**

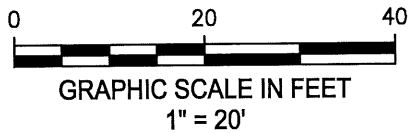
50 S.W. 2nd AVENUE, SUITE 102  
BOCA RATON, FLORIDA 33432  
(561) 392-2594 / [www.AVIROMSURVEY.com](http://www.AVIROMSURVEY.com)

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JOB #:	10194-4.408
SCALE:	1" = 20'
DATE:	12/08/2020
BY:	M.J.A.
CHECKED:	D.E.B.
F.B. — PG. —	
SHEET:	1 OF 2

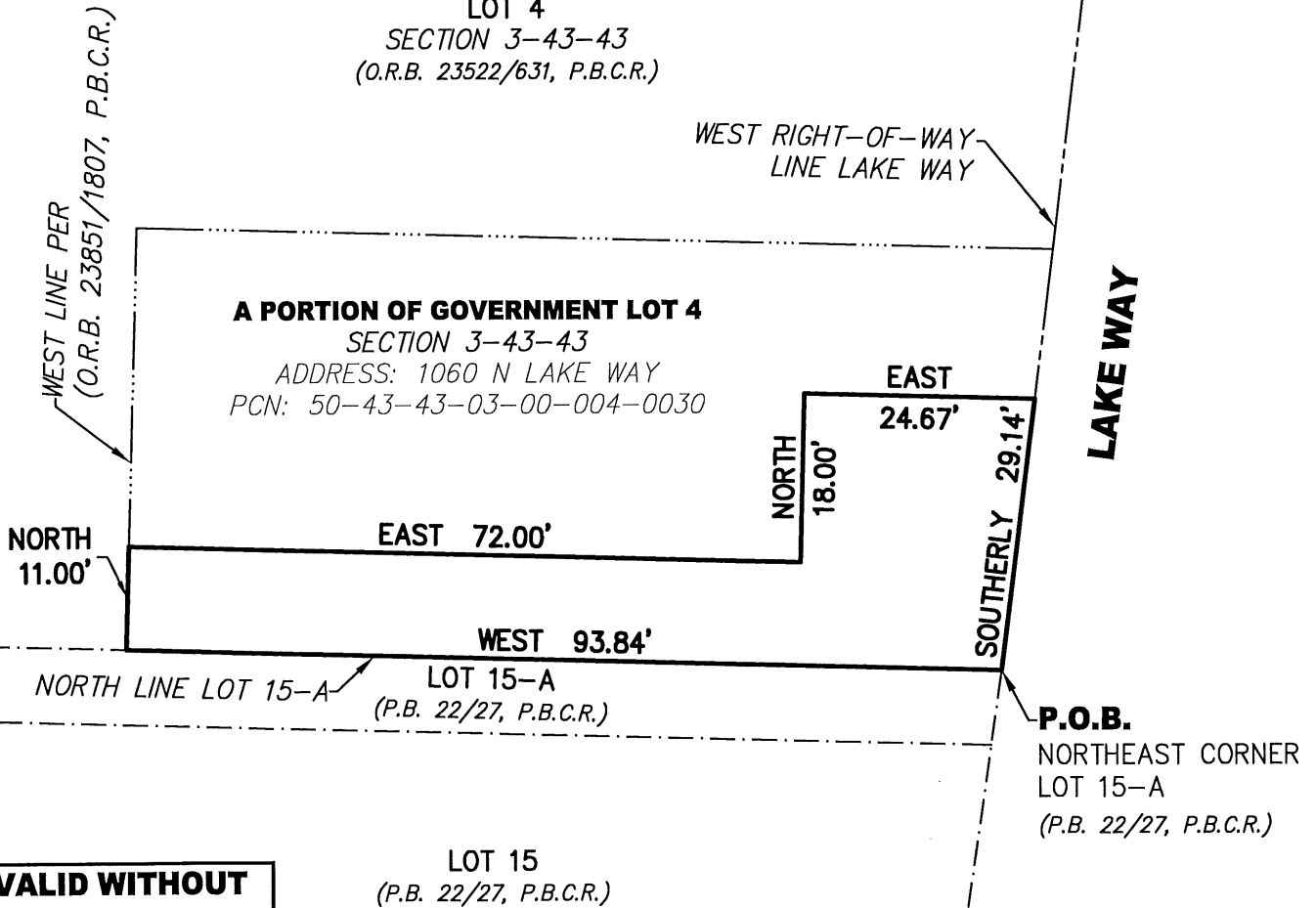
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TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA



A PORTION OF GOVERNMENT  
LOT 4  
SECTION 3-43-43  
(O.R.B. 23522/631, P.B.C.R.)

WEST RIGHT-OF-WAY  
LINE LAKE WAY



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