

This instrument prepared by:

Susanna Kenerson for  
Martin County, Real Property Div.  
2401 SE Monterey Road  
Stuart, FL 34996

Project Name: Wawa-Locks Rd. UE  
Project No: RPM# 4142  
PCN: 08-39-41-000-004-00050-6

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

### **UTILITY EASEMENT**

THIS EASEMENT granted and executed this 1<sup>st</sup> day of April, 2025, by **RICHARD RASTRELLI and KATHY L. RASTRELLI**, husband and wife, whose address is 557 SW 11<sup>th</sup> Court, Palm City, Florida 34990, ("Grantor") to **MARTIN COUNTY**, a political subdivision of the State of Florida, whose address is 2401 S.E. Monterey Road, Stuart, Florida 34996, ("Grantee").

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, that the Grantor, for and in consideration of the sum of \$1.00 and other good and valuable considerations, in hand paid by the Grantee, the receipt and sufficiency whereof is hereby acknowledged, does hereby grant unto the Grantee forever, an easement for the construction, reconstruction, replacement, operation, maintenance, and repair of utility related equipment, including, but not limited to gravity mains, gravity main connections, pumps, pipelines, fences, structures, and powerline hookups, if required, in, under, over, across, and through the following described land, situate, lying and being in the County of Martin, State of Florida, to-wit:

**See Exhibit "A" attached hereto and made a part hereof.**

The Grantor hereby covenants with said Grantee that Grantor is lawfully seized of said land in fee simple; that Grantor has good and lawful authority to grant and convey this easement; that Grantor fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

Grantee, its contractors, agents and employees shall have free access to the Easement Premises and every part thereof, at all times, for the purpose of exercising the rights granted herein; provided however in making any excavations on the Easement Premises, Grantee shall make the same in such manner as will cause the least injury to the surface of the ground and restore any improvements within such excavation to as near the same condition as it was prior to such excavation as soon as is practicable. The Grantor agrees that it will not alter or obstruct or allow the alteration or obstruction of the Easement Premises in any way without the express written consent of the Grantee.

Accepted pursuant to  
Resolution No. \_\_\_\_\_

Grantor further warrants that there are no mortgages encumbering the Easement Premises.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

WITNESSES:

GRANTOR:

Jill A. Brotherton  
Witness #1 Signature  
Printed Name: Jill A. Brotherton  
Mailing Address: 213 SE Ocean Blvd.  
Stuart, FL 34994

By: [Signature]  
RICHARD RASTRELLI

Deborah Whitmore-Hoffman  
Witness #2 Signature  
Printed Name: Deborah Whitmore-Hoffman  
Mailing Address: 213 SE Ocean Blvd.  
Stuart, FL 34994

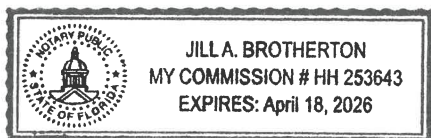
Jill A. Brotherton  
Witness #1 Signature  
Printed Name: Jill A. Brotherton  
Mailing Address: 213 SE Ocean Blvd.  
Stuart, FL 34994

By: Kathy L. Rastrelli  
KATHY L. RASTRELLI

Deborah Whitmore-Hoffman  
Witness #2 Signature  
Printed Name: Deborah Whitmore-Hoffman  
Mailing Address: 213 SE Ocean Blvd.  
Stuart, FL 34994

STATE OF Florida  
COUNTY OF Martin

The foregoing instrument was acknowledged before me (☒) by means of physical presence or ( ) online notarization this 15<sup>th</sup> day of April, 2025, by RICHARD RASTRELLI and KATHY L. RASTRELLI, who are (☒) personally known to me or ( ) have produced \_\_\_\_\_ as identification.



Jill A. Brotherton  
Notary Public, State of Florida  
Print Name: Jill A. Brotherton  
My Commission Expires: \_\_\_\_\_

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

**DESCRIPTION:**

A PARCEL LAND LYING IN THE WEST ONE-HALF (1/2) OF THE NORTH ONE-HALF (1/2) OF LOT 4, TROPICAL FRUIT FARMS, IN SECTION 8, TOWNSHIP 39 SOUTH, RANGE 41 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 6, OF THE PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, LYING NORTH OF STATE ROAD 76 AND SOUTH OF LOCKS ROAD, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 8, THENCE SOUTH 00°10'49" WEST, A DISTANCE OF 45.00 FEET TO A POINT OF INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF SAID LOCKS ROAD (A VARIABLE-WIDTH PUBLIC RIGHT-OF-WAY AS RECORDED IN OFFICIAL RECORDS BOOK 3478, PAGE 2455, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA); THENCE SOUTH 89°41'29" EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 319.84 FEET TO THE WESTERLY LIMITS OF THAT RIGHT-OF-WAY DESCRIBED IN OFFICIAL RECORDS BOOK 616, PAGE 1994, OF SAID PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE SOUTH 41°01'52" EAST, ALONG SAID WEST LINE, A DISTANCE OF 107.88 FEET TO THE NORTHWEST RIGHT-OF-WAY LINE OF STATE ROAD 76 (ALSO KNOWN AS SOUTHWEST KANNER HIGHWAY, A VARIABLE-WIDTH PUBLIC RIGHT-OF-WAY, ACCORDING TO FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP SECTION 89060-2102); THENCE SOUTH 49°06'50" WEST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 130.35 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 49°06'50" WEST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE NORTH 40°53'10" WEST, A DISTANCE OF 10.00 FEET; THENCE NORTH 49°06'50" EAST, ALONG A LINE LYING AND BEING 10.00 FEET NORTH OF AND PARALLEL WITH SAID RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE SOUTH 40°53'10" EAST, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 200.00 SQUARE FEET, MORE OR LESS.

**NOTE:**

1. 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](http://WWW.MARTIN.FL.US/ACCESSIBILITY-FEEDBACK).
2. THIS SKETCH AND DESCRIPTION IS FOR THE EXCLUSIVE PURPOSE OF DESCRIBING THE PARCEL OR STRIP OF LAND SHOWN AND IS NOT A BOUNDARY SURVEY.
3. DESCRIPTION NOT VALID WITHOUT SKETCH.
4. LOTS SHOWN HEREON IN REFERENCE TO PLAT OF TROPICAL FRUIT FARMS (PLAT BOOK 3, PAGE 6) PALM BEACH (NOW MARTIN) COUNTY, FLORIDA.
5. BEARINGS SHOWN HEREON ARE BASED ON GRID NORTH AND ARE RELATIVE TO THE WEST LINE OF SECTION 8 (BEARING SOUTH 00°10'49" WEST), WHICH IS LABELED HEREON AS BEARING BASIS.
6. ALL INSTRUMENTS OF RECORD REFERENCED HEREON ARE FOUND IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, UNLESS OTHERWISE STATED.

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

3-19-2025  
SIGNATURE DATE

**UTILITY EASEMENT**

PREPARED FOR:  
**MATTHEW  
DEVELOPMENT**

PORT SAINT LUCIE OFFICE  
10250 SW VILLAGE PARKWAY  
SUITE 201  
PORT SAINT LUCIE, FL 34987  
☎ 772-462-2455  
🌐 [www.edc-inc.com](http://www.edc-inc.com)



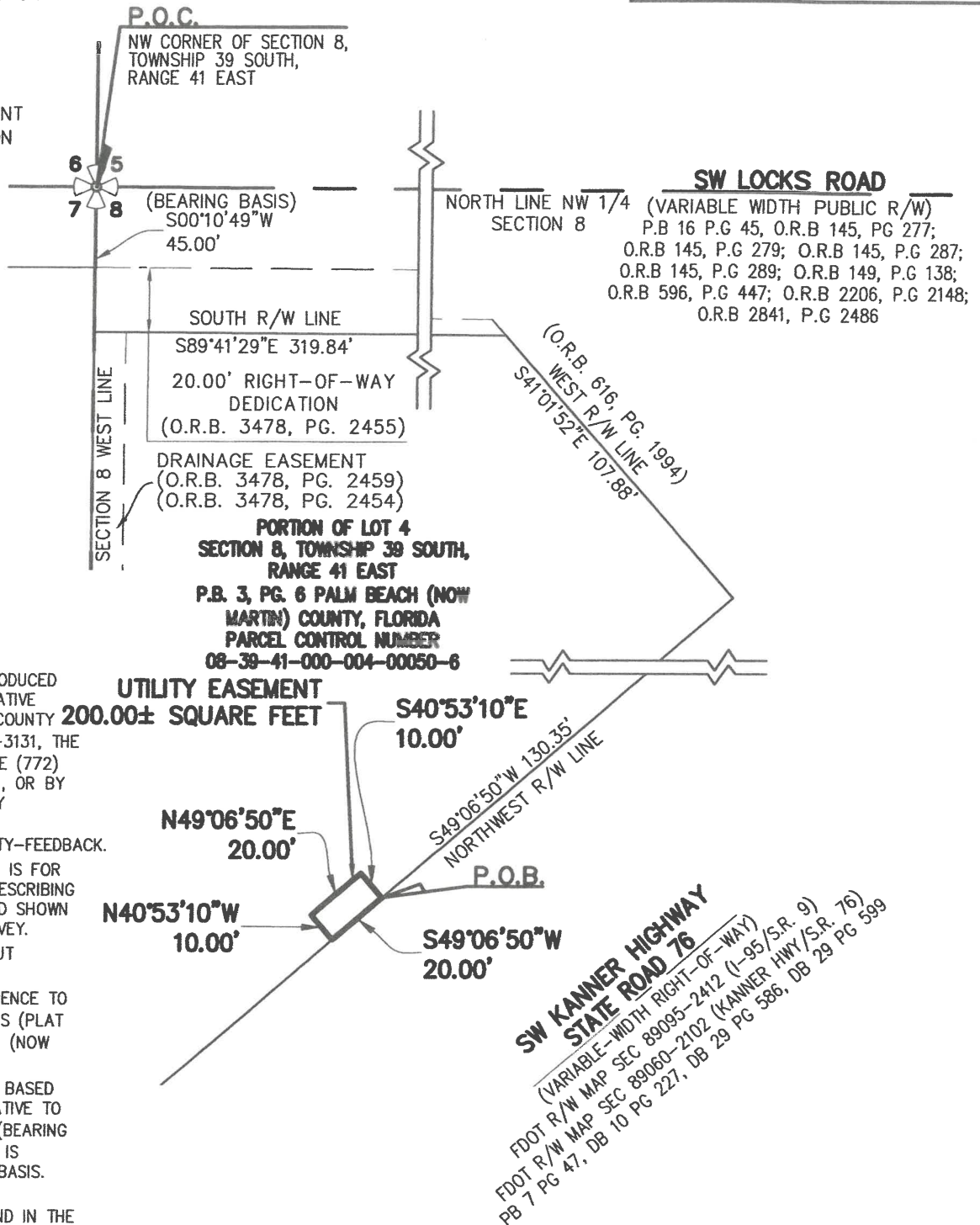
REVISIONS COUNTY COMMENTS - 03/18/25 ATR



# ABBREVIATION LEGEND

P.O.C. POINT OF COMMENCEMENT  
P.O.B. POINT OF BEGINNING  
O.R.B. OFFICIAL RECORD BOOK  
P.B. PLAT BOOK  
PG. PAGE  
R/W RIGHT OF WAY  
DB DEED BOOK  
F.D.O.T. FLORIDA DEPARTMENT OF TRANSPORTATION  
S.R. STATE ROAD

## EXHIBIT 4 THIS IS NOT A SURVEY



INTENDED DISPLAY SCALE

0 50  
Scale in feet  
1 Inch = 50 Feet

### NOTES:

- 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](http://WWW.MARTIN.FL.US/ACCESSIBILITY-FEEDBACK).
- THIS SKETCH AND DESCRIPTION IS FOR THE EXCLUSIVE PURPOSE OF DESCRIBING THE PARCEL OR STRIP OF LAND SHOWN AND IS NOT A BOUNDARY SURVEY.
- DESCRIPTION NOT VALID WITHOUT SKETCH.
- LOTS SHOWN HEREON IN REFERENCE TO PLAT OF TROPICAL FRUIT FARMS (PLAT BOOK 3, PAGE 6) PALM BEACH (NOW MARTIN) COUNTY, FLORIDA.
- BEARINGS SHOWN HEREON ARE BASED ON GRID NORTH AND ARE RELATIVE TO THE WEST LINE OF SECTION 8 (BEARING SOUTH 00°10'49" WEST), WHICH IS LABELED HEREON AS BEARING BASIS.
- ALL INSTRUMENTS OF RECORD REFERENCED HEREON ARE FOUND IN THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, UNLESS OTHERWISE STATED.

## UTILITY EASEMENT

PREPARED FOR:  
**MATTHEW  
DEVELOPMENT**

PORT SAINT LUCIE OFFICE  
10250 SW VILLAGE PARKWAY  
SUITE 201  
PORT SAINT LUCIE, FL 34987  
☎ 772-462-2455  
🌐 [www.edc-inc.com](http://www.edc-inc.com)



**ENGINEERS & SURVEYORS  
ENVIRONMENTAL**

F.B.P.E. CERTIFICATE OF AUTHORIZATION 32664  
L.B. CERTIFICATE OF AUTHORIZATION 8267

REVISIONS COUNTY COMMENTS - 03/18/25 ATR

PROJ. #: 23-222 DATE: 3/18/2025 DRAWN BY: ATR CHECKED BY: SPT SCALE: AS SHOWN CAD FILE: 23-222 UTILITY ESMT rev1.dwg  
Z: \EDC-2023\23-222 - Matthew - Kanner & Locks\SURVEY\Dwg - PDF\SURVEY\23-222 UTILITY ESMT rev1.dwg, 3/19/2025 11:56 AM

SHEET  
2 OF 2