

EASEMENT

Sec. 26, Twp 37 S, Rge 41 E

PCN: 26-37-41-000-000-00360-5
(Maintained by County Appraiser)

This Instrument Prepared By:
Carla Segura, Real Property Manager
for: Martin County
2401 SE Monterey Road
Stuart, FL 34996
Real Property Project #3904

pg 1 of 3

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 licensees, agents, successors, and assigns ("FPL"), a nonexclusive easement forever for the construction, operation and maintenance of electric utility facilities (including wires, 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 10 feet in width described as follows:

Reserved for Clerk of the Circuit Court

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Together with the right to lay cable and conduit within the easement and to operate the same for utility purposes; the right of ingress and egress to said premises at all times; the right to clear the land and keep it cleared of all obstructions within the easement area. Grantee hereby expressly agrees that in the event Grantee abandons the use of the easement premises described herein for the purpose herein expressed, the Easement granted hereby shall become null and void, and all rights in and to the said easement premises shall revert to the Grantor. Grantee has agreed to cooperate in moving the easement if the Grantor should require.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on November 7, 2023.

ATTEST:

MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS:

CAROLYN TIMMANN, CLERK OF THE
CIRCUIT COURT AND COMPTROLLER

_____, CHAIR

APPROVED AS TO FORM & LEGAL SUFFICIENCY:

SARAH W. WOODS, COUNTY ATTORNEY

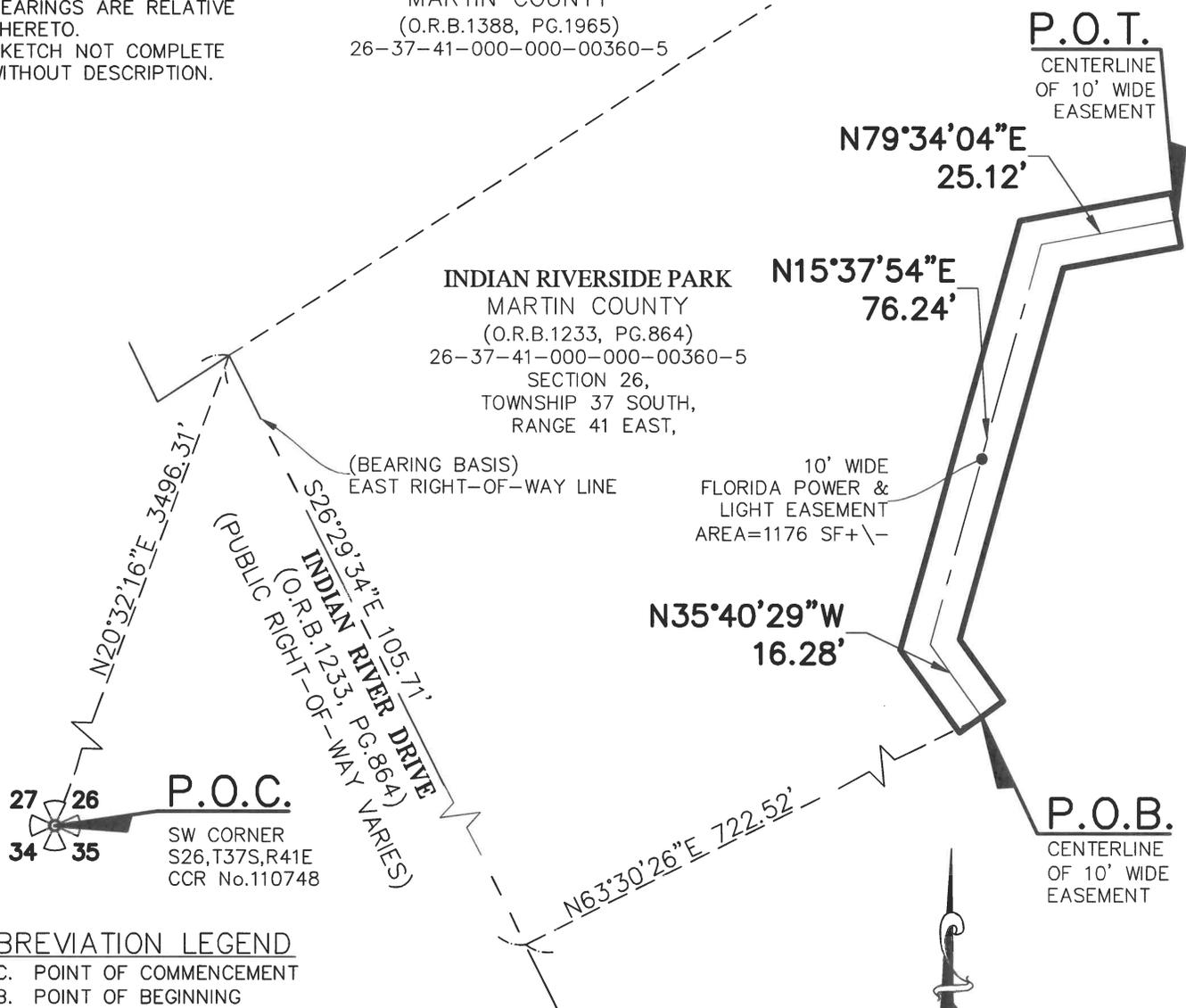
SURVEYOR'S NOTES:

1. BEARINGS SHOWN HEREON ARE RELATIVE TO THE LINE LABELED HEREON AS (BEARING BASIS), ALL OTHER BEARINGS ARE RELATIVE THERETO.
2. SKETCH NOT COMPLETE WITHOUT DESCRIPTION.

EXHIBIT "A"
THIS IS NOT A SURVEY

MARTIN COUNTY
(O.R.B.1388, PG.1965)
26-37-41-000-000-00360-5

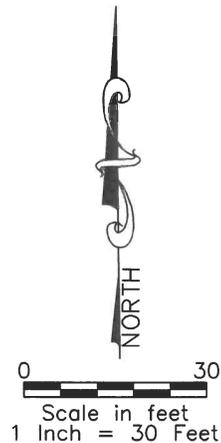
INDIAN RIVERSIDE PARK
MARTIN COUNTY
(O.R.B.1233, PG.864)
26-37-41-000-000-00360-5
SECTION 26,
TOWNSHIP 37 SOUTH,
RANGE 41 EAST,



ABBREVIATION LEGEND

- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- P.O.T. POINT OF TERMINUS
- O.R.B. OFFICIAL RECORD BOOK
- PG. PAGE
- SF SQUARE FEET

THE ADA STATEMENT IS INCLUDED IN S&D THIS DOCUMENT MAY BE REPRODUCED UPON REQUEST IN AN ALTERNATIVE FORMAT BY CONTACTING THE COUNTY ADA COORDINATOR (772) 320-3131, THE COUNTY ADMINISTRATION OFFICE (772) 288-5400, FLORIDA RELAY 711, OR BY COMPLETING OUR ACCESSIBILITY FEEDBACK FORM AT WWW.MARTIN.FL.US/ACCESSIBILITY-FEEDBACK



**SKETCH & DESCRIPTION OF:
10' FP&L EASEMENT**

PREPARED FOR:

MARTIN COUNTY

PORT SAINT LUCIE OFFICE
10250 SW VILLAGE PARKWAY
SUITE 201
PORT SAINT LUCIE, FL 34987
☎ 772-462-2455
🌐 www.edc-inc.com



**ENGINEERS & SURVEYORS
ENVIRONMENTAL**
F.B.P.E. CERTIFICATE OF AUTHORIZATION 9935
L.B. CERTIFICATE OF AUTHORIZATION 8098

REVISIONS

NOTE:

DESCRIPTION NOT COMPLETE WITHOUT SKETCH.

**EXHIBIT "A"
THIS IS NOT A SURVEY**

DESCRIPTION:

ON OVER AND UNDER THAT 10.00 FEET WIDE PARCEL LYING ON THOSE LANDS DESCRIBED OFFICIAL RECORDS BOOK 1233, PAGE 864 BEING IN SECTION 26, TOWNSHIP 37 SOUTH, RANGE 41 EAST, INCLUSIVE, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 37 SOUTH, RANGE 41 EAST, RUN THENCE NORTH 20°32'16" EAST, A DISTANCE OF 3496.31' TO THE NORTHWEST CORNER OF INDIAN RIVERSIDE PARK AS DESCRIBED IN OFFICIAL RECORDS BOOK 1233, PAGE 864; THENCE ALONG THE EAST RIGHT-OF-WAY LINE OF INDIAN RIVER DRIVE SOUTH 26°29'34" EAST A DISTANCE OF 105.71'; THENCE DEPARTING SAID RIGHT-OF-WAY NORTH 63°30'26" EAST, A DISTANCE OF 722.52' TO THE CENTERLINE OF THIS 10 FEET WIDE EASEMENT, AND THE **POINT OF BEGINNING**; THENCE ALONG THE SAID CENTERLINE FOR THE FOLLOWING (3) THREE COURSES 1.) NORTH 35°40'29" WEST, A DISTANCE OF 16.28'; 2.) NORTH 15°37'54" EAST, A DISTANCE OF 76.24 FEET; 3.) NORTH 79°34'04" EAST, A DISTANCE OF 25.12' TO THE **POINT OF TERMINUS**

CONTAINING 1,176 SQUARE FEET, MORE OR LESS.

Michael T Owen

Digitally signed by Michael T

Owen

Date: 2023.10.09 15:02:46 -04'00'

MICHAEL T. OWEN
PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION #5556

SIGNATURE DATE

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