

## EASEMENT

Sec. 10, Twp 38 S, Rge 41 E

PCN:103841000001000001

(Maintained by County Appraiser)

This Instrument Prepared By:

Real Property Division  
for: Martin County  
2401 SE Monterey Road  
Stuart, FL 34996  
Real Property Project #3335  
pg 1 of 4.

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, 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 Circuit Court

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

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 and to operate the same for communications 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 the 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.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on \_\_\_\_\_, 2019.

ATTEST:

MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS:

\_\_\_\_\_  
CAROLYN TIMMANN, CLERK OF THE  
CIRCUIT COURT AND COMPTROLLER

\_\_\_\_\_  
EDWARD V. CIAMPI, CHAIRMAN

APPROVED AS TO FORM & LEGAL SUFFICIENCY:

\_\_\_\_\_  
KRISTA A. STOREY, ACTING COUNTY ATTORNEY

## EXHIBIT "A"

### LEGAL DESCRIPTION

A PARCEL OF LAND FOR 10 FOOT UTILITY EASEMENT LYING IN A PORTION OF SECTION 10, TOWNSHIP 38 SOUTH, RANGE 41 EAST, BEING A PORTION OF THE PLAT OF GOLDEN GATE PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 50 AND THE HANSEN GRANT, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, CENTERLINE OF SAID PARCEL OF LAND FOR 10 FOOT UTILITY EASEMENT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTHWEST CORNER OF SAID SECTION 10; THENCE SOUTH 89°52'43" EAST ALONG THE SOUTH LINE OF SAID SECTION 10, A DISTANCE OF 3441.57 FEET; THENCE NORTH 00°07'17" EAST, A DISTANCE OF 103.28 FEET TO A POINT ON THE SOUTHERLY LINE OF THE STUART JET CENTER WESTERLY LEASE PARCEL; THENCE NORTH 64°46'26" WEST ALONG THE SAID SOUTHERLY LINE OF THE STUART JET CENTER WESTERLY LEASE PARCEL, A DISTANCE OF 268.15 FEET; THENCE NORTH 25°13'24" EAST, A DISTANCE OF 449.00 FEET; THENCE NORTH 64°46'26" WEST, A DISTANCE OF 40.00 FEET; THENCE NORTH 25°13'34" EAST, A DISTANCE OF 135.00 FEET; THENCE NORTH 64°46'26" WEST, A DISTANCE OF 58.42 FEET; THENCE NORTH 59°57'48" WEST, A DISTANCE OF 42.64 FEET; THENCE NORTH 49°58'28" WEST, A DISTANCE OF 30.21 FEET; THENCE NORTH 71°30'44" EAST, A DISTANCE OF 87.46 FEET; THENCE SOUTH 18°29'16" EAST, A DISTANCE OF 32.22 FEET TO THE **POINT OF BEGINNING**; THENCE SOUTH 72°02'46" EAST, A DISTANCE OF 72.17 FEET; THENCE SOUTH 46°56'04" EAST, A DISTANCE OF 146.92 FEET TO THE **POINT OF TERMINUS** OF SAID CENTERLINE OF 10 FOOT WIDE UTILITY EASEMENT.

SAID EASEMENT CONTAINS 2,191 SQUARE FEET OR 0.050 ACRES, MORE OR LESS.

PAGE 1 OF 3 NOT VALID  
WITHOUT PAGES 2 OF 3 AND 3 OF 3

JOB No.:  
**14-068**

SHEET:  
**1 OF 3**

DRAWN BY:  
P. SUTHARD  
APPROVED BY:  
R. KEMERSON  
SCALE:  
N/A  
DATE:  
04/22/19  
FIELD BOOK/PAGES  
N/A

BY: DATE: REVISIONS

SKETCH AND LEGAL DESCRIPTION  
OF 10 FOOT UTILITY EASEMENT  
FOR STUART JET CENTER



**VELCON ENGINEERING  
& SURVEYING, LLC**  
CERTIFICATE OF AUTHORIZATION NO. LB 8206  
590 NW PEACOCK BLVD, SUITE 8  
PORT ST. LUCIE, FLORIDA 34986  
PHONE (772) 879-0477  
Web Site: www.velconfl.com

SCALE: 1" = 150'

S 18°29'16" E, 32.22'  
 N 71°30'44" E, 87.46'  
 N 49°58'28" W, 30.21'  
 N 59°57'48" W, 42.64'  
 N 64°46'26" W, 58.42'  
 N 25°13'34" E, 135.00'

P.O.B.

N 64°46'26" W  
 40.00'

N 25°13'34" E 449.00'  
 WESTERLY BOUNDARY LINE

STUART JET CENTER  
 WEST PARCEL

SOUTHERLY LINE  
 N 64°46'26" W 268.15'

P.O.C.

S.W. COR. SEC. 10  
 TWP. 38 S./RGE. 41 E.

## LEGEND



(BASIS OF BEARINGS)

S 89°52'43" E 3441.57'

SOUTH LINE OF SEC. 10/TWP. 38 S./RGE. 41 E.  
 NORTH LINE OF SEC. 15/TWP. 38 S./RGE. 41 E.

- ac. = ACRES
- CHB. = CHORD BEARING
- CL = CENTERLINE
- COR. = CORNER
- NO. = NUMBER
- O.R.B. = OFFICIAL RECORD BOOK
- P.B. = PLAT BOOK
- PG. = PAGE
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- P.O.T. = POINT OF TERMINUS
- R/W = RIGHT OF WAY
- sf. = SQUARE FEET
- SEC. = SECTION
- TWP. = TOWNSHIP
- RGE. = RANGE
- Δ = DELTA OF CURVE
- R = RADIUS OF CURVE
- L = LENGTH OF CURVE

PAGE 2 OF 3 NOT VALID  
 WITHOUT PAGES 1 OF 3 AND 3 OF 3

JOB No.:  
 14-068

SHEET:  
 2 OF 3

DRAWN BY:  
 P. SUTHARD  
 APPROVED BY:  
 R. KEMERSON  
 SCALE:  
 1"=150'  
 DATE:  
 04/22/19  
 FIELD BOOK/PAGES  
 N/A

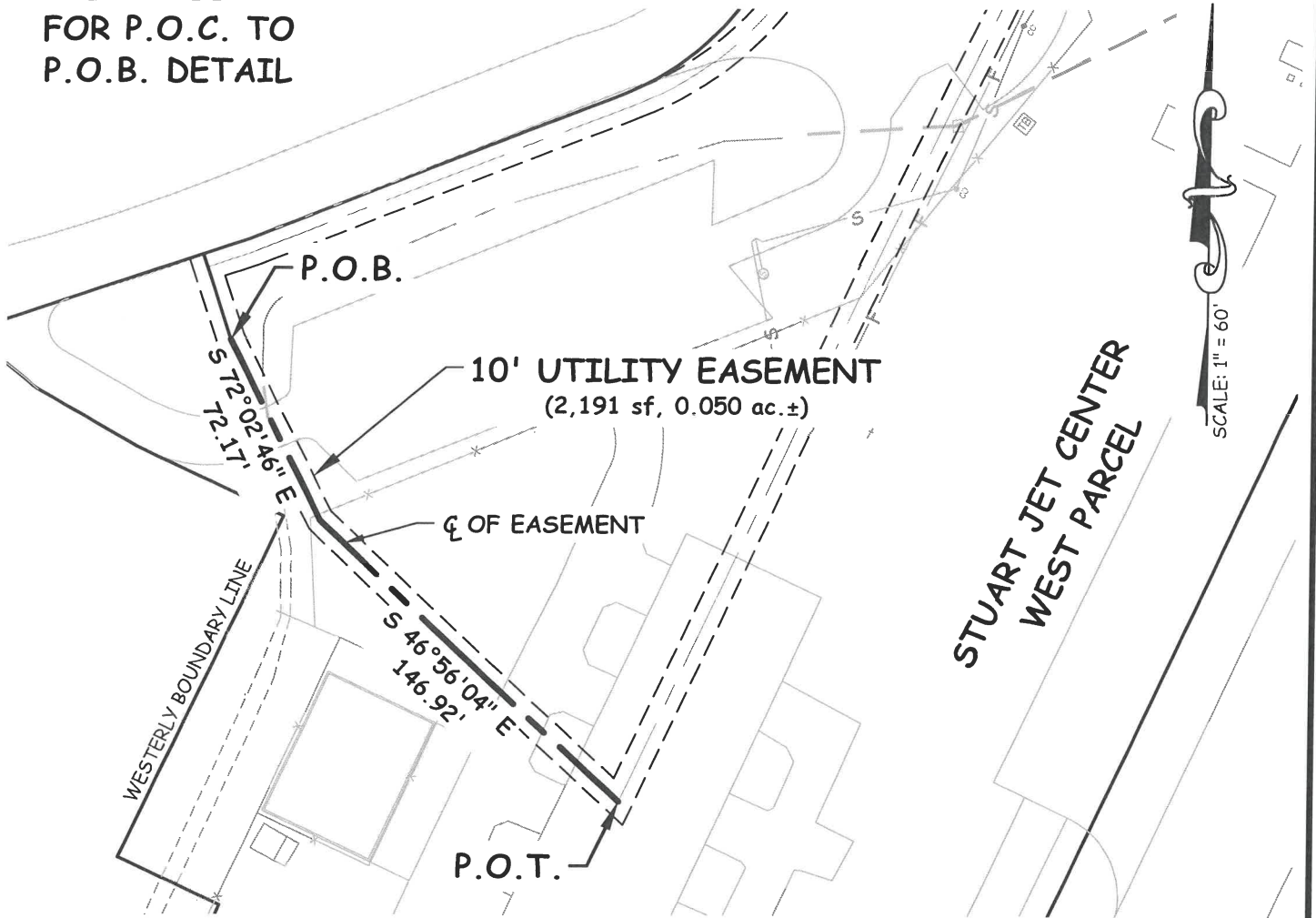
BY:	DATE:	REVISIONS

SKETCH AND LEGAL DESCRIPTION  
 OF 10 FOOT UTILITY EASEMENT  
 FOR STUART JET CENTER



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 & SURVEYING, LLC  
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 Web Site: www.velconfl.com

SEE SHEET 2  
FOR P.O.C. TO  
P.O.B. DETAIL



## LEGEND

ac. = ACRES  
 C = CENTERLINE  
 COR. = CORNER  
 P.O.B. = POINT OF BEGINNING  
 P.O.C. = POINT OF COMMENCEMENT  
 P.O.T. = POINT OF TERMINUS  
 R/W = RIGHT OF WAY  
 sf. = SQUARE FEET  
 SEC. = SECTION  
 TWP. = TOWNSHIP  
 RGE. = RANGE

## SKETCH OF DESCRIPTION

BEARINGS SHOWN HEREON ARE REFERENCED TO THE SOUTH  
LINE OF SECTION 10, TOWNSHIP 38 SOUTH, RANGE 41 EAST,  
HAVING A ASSUMED BEARING OF S 89°52'43" E, ALL OTHER  
BEARINGS ARE RELATIVE THERETO.

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND RAISED  
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

NOT VALID WITHOUT PAGES 1 & 2 OF 3

THIS IS NOT A BOUNDARY SURVEY

PAGE 3 OF 3 NOT VALID  
WITHOUT PAGES 1 OF 3 AND 2 OF 3

ROBERT F. KEMERSON  
PROFESSIONAL SURVEYOR AND MAPPER  
STATE OF FLORIDA #6285

JOB No.:  
**14-068**

SHEET:  
3 OF 3

DRAWN BY:  
P. SUTHARD  
APPROVED BY:  
L. KEMERSON  
SCALE:  
1"=60'  
DATE:  
04/22/19  
ELD BOOK/PAGES  
N/A

BY:	DATE:	REVISIONS
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SKETCH AND LEGAL DESCRIPTION  
OF 10 FOOT UTILITY EASEMENT  
FOR STUART JET CENTER



**VELCON**  
ENGINEERING & SURVEYING

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