

Work Order No. 7758553
Sec. 10 , Twp 49 S, Rge 42 E

**EASEMENT
(BUSINESS)**

This Instrument Prepared By

Name: Avram Li
Co. Name: Florida Power & Light
Address: 330 SW 12th Ave, Pompano
Beach, FL 33069

Parcel I.D. # 49-42-10-30-0010
(Maintained by County Appraiser)

The undersigned, in consideration of the payment of \$1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company, its affiliates, licensees, agents, successors, and assigns ("FPL"), a non-exclusive easement forever for the construction, operation and maintenance of overhead and underground electric utility facilities (including wires, poles, guys, cables, conduits and appurtenant equipment) to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage, as well as, the size of and remove such facilities or any of them within an easement 18 feet in width described as follows:

Reserved for Circuit Court

See Exhibit A, attached hereto ("Easement Area")

Together with the right to permit any other person, firm or corporation to attach wires to any facilities hereunder and lay cable and conduit within the Easement Area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area; the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area heretofore described, over, along, under and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on _____, 2018.

Signed, sealed and delivered
in the presence of:

BROWARD COUNTY, through its Board of
County Commissioners ("Board")

(Witness' Signature)

By: _____
(Mayor/Vice-Mayor)

Print Name _____
(Witness)

Print Name _____
Print Address: _____

(Witness' Signature)

Attest: _____
(Signature of Ex Officio Clerk of Board)

Print Name _____
(Witness)

Print Name _____
Print Address: _____

Approved as to form by the Office of the Broward County Attorney

By:  12/19/17
Irma Qureshi, Assistant County Attorney (Date)

(Corporate Seal)

STATE OF FLORIDA AND COUNTY OF BROWARD. The foregoing instrument was acknowledged before me this day of _____, 20____, by _____, the Mayor/Vice-Mayor of Broward County, a political subdivision of the State of Florida, through its Board of County Commissioners, and who is personally known to me or has produced _____ as identification, and who did (did not) take an oath.


My Commission Expires:

Notary Public, Signature

Print Name _____

EXHIBIT A

4341 S.W. 62nd Avenue
Davie, Florida 33314



STONER & ASSOCIATES, INC.
SURVEYORS - MAPPERS
Florida Licensed Survey
and Mapping Business No. 6683

Tel. (954) 585-0997
Fax (954) 585-3927

EXHIBIT "A"
LEGAL DESCRIPTION
FPL EASEMENT

BROWARD COUNTY WATER AND WASTEWATER SERVICES SITE 1B-1
300 N.W. 66th STREET, FORT LAUDERDALE
BROWARD COUNTY, FLORIDA
SECTION 10, TOWNSHIP 49 SOUTH, RANGE 42 EAST

A FLORIDA POWER AND LIGHT COMPANY EASEMENT BEING A PORTION OF PARCEL "A", "1-B" PALMDALE PLAT", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 112, PAGE 9, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID PARCEL "A";

THENCE S.00°24'46"E, ALONG THE EAST LINE OF SAID PARCEL "A", A DISTANCE OF 324.89 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE S.00°24'46"E., A DISTANCE OF 16.00 FEET;

THENCE S.89°35'14"W., A DISTANCE OF 42.00 FEET;

THENCE N.00°24'46"W., A DISTANCE OF 16.00 FEET;

THENCE N.89°35'14"E., A DISTANCE OF 42.00 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE AND BEING WITHIN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA, CONTAINING 672 SQUARE FEET, MORE OR LESS

NOTES:

1. THE PROPERTY SHOWN HEREON WAS NOT ABSTRACTED FOR OWNERSHIP, RIGHTS-OF-WAY, EASEMENTS OR OTHER MATTERS OF RECORD.
2. THIS SKETCH AND DESCRIPTION IS "NOT VALID" WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
3. THE BEARINGS SHOWN HEREON ARE BASED ON A PLAT BEARING OF N.0°24'46"W., ALONG THE WEST LINE OF BLOCK 1, NORTH COLLIER ESTATES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 53, PAGE 33, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. PLAT OF "1-B PALMDALE PLAT" DOES NOT SHOW BEARINGS.
4. THIS SKETCH DOES NOT REPRESENT A FIELD SURVEY (THIS IS NOT A SURVEY).
5. THIS SKETCH OF DESCRIPTION WAS PREPARED BY THIS FIRM WITHOUT THE BENEFIT OF A TITLE SEARCH AND IS BASED ON OVERALL SITE PLAN DRAWING FILE PROVIDED BY CHEN MOORE & ASSOCIATES. THE LEGAL DESCRIPTION SHOWN HEREON WAS AUTHORED BY STONER & ASSOCIATES, INC.
6. SEE SHEET 2 OF 2 FOR A GRAPHIC DEPICTION (SKETCH) OF THE PROPERTY DESCRIBED HEREON.

CERTIFICATE: <small>THIS IS TO CERTIFY THAT THE SKETCH AND LEGAL DESCRIPTION SHOWN HEREON IS ACCURATE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS SKETCH AND LEGAL DESCRIPTION MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.07, FLORIDA STATUTES.</small>				SEAL <small>NOT VALID UNLESS SEALED HERE WITH AN EMBOSSED SURVEYOR'S SEAL.</small>							
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="font-size: 8px;">REVISIONS</th> <th style="font-size: 8px;">DATE</th> <th style="font-size: 8px;">BY</th> </tr> </thead> <tbody> <tr> <td style="font-size: 8px;">1 MINOR REVISIONS PER COUNTY</td> <td style="font-size: 8px;">09/25/17</td> <td style="font-size: 8px;">WDLR</td> </tr> </tbody> </table>		REVISIONS	DATE	BY	1 MINOR REVISIONS PER COUNTY	09/25/17	WDLR	DATE OF SIGNATURE: 9/25/17 WALTER DE LA ROCHA PROFESSIONAL SURVEYOR AND MAPPER NO. 6081 - STATE OF FLORIDA		DATE OF SKETCH: 4/25/17 DRAWN BY: WDLR CHECKED BY: JDS FIELD BOOK: N/A	
REVISIONS	DATE	BY									
1 MINOR REVISIONS PER COUNTY	09/25/17	WDLR									
<small>THE MATERIAL SHOWN HEREON IS THE PROPERTY OF STONER & ASSOCIATES, INC. AND SHALL NOT BE REPRODUCED IN WHOLE OR IN PART WITHOUT PERMISSION OF STONER & ASSOCIATES, INC. COPYRIGHT © 2017</small>				SHEET 1 OF 2							

SKETCH NO. 15-8281-1B1 FPL

EXHIBIT A

