

1. REQUESTED MOTION:

ACTION REQUESTED: Accept a Petition VAC2002-00018 to Vacate 12' wide Public Utility and Drainage Easement centered on side and rear lot lines of Lots 12B & 13A and 12B & 11, Block 42, Lehigh Acres, as recorded in Plat Book 15, Page 34, of the Public Records of Lee County, Florida and adopt a Resolution setting a Public Hearing for 5:00 p.m. on the 9th day of July, 2002.

WHY ACTION IS NECESSARY: To develop a residential building site. The vacation of Public Utility and Drainage Easement will not alter existing utilities or drainage and the easement is not necessary to accommodate any future utility or drainage requirements.

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

2. DEPARTMENTAL CATEGORY: 04 Community Development
COMMISSION DISTRICT #: 5

C4B

3. MEETING DATE:

6-11-02

4. AGENDA:

- CONSENT
- ADMINISTRATIVE
- APPEALS
- PUBLIC
- WALK ON
- TIME REQUIRED:

5. REQUIREMENT/PURPOSE:
(Specify)

- STATUTE F.S. Ch. 177
- ORDINANCE
- ADMIN. CODE 13-1
- OTHER

6. REQUESTOR OF INFORMATION:

- A. COMMISSIONER
- B. DEPARTMENT Community Development
- C. DIVISION Development Services
- BY: *[Signature]* 5/28/02

Peter J. Eckenrode, Director

7. BACKGROUND:

The complete Petition to Vacate was submitted by Everton A Hinds and Doris M. Wright.

LOCATION: The subject 12-foot wide Public Utility and Drainage Easement centered on the following lot lines: common to Lots 12B & 13A LESS AND EXCEPT the North 6 feet and the South 6 feet thereof, and Lots 12B & 11 LESS AND EXCEPT the East 6 feet and the West 6 feet thereof, Block 42, Unit 11, a Subdivision of Lehigh Acres as recorded in Plat Book 15, Page 34, of the Public Records of Lee County, Florida. The site is located at 2903 E. 11th Street, Lehigh Acres, Florida, Section 23, Township 44 South, Range 27 East.

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, Resolution to set the Public Hearing, and Notice of Public Hearing.

8. MANAGEMENT RECOMMENDATIONS:

9. RECOMMENDED APPROVAL:

A Department Director	B Purchasing or Contracts	C Human Resources	D Other	E County Attorney	F Budget Services <i>Apr 5/30</i>				G County Manager
					OA	OM	Risk	GC	
<i>Mary (5/16/02)</i>	N/A	N/A	N/A	<i>[Signature]</i>	<i>[Signature]</i> 5/30/02	<i>[Signature]</i> 5/30/02	<i>[Signature]</i> 5/30/02	<i>[Signature]</i> 5/30/02	<i>[Signature]</i>

10. COMMISSION ACTION:

- _____ APPROVED
- _____ DENIED
- _____ DEFERRED
- _____ OTHER

Rec. by CoAtty
Date: 5/29/02
Time: 3:00 pm
Admin
Forwarded To:
5/30/02 12:00 noon

RECEIVED BY
COUNTY ADMIN.
5/30 11:45 TD
COUNTY ADMIN.
FORWARDED TO:
5/30 5:00

RECEIVED

ATTN Sharon M

APR 08 2002

DS

PETITION TO VACATE

Case Number: VAC 2002-00018

COMMUNITY DEVELOPMENT

Petitioner(s), EVERTON A. HINDS - and Doris M. Wright 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, 2903 E. 11th St., Lehigh Acres, FL 33972
- 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: EVERTON A. HINDS
Petitioner Signature

Everton A Hinds
Printed Name

By: Doris M. Wright
Petitioner Signature

DORIS M. WRIGHT
Printed Name

VAC 2002-00018

EXHIBIT A

LEGAL DESCRIPTION OF EASEMENT TO BE VACATED

12 FOOT UTILITY EASEMENTS CENTERED ON THE LOT LINES COMMON TO LOTS 12B AND 13A LESS AND EXCEPT THE NORTH 6 FEET AND THE SOUTH 6 FEET THEREOF, AND LOTS 12B AND 11 LESS AND EXCEPT THE EAST 6 FEET AND THE WEST 6 FEET THEREOF, BLOCK 42, UNIT 11, ASUBDIVISION OF LEHIGH ACRES AS RECORDED IN PLT BOOK 15 PAGE 34, LEE COUNTY, FLORIDA.

I want to vacate Easements on this
property, so I can add on to my home
and possibly add a Garage.

EVERTON, A. HINDS.

**RESOLUTION NO. _____ TO SET PUBLIC HEARING
FOR PETITION TO VACATE Case Number: VAC2002-00018**

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. VAC2002-00018 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

EXHIBIT A

LEGAL DESCRIPTION OF EASEMENT TO BE VACATED

12 FOOT UTILITY EASEMENTS CENTERED ON THE LOT LINES COMMON TO LOTS 12B AND 13A LESS AND EXCEPT THE NORTH 6 FEET AND THE SOUTH 6 FEET THEREOF, AND LOTS 12B AND 11 LESS AND EXCEPT THE EAST 6 FEET AND THE WEST 6 FEET THEREOF, BLOCK 42, UNIT 11, ASUBDIVISION OF LEHIGH ACRES AS RECORDED IN PLT BOOK 15 PAGE 34, LEE COUNTY, FLORIDA.

NOTICE OF PUBLIC HEARING FOR PETITION TO VACATE

Case Number: VAC2002-00018

TO WHOM IT MAY CONCERN:

Notice is hereby given that on the 9th day of July 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.

LEE COUNTY
CHARLIE GREEN, CLERK
SOUTH WEST FLORIDA
Deputy Clerk Signature

Please Print Name

APPROVED AS TO FORM

County Attorney Signature

Please Print Name

EXHIBIT A

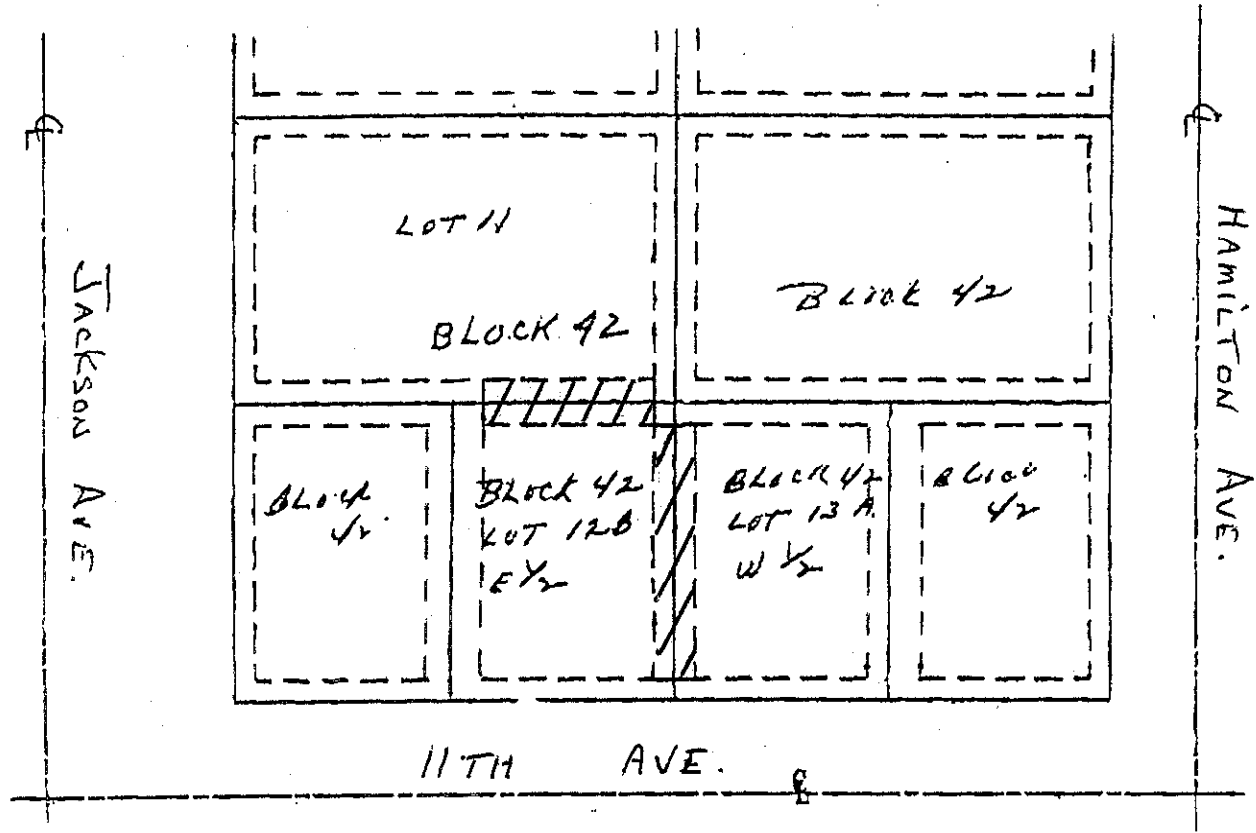
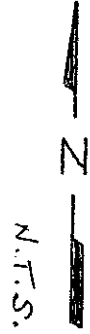
LEGAL DESCRIPTION OF EASEMENT TO BE VACATED

12 FOOT UTILITY EASEMENTS CENTERED ON THE LOT LINES COMMON TO LOTS 12B AND 13A LESS AND EXCEPT THE NORTH 6 FEET AND THE SOUTH 6 FEET THEREOF, AND LOTS 12B AND 11 LESS AND EXCEPT THE EAST 6 FEET AND THE WEST 6 FEET THEREOF, BLOCK 42, UNIT 11, ASUBDIVISION OF LEHIGH ACRES AS RECORDED IN PLT BOOK 15 PAGE 34, LEE COUNTY, FLORIDA.

Sketch to Accompany Description

EXHIBIT "B"

A parcel of land lying in Block 42, Unit 11, a Subdivision of Lehigh Acres as recorded in Plat Book 15, Page 34, of the Public Records of Lee County, Florida. The site is located at 2903 E. 11th Street, Lehigh Acres, Florida, Section 23, Township 44 South, Range 27 East.



COUNTY OF LEE: NOTICE OF AD VAL. REM TAXES AND NON AD VALOREM ASSESSMENTS DUE FOR YEAR 2001
 DUPLICATE

Discounts have been calculated, pay only one amt:	If Paid By Nov 30, 2001 0.00	If Paid By Dec 31, 2001 0.00	If Paid By Jan 31, 2002 0.00	If Paid By Feb 28, 2002 0.00	If Paid By Mar 31, 2002 0.00	Call for amt due after Mar 31, 2002
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020100 20019 234427110004201100 0000000000 0000000000 00000000

MAKE CHECK PAYABLE TO: LEE COUNTY TAX COLLECTOR
 P O BOX 1809
 FT MYERS, FLORIDA 33902-1809

REAL PROPERTY

ACCOUNT & SITE ADDRESS

23-44-27-11-00042.0110
 1102 JACKSON AV

HINDS EVERTON A +
 WRIGHT DORIS M H/W
 2903 E 11TH ST
 LEHIGH ACRES FL 33972

To pay by phone or confirm receipt of your payment call the automated tax system (941) 332-8731.

See insert for details. PIN Number: 01-00348378

PLEASE RETURN THIS PORTION WITH PAYMENT

COUNTY OF LEE: NOTICE OF AD VALOREM TAXES AND NON AD VALOREM ASSESSMENTS DUE FOR YEAR 2001

HINDS EVERTON A +
 WRIGHT DORIS M H/W
 2903 E 11TH ST
 LEHIGH ACRES FL 33972

DOR CODE: 00
 MORTGAGE CODE: 000
 DISTRICT CODE: 070

AD VALOREM TAXES			* See reverse side before calling	
MILL RATE	MULTIPLIER	TAXES LEVIED	TAXING AUTHORITY	TELEPHONE *
.0043277	4500.00	19.47	LEE CO GEN REV	(941) 335-2221
.0010124	4500.00	4.58	LEE CO CAP IMP	(941) 335-2221
.0026080	4500.00	11.74	LOCAL SCHOOL	(941) 337-8216
.0058700	4500.00	26.42	STATE SCHOOL	(941) 337-8216
.0012114	4500.00	5.45	LEE CO UNINCORP	(941) 335-2221
.000358	4500.00	0.18	LEE CO HYACINTH	(941) 894-2174
.0009630	4500.00	4.33	LEE CO LIBRARY	(941) 335-2221
.0003595	4500.00	1.62	LEE CO MOSQUITO	(941) 894-2174
.0030800	4500.00	13.50	LEHIGH ACRES FIRE	(941) 334-1600
.0003082	4500.00	1.39	LEHIGH ACS LIGHT	(941) 335-2188
.0001000	4500.00	0.45	SFL WTR MGT/EVR	(581) 887-8481
.0000400	4500.00	0.18	W C INLD WATR/WY	(813) 485-8402
.0000733	4500.00	0.33	LEE CO ALL/HAZS	(941) 335-2188
.0005970	4500.00	2.69	SF WATR MGT DST	(581) 887-8481
		131.34	COMBINED TOTAL	

NON-AD VALOREM ASSESSMENTS			* See reverse side before calling	
RATE	BASIS	AMOUNT	LEVYING AUTHORITY	TELEPHONE *
78.10000	PER ACRE	39.05	E CO WATR CONTRL	(941) 388-0044

VALUES & EXEMPTIONS

MARKET ASSESSED VAL 4500
 SOH ASSESSED VAL 4500
 TAXABLE VAL 4500

REAL PROPERTY

LEGAL DESCRIPTION

LEHIGH ACRES UNIT 11 BLK
 PB 15 PG 34 LOT 11
 BOOK: 3369 PAGE: 2335

ACCOUNT & SITE ADDRESS

23-44-27-11-00042.0110
 1102 JACKSON AV

PAID

126.09 11850-343-1 11/18/2001

RETAIN THIS PORTION FOR YOUR RECORDS

See reverse side for additional information.

Exhibit C 163

Discounts have been calculated, pay only one amt.	If Paid By Nov 30, 2001 0.00	If Paid By Dec 31, 2001 0.00	If Paid By Jan 31, 2002 0.00	If Paid By Feb 28, 2002 0.00	If Paid By Mar 31, 2002 0.00	Call for amt due after Mar 31, 2002
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020100 20019 234427110004201282 0000000000 0000000000 00000000

MAKE CHECK PAYABLE TO: LEE COUNTY TAX COLLECTOR
 P O BOX 1608
 FT MYERS, FLORIDA 33902-1608

REAL PROPERTY

ACCOUNT & SITE ADDRESS

23-44-27-11-00042.012B
 2903 E 11TH ST

HINDS EVEERTON A
 2903 11TH ST E
 LEHIGH ACRES FL 33972

To pay by phone or confirm receipt of your payment call the automated tax system (841) 332-8731.

See insert for details. PIN Number: 01-00348377

PLEASE RETURN THIS PORTION WITH PAYMENT

COUNTY OF LEE: NOTICE OF AD VALOREM TAXES AND NON AD VALOREM ASSESSMENTS DUE FOR YEAR 2001

HINDS EVEERTON A
 2903 11TH ST E
 LEHIGH ACRES FL 33972

DOR CODE: 01
 MORTGAGE CODE: 388
 DISTRICT CODE: 070

AD VALOREM TAXES			* See reverse side before calling	
MILL RATE	MULTIPLIER	TAXES LEVIED	TAXING AUTHORITY	TELEPHONE *
0043277	38770.00	167.78	LEE CO GEN REV	(941) 335-2221
0010124	38770.00	39.25	LEE CO CAP IMP	(941) 335-2221
0028080	38770.00	101.11	LOCAL SCHOOL	(941) 337-8215
0058700	38770.00	227.58	STATE SCHOOL	(941) 337-8215
0012114	38770.00	46.97	LEE CO UNINCORP	(941) 335-2221
0000358	63770.00	2.28	LEE CO HYACINTH	(941) 694-2174
0000830	38770.00	37.34	LEE CO LIBRARY	(941) 335-2221
0003595	63770.00	22.93	LEE CO MOSQUITO	(941) 694-2174
0030000	63770.00	191.31	LEHIGH ACRES FIRE	(941) 334-1600
0003082	38770.00	11.95	LEHIGH ACS LIGHT	(941) 335-2188
0001000	38770.00	3.08	SFL WTR MGT/EVR	(561) 687-6481
0000400	38770.00	1.55	W C INLD WATR/WY	(813) 485-0402
0000733	38770.00	2.84	LEE CO ALL/HAZ	(941) 335-2188
0006970	38770.00	23.15	SF WATR MGT DST	(561) 687-6481

VALUES & EXEMPTIONS	
MARKET ASSESSED VAL	65370
SOH ASSESSED VAL	63770
HOMESTEAD-EX VAL	25000
TAXABLE VAL	38770

REAL PROPERTY

LEGAL DESCRIPTION

LEHIGH ACRES UNIT 11
 DB 254 PG 55 LOT 12 E 1/2
 BOOK: 2862 PAGE: 2206

ACCOUNT & SITE ADDRESS

23-44-27-11-00042.012B
 2903 E 11TH ST

PAID

1047.78 130839-1-13827 11/30/2001

NON-AD VALOREM ASSESSMENTS			* See reverse side before calling	
RATE	BASIS	AMOUNT	LEVYING AUTHORITY	TELEPHONE *
78.10000	PER ACRE	19.53	E CO WATR CONTL	(941) 338-0044
1.000000	ACTL LEVY	191.99	SOLID WSTE ASMT	(941) 338-3302
		1091.44	COMBINED TOTAL	

RETAIN THIS PORTION FOR YOUR RECORDS

See reverse side for additional information.

Exhibit "C" 2 of 3

COUNTY OF LEE: NOTICE OF AD VAL. REM TAXES AND NON AD VALOREM ASSESSMENTS DUE FOR YEAR 2001
 DUPLICATE

Discounts have been calculated, pay only one amt.	If Paid By Nov 30, 2001 0.00	If Paid By Dec 31, 2001 0.00	If Paid By Jan 31, 2002 0.00	If Paid By Feb 28, 2002 0.00	If Paid By Mar 31, 2002 0.00	Call for amt due after Mar 31, 2002
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020100 20019 2344271100042013A9 0000000000 0000000000 00000000

MAKE CHECK PAYABLE TO: LEE COUNTY TAX COLLECTOR
 P O BOX 1809
 FT MYERS, FLORIDA 33902-1609

REAL PROPERTY

ACCOUNT & SITE ADDRESS

23-44-27-11-00042.013A
 2905 E 11TH ST

HINDS EVERTON A
 2903 E 11TH ST
 LEHIGH ACRES FL 33972

To pay by phone or confirm receipt of your payment call the automated tax system (941) 332-8731.

See insert for details. PIN Number: 01-00348378

PLEASE RETURN THIS PORTION WITH PAYMENT

COUNTY OF LEE: NOTICE OF AD VALOREM TAXES AND NON AD VALOREM ASSESSMENTS DUE FOR YEAR 2001

HINDS EVERTON A
 2903 E 11TH ST
 LEHIGH ACRES FL 33972

DOR CODE: 00
 MORTGAGE CODE: 000
 DISTRICT CODE: 070

AD VALOREM TAXES			* See reverse side before calling	
MILL RATE	MULTIPLIER	TAXES LEVIED	TAXING AUTHORITY	TELEPHONE *
.0043277	2000.00	8.66	LEE CO GEN REV	(941) 335-2221
.0010124	2000.00	2.02	LEE CO CAP IMP	(941) 335-2221
.0028090	2000.00	5.22	LOCAL SCHOOL	(941) 337-8215
.0058700	2000.00	11.74	STATE SCHOOL	(941) 337-8215
.0012114	2000.00	2.42	LEE CO UNINCORP	(941) 335-2221
.0003580	2000.00	0.07	LEE CO HYACINTH	(941) 894-2174
.0009630	2000.00	1.93	LEE CO LIBRARY	(941) 335-2221
.0003595	2000.00	0.72	LEE CO MOSQUITO	(941) 894-2174
.0030000	2000.00	6.00	LEHIGH ACRES FIRE	(941) 334-1600
.0003092	2000.00	0.62	LEHIGH ACS LIGHT	(941) 335-2186
.0001000	2000.00	0.20	SFL WTR MGT/EVR	(581) 887-8481
.0000400	2000.00	0.08	W C INLD WATRWWY	(813) 485-8402
.0000733	2000.00	0.15	LEE CO ALL/HAZS	(941) 335-2188
.0005970	2000.00	1.19	SF WATR MGT DST	(581) 887-8481

VALUES & EXEMPTIONS	
MARKET ASSESSED VAL	2000
SOH ASSESSED VAL	2000
TAXABLE VAL	2000

REAL PROPERTY

LEGAL DESCRIPTION

LEHIGH ACRES UNIT 11
 DB 254 PG 55 LOT 13 W 1/2
 BOOK: 3125 PAGE: 1197

ACCOUNT & SITE ADDRESS

23-44-27-11-00042.013A
 2905 E 11TH ST

"PAID"

58.13 11850-343-2 11/16/2001

NON-AD VALOREM ASSESSMENTS			* See reverse side before calling	
RATE	BASIS	AMOUNT	LEVYING AUTHORITY	TELEPHONE *
78.10000	PER ACRE	19.63	E CO WATR CONTL	(941) 368-0044
		60.56	COMBINED TOTAL	

RETAIN THIS PORTION FOR YOUR RECORDS

See reverse side for additional information.

This Instrument Prepared by and return to:
Name: Sharon Jackson, an employee of
Fleetwood Title Corporation
Address: 904 Lee Blvd., Suite 106
Lehigh Acres, FL 33936
42700
Parcel I.D. #: 23-44-27-11-00042.0110
Rec \$10.50 RPTT \$38.50 Total \$49.00

INSTR # 5072816
OR BK 03369 PG 233E
RECORDED 02/27/01 11:16 AM
CHARLIE GREEN CLERK OF COURT
LEE COUNTY
RECORDING FEE 10.50
DOC TAX PD(F.S.201.02) 38.50
DEPUTY CLERK C Keller

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

(2)
THIS WARRANTY DEED Made the 8th day of February, A.D. 2001, by **CLAUDINE ARRIENS and NORDIKA ARRIENS**, hereinafter called the grantors, to **EVERTON A. HINDS and DORIS M. WRIGHT**, husband and wife, whose post office address is 2903 E. 11th Street, Lehigh Acres, FL 33972 hereinafter called the grantees:

(Wherever used herein the terms "grantors" and "grantees" include all the parties to this instrument, singular and plural, the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth: That the grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the grantees all that certain land situate in Lee County, State of Florida, viz:

Lot 11, Block 42, Unit 11, Section 23, Township 44 South, Range 27 East, Lehigh Acres, according to the map or plat thereof on file in the Office of the Clerk of the Circuit Court recorded in Plat Book 15, Page 34, Public Records of Lee County, Florida.

SUBJECT TO TAXES FOR THE YEAR 2001 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

Subject Property is not now nor has it ever been the homestead property of the grantor. Subject property is vacant land.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold the same in fee simple forever.

And the grantors hereby covenant with said grantees that they are lawfully seized of said land in fee simple; that they have good right and lawful authority to sell and convey said land, and hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2000.

In Witness Whereof, the said grantors have signed and sealed these presents, the day and year first above written.

Signed, sealed and delivered in the presence of:

Doris Hell
Witness Signature

DORIS HELL
Printed Name

J-N. Buelck
Witness Signature

J-N. BUELCK
Printed Name

Claudine Arriens L.S.
Claudine Arriens
Address:
Rosen Str 29, 24610 Trappewkamp Germany

Nordika Arriens L.S.
Nordika Arriens
Address:
Rosen Str 29, 24610 Trappewkamp Germany

Country of Germany
Province of Schleswig-Holstein

The foregoing instrument was acknowledged before me this 9th day of February, 2001, by Claudine Arriens and Nordika Arriens, who are known to me or who have produced _____ as identification and who did (did not) take an oath.



[Signature]
Signature of Acknowledger
My commission expires _____

Tradewinds/Title Offices

WARRANTY DEED

This instrument prepared by:
John M. Morgan, Attorney at Law
302 Lee Boulevard, Suite 102
Lehigh Acres, Florida 33936
(941) 368-6644

CHARLIE GREEN LEE CTY. FL

37 SEP -3 PM 12:40

4231614

Please return to:
John M. Morgan
Box 73

DR2862 PB2206

Space above reserved for recording information

THIS INDENTURE, Made this 27th day of August, 1997, Between

Eugene J. DeFeo and Linda DeFeo, Husband and Wife

107 McKinley Avenue
Lehigh Acres, Florida 33936
of the County of Lee, State of Florida, Grantor, and

Everton A. Hinds, a Single person

2903 11th Street
Lehigh Acres, Florida 33936
of the County of Lee, State of Florida, Grantee,

WITNESSETH, That said grantor, for and in consideration of the sum of ***** TEN AND 00/100 ***** DOLLARS, and other good and valuable considerations to said grantor in hand paid by said grantee the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey, to grantee, grantee's heirs and assigns forever the following described property in Lee County, Florida, to wit:

The East one-half of Lot 12, Block 42, Unit 11, Section 23, Township 44 South, Range 27 East, Lehigh Acres, according to the map or plat thereof on file in the office of the Clerk of the Circuit Court, recorded in Deed Book 254, page 55, Public Records of Lee County, Florida

Subject to reservations, restrictions and easements of record.

And the grantor does hereby fully warrant the title to such land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has executed this deed on the day and year first written. Signed, Sealed and delivered in our presence:

Andrea Rees
Witness (two required) Andrea Rees

Eugene J. DeFeo
Eugene J. DeFeo

Glenn Bessette
Witness (two required) Glenn Bessette

Linda DeFeo
Linda DeFeo

STATE OF FLORIDA

COUNTY OF LEE

The foregoing instrument was acknowledged before me this 27th day of August, 1997 by Eugene J. DeFeo and Linda DeFeo, who are personally known to me or who have produced Driver License as identification and who [] did [] did not take an oath.

(Notary Seal)

Wanda Tamer
Notary Public
(Indicate date and commission number if applicable)



04/15/2002 15:22 FAX 941 369 5111

Tradewinds/Title Offices

003/003

600R
700

WARRANTY DEED

This instrument prepared by

John M. Morgan
Attorney at Law
702 Lee Blvd. Suite 102
Lehigh Acres, FL 33936
941 368-6644

VITHOUT EXAMINATION OF TITLE

4645577

THIS INSTRUMENT Made this 15th day of May, 1999, Between

Eugene J. DeFeo and Linda DeFeo, Husband and Wife
107 McKinley Ave.
Lehigh Acres, Florida 33936
of the County of Lee, State of Florida, Grantor, and

Everton A. Hinds, A Single Person
2905 11th Street
Lehigh Acres, FL 33936
of the County of Lee, State of Florida, Grantee.

DOCUMENTARY TAX PG. 5
Intangible Tax PG
CHARLIE GREEN, CLERK, LEE COUNTY
KAREN CARTWRIGHT, Deputy Clerk

RECORDED BY
KAREN CARTWRIGHT, D. C.

WITNESSETH, That said grantor, for and in consideration of the sum of *****
AND 00100***** DOLLARS, and other good and valuable considerations to said
grantor in hand by said grantee the receipt of which is hereby acknowledged, does hereby
grant, bargain, sell and convey to grantee, grantee's heirs and assigns forever the
following described property in Lee County, Florida, to wit:

The West one-half of Lot 13, Block 42, Unit 11, Section 23, Township 44 South,
Range 27 East, Lehigh Acres, according to the map or plan thereof on file in the
office of the Clerk of the Circuit Court, recorded in Deed Book 254, page 55,
Public Records of Lee County, Florida.

Subject to reservations, restrictions and easements of record.

And the grantor does hereby fully warrant the title to such land and will defend the same against the lawful
claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has executed this deed on the day and year first written, Signed
Sealed and delivered in our presence.

[Signature]
Witness: *[Signature]*

✓
Eugene J. DeFeo

[Signature]
Witness: *[Signature]*

✓
Linda DeFeo

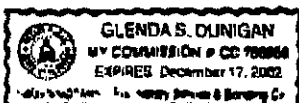
STATE OF FLORIDA

COUNTY OF

The foregoing instrument was acknowledged before me this 15th day of May, 1999, by Eugene J. DeFeo
and Linda DeFeo, who is personally known to me or who has produced *[Signature]*
identification and who did (did not) take an oath.

My Commission Expires:

[Signature]
Notary Public (Notary Seal)



OR3125 RB1197

1999 JUN -2 AM 11:03
CHARLIE GREEN, CLERK
LEE COUNTY, FL



March 21, 2002

Mr. Everton A. Hinds
2903 E. 11th St.
Lehigh Acres, FL 33972

Re: Strap No. 23-44-27-11-00042.0110
Strap No. 23-44-27-11-00042.013A
Strap No. 23-44-27-11-00042.012B

Dear Mr. Hinds:

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

1. A 12-foot-wide utility and/or drainage easement centered on the lot line common to the East ½ of Lot 11 and the East half of Lot 12, Block 42, Unit 11, a subdivision of Lehigh Acres as recorded in Plat Book 15, page 34,
2. A 12-foot-wide utility and/or drainage easement centered on the lot line common to the East ½ of Lot 12 and the West half of Lot 13, Block 42, Unit 11, a subdivision of Lehigh Acres as recorded in Plat Book 15, page 34, LESS AND EXCEPT the south 6 feet thereof.

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

Sincerely,

Karen Hardin
Real Property Representative



Box 370
Fort Myers, Florida 33902-0370

March 21, 2002

Mr. Everton A. Hinds
2903 E. 11th Street
Lehigh Acres, Florida 33972

RE: Vacation of Easement – Lots 11 & 12B and Lots 12B & 13A
Block 42, Unit 11, Section 23, Township 44 South, Range 27 East.
A 12 foot wide public utility and drainage easement centered on the lot line common to
The above listed lots.

Dear Mr. Hinds:

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

Attachment

Submit the Requirements for Administrative Code 13-I
Request a letter of review from Water and Sewer Co.

I ask that this letter be returned, I
have my own Well + Septic System.

Thank You
P. H. Smith

Dorothy M. Wright



May 10, 2002

Everton A. Hinds
2903 11th Street
Lehigh Acres, FL 33972

Re: The 12 foot Utility Easements centered on the lot lines common to Lots 12B and 13A less and except the north 6 feet and the south 6 feet thereof and Lots 12B and 11 less and except the east 6 feet and the west 6 feet thereof, Block 42, Unit 11, a subdivision of Lehigh Acres as recorded in Plat Book 15, Page 34, Lee County, Florida.

Dear Mr. Hinds:

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

AN ALLETE COMPANY

Florida Water Services Corporation / P.O. Box 509520 / Orlando, Florida 32860-9520 / Phone 407/598-4100

Water For Florida's Future

301 Tower Road
Naples, FL 34113
Collier: 941-732-3834
Lee: 941-432-1801
FAX: 941-992-1289



March 29, 2002

Everton Hinds
2903 East Eleventh Street
Lehigh Acres, Florida 33972

Re: Vacation of the 12 foot Utility Easements centered on the lot lines common to Lots 12B and 13A less and except the north 6 feet and the south 6 feet thereof, and Lots 12B and 11 less and except the east 6 feet and the west 6 feet thereof, Block 42, Unit 11, a subdivision of Lehigh Acres as recorded in Plat Book 15 Page 34, Lee County, Florida

Dear Mr. Bean:

Comcast has reviewed the plans of the above referenced properties. Comcast has no conflict with the vacation of the 12 foot Utility Easements centered on the lot lines common to Lots 12B and 13A less and except the north 6 feet and the south 6 feet thereof, and Lots 12B and 11 less and except the east 6 feet and the west 6 feet thereof, Block 42, Unit 11, a subdivision of Lehigh Acres as recorded in Plat Book 15 Page 34, Lee County, Florida

If I can be of any additional information regarding this project, please do not hesitate to call me.

Sincerely,

A handwritten signature in black ink that reads "Gene Howell". The signature is written in a cursive, flowing style.

Gene Howell
Construction Manager

GH/whs

AmeriGas

America's Propane Company

March 18, 2002

Everton A. Hinds
2903 E. 11th Street
Lehigh Acres, FL 33972

RE: EASMENT OF VACATION

Dear Everton Hinds:

In reference to your letter dated February 22, 2002, AmeriGas has no interest on right of way on the following parcels:

STRAP NO: 25-44-27-11-00042.013A
STRAP NO: 25-44-27-11-00042.012B

Please feel free to contact me at 941-334-2849, should you have further questions.

Sincerely,



Neyland White
Service Manager

Rosa ✓
334-6004 FAX
334-2849



March 18, 2002

Everton A. Hinds
2903 E. 11th Street
Lehigh Acres, FL 33972

Will FAX
4-18-02

RE: EASMENT OF VACATION

Dear Everton Hinds:

In reference to your letter dated February 22, 2002, AmeriGas has no interest on right of way on the following parcels:

STRAP NO: ~~25~~ 44-27-11-00042.013A
STRAP NO: ~~25~~ 44-27-11-00042.012B

Please feel free to contact me at 941-334-2849, should you have further questions.

Sincerely,

Neyland White
Service Manager

EVERTON, A. HINDS

Doris M. Wright 5/9/02

3 LOTS
Hand 5/9/02

AmeriGas

America's Propane Company

March 25, 2002

Everton A. Hinds
2903 e. 11th Street
Lehigh Acres, Florida 33972

RE: EASMENT OF VACATION

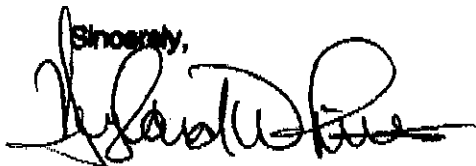
Dear Everton Hinds:

In reference to your letter dated February 22, 2002, AmeriGas has no interest on right of way on the following parcels:

STRAP NO: 23-44-27-11-00042.0110
STRAP NO: 23-44-27-11-00042.013A
STRAP NO: 23-44-27-11-00042.012B

Please feel free to contact me at 941-334-2849, should you have further questions.

Sincerely,



Neyland White
Service Manager



LEE COUNTY
SOUTHWEST FLORIDA

BOARD OF COUNTY COMMISSIONERS

479-8355

Writer's Direct Dial Number: _____

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

May 17, 2002

**Everton A. Hinds and Doris M. Wright
2903 E. 11th Street
Lehigh Acres, Florida 33972**

**Re: Recommendation for proposed vacation of Public Utility and Drainage Easement located at 2903 E. 11th Street in Lehigh Acres, Florida.
VAC2002-00018**

Dear Mr Hinds:

This office has received your request to vacate 12-foot wide Public Utility and Drainage Easement centered on the following lot lines common to Lots 12B and 13A LESS AND EXCEPT the North 6 Feet and the South 6 feet thereof, and Lots 12B and 11 LESS AND EXCEPT the East 6 feet and the West 6 feet thereof, Block 42, Unit 11, a subdivision of Lehigh Acres as recorded in Plat Book 15, Page 34, Lee County, Florida.

You indicate that as the 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/rIm

U:\200204\VAC20020.00118D&PUE.WPD

BOARD OF COUNTY COMMISSIONERS

Writer's Direct Dial Number: _____

Bob Janes
District One

March 21, 2002

Douglas R. St. Cerny
District Two

Ray Judah
District Three

Mr. Everton A. Hinds
2903 East 11th Street
Lehigh Acres, FL 33972

Andrew W. Coy
District Four

John E. Albion
District Five

**RE: Petition to Vacate
The 12 foot wide Utility Easements on the Lot Lines
Common to Lots 11 and 12B and Lots 12B and 13A,
Block 42, Unit 11, Lehigh Acres**

Donald D. Stilwell
County Manager

James G. Yaeger
County Attorney

Diana M. Parker
*County Hearing
Examiner*

Dear Mr. Hinds:

Lee County Department of Transportation has reviewed your request to vacate the above described easements recorded in Plat Book 15, page 34. DOT has no facilities within the easements and does not maintain them.

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

Very truly yours,

DEPARTMENT OF TRANSPORTATION



Margaret Lawson
Right-of-way Supervisor

JMK/MAL/mlb

cc: Pete Eckenrode, Development Services
Roland Ottolini, DNRM
Petition to Vacate File

S:\DOCUMENT\Petition To Vacate\2002\Hinds-Lots 11&12B.doc



LEE COUNTY
SOUTHWEST FLORIDA

(941) 479-8124

BOARD OF COUNTY COMMISSIONERS

Writer's Direct Dial Number: _____

Thursday, March 21, 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. Everton Hinds
2903 E. 11th St.
Lehigh Acres, FL 33972

Re: Petition to Vacate a twelve (12) foot wide public utility easement common to Lots 11 and 12 & 13, Block 42, Unit 11, Lehigh Acres Subdivision as recorded in Plat Book 15 at Page 84, Public Records of Lee County, Florida.

Dear Mr. Hinds:

Based on the review of the documents submitted with your request, Lee County Division of Natural Resources has no objection to the vacation of a portion 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\vac246.doc