

RETURN TO: R.N. KOBLEGARD, III COURTHOUSE BOX  
THIS INSTRUMENT PREPARED BY:  
R. N. KOBLEGARD, III, ESQUIRE  
200 SOUTH INDIAN RIVER DRIVE, SUITE 201  
FORT PIERCE, FL 34950

PROPERTY APPRAISERS PARCEL ID (FOLIO) NUMBER(S):

EASEMENT

*Know All Men by These Presents, that the undersigned*

**CITY OF FORT PIERCE, A FLORIDA MUNICIPAL CORPORATION**

for and in consideration of the sum of One Dollar, to them in hand paid by **Fort Pierce Utilities Authority of the City of Fort Pierce, Florida** (located at 206 South Sixth Street), a municipal corporation under the laws of the State of Florida, receipt whereof is hereby acknowledged, do hereby convey and grant to the **City of Fort Pierce, Florida**, for the use and benefit of **Fort Pierce Utilities Authority**, the privilege and easement for the installation, maintenance, operation, repair, replacement and/or removal of their municipal-owned electric, water, sewer and natural gas utilities, in, under, upon, along, over and across the following-described land in St. Lucie County, Florida, to wit:

PLEASE SEE LEGAL DESCRIPTION AND SKETCH ATTACHED HERETO AS EXHIBIT "A"

Access to the above strip of land over the adjoining lands of the GRANTORS is hereby granted. The GRANTEE may cut or trim trees, bushes and saplings growing upon or extending over said strip of land so far as may be reasonably necessary in the installation, maintenance, operation, repair, replacement and/or removal of said utilities. Patrolling said easement shall not constitute grounds for a claim for damage.

The GRANTORS reserve the use of said strip of land for any use not inconsistent herewith, but no buildings or structures shall be erected or placed on said strip of land by GRANTORS. The rights herein granted may be assigned in whole or in part.

The GRANTEE will indemnify and save the GRANTOR harmless from any damages, injuries, losses, claims, demands or costs proximately caused by the sole fault or negligence of the GRANTEE, its representatives, subcontractors, or agents in the installation, maintenance, operation, repair, replacement and/or removal of said utilities and the equipment and facilities connected therewith, over and across said strip of land. Provided, however, that regardless of whether any such obligations are based on a tort, contract, statute, strict liability, negligence, product liability or otherwise, the obligations of the FPUA under this indemnification provision shall be limited in the same manner that would have applied if such obligations were based on, or arose out of, an action at law to recover damages in tort and were subject to Section 768.28, Florida Statutes, as that section existed at the inception of this Contract.

The GRANTOR hereby covenants and warrants that it owns the said land and has the right to grant this easement.

In Witness Whereof, the GRANTOR has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

Attest:

**CITY OF FORT PIERCE, a Florida Municipal Corporation**

Grantor

\_\_\_\_\_  
Linda W. Cox, City Clerk

SIGNED, SEALED AND DELIVERED IN OUR PRESENCE AS WITNESSES:

By:

\_\_\_\_\_  
Witness Signature

\_\_\_\_\_  
Printed Witness Signature

\_\_\_\_\_  
Witness Signature

\_\_\_\_\_  
Printed Witness Signature

\_\_\_\_\_  
Linda Hudson,  
Mayor Commissioner  
100 N. US1  
Fort Pierce, FL 34950

(SEAL)

STATE OF FLORIDA  
COUNTY OF ST. LUCIE

I hereby certify that on this day before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared **Linda Hudson and Linda W. Cox** known to me to be the Mayor Commissioner and City Clerk of the City of Fort Pierce, Florida, a Municipal Corporation, the entity in whose name the foregoing instrument was executed, and that they acknowledged executing the same for such entity, freely and voluntarily, under authority duly bested in them by said entity, and that the seal affixed thereto is the true department seal of said entity, that I relied upon the following form of identification of the above-named persons: Florida Driver's License, and that an oath was not taken.

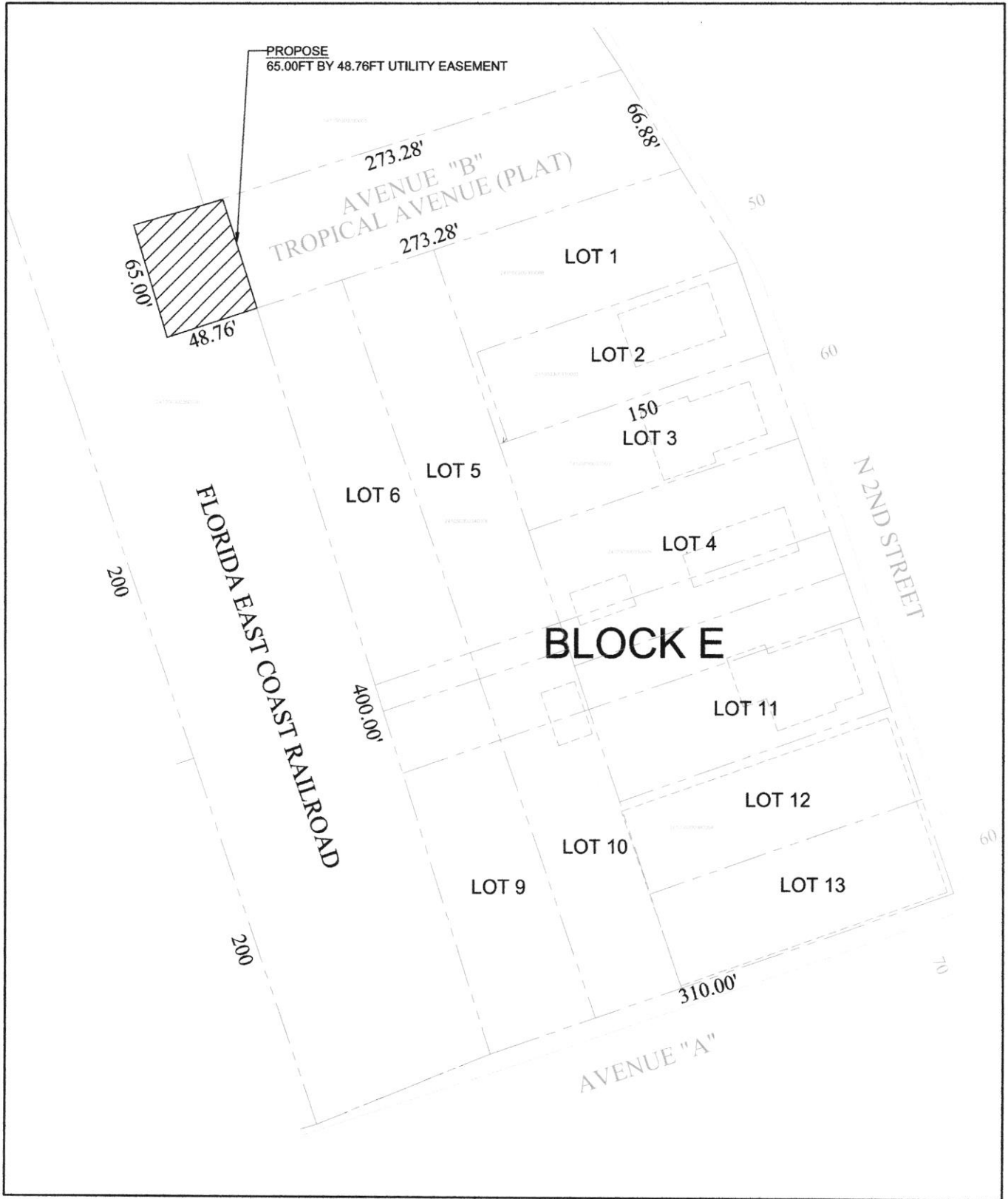
RUBBER STAMP NOTARY SEAL

Witness my hand and official Seal in the County and State last aforesaid this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Notary Signature

\_\_\_\_\_  
Notary Printed Name

EXHIBIT "A"



	10-14-2020	INITIAL SKETCH & DES.	PJL	UTILITY EASEMENT <b>AVENUE B</b> SKETCH AND DESCRIPTION		
	DATE:	DESCRIPTION:	BY: AP:			
ELECTRIC & GAS ENGINEERING 1701 SOUTH 37TH STREET P.O. Box 3191 (34950) FT. PIERCE, FLORIDA 34947 (772) 466-1600 / FAX (772) 461-1938	VERIFY SCALE BAR IS EQUAL TO 0 1 ONE INCH ON ORIGINAL DRAWING ADJUST ALL SCALED DIMENSIONS ACCORDINGLY		SCALE:	DESIGNED:	JOB #	
	1=NTS	PJL	20200212-1-E1	SHEET:	DRAWN:	SHEET
	PLAN	PJL	1 OF 3			

**EXHIBIT "A"**

**Avenue B**  
**Tropical Avenue (Plat)**


**EASEMENT DESCRIPTION**

A 65.00 foot by 48.76 foot Utility Easement. The west 48.76 feet of the AVENUE B right of way, Tropical Avenue (Plat) as described in the legal description reference below.

**LEGAL DESCRIPTION**

COMMENCING AT THE SOUTHWEST CORNER OF LOT 8, BLOCK F, PROCEED SOUTH 71°37'47" WEST, ALONG THE NORTH RIGHT-OF-WAY LINE OF AVENUE A (FORMERLY KNOWN AS PALMETTO AVENUE AS SHOWN ON SAID AARON LEE'S MAP OF FORT PIERCE) (A 65 FOOT WIDE RIGHT-OF-WAY), AND ALONG THE EASTERLY PROLONGATION OF THE SOUTH LINE OF BLOCK E, AND ALONG WITH THE SOUTH LINE OF BLOCK E, A DISTANCE OF 310.00 FEET TO THE SOUTHWEST CORNER OF LOT 9, BLOCK E AND A POINT ON THE EAST RIGHT-OF-WAY LINE OF THE FLORIDA EAST COAST RAILROAD AS SHOWN ON THE STATION MAP, SOUTHERN DIVISION FLORIDA EAST COAST RAILWAY COMPANY; THENCE NORTH 18°25'13" WEST, DEPARTING SAID NORTH RIGHT-OF-WAY LINE, AND THE SOUTH LINE OF SAID BLOCK E, AND ALONG SAID EAST RIGHT-OF-WAY LINE, AND THE WEST LINE OF SAID BLOCK E, A DISTANCE OF 400.00 FEET TO THE POINT OF BEGINNING.

THENCE CONTINUE SOUTH 71°37'47" WEST, ALONG SOUTH RIGHT-OF-WAY LINE OF AVENUE B (FORMERLY KNOWN AS TROPICAL AVENUE) A DISTANCE OF 48.76 FEET; THENCE NORTH 18°30'03" WEST, A DISTANCE OF 65.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF AVENUE B; THENCE NORTH 71°37'47" EAST, ALONG SAID NORTH RIGHT-OF-WAY LINE OF AVENUE B, A DISTANCE OF 273.28 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF NORTH 2ND STREET (FORMERLY KNOWN AS PINE STREET); THENCE SOUTH 31°58'17" EAST ALONG SAID WEST RIGHT-OF-WAY LINE OF 2ND STREET, A DISTANCE OF 66.88 FEET TO THE NORTHEAST CORNER OF LOT 1, BLOCK E; THENCE SOUTH 71°37'47" WEST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF AVENUE B, A DISTANCE OF 240.09 FEET TO THE POINT OF BEGINNING AND THE NORTHWEST CORNER OF LOT 6, BLOCK E.

 <p><b>FPUA</b> COMMUNITY PROUD</p>					<b>UTILITY EASEMENT</b>						
						<b>AVENUE B</b>					
						<b>SKETCH AND DESCRIPTION</b>					
	10-14-2020	INITIAL SKETCH & DES.	P.J.L.								
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