

LEGAL DESCRIPTION

This property described as:

A Portion of Tracts 36, 37, 44 and 45 of PERRINE GRANT SUBDIVISION of Section 5, Township 56 South Range 40 East, as recorded in Plat Book 1 at Page 4, of the Public Records of Miami-Dade County, Florida and being more particularly described as follows:

Commence at the Center of said Section 5; thence run North 89 degrees 11 minutes 39 seconds west along the South line of the Northwest $\frac{1}{4}$ of said Section 5 for 94.61 feet of the point of beginning; thence run North 53 degrees 53 minutes 58 seconds West, radial to State Road No. 5 (US # 1) as recorded in Plat Book 50 Page 89, of the Public Records of Miami-Dade County, Florida, for 71.54 feet; thence run Northeasterly concentric to the Southeasterly right-of-way of State Road No. 5 and 775 feet, Southeasterly of as measured radially thereto, along a circular curve to the left, having a radius of 8,497.49 feet and a central angle of 2 degrees 01 minutes 22 seconds for an arc distance of 300 feet; thence run South 55 degrees 55 minutes 20 seconds East, radial to the Southeasterly right-of-way line of State Road No. 5 for 180 feet; then run Southwesterly right-of-way line of State road No. 5 and having a radius of 8,677.49 feet and a central angle of 2 degrees 01 minutes 22 seconds for an arc distance of 306.35 feet; thence run North 53 degrees 53 minutes 58 seconds West, radial to the Southeasterly right-of-way line of State road NO. 5 for 108.46 feet to the Point of Beginning.