

LEE COUNTY BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY

BLUE SHEET NO: 20020246

1. REQUESTED MOTION:

ACTION REQUESTED: Accept a Petition VAC2002-00009 to vacate a 12' Public Utility Easement located between the common lot line of lots 4 and 5, Block 2, Lehigh Acres, as recorded in Plat Book 15, Page 35 of the Public Records of Lee County Florida, and Deed Book 254, Page 50, of the Public Records of Lee County Florida, Section 24, Township 44 South, Range 27 East, less and except the east 6' and the west 6' thereof, and adopt a Resolution setting a Public Hearing for 5:00 p.m. on the 11th day of June, 2002.

WHY ACTION IS NECESSARY: Vacates the easement to allow a the building of a Single Family home. The easement will not alter existing easements, and will not be necessary to accommodate future easements.

WHAT THE ACTION ACCOMPLISHES: Sets the time and date of the Public Hearing.

2. DEPARTMENTAL CATEGORY:

COMMISSION DISTRICT # 5

C4A

3. MEETING DATE:

05-07-2002

4. AGENDA

- CONSENT
- ADMINISTRATIVE
- APPEALS
- PUBLIC

TIME REQUIRED:

5. REQUIREMENT/PURPOSE:

(Specify)

- STATUTE
- ORDINANCE
- ADMIN. CODE 13-1
- OTHER

6. REQUESTOR OF INFORMATION:

A. COMMISSIONER _____

B. DEPARTMENT _____

C. DIVISION Development Services

BY Peter J. Eckenrode, Director 3/13/02

7. BACKGROUND:

The complete Petition to Vacate was submitted by Mr. Gary Gabort.

LOCATION: The PUE is located between the common lot line of lots 4 and 5, Block 2, Lehigh Acres, as recorded in Plat Book 15, Page 35 of the Public Records of Lee County Florida, and Deed Book 254, Page 50, of the Public Records of Lee County Florida, Section 24, Township 44 South, Range 27 East, less and except the east 6' and the west 6' thereof. The address is 816 Johns Ave.

Documentation pertaining to this Petition to Vacate is available for viewing at the Office of Lee Cares.

There are no objections to this Petition to Vacate. Staff recommends the scheduling of the Public Hearing.

Attached to this Blue sheet is the Petition to Vacate, the Resolution to set the Public Hearing, and the Notice of Public Hearing.

8. MANAGEMENT RECOMMENDATIONS:

9. RECOMMENDED APPROVAL

A Department Director	B Purchasing or Contracts	C Human Rel.	D Other	E County Attorney	F County Administration				G County Manager
					OF	OM	Risk	GC	
<i>Mary Gibb</i>	N/A	N/A	N/A	<i>[Signature]</i>	<i>[Signature]</i> 4/18/02	<i>[Signature]</i> 4/18/02	<i>[Signature]</i> 4/18/02	<i>[Signature]</i> 4/18/02	<i>[Signature]</i> 4-18-02

10. COMMISSION ACTION:

- APPROVED
- DENIED
- DEFERRED
- OTHER

REC'D.
by CO. ATTY.
3/15/02
10:00 AM
CO. ATTY.
FORWARDED TO:
4/18/02 11:00 PM

RECEIVED BY
COUNTY ADMIN.
4-17-02
2:05
COUNTY ADMIN.
FORWARDED TO:
4/18/02

PETITION TO VACATE

Case Number: VAC 2003-00009

Petitioner(s), GARY GABELT, Barbara Gabelt and Russell F. Gabelt requests the Board of County Commissioners of Lee County, Florida, to grant this Petition to Vacate and states as follows:

1. Petitioner(s) mailing address, P.O. Box 1116 LEFGH ACRES, FL, 33970
2. In accordance with Florida Statute (F.S.) Chapter 177 and Lee County Administrative Code (LCAC) 13-1, Petitioner desires to vacate the public's interest in the easement, plat or portion of a plat legally described in the attached Exhibit "A".
3. A sketch showing the area the Petitioner desires to vacate is attached as Exhibit "B".
4. Proof Petitioner paid all applicable state and county taxes is attached as Exhibit "C".
5. Petitioner is fee simple title holder to the underlying land sought to be vacated.
6. Petitioner did provide notice to all affected property owners concerning the intent of this Petition in accordance with the LCAC 13-1.
7. In accordance with letters of review and recommendation provided by various governmental and utility entities, it is apparent if the Board grants the Petitioner's request, it will not affect the ownership or right of convenient access of persons owning other parts of the subdivision.

Wherefore, Petitioner respectfully requests the Board of County Commissioners adopt a Resolution granting the Petition to Vacate.

Respectfully Submitted,

By: Gary Gabelt
Petitioner Signature

GARY GABELT
Printed Name

By: Barbara A. Gabelt
Petitioner Signature

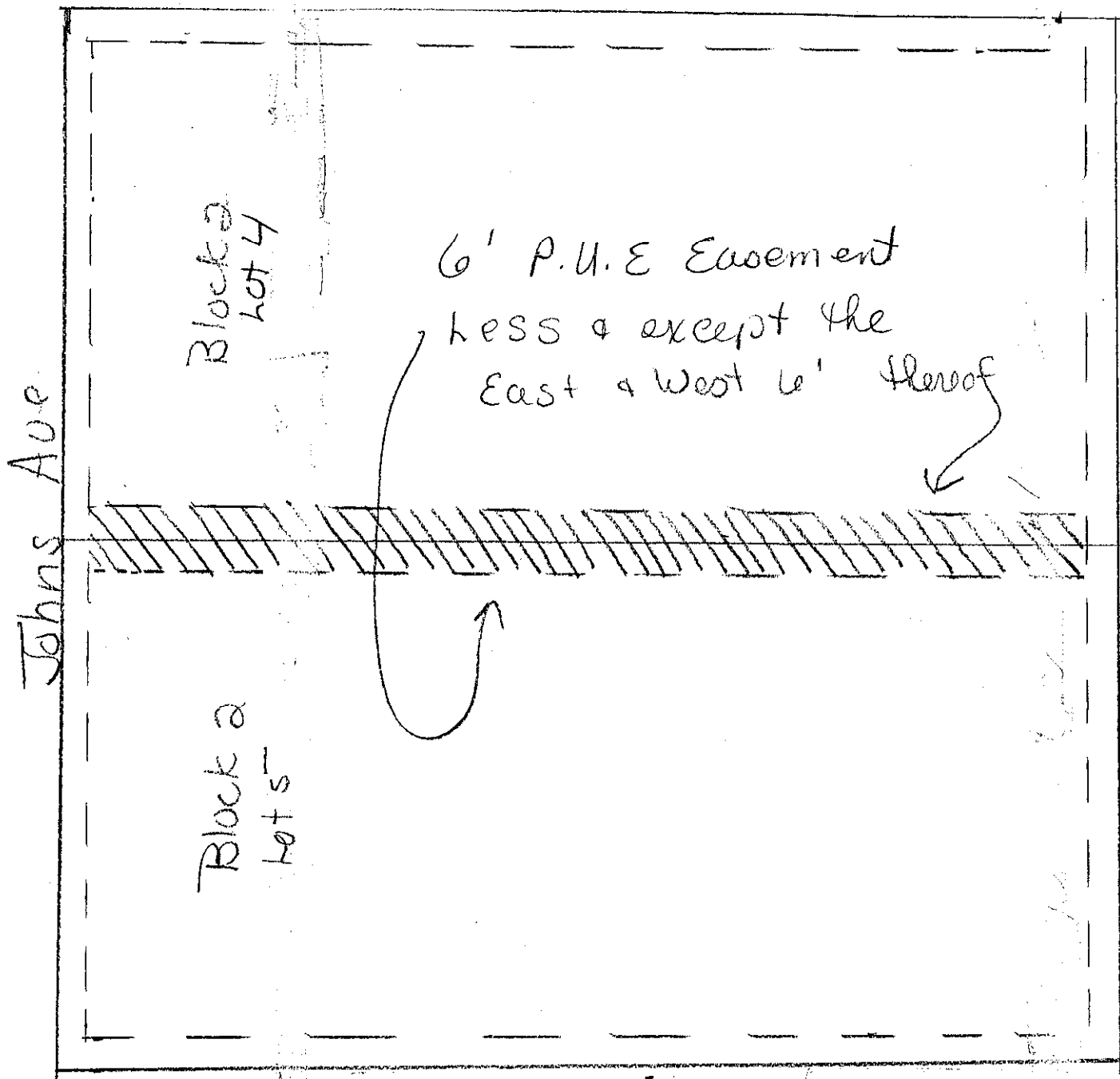
Barbara A. Gabelt
Printed Name

Russell F. Gabelt
Russell F. Gabelt

**LEGAL DESCRIPTION
EXHIBIT A**

A 12' PUBLIC UTILITY EASEMENT LOCATED ON THE COMMON LOT LINE OF LOTS FOUR (4) AND FIVE (5), BLOCK TWO (2), UNIT ONE, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 35 AND DEED BOOK 254, PAGE 50, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS AND EXCEPT THE EAST 6' AND THE WEST 6' THEREOF.

North
1" = 20'

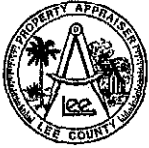


Gary, Barbara & Russel Gabelt
Lehigh Acres

PB 15 PF35
also DB 254-PG 50

816 Johns Ave "EXHIBIT B"

P Folder



STATE OF FLORIDA
LEE COUNTY PROPERTY APPRAISER
KENNETH M. WILKINSON, C.F.A.

Mailing Address:
P.O. Box 1546
Fort Myers, Florida 33902-1546

Physical Address:
2480 Thompson Street
Fort Myers, Florida 33901-3074

Telephone: (941) 339-6100
Facsimile: (941) 339-6160
www.property-appraiser.lee.fl.us

DATE: January 2, 2002

ABTRACTOR: Susan Amari

REQUEST FOR SPLIT

REQUEST FOR COMBINATION

PARENT PARCEL NUMBER(S):

24-44-27-01-00002.0040

24-44-27-01-00002.0050

NEW PARCEL NUMBER(S):

24-44-27-01-00002.0040

SIGNATURE: Barbara Gabelt

PRINTED NAME: Gary + Barbara Gabelt
(PLEASE SPECIFY) OWNER AGENT REALTOR

PHONE: 608-215-7339 FAX: _____

**THIS SPLIT/COMBINATION IS BEING DONE BY THE REQUEST OF THE PROPERTY
OWNER OR HIS/HER AGENT FOR TAX BILLING PURPOSES ONLY. IT DOES NOT
NECESSARILY CONSTITUTE A LEGAL UNION OR SEPARATION OF PARCELS**

TAXES

TAX ROLL SEARCH RESULTS

Searching the Real Estate Tax Roll for Account "24442701000020040" has returned 4 records.

Page 1 of 1

For a **DETAIL** explanation of a specific tax year displayed, Click on the underlined Account number in the column on the left of the table for the particular tax year.

For a definition of the abbreviations in the Tax Status column, Click on Legend.

EXHIBIT C

Account	Tax Year	Owner Name and Address	Legal Description	Tax Status Legend	Prior Year(s) Taxes Due
<u>24-44-27-01-00002.0040</u>	2001	GABELT GARY + BARBARA + 8682 W MINERAL POINT RD CROSS PLAINS WI 53528 USA	LEHIGH ACRES UNIT 1 BLK.2 DB 254 PG 50 LOT 4	PAID	Click here for outstanding taxes
<u>24-44-27-01-00002.0040</u>	2000	GABELT GARY + BARBARA + 8682 W MINERAL POINT RD CROSS PLAINS WI 53528 USA	LEHIGH ACRES UNIT 1 BLK.2 DB 254 PG 50 LOT 4	PAID	Click here for outstanding taxes
<u>24-44-27-01-00002.0040</u>	1999	GABELT GARY + BARBARAA 8682 W MINERAL POINT RD CROSS PLAINS WI 53528 USA	LEHIGH ACRES UNIT 1 BLK.2 DB 254 PG 50 LOT 4	PAID	Click here for outstanding taxes

24-44-27-01-00002.0040	1998	GABELT GARY + BARBARAA 8682 W MINERAL POINT RD CROSS PLAINS WI 53528 USA	LEHIGH ACRES UNIT 1 BLK.2 DB 254 PG 50 LOT 4	PAID	Click here for outstanding taxes
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PRINTING INSTRUCTIONS:

It will help pages to print more completely if:

**The Text Size on your browser set to " Smaller" or "Smallest"
and the orientation is set to - Landscape.**

This web site is best viewed at 800 x 600 resolution, or higher, on your monitor.

**The information on this web site is provided by the
*Lee County Tax Collector's Office.***

DOCUMENT NO.

WARRANTY DEED

INSTR # 4866337

OR BK 03249 PG 4285

*66
50D*

This Deed from GARY L. GABELT and BARBARA A. GABELT, husband and wife Grantor, to GARY L. GABELT, BARBARA A. GABELT, and RUSSELL F. GABELT, as joint tenants, Grantee, of 8682 Mineral Point Road, Cross Plains, Wisconsin 53528.

RECORDED 05/02/00 02:19 PM
CHARLIE GREEN CLERK OF COURT
LEE COUNTY
RECORDING FEE 6.00
DOC TAX PD (F. 5. 201. 02) 0.70
DEPUTY CLERK & Sherwood

WITNESSETH, That the said Grantor, for a valuable consideration receipt of which is hereby acknowledged, conveys to Grantee the following described real estate in Lee County, State of Florida:

LOTS FOUR (4) AND FIVE (5), BLOCK TWO (2), UNIT ONE, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 35, AND DEED BOOK 254, PAGE 50, PUBLIC RECORDS OF LEE COUNTY FLORIDA.

RETURN TO: **ATTORNEY JAY D. MORETTI**
2305 Main Street
P.O. Box 186
Cross Plains, WI 53528-0186
Parcel Identification No.

THIS DEED IS MADE IN CONSIDERATION OF THE LOVE AND AFFECTION OF THE GRANTOR PARENTS FOR THE GRANTEE SON, RUSSELL F. GABELT.

This is not Homestead property.

Together with all and singular the hereditaments and appurtenances thereunto belonging:

And grantor warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except zoning and other governmental regulations, easements and restrictions of record and will warrant and defend the same.

Dated this *5th* day of April, 2000.

Gary L. Gabelt (SEAL)
* GARY L. GABELT
8682 W. Mineral Point Road
Cross Plains, WI 53528

WITNESS:

Jay D. Moretti
JAY D. MORETTI

Barbara A. Gabelt (SEAL)
* BARBARA A. GABELT
8682 W. Mineral Point Road
Cross Plains, WI 53528

Debra E. Kjolrie
DEBRA E. KJORLIE

AUTHENTICATION

Signature(s)

authenticated this 5th day of April, 2000.

* Jay D. Moretti

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,
authorized by § 706.06, Wis. Stats.)

This instrument was drafted by
Attorney Jay D. Moretti

(Signatures may be authenticated or acknowledged.
Both are not necessary.)

ACKNOWLEDGMENT

STATE OF WISCONSIN)
DANE COUNTY) SS.

Personally came before me this *5th* day of
April, 2000 the above named
GARY L. GABELT
BARBARA A. GABELT

to me known to be the persons who executed the
foregoing instrument and acknowledge the

Jay D. Moretti
* Jay D. Moretti
Notary Public Dane County, Wis.
My Commission is permanent. (If not, state
expiration date:)



Post Office Box 3455

North Fort Myers, FL 33918-3455

(941) 995-2121 • FAX (941) 995-7904

www.lcec.net • www.linc.com

January 9, 2002

Mr. Gary Gabelt
P. O. Box 1116
Lehigh Acres, FL 33970

Re: Strap No. 24-44-27-01-00002.0040 and
Strap No. 24-44-27-01-00002.0050

Dear Mr. Gabelt:

LCEC does not object to vacation of the platted easements at the referenced site, LESS and EXCEPT that portion described in the following:

A 12-foot-wide utility and/or drainage easement centered on the lot line common to Lots 4 and 5, Block 2, Unit 1, a subdivision of Lehigh Acres as recorded in Deed Book 254, page 50, LESS and EXCEPT the east 6 feet and the west 6 feet thereof. *also PB. 15 pg 35*

Please call me at 656-2422 if you have any questions.

Sincerely,

Karen Hardin
Real Property Representative



January 28, 2002

Gary, Barbara, & Russell Gabelt
P.O. Box 1116
Lehigh Acres, FL 33970

Re: A 12-foot wide Utility and/or Drainage Easement centered on the
lot line common to Lots 4 & 5 Block 2 Unit 1 a subdivision of Lehigh
Acres, FL as recorded in ^{PLAT} Plat Book 254 Page 50 less and except the
north/east 6 feet and the south/west 6 feet thereof
Strap No. 24-44-27-01-0002.0040 and 24-44-27-01-0002.0050

also PB 15
Pg 35

Dear Mr. & Ms. Gabelt:

Please be advised that Florida Water Services Corporation has reviewed the above-referenced request for a vacation of easement. We have no objection to the vacation of easement as described above.

Please call me at (407) 598-4187, if you need any additional information or other assistance.

Sincerely,

A handwritten signature in cursive script that reads "Rachel L. Cowing".

Rachel L. Cowing
Legal Secretary



Florida Water Services Corporation / P.O. Box 609520 / Orlando, Florida 32860-9520 / Phone 407/598-4100

Water For Florida's Future



301 Tower Road
Naples, FL 34113
Telephone: 941-732-3819
FAX: 941-992-1289

January 21, 2002

Gary & Barbara Gabelt, Russell Gabelt
P.O. Box 1116
Lehigh Acres, FL 33970

Re: Request for a Letter of Review and Recommendation on a Proposed 12 foot
Utility or Drainage Easement Vacation of the Following Locations:
Strap # 24-44-27-01-00002.0040, Strap # 24-44-27-01-00002.0050 Lots 4 & 5,
Block 2, Unit 1 A subdivision of Lehigh Acres, Fl. As recorded in ~~Plat Book~~ 254 Page
50 Less and except the North/east and the south/west 6 feet thereof.

*DEED BOOK also PB 15
Pg 35*

Dear Gary, Barbara and Russell,

Comcast has no objection with the vacation of the above referenced 12 foot Utility or
Drainage easement.

Sincerely,

Scott Miller
Design Coordinator



Box 370
Fort Myers, Florida 33902-0370

January 21, 2002

Mr. & Mrs. Gabelt
P.O. Box 1116
Lehigh Acres, Florida 33970

RE: Vacation of Easement – Lots 04 & 05,
Block 2, Section 24, Township 44 South,
Range 27 East. Recorded in ~~Plat Book~~ ^{P.B.} 254, Page 50 *case P.B 18 Pg 35*
Of the Public Records of Lee County, Florida.

A 12 foot wide public utility and/or drainage easement centered on the lot line common to
Lots 04 & 05.

Dear Mr. & Mrs. Gabelt:

Sprint-Florida Incorporated has reviewed the document for the above referenced information.
Based on the review, we have no objection to the vacation of a portion of a public utility easement at the
Lehigh Acres location.

If you should require additional information, please contact me at 941-336-2023.

Sincerely,

Wayneth Jackson
Engineer



LEE COUNTY
SOUTHWEST FLORIDA

BOARD OF COUNTY COMMISSIONERS

Writer's Direct Dial Number **479-8585**

Bob Janes
District One

Douglas R. St. Cerny
District Two

March 12, 2002

Ray Judah
District Three

Andrew W. Coy
District Four

Mr. Gary Gablt
P.O. Box 1116
Lehigh Acres, FL 33970

John E. Albion
District Five

Donald D. Stilwell
County Manager

Re: VAC2002-00009

James G. Yaeger
County Attorney

Diana M. Parker
County Hearing Examiner

Dear Mr. Gablt:

You indicated that as a result of combining adjacent lots into one residential building site, these platted easements prohibit the construction of your proposed site plan. Based on a review of the information provided and our subsequent research, this office has no objection to the proposed vacation.

Sincerely,

DEPARTMENT OF COMMUNITY DEVELOPMENT
Development Services Division

Peter J. Eckenrode
Director

PJE/sam

U:\200203\VAC20020.000\9\reviewandrec.wpd



LEE COUNTY
SOUTHWEST FLORIDA

BOARD OF COUNTY COMMISSIONERS

(941) 479-8124

Writer's Direct Dial Number: _____

Tuesday, February 05, 2002

Bob Janes
District One

Douglas R. St. Cerny
District Two

Ray Judah
District Three

Andrew W. Coy
District Four

John E. Albion
District Five

Donald D. Stilwell
County Manager

James G. Yaeger
County Attorney

Diana M. Parker
County Hearing
Examiner

Mr. & Mrs. Gary Gabelt
P.O. Box 1116
Lehigh Acres, FL 33970

Re: Petition to Vacate a twelve (12) foot wide public utility & drainage easement common to Lots 4 & 5, Block 2, Unit 1, Lehigh Acres Subdivision as recorded in Deed Book 254 at Page 50, Public Records of Lee County, Florida.

also PB 15
Pg 35

Dear Mr. & Mrs. Gabelt:

Based on the review of the documents submitted with your request, Lee County Division of Natural Resources has no objection to the vacation of the subject utility easement.

Should you have any questions, please call me at the above telephone number.

Regards,

LEE COUNTY PUBLIC WORKS DEPARTMENT

Allen L. Davies, Jr., P.S.M.
Engineer II
Natural Resources Division

-cc: Don Blackburn, Development Services
Joan Henry, County Attorney's Office
Margaret Lawson, LCDOT
Roland Ottolini, P.E., NRD

S:\NATRES\SURFACE\DOCUMENT\vac231.doc



LEE COUNTY
SOUTHWEST FLORIDA

BOARD OF COUNTY COMMISSIONERS

Writer's Direct Dial Number: (941) 479-8517

Bob Janes
District One

Douglas R. St. Cerny
District Two

Ray Judah
District Three

Andrew W. Coy
District Four

John E. Albion
District Five

Donald D. Stilwell
County Manager

James G. Yaeger
County Attorney

Diana M. Parker
County Hearing
Examiner

January 22, 2002

Mr. Gary Gabelt
P.O. Box 1116
Lehigh Acres, FL 33970

**Re: Petition to Vacate: 12-Foot Wide Utility Easement on the Lot Line
Common to Lots 4 and 5, Block 2, Unit 1, Lehigh Acres; Deed Book 254,
Page 50 (Gabelt/Johns Avenue)**

*also PB 15
Pg 35*

Dear Mr. Gabelt:

Lee County Department of Transportation has reviewed your request to vacate the above-described easement. DOT has no facilities within the easement. It is a public utility easement.

Therefore, DOT offers no objection to this petition to vacate as proposed.

Sincerely,

DEPARTMENT OF TRANSPORTATION

Margaret Lawson
Right-of-Way Supervisor

ML:lcc

cc: Roland Ottolini, Natural Resources
Don Blackburn, Development Services
Terry Kelley, Utilities
Petition to Vacate File

S:\DOCUMENT\LAWSON\LETTERS\2002\utility easement--Mr. Gabelt.doc



Florida Department of Transportation

JEB BUSH
GOVERNOR

THOMAS F. BARRY, JR.
SECRETARY

January 23, 2002

Gary & Barbara Gabelt, Russell Gabelt
P.O. Box 1116
Lehigh Acres, Florida 33970

RE: Vacation of A Utility and/or Drainage Easement

Dear Gabelt:

Our staff has conducted a review of your request to vacate a 12-foot wide Utility and/or Easement centered on the lot line common to Lots 4 and 5 Block 2 Unit 1, a subdivision of Lehigh Acres as recorded in ⁵⁰⁰ Plat Book 254 Page 50, Public Records of Lee County, Florida. ^{also} This same area was further referenced in your letter and highlighted map of ***** **, 2002. ^{PB 15}
^{Pg. 35}

Based on this review, we offer "No Objections" to this vacation request.

Sincerely,

James W. Dunsford,
District R/W Administrator,
Property Management

JWD/jwd

cc: Scott Gilbertson, P.E. - Lee County
Walter McCarthy, P.E. - Lee County
Joe Philips - FDOT
Tom Garcia - FDOT

**RESOLUTION NO. _____ TO SET PUBLIC HEARING
FOR PETITION TO VACATE Case Number: VAC2002-00009**

WHEREAS, a Petition to Vacate was filed with the Board of County Commissioners;
and

WHEREAS, the Petitioner seeks to abandon, discontinue, close or vacate a portion
of a plat, easement, parcel or right-of-way legally described in the attached Exhibit "A".

WHEREAS, under Florida Statute and the Lee County Administrative Code, the
Board must hold a Public Hearing in order to grant a vacation affecting a public easement,
public right-of-way or platted lands.

BE IT THEREFORE RESOLVED by the Board of County Commissioners of Lee
County, Florida, as follows:

1. A Public Hearing on Petition to Vacate No. VAC2002-00009 is set for
the _____ in the Lee County Commission Chambers.

2. A Notice of Public Hearing on this Petition to Vacate will be published in
accordance with the Lee County Administrative Code.

THIS RESOLUTION passed by voice and entered into the minutes of the Board of
County Commissioners of Lee County, Florida this _____.

ATTEST:
CHARLIE GREEN, CLERK

BOARD OF COUNTY
COMMISSIONERS OF
LEE COUNTY, FLORIDA

Deputy Clerk Signature

Chairman Signature

Please Print Name

Please Print Name

APPROVED AS TO FORM

County Attorney Signature

Please Print Name

**LEGAL DESCRIPTION
EXHIBIT A**

A 12' PUBLIC UTILITY EASEMENT LOCATED ON THE COMMON LOT LINE OF LOTS FOUR (4) AND FIVE (5), BLOCK TWO (2), UNIT ONE, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 35 AND DEED BOOK 254, PAGE 50, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS AND EXCEPT THE EAST 6' AND THE WEST 6' THEREOF.

NOTICE OF PUBLIC HEARING FOR PETITION TO VACATE

Case Number: VAC2002-00009

TO WHOM IT MAY CONCERN:

Notice is hereby given that on the 11th day of June 2002 @5:00 PM in the County Commissioners' Meeting Room, Old Lee County Courthouse, 2120 Main Street, Fort Myers, Florida, the Board of County Commissioners of Lee County, Florida, will consider and take action on a Petition vacating the public's interest in the easement, plat or portion of a plat legally described in the attached Exhibit "A".

Interested parties may appear in person or through a representative and be heard with respect to the Petition to Vacate.

Anyone wishing to appeal the decision made by the Board with respect to any matter considered at this meeting will need a record of the proceeding for such appeal, and may need a verbatim record, to include all testimony and evidence upon which the appeal is to be based.

A copy of the Petition to Vacate is on file in the Office of the Clerk of the Circuit Court of Lee County, Florida, Minutes Office, 2115 Second Street, Fort Myers, Florida.



CHARLIE GREEN, CLERK



Deputy Clerk Signature

Please Print Name

APPROVED AS TO FORM

County Attorney Signature

Please Print Name

**LEGAL DESCRIPTION
EXHIBIT A**

A 12' PUBLIC UTILITY EASEMENT LOCATED ON THE COMMON LOT LINE OF LOTS FOUR (4) AND FIVE (5), BLOCK TWO (2), UNIT ONE, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 35 AND DEED BOOK 254, PAGE 50, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS AND EXCEPT THE EAST 6' AND THE WEST 6' THEREOF.