UE-1280-1

RETURN TO: R.N. KOBLEGARD, III, ESQ., CH BOX 145

EASEMENT
FROM CORPORATION

THIS INSTRUMENT PREPARED BY:

R.N. KOBLEGARD, III, ESQ.
200 SOUTH INDIAN RIVER DRIVE, SUITE 201
FORT PIERCE, FL 34950

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

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
FILE # 4202201 06/17/2016 at 04:29 PM
OR BOOK 3882 PAGE 577 - 579 Doc Type: AGR
RECORDING: $27.00

Know All Men by These Presents that the undersigned

WILLNATA PROPERTIES, INC., a Florida 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 a 15' utility easement for the installation maintenance, operation, repair, replacement and/or removal of their municipal-owned underground electric, water, sewer and natural gas utility facilities, in, under, upon, along, over and across the following-described land in St. Lucie County, Florida, to wit:*

SEE ATTACHED EXHIBIT "A" CONSISTING OF 2 PAGES

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. Notwithstanding any provision herein to the contrary, use of the easement area shall be limited to installation, operation and maintenance of underground utility facilities and surface junction boxes; overhead transmission lines shall not be permitted except as may be reasonably required on an emergency basis and in no event for any period is excess of one hundred and twenty days.

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, and that the maximum amount of indemnity to be paid under this provision, for a single claim or occurrence by any one person, shall not exceed the sum of $100,000.00 for any claim or judgment, or portions thereof, subject to the maximum sum of $200,000.00 as the result of all claims and judgments arising out of the same incident or occurrence.

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

(Corporate Seal)

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 27th day of May, 2016.

Attest:

WILLNATA PROPERTIES, INC., a Florida Corporation
Grantor

SIGNED, SEALED AND DELIVERED IN OUR PRESENCE AS WITNESSES:

By:

President (Signature)
Steven Tarr, President
Printed Signature
4521 PGA Blvd., #201, Palm Beach Gardens, FL 33418
Street Address, City, State Zip

Witness Signature
Amy Sherlin
Printed Witness Signature

Witness Signature
Nikol Martin
Printed Witness Signature

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 **STEVEN TARR** known to me to be the President of **WILLNATA PROPERTIES, INC.**, a Florida Corporation in whose name the foregoing instrument was executed, and that he acknowledged executing the same for such corporation, freely and voluntarily, under authority duly bested in him by said corporation, and that the seal affixed thereto is the true corporate seal of said corporation, that I relied upon the following form of identification of the above-named person: Steven Tarr and that an oath was not taken.

RUBBER STAMP NOTARY SEAL

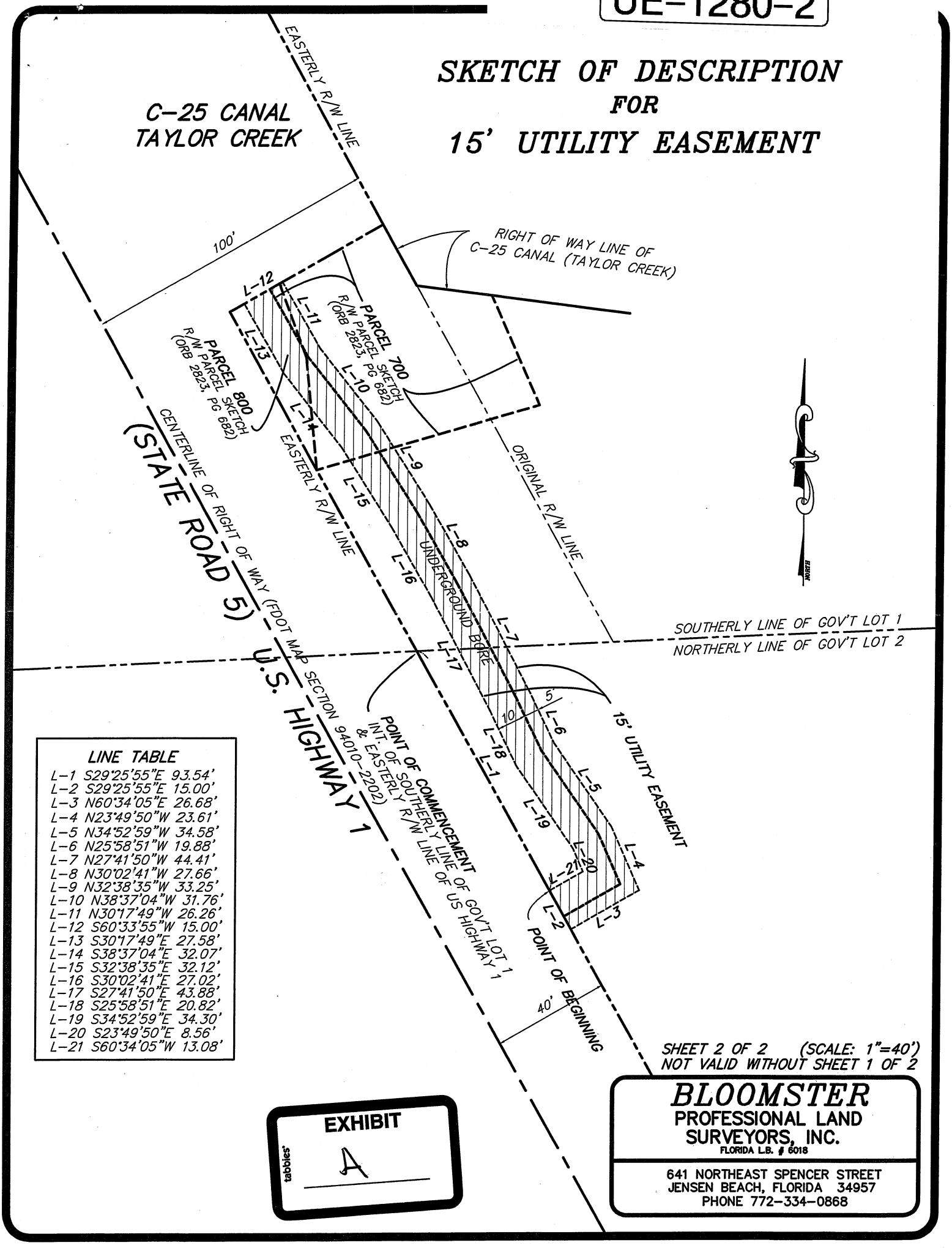
Nikol Martin
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF210427
Expires 3/16/2019

Witness my hand and official Seal in the County and State last aforesaid this 27th day of May A.D. 2016.

Notary Signature

UE-1280-2

SKETCH OF DESCRIPTION
FOR
15' UTILITY EASEMENT



LINE TABLE	
L-1	S29°25'55"E 93.54'
L-2	S29°25'55"E 15.00'
L-3	N60°34'05"E 26.68'
L-4	N23°49'50"W 23.61'
L-5	N34°52'59"W 34.58'
L-6	N25°58'51"W 19.88'
L-7	N27°41'50"W 44.41'
L-8	N30°02'41"W 27.66'
L-9	N32°38'35"W 33.25'
L-10	N38°37'04"W 31.76'
L-11	N30°17'49"W 26.26'
L-12	S60°33'55"W 15.00'
L-13	S30°17'49"E 27.58'
L-14	S38°37'04"E 32.07'
L-15	S32°38'35"E 32.12'
L-16	S30°02'41"E 27.02'
L-17	S27°41'50"E 43.88'
L-18	S25°58'51"E 20.82'
L-19	S34°52'59"E 34.30'
L-20	S23°49'50"E 8.56'
L-21	S60°34'05"W 13.08'

SHEET 2 OF 2 (SCALE: 1"=40')
NOT VALID WITHOUT SHEET 1 OF 2

EXHIBIT
A

BLOOMSTER
PROFESSIONAL LAND SURVEYORS, INC.
FLORIDA L.B. # 6018
641 NORTHEAST SPENCER STREET
JENSEN BEACH, FLORIDA 34957
PHONE 772-334-0868

UE-1280-3

LEGAL DESCRIPTION FOR 15' UTILITY EASEMENT

LEGAL DESCRIPTION:

A PORTION OF GOVERNMENT LOTS 1 AND 2, IN SECTION 3, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA; SAID PORTION LYING EASTERLY OF STATE ROAD NO. 5 (U.S. HIGHWAY 1) AND WESTERLY OF OLD DIXIE HIGHWAY, AND SOUTH OF THE C-24 CANAL (TAYLOR CREEK), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE INTERSECTION OF THE SOUTHERLY LINE OF SAID GOVERNMENT LOT 1 AND THE EASTERLY EXISTING RIGHT OF WAY LINE FOR SAID STATE ROAD NO. 5 (U.S. HIGHWAY 1), AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PARCEL SKETCH FOR ITEM/SEGMENT NO. 4035941, SECTION NO. 94010-2202; THENCE SOUTH 29°25'55" EAST, ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 93.54 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 29°25'55" EAST, A DISTANCE OF 15.00 FEET; THENCE NORTH 60°34'05" EAST, A DISTANCE OF 26.68 FEET; THENCE NORTH 23°49'50" WEST, A DISTANCE OF 23.61 FEET; THENCE NORTH 34°52'59" WEST, A DISTANCE OF 34.58 FEET; THENCE NORTH 25°58'51" WEST, A DISTANCE OF 19.88 FEET; THENCE NORTH 27°41'50" WEST, A DISTANCE OF 44.41 FEET; THENCE NORTH 30°02'41" WEST, A DISTANCE OF 27.66 FEET; THENCE NORTH 32°38'35" WEST, A DISTANCE OF 33.25 FEET; THENCE NORTH 38°37'04" WEST, A DISTANCE OF 31.76 FEET; THENCE NORTH 30°17'49" WEST TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF C-25 CANAL (TAYLOR CREEK) AND NORTHERLY LINE OF PARCELS 700 AND 800 AS PREPARED BY FLORIDA DEPARTMENT OF TRANSPORTATION PARCEL SKETCH SECTION 94010-2202, ITEM/SEGMENT NO. 403594 1, AS RECORDED IN OFFICIAL RECORDS BOOK 2823, PAGE 682, ST. LUCIE COUNTY RECORDS, A DISTANCE OF 26.26 FEET; THENCE SOUTH 60°33'55" WEST, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 15.00 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE, SOUTH 30°17'49" EAST, A DISTANCE OF 27.58 FEET; THENCE SOUTH 38°37'04" EAST, A DISTANCE OF 32.07 FEET; THENCE SOUTH 32°38'35" EAST, A DISTANCE OF 32.12 FEET; THENCE SOUTH 30°02'41" EAST, A DISTANCE OF 27.02 FEET; THENCE SOUTH 27°41'50" WEST, A DISTANCE OF 43.88 FEET; THENCE SOUTH 25°58'51" EAST, A DISTANCE OF 20.82 FEET; THENCE SOUTH 34°52'59" EAST, A DISTANCE OF 34.30 FEET; THENCE SOUTH 23°49'50" EAST, A DISTANCE OF 8.56 FEET; THENCE SOUTH 60°34'05" WEST, A DISTANCE OF 13.08 FEET TO THE POINT OF BEGINNING.
CONTAINING: 3806.48 SQUARE FEET.

NOTES:

1. THIS SKETCH OF LEGAL DESCRIPTION DOES NOT REPRESENT A BOUNDARY SURVEY.
2. THE BEARING BASE OF THIS SKETCH OF LEGAL DESCRIPTION IS S29°25'55"E ALONG THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD 5 (U.S. HIGHWAY 1)
3. THE INFORMATION WAS PROVIDED BY FPUA UNDERGROUND LOCATES.
4. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
5. THE UNDERGROUND BORE AS SHOWN HEREON WAS DELINEATED IN FIELD BY FLORIDA POWER UTILITY AUTHORITY AND LOCATED BY THIS FIRM.

SURVEYORS CERTIFICATION:

SURVEY MAP AND REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

ROBERT BLOOMSTER JR.
PROFESSIONAL LAND SURVEYOR
NO. 4134 STATE OF FLORIDA

BLOOMSTER
PROFESSIONAL LAND SURVEYORS, INC.
FLORIDA L.B. # 6018

641 NORTHEAST SPENCER STREET
JENSEN BEACH, FLORIDA 34957
PHONE 772-334-0868

SHEET 1 OF 2	
SCALE:	1" = 40'
DATE:	3/20/2013
F.B.	SKETCH
JOB NO.	11457
REVISIONS	

SKETCH TO ACCOMPANY LEGAL DESCRIPTION
ENGINEERING DESIGN & CONSTRUCTION, INC.
SITE LOCATED:
FORT PIERCE, ST. LUCIE COUNTY, FLORIDA

NOT VALID WITHOUT SHEET 2 OF 2