

This instrument prepared by:  
Kristen Lynch for  
Martin County, Real Property Div  
2401 SE Monterey Road  
Stuart, FL 34996

Project Name: Fork River HOA-UE  
Project No: RPM# 4168  
PCN: 04-39-41-002-000-01140-1

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

### UTILITY EASEMENT

THIS EASEMENT granted and executed this 3rd day of July, 2025, by **FORK RIVER HOMEOWNERS' ASSOCIATION, INC.**, a Florida not-for-profit corporation, whose address is 759 SW Federal Highway, Suite 213, Stuart, FL 34994, ("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 lift stations, 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 (the "Easement Premises"):

The private roads, as shown on the plat of Fork River Section 2 recorded in Plat Book 5, Page 77, Public Records of Martin County, Florida

AND further, the right of reasonable ingress and egress over and across subject property as is necessary to the Grantee's use of the rights granted herein.

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

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

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)

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.

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:

Tammy Sale  
Witness #1 Signature  
Printed Name: Tammy Sale  
Address: 759 SW Fed. Hwy #213  
Stuart, FL 34994

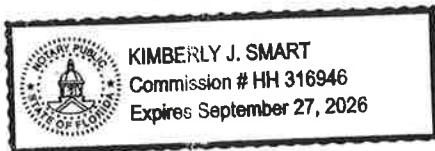
Lynn S. McCann  
Witness #2 Signature  
Printed Name: Lynn S. McCann  
Address: 759 SW Fed Hwy #213  
Stuart, FL 34994

STATE OF Florida  
COUNTY OF Martin

**FORK RIVER HOMEOWNERS'  
ASSOCIATION, INC.**, a Florida  
Not-for-profit corporation

By: [Signature]  
Print Name: Don McConnell  
Title: President

The foregoing instrument was acknowledged before me ( ☒ ) by means of physical presence or ( ) online notarization this 3rd day of July, 2025, by Don McConnell, as president of FORK RIVER HOMEOWNERS' ASSOCIATION, INC. a Florida not-for-profit corporation, on behalf of the company who is ( ) personally known to me or ( ☒ ) has produced FL. Dr. license M254-164-83-03-0 as identification.



[Signature]  
Notary Public, State of Florida  
Print Name: Kimberly J. Smart  
My Commission Expires: 9/27/26