

# SKETCH & DESCRIPTION

SECTIONS 20 & 29, TOWNSHIP 21 SOUTH, RANGE 35 EAST  
(NOT A BOUNDARY SURVEY)

SHEET 1 OF 2  
NOT VALID WITHOUT THE  
SKETCH ON SHEET 2 OF 2

WR 9938317

## LEGAL DESCRIPTION:

A parcel of land in the Southeast 1/4 of Section 20 and the Northeast 1/4 of Section 29, Township 21 South, Range 35 East, Brevard County, Florida, and being a part of the Florida East Central Regional Rail Trail Right-of-Way as described in Official Records Book 5838, Page 9507, Public Records of Brevard County, Florida, being more particularly described as follows:

Commence at the South 1/4 corner of aforesaid Section 20, Township 21, South, Range 35 East; thence run N89°16'18"E along the South line of the Southeast 1/4 of Section 20 a distance of 1,622.55 feet to point on the Westerly Right-of-Way line of aforesaid Florida East Central Regional Rail Trail Right-of-Way, said point also being the POINT OF BEGINNING of the herein described parcel; thence N27°58'13"W along said Westerly Right-of-Way line a distance of 48.12 feet; thence N62°01'47"E a distance of 10.00 feet; thence S27°58'13"E a distance of 25.15 feet; thence N87°48'40"E a distance of 99.95 feet to a point on the Easterly Right-of-Way Line of aforesaid Florida East Central Regional Rail Trail; thence S27°58'13"E along said Easterly Right-of-Way line a distance of 11.11 feet; thence S87°48'40"W a distance of 99.95 feet; thence S27°58'13"E a distance of 37.41 feet to a Point of Intersection; thence S27°59'49"E parallel with and 10.00 feet Easterly by perpendicular measurement a distance of 135.00 feet; thence S62°00'11"W a distance of 10.00 feet to a point on aforesaid Westerly Right-of-Way Line; thence N27°59'49"W along said Westerly right-of-way line a distance of 135.00 feet to a Point of Intersection; thence N27°58'13"W a distance of 25.55 feet to the Point of Beginning.

Contains 3,086 square feet, more or less.

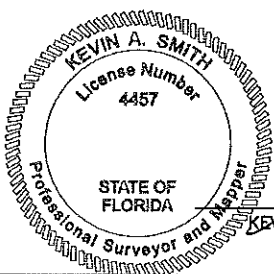
## SURVEYORS NOTES:

1. Bearing based on State Plane Coordinates Grid Bearing being N89°16'18"E along the south line of the Southeast 1/4 of Section 20, Township 21 South, Range 35 East as shown hereon.

PREPARED BY:



1350 MALABAR ROAD S.E., SUITE 1, PALM BAY, FLORIDA 32907  
Phone (321)724-2940 Fax(321)951-4879  
E-MAIL: SMITHSURVEYINGFL @ GMAIL.COM



*Kevin A. Smith*  
KEVIN A. SMITH - FLORIDA CERTIFICATE NO. 4457  
(NOT VALID UNLESS SIGNED AND SEALED)

## PREPARED FOR:

DRAWN BY: P.A.D.

CHECKED BY: KAS

DRAWING NO. 21-1170

SECTIONS 20 & 29

DATE: JULY 7, 2021

SHEET 1 OF 2

REVISIONS JUNE 21, 2024

TOWNSHIP 21 SOUTH  
RANGE 35 EAST

# SKETCH & DESCRIPTION

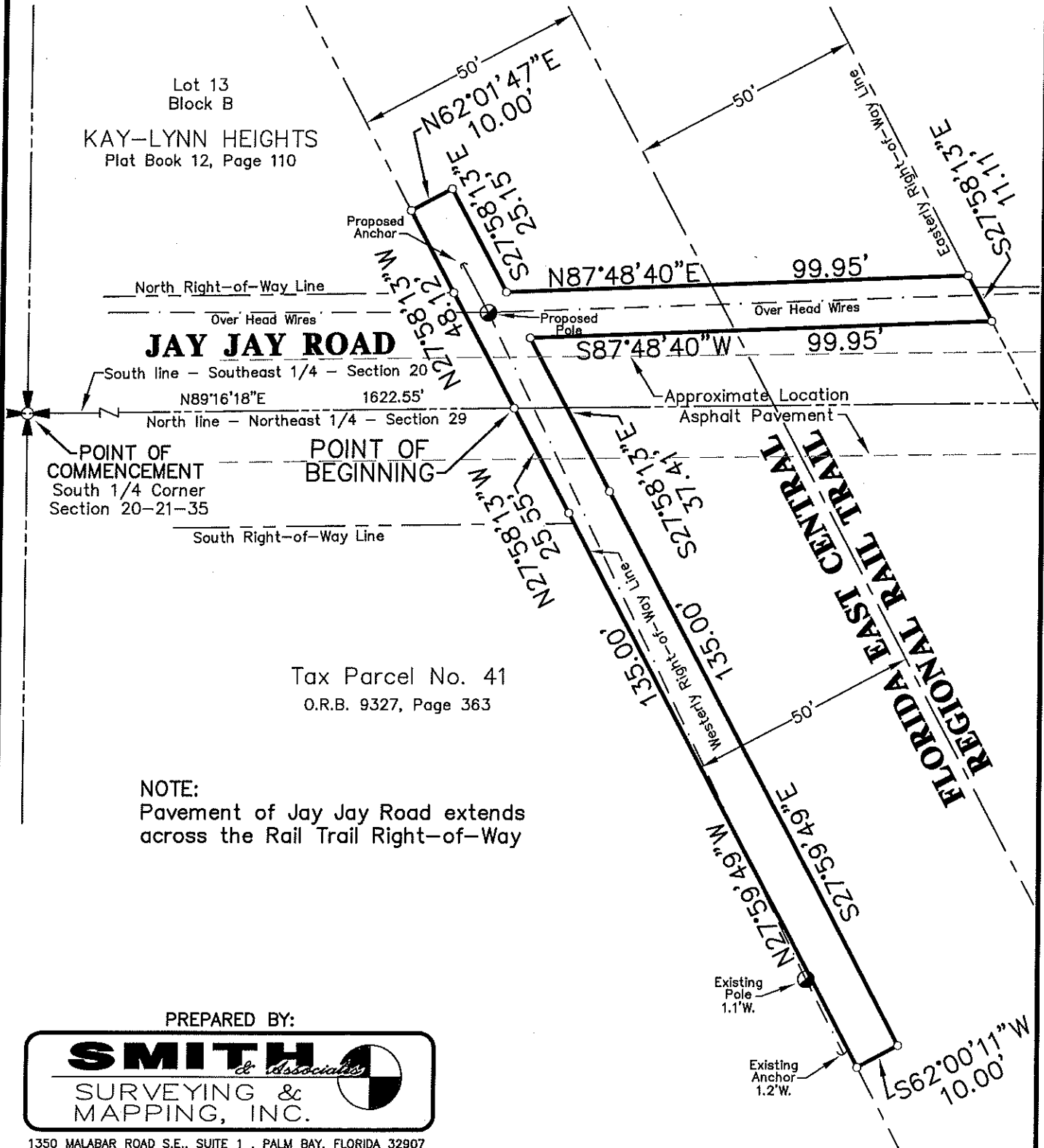
SECTIONS 20 & 29, TOWNSHIP 21 SOUTH, RANGE 35 EAST  
(NOT A BOUNDARY SURVEY)



SHEET 2 OF 2  
NOT VALID WITHOUT THE LEGAL  
DESCRIPTION ON SHEET 1 OF 2

WR 9938317

SCALE: 1" = 30'



PREPARED BY:

**SMITH & Associates**  
SURVEYING &  
MAPPING, INC.

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DRAWING NO. 21-1170