

**NON-EXCLUSIVE UTILITY EASEMENT -  
NORTH COUNTY TECHNICAL CENTER**

KNOW ALL MEN BY THESE PRESENTS that The School Board of Sarasota County, Florida, a body corporate existing under the laws of the State of Florida, whose address is 1960 Landings Boulevard, Sarasota, FL 34231, in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, does hereby grant to the Florida Power & Light Company, a corporation organized and existing under the laws of the State of Florida, whose address is 5657 South McIntosh Road, Sarasota, Florida 34233, its licensees, agents, successors and assigns, an easement 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 ten (10) feet in width described as follows:

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 trees, undergrowth and other obstructions within the easement area; 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 herein above granted on the land heretofore described, over, along, under and across the roads, streets or highways adjoining or through said property

IN WITNESS WHEREOF the Grantor has caused these presents to be executed in its name by its Board acting by the Chairman of said Board, on this 5th day of February, 2008.

Witness:

THE SCHOOL BOARD OF SARASOTA COUNTY, FLORIDA

Print Name: \_\_\_\_\_

BY: \_\_\_\_\_

Dr. Kathy Kleinlein, Chair

Print Name: \_\_\_\_\_

Approved By:  
Martin Garcia, Esq.  
Matthews, Eastmoore, Hardy, Crauwels & Garcia, P A  
1777 Main Street, 5<sup>th</sup> Floor  
Sarasota, Florida 34236  
941 366 8888

State of Florida  
County of Sarasota

The foregoing instrument was acknowledged before me this \_\_\_\_ day of February, 2008 by Dr. Kathy Kleinlein, Chair of The School Board of Sarasota County, Florida, who is personally known to me.

Return to:  
Paul J Pitcher, Project Manager  
The School Board of Sarasota County, Florida  
Construction Services Department  
7895 Fruitville Road  
Sarasota, Florida 34240  
941.361.6680

\_\_\_\_\_  
Signature of Notary Public

\_\_\_\_\_  
Print Name of Notary Public

(SEAL)

DESCRIPTION AND SKETCH

(NOT A FIELD SURVEY)

LOCATED IN SECTION 4, TOWNSHIP 37 SOUTH, RANGE 18 EAST  
SARASOTA COUNTY, FLORIDA

SHEET 1 OF 2  
INVALID WITHOUT ALL SHEETS  
SEE SHEET 2  
FOR SKETCH

DESCRIPTION:

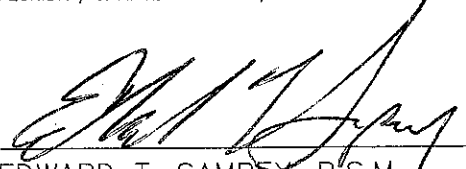
A STRIP OF LAND 10.00 FEET WIDE, BEING IN SECTION 4, TOWNSHIP 37 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA, LYING 5.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 4, TOWNSHIP 37 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA; THENCE N 00°15'18" E, ALONG THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 95.00 FEET; THENCE N 89°37'02" W, A DISTANCE OF 42.00 FEET TO THE POINT OF INTERSECTION OF THE NORTH RIGHT OF WAY LINE OF PROCTOR ROAD AND THE WEST RIGHT OF WAY LINE OF BENEVA ROAD; THENCE N 00°15'18" E, ALONG SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 1176.84 FEET FOR A POINT OF BEGINNING; THENCE N 89°34'54" W, A DISTANCE OF 202.50 FEET; THENCE N 82°18'06" W, A DISTANCE OF 95.32 FEET TO A POINT HEREAFTER REFERRED TO AS POINT "A"; THENCE N 01°10'16" E, A DISTANCE OF 155.98 FEET; THENCE N 15°04'26" W, A DISTANCE OF 86.47 FEET; THENCE WEST, A DISTANCE OF 16.08 FEET TO A POINT OF TERMINATION; THENCE RETURN TO AFORESAID POINT "A"; THENCE S 07°38'47" W, A DISTANCE OF 22.44 FEET; THENCE S 63°42'21" W, A DISTANCE OF 62.22 FEET; THENCE S 82°57'48" W, A DISTANCE OF 38.92 FEET; THENCE S 75°11'01" W, A DISTANCE OF 17.83 FEET; THENCE S 81°32'29" W, A DISTANCE OF 40.06 FEET; THENCE N 86°22'25" W, A DISTANCE OF 35.53 FEET; THENCE NORTH, A DISTANCE OF 39.77 FEET TO THE POINT OF TERMINATION

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

CERTIFICATE OF SURVEYOR

I, THE UNDERSIGNED REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT THIS SKETCH OF DESCRIPTION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS PREPARED UNDER MY DIRECT SUPERVISION AND THAT SAID SKETCH OF DESCRIPTION MEETS THE REQUIREMENTS OF THE 'MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING IN THE STATE OF FLORIDA', CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE

  
EDWARD T. SAMPEY, P.S.M.  
FLORIDA CERTIFICATE No. LS 4509  
SAMPEY, BURCHETT & KNIGHT, INC - LB 7009

1-18-08  
DATE



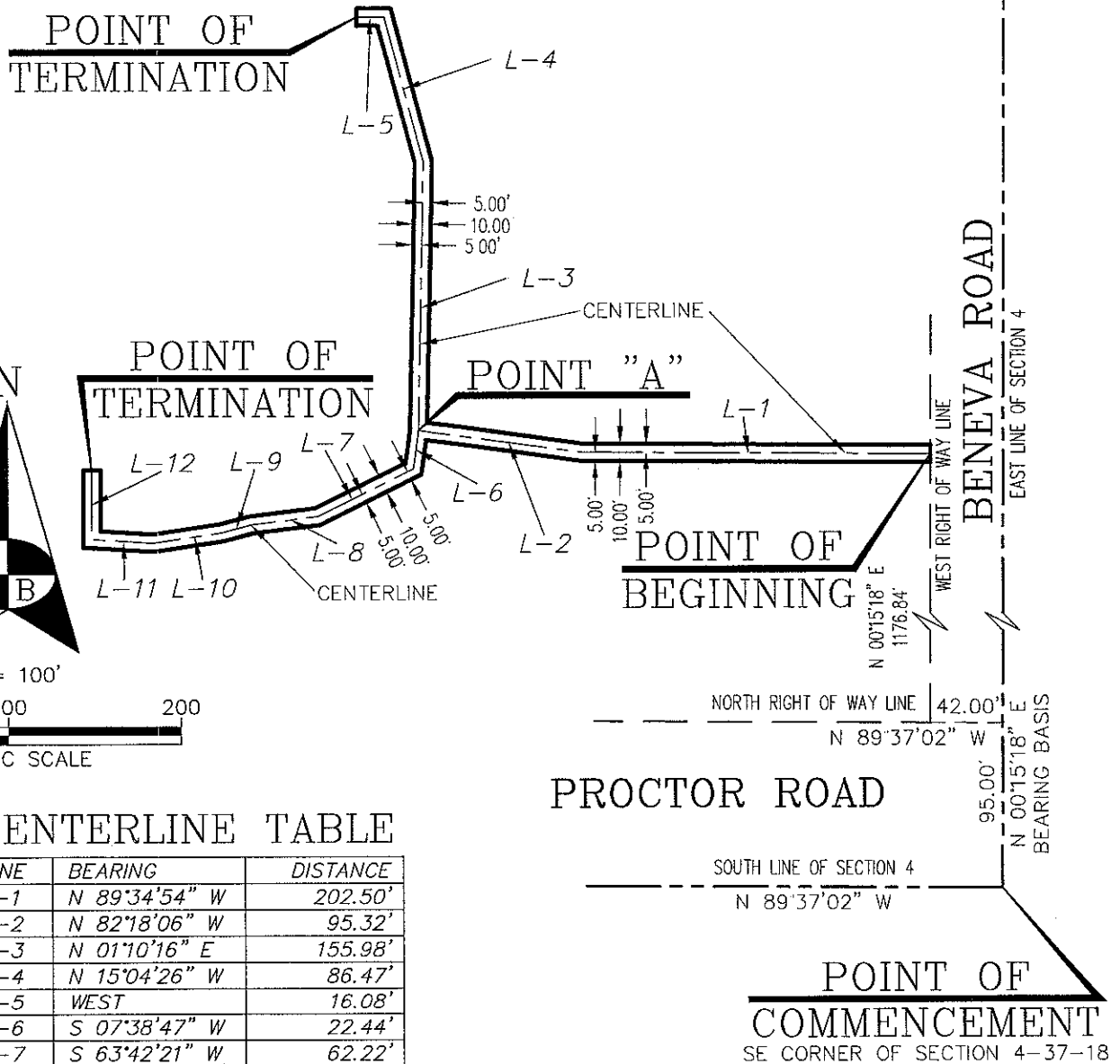
Sampey, Burchett & Knight, Inc  
Professional Surveyors & Mappers  
1588 Global Court  
Sarasota, Florida 34240  
Phone 941-342-0349 Fax: 941-342-7490

**DESCRIPTION AND SKETCH**

(NOT A FIELD SURVEY)

LOCATED IN SECTION 4, TOWNSHIP 37 SOUTH, RANGE 18 EAST  
SARASOTA COUNTY, FLORIDA

SHEET 2 OF 2  
INVALID WITHOUT ALL SHEETS  
SEE SHEET 1  
FOR DESCRIPTION



**CENTERLINE TABLE**

LINE	BEARING	DISTANCE
L-1	N 89°34'54" W	202.50'
L-2	N 82°18'06" W	95.32'
L-3	N 01°10'16" E	155.98'
L-4	N 15°04'26" W	86.47'
L-5	WEST	16.08'
L-6	S 07°38'47" W	22.44'
L-7	S 63°42'21" W	62.22'
L-8	S 82°57'48" W	38.92'
L-9	S 75°11'01" W	17.83'
L-10	S 81°32'29" W	40.06'
L-11	N 86°22'25" W	35.53'
L-12	NORTH	39.77'

**NOTES:**

1 THIS DRAWING IS A SKETCH ONLY AND DOES NOT REPRESENT A BOUNDARY SURVEY AS SUCH, AND IS PREPARED EXCLUSIVELY FOR ELECTRIC UTILITY EASEMENT

2 SUBJECT PARCEL HAS NOT BEEN ABSTRACTED BY THE UNDERSIGNED SURVEYOR.

3 HEAVY SOLID LINE DELINEATES SUBJECT PARCEL

4 BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF SECTION 4 BEING N 00°15'18" E.



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