

Prepared by:  
Office of County Attorney  
INDIAN RIVER COUNTY  
1801 27<sup>th</sup> Street  
Vero Beach, FL 32960  
772-226-1425

## EASEMENT

**THIS GRANT OF EASEMENT**, made and executed this \_\_\_\_ day of January, 2019, by **INDIAN RIVER COUNTY, a political subdivision of the State of Florida**, whose mailing address is 1801 27<sup>th</sup> Street, Vero Beach, Florida 32960, hereinafter called **GRANTOR**, to **FLORIDA POWER & LIGHT COMPANY, a Florida corporation, its successors and assigns**, whose mailing address is 700 Universe Blvd., Juno Beach, FL 33408, hereinafter called **GRANTEE**.

(Whenever used herein, the terms GRANTOR and GRANTEE include all the parties to this instrument and their heirs, legal representatives, successors and assigns.)

### WITNESSETH:

**That GRANTOR** for and in consideration of the sum of ONE DOLLAR (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged by these presents does grant, bargain, sell, alien, remise, release, convey, and confirm unto the GRANTEE, an easement for underground electric utility facilities on the following described land, situate in Indian River County, Florida, to-wit:

**See Exhibit "A" attached hereto.**

**And GRANTOR** hereby covenants with said GRANTEE that the GRANTOR is lawfully seized of said servient land in fee simple, and that the GRANTOR has good right and lawful authority to convey the easement established hereby.

**IN WITNESS WHEREOF**, the GRANTOR has hereunto set GRANTOR'S hand and seal the day and year first above written.

**INDIAN RIVER COUNTY, FLORIDA**  
through its Board of County  
Commissioners

ATTEST: Jeffrey R. Smith, Clerk of Court  
and Comptroller

By: \_\_\_\_\_  
**Bob Solari, Chairman**

By: \_\_\_\_\_  
Deputy Clerk

BCC approved: \_\_\_\_\_

**APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY**

BY   
**WILLIAM K. DEBRAAL**  
DEPUTY COUNTY ATTORNEY

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me this \_\_\_\_ day of January, 2019 by **Bob Solari, Chairman of the Board of County Commissioners of Indian River County, Florida, a political subdivision of the State of Florida**, who is personally known to me.

NOTARY PUBLIC

\_\_\_\_\_  
printed name:  
Commission No.:  
Commission Expiration:

# Sketch and Description for: INDIAN RIVER COUNTY

## Legal Description (Utility Easement)

Being a Strip of land lying in Section 24, Township 33 South, Range 39 East, said Strip also being a portion of Tract 12, as shown on the Last General Plat of The Indian River Farms Company Subdivision, as recorded in Plat Book 2, Page 25, of the Public Records of St. Lucie (now Indian River) County, Florida, and a portion of Parcel 3, as recorded in Official Record Book 2663, Page 838, of the Public Records of Indian River County, Florida, said Strip being 10.00 feet in width and lying 5.0 feet Each side of the following described centerline.

Commence at the Northwest corner of the Southwest One-Quarter of said Section 24; Thence South 89°26'11" East, along the North line of said Southwest One Quarter, a distance of 344.21 feet; Thence departing said North line, South 00°33'49" West, perpendicular to the last described line, a distance of 30.00 feet to the South Right of Way line of the Indian River farms Water Control District (I.R.F.W.C.D.) Sub-Lateral J-1 Canal and the **Point of Beginning** of said centerline; Thence continue along said Centerline the following Courses and Distances:

- South 03°39'41" East, a distance of 18.73 feet;
- South 01°23'24" West, a distance of 69.60 feet;
- South 03°26'34" East, a distance of 81.35 feet;
- South 04°08'58" East, a distance of 85.48 feet;
- South 01°28'12" West, a distance of 122.44 feet;
- South 15°21'48" West, a distance of 21.03 feet;
- South 38°33'08" West, a distance of 23.69 feet;
- South 44°20'39" West, a distance of 26.28 feet;
- South 34°53'39" West, a distance of 27.32 feet;
- South 67°42'41" West, a distance of 14.57 feet;
- South 61°48'34" West, a distance of 9.53 feet;
- South 43°43'31" West, a distance of 7.03 feet;
- South 34°41'30" West, a distance of 12.86 feet to the **Point of Termination** of said Centerline.

The sidelines of said strip shall be shortened or lengthened to intersect at angle points

### Surveyor's Notes

- 1) This sketch and Legal Description was prepared with the benefit of a Boundary Survey prepared by Indian River County Survey Section, Job No. 1601, Dated June 23, 2016
- 2) This legal description shall not be valid unless:
  - (A) Provided in its entirety consisting of 2 sheets , with sheet 2 showing the sketch of the legal description.
  - (B) Reproductions of the description and sketch are not valid unless signed and sealed with an embossed surveyor's seal.
- 3) The Bearings shown hereon are based on the 1983 North American Datum, 2011 adjustment, and projected in the Florida DState Plane Coordinate System, East Zone, and was tied to the Florida Permanent Reference Network, deriving a Grid bearing of North 00°17'13" East along the West line of the Northwest Quarter, of the Southwest Quarter of Section 24, Township 33 South, Range 39 East.
- 4) Containing 5240 Square Feet.± (0.12 Acres)±


### Certification

(Not valid without the signature and original raised seal of a Florida licensed Surveyor and Mapper)

I hereby certify that the Sketch and Legal Description of the property shown and described hereon was completed under my direction and said Sketch and Legal is true and correct to the best of my knowledge and belief.

I further certify that this Sketch and Description meets the Standards of Practice for surveys set forth by the Florida Professional Board of Surveyors and Mappers in chapter 5J-17.052 Florida Administrative code, pursuant to section 472.027 Florida State Statutes.

12-14-2018  
Date of Signature

  
David M. Silon  
Professional Surveyor and Mapper  
Florida Certificate No. 6139

*This is not a Boundary Survey*

AGENCY: **INDIAN RIVER COUNTY, FL  
PUBLIC WORKS DEPT./ENGINEERING DIV.**

DATE: **12/14/18**      DRAWN BY: **R. INGLETT**

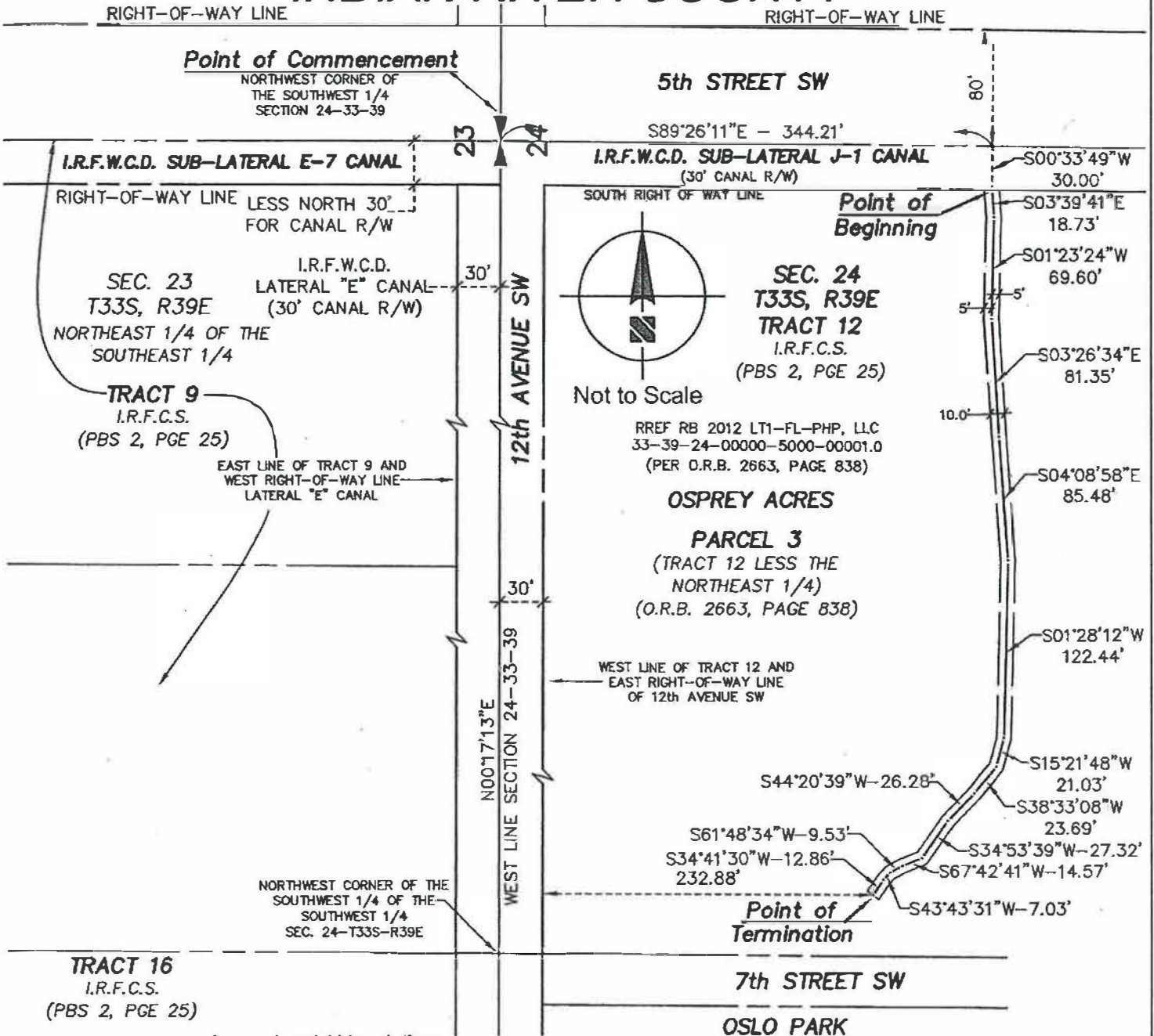
SCALE: **N/A**      APPROVED BY: **D. SILON**

SHEET: **1 OF 2**      JOB NO: **1611**

*Sketch and Legal Description  
for:  
INDIAN RIVER COUNTY*

F:\Public Works\ENGINEERING DIVISION PROJECTS\1611 Osprey Acres Storm Water Project\Survey\dwg\1611-Electrical Conduit Skt-1.gi

# Sketch and Legal Description for: INDIAN RIVER COUNTY



- Legend and Abbreviations**
- DB = DEED BOOK
  - I.R.F.W.C.D. = INDIAN RIVER FARMS WATER CONTROL DISTRICT
  - I.R.F.C.S. = INDIAN RIVER FARMS COMPANY SUBDIVISION
  - LLC = LIMITED LIABILITY COMPANY
  - O.R.B. = OFFICIAL RECORD BOOK
  - PB = PLAT BOOK
  - PBS = PLAT BOOK ST. LUCIE
  - PGE. = PAGE
  - R = RANGE
  - R/W = RIGHT-OF-WAY
  - SEC. = SECTION
  - SW = SOUTHWEST
  - T.I.I.F. = TRUSTEES OF THE INTERNAL IMPROVEMENT FUND
  - T = TOWNSHIP

**OSLO PARK**  
BLOCK "K"  
(PB 3, PGE 96)

*This is not a Boundary Survey*

AGENCY: **INDIAN RIVER COUNTY, FL  
PUBLIC WORKS DEPT./ENGINEERING DIV.**

DATE: **12/14/18**      DRAWN BY: **R. INGLETT**

SCALE: **N/A**      APPROVED BY: **D.SILON**

SHEET: **2 OF 2**      JOB NO: **1611**

*Sketch and Legal Description  
for:  
INDIAN RIVER COUNTY*

F:\Public Works\ENGINEERING DIVISION PROJECTS\1611 Osprey Acres Storm Water Project\Survey\dwg\1611-Electrical Conduit Skt-1.dwg