

**Lee County Board of County Commissioners  
Agenda Item Summary**

Blue Sheet No. 20051020-UTL

**1. Action Requested/Purpose:**

Approve final acceptance by Resolution and recording of one (1) utility easement as a donation of a fire line and fire hydrant serving *Latite Roofing Office & Warehouse* to provide fire protection to this recently constructed commercial building. This is a Developer Contributed asset project located on the on the west side of Drew Circle approximately 1,500' south of Alico Road

**2. What Action Accomplishes:**

Provides adequate utility infrastructure to support development of the subject property and complies with the Lee County Utilities Operations Manual.

**3. Management Recommendation:**

Lee County Utilities requests that the County Manager's office recommend approval of this item.

**4. Departmental Category: 10 -**

*CIOE*

**5. Meeting Date:**

*08-09-2005*

**6. Agenda:**

- Consent
- Administrative
- Appeals
- Public
- Walk-On

**7. Requirement/Purpose (specify)**

- Statute
- Ordinance
- Admin. Code
- Other Approval

**8. Request Initiated:**

Commissioner \_\_\_\_\_  
 Department Public Works  
 Division Utilities  
 By: *[Signature]* 7/21/05  
Rick Diaz, P. E., Utilities Director

**9. Background:**

Fire hydrants and fire lines do not require permission to construct by the Board, therefore, no previous Blue Sheet number is provided.  
 The installation has been inspected for conformance to the Lee County Utilities Operations manual.  
 Satisfactory pressure and bacteriological testing has been completed.  
 Record drawings have been received.  
 Engineer's Certification of Completion has been provided—copy attached.  
 Project Location Map—copy attached.  
 Warranty has been provided—copy attached.  
 Waiver of Lien has been provided—copy attached.  
 Certification of Contributed Assets has been provided—copy attached.  
 Potable water and sanitary sewer service is provided by Lee County Utilities via existing infrastructure located within the Drew Circle right-of-way.  
 Funds are available for recording fees in account number OD5360748700.504930

SECTION 08    TOWNSHIP 46S    RANGE 25E    DISTRICT # 5    COMMISSIONER ALBION

**10. Review for Scheduling**

Department Director	Purchasing or Contracts	Human Resources	Other	County Attorney	Budget Services				County Manager / P.W. Director
					Analyst	Risk	Grants	Mgr.	
<i>[Signature]</i> J. Lavender Date: <i>[Date]</i>	N/A	N/A	<i>[Signature]</i> T. Osterhout Date: <i>[Date]</i>	<i>[Signature]</i> J. Schmitt & Covert Date: <i>[Date]</i>	<i>[Signature]</i> P.M 7/26/05	<i>[Signature]</i> 7/26/05	<i>[Signature]</i> 7/26/05	<i>[Signature]</i> 7/26/05	<i>[Signature]</i> J. Lavender Date: <i>[Date]</i>

**11. Commission Action:**

- Approved
- Deferred
- Denied
- Other

RECEIVED BY  
 COUNTY MANAGER  
 7/25  
 1pm  
 COUNTY MANAGER  
 J. LAVENDER  
 PR 7/28 10:00

7/25/05  
 CO. ATTY.  
 FORWARDED TO:  
*[Signature]*  
 7-25-05



**FLORIDA DEPARTMENT OF REVENUE**  
**RETURN FOR TRANSFERS OF INTEREST IN REAL PROPERTY**  
 (PLEASE READ INSTRUCTIONS BEFORE COMPLETING)



FDOR10240300  
 DR-219  
 R. 07/98

Use black ink. Enter numbers as shown below. If typing, enter numbers as shown below.

1. Parcel Identification Number (If Parcel ID not available please call County Property Appraiser's Office) → 0 1 2 3 4 5 6 7 8 9 0123456789  
08462557000000290

2. Mark (x) all that apply: Multi-parcel transaction?  Transaction is a split or cutout from another parcel?  Property was improved with building(s) at time of sale/transfer?

3. Grantor (Seller): **EASEMENT DONATION BY: STRUVE FAMILY LIMITED PARTNERSHIP**  
 Last Mailing Address: **2280 W COPANS RD** City: **POMPANO BEACH** State: **FL** Zip Code: **33069** Phone No.:  
 First MI Corporate Name (if applicable):  
**POMPANO BEACH FL 33069**

4. Grantee (Buyer): **RICK DIAZ, P.E. UTIL. DIRECTOR FOR LEE CO. BD. OF CO. COMMISSIONERS**  
 Last Mailing Address: **P. O. BOX 398** City: **FT. MYERS** State: **FL** Zip Code: **33902** Phone No.: **(239)4798181**  
 First MI Corporate Name (if applicable):  
**FT. MYERS FL 33902**

5. Date of Sale/Transfer: **8 / 9 / 2005** Sale/Transfer Price: **\$10.00** Property Located In: **Lee**  
 Month Day Year (Round to the nearest dollar.)

6. Type of Document: Contract/Agreement for Deed  Other  Warranty Deed  Quit Claim Deed   
 7. Are any mortgages on the property? If "Yes", outstanding mortgage balance: **\$0.00**  
 YES /  NO (Round to the nearest dollar.)

8. To the best of your knowledge, were there unusual circumstances or conditions to the sale/transfer such as: Forced sale by court order? Foreclosure pending? Distress Sale? Title defects? Corrective Deed? Mineral rights? Sale of a partial or undivided interest? Related to seller by blood or marriage? YES /  NO

9. Was the sale/transfer financed? YES /  NO If "Yes", please indicate type or types of financing:  
 Conventional  Seller Provided  Agreement or Contract for Deed  Other

10. Property Type: Residential  Commercial  Industrial  Agricultural  Institutional/Miscellaneous  Government  Vacant  Acreage  Timeshare

11. To the best of your knowledge, was personal property included in the sale/transfer? If "Yes", please state the amount attributable to the personal property. (Round to the nearest dollar.) YES /  NO \$ **00**  
 12. Amount of Documentary Stamp Tax \$ **70**

13. If no tax is due in number 12, is deed exempt from Documentary Stamp Tax under s. 201.02(6), Florida Statutes? YES /  NO

Signature of Grantor or Grantee or Agent: *[Signature]* Date: **2/21/05**

To be completed by the Clerk of the Circuit Court's Office	Clerks Date Stamp
<p><b>This copy to Property Appraiser</b></p> <p>O. R. Book _____ and _____</p> <p>Page Number _____ and _____</p> <p>File Number _____</p> <p>Date Recorded _____ / _____ / _____</p> <p style="text-align: center;">Month Day Year</p>	

**This copy to Property Appraiser**



**FLORIDA DEPARTMENT OF REVENUE**  
**RETURN FOR TRANSFERS OF INTEREST IN REAL PROPERTY**  
 (PLEASE READ INSTRUCTIONS BEFORE COMPLETING)



FDOR10240300  
 DR-219  
 R. 07/98

Enter numbers as shown below.

If typing, enter numbers as shown below.

1. Parcel Identification Number  
 (If Parcel ID not available  
 please call County Property  
 Appraiser's Office) →

0 1 2 3 4 5 6 7 8 9

0123456789

08462557000000290

2. Mark (x) all  
 that apply

Multi-parcel  
 transaction? →

Transaction is a split  
 or cutout from  
 another parcel? →

Property was improved  
 with building(s) at time  
 of sale/transfer? →

3. Grantor (Seller):

**EASEMENT DONATION BY: STRUVE FAMILY LIMITED PARTNERSHIP**

Last Mailing Address  
**2280 W COPANS RD**

First MI City  
**POMPANO BEACH**

Corporate Name (if applicable)  
**FL 33069**

4. Grantee (Buyer):

Last Mailing Address  
**RICK DIAZ, P.E. UTIL. DIRECTOR**

City State Zip Code Phone No.  
**FOR LEE CO. BD. OF CO. COMMISSIONERS**

Last Mailing Address  
**P. O. BOX 398**

First MI City  
**FT. MYERS**

Corporate Name (if applicable)  
**FL 33902 (239) 4798181**

5. Date of Sale/Transfer

**8 9 2005 \$**  
 Month Day Year

City Sale/Transfer Price  
**\$10**

State Zip Code Phone No.  
**. 00 46** Property Located In County Code

(Round to the nearest dollar.)

6. Type of Document

Contract/Agreement for Deed  Other  
 Warranty Deed  
 Quit Claim Deed

7. Are any mortgages on the property? If "Yes",  
 outstanding mortgage balance:

YES  NO

(Round to the nearest dollar.) \$ **. 00**

8. To the best of your knowledge, were there unusual circumstances or conditions to the sale/transfer such as: Forced sale by court order? Foreclosure pending? Distress Sale? Title defects? Corrective Deed? Mineral rights? Sale of a partial or undivided interest? Related to seller by blood or marriage.

YES  NO

9. Was the sale/transfer financed? YES  NO

If "Yes", please indicate type or types of financing:

Conventional Seller Provided Agreement or Contract for Deed Other

10. Property Type:  
 Mark (x) all that apply

Residential Commercial Industrial Agricultural Institutional/Miscellaneous Government Vacant Acreage Timeshare

11. To the best of your knowledge, was personal property included in the sale/transfer? If "Yes", please state the amount attributable to the personal property. (Round to the nearest dollar.)

YES  NO \$ **. 00**

12. Amount of Documentary Stamp Tax

\$ **0.70**

13. If no tax is due in number 12, is deed exempt from Documentary Stamp Tax under s. 201.02(6), Florida Statutes?

YES  NO

under which a deed is given, or a deed is given to a transferee, and that the tax is not paid by someone other than the taxpayer, is not a donation, is based on information of which the taxpayer has actual knowledge.

Signature of Grantor or Grantee or Agent

Date **7/20/05**

To be completed by the Clerk of the Circuit Court's Office

Clerks Date Stamp

This copy to Department of Revenue

O. R. Book and

Page Number and

File Number

Date Recorded

Month Day Year

This copy to Department of Revenue

RESOLUTION NO. \_\_\_\_\_

RESOLUTION ESTABLISHING UTILITY ACCEPTANCE OF  
DEVELOPER CONTRIBUTED ASSETS  
IN LEE COUNTY, FLORIDA

WHEREAS, it is the desire of "Struve Family Limited Partnership", owner of record, to make a contribution to Lee County Utilities of water facilities (one fire line and one fire hydrant) serving "**LATITE ROOFING OFFICE & WAREHOUSE**"; and,

WHEREAS, Lee County Utilities requires proof of a Release of Lien, a Warranty (one-year) on all labor and materials, an accurate value of contributed assets, and right-of-way and/or easement-indemnity granted for all systems being contributed to Lee County Utilities; and,

WHEREAS, all of the above information has been received and approved as complete by Lee County Utilities; and,

WHEREAS, Lee County Utilities has recommended to the Board of County Commissioners that the above-named system be accepted for ownership, operation, and maintenance.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF LEE COUNTY, FLORIDA, that the above facilities, for a contributed value of **\$17,241.25** is hereby ACCEPTED and acknowledged as an addition to Lee County Utilities.

THE FOREGOING RESOLUTION was offered by Commissioner \_\_\_\_\_ who moved for its adoption. The motion was seconded by Commissioner \_\_\_\_\_ and, upon being put to a vote, the vote was as follows:

- Commissioner Janes: \_\_\_\_\_ (1)
- Commissioner St. Cerny: \_\_\_\_\_ (2)
- Commissioner Judah: \_\_\_\_\_ (3)
- Commissioner Hall: \_\_\_\_\_ (4)
- Commissioner Albion: \_\_\_\_\_ (5)

DULY PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2005.

ATTEST:  
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS  
OF LEE COUNTY, FLORIDA

By: \_\_\_\_\_  
DEPUTY CLERK

By: \_\_\_\_\_  
CHAIRMAN

APPROVED AS TO FORM

\_\_\_\_\_  
OFFICE OF COUNTY ATTORNEY

LETTER OF COMPLETION

DATE: 5/17/2005

Department of Lee County Utilities  
Division of Engineering  
Post Office Box 398  
Fort Myers, FL 33902

Gentlemen:

This is to certify that the **water distribution and sanitary sewer system** located in  
Latite Roofing Office & Warehouse  
(Name of Development)

was designed by me and has been constructed in conformance with:  
**the approved plans and the approved specifications**

Upon completion of the work, we observed the following successful tests of the facilities:  
**Bacteriological Test and Pressure Test(s) - Water Main**

Very truly yours,

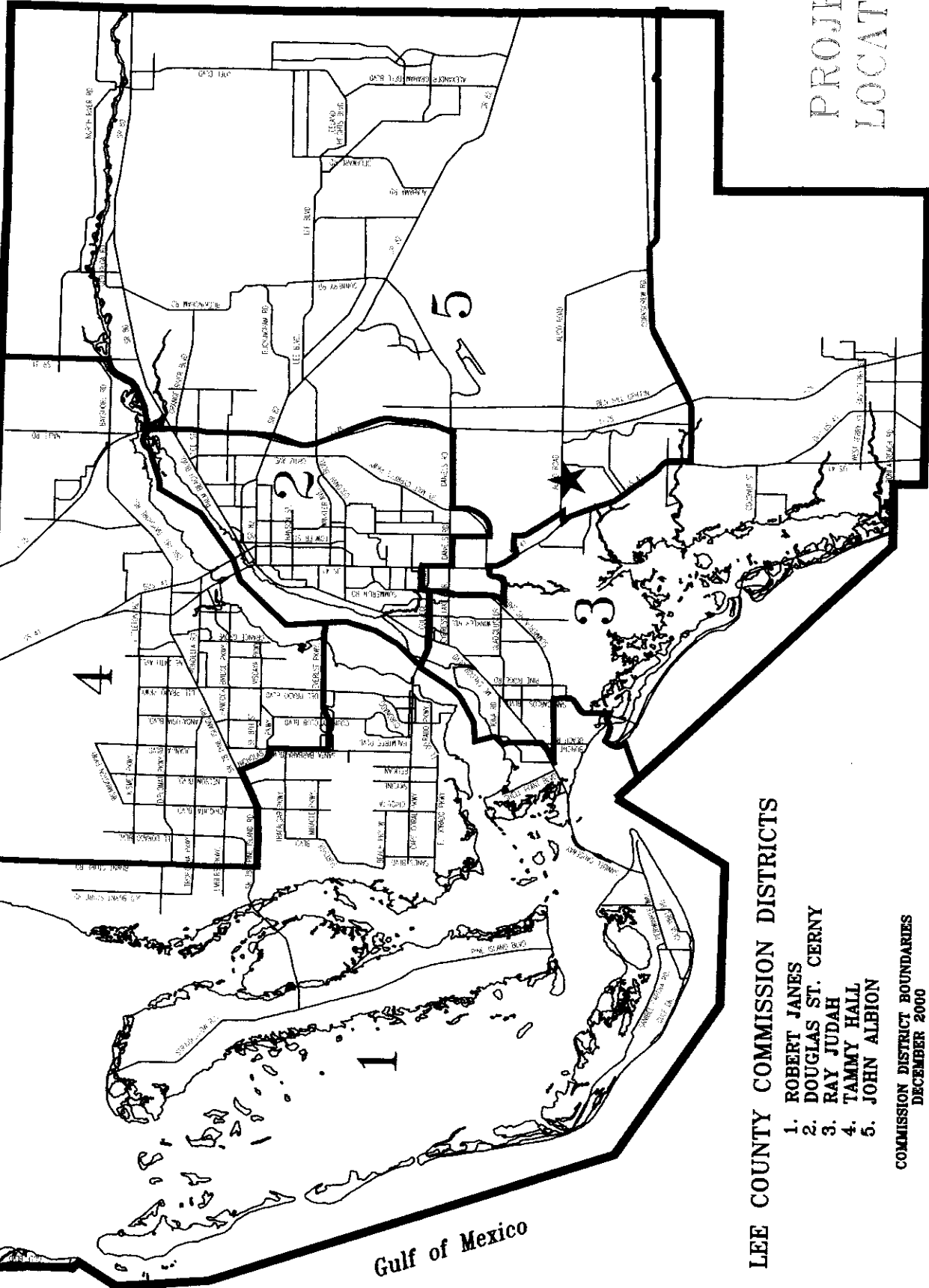
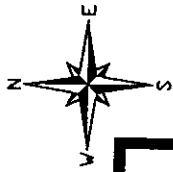
David Douglas, P.E.  
(Owner or Name of Corporation)

(Signature)

Vice President  
(Title)

(Seal of Engineering Firm)

08-46-25-57-00000.0290, 0300, 0310, 0320 & 0330  
 LATITE ROOFING OFFICE & WAREHOUSE  
 COMMISSION DISTRICT # 5 - JOHN ALBION



PROJECT  
 LOCATION

LEE COUNTY COMMISSION DISTRICTS

1. ROBERT JANES
2. DOUGLAS ST. CERNY
3. RAY JUDAH
4. TAMMY HALL
5. JOHN ALBION

COMMISSION DISTRICT BOUNDARIES  
 DECEMBER 2000

Gulf of Mexico

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the water system of Latite Roofing Office and Warehouse to be free from defects in material and workmanship for a period of one (1) year from the date of acceptance by the Lee County Board of County Commissioners. The undersigned parties further agree that they will, at their own expense, repair and replace all such defective work and all other work damaged by said defective work under this Warranty-Guaranty

It is furthermore understood that the consideration for the giving of this warranty and/or guaranty is the requirement by the General Conditions and Specifications under which the contract was let that such warranty and/or guaranty would be given.

Sun Coast Underground  
(Name of Owner/Contractor)


BY: *M*  
(Signature of Owner/Contractor)

STATE OF FL )  
 ) SS:  
COUNTY OF Lee )

The foregoing instrument was signed and acknowledged before me this 24 th day of MAR, 2005 by Mark LaForce who is personally known to me - Cousin , and who did not take an oath.

*Andrew LaForce*  
Notary Public Signature

Andrew LaForce  
Printed Name of Notary Public

 Andrew D. LaForce  
Commission # DD134018  
Expires July 15, 2006  
Bonded Thru  
Atlantic Bonding Co., Inc.

(Notary Seal & Commission Number)

**WAIVER AND RELEASE OF LIEN  
UPON FINAL PAYMENT**

The undersigned lienor, in consideration of the final payment in the amount of Seventeen Thousand Two Hundred Forty One Dollars and Twenty Five Cents (\$17,241.25) hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished to Struve Family LP on the job of Latite Roofing Office and Warehouse to the following described property:

Latite Roofing Office and Warehouse  
(Name of Development/Project)

7959 Drew Circle  
(Location)

water distribution system  
(Facilities Constructed)

08-46-25-57-0000.0310, .0320, .0330  
08-46-25-57-0000.0290, 08-46-25-57-0000.0300  
(Strap # or Section, Township & Range)

Dated on: March 24, 2005

By: \_\_\_\_\_

(Signature of Authorized Representative)

Sun Coast Underground Utility Construction Corp.

(Name of Firm or Corporation)

By: Mark LaForce

(Print Name of Authorized Representative)

17259 Jean Street

(Address of Firm or Corporation)

Title: Secretary

Ft. Myers, FL 33912-

(City, State & Zip Of Firm Or Corporation)

Phone #: (239)454-2600 Ext.

Fax#: (239)454-9200

STATE OF FL )

) SS:

COUNTY OF Lee )

The foregoing instrument was signed and acknowledged before me this 24 th day of March, 2005 by Mark LaForce who is personally known to me - Cousin, and who did not take an oath.



**Andrew D. LaForce**  
Commission # DD134018  
Expires July 15, 2006  
Bonded Thru  
Atlantic Bonding Co., Inc.

(Notary Seal & Commission Number)

Andrew LaForce  
(Notary Public Signature)

Andrew LaForce  
(Printed Name of Notary Public)



**CERTIFICATION OF CONTRIBUTORY ASSETS**

PROJECT NAME: Latite Roofing Office and Warehouse

STRAP NUMBER: 08-46-25-57-00000.0320 , 08-46-25-57-00000.0310  
08-46-25-57-00000.0290 , 08-46-25-57-00000.0300 , 08-46-25-57-00000.0310

LOCATION: 7959 Drew Circle

OWNER'S NAME: (as shown on Deed) Struve Family LP

OWNER'S ADDRESS: 2280 W. Copans Rd.

OWNER'S ADDRESS: Pompano Beach, FL 33069-

TYPE UTILITY SYSTEM: POTABLE WATER

(Please provide separate 'Certifications' for potable water, sanitary sewer and effluent reuse facilities.)

**DESCRIPTION AND COST OF MATERIAL, LABOR, AND SERVICES**

Please list each element of the system from the drop-down list provided.

ITEM	SIZE	QUANTITY	UNIT	UNIT COST	TOTAL
TAPPING SLEEVE W/VALVE	12"x6"	3.0	EA	\$2,650.00	\$7,950.00
FIRE LINE UP TO AND INCL 1ST OS + Y VALVE	6"	1.0	LS	\$2,500.00	\$2,500.00
PVC C-900 DR-18	6"	105.0	LF	\$13.25	\$1,391.25
CL-50 DIP	6"	60.0	LF	\$17.50	\$1,050.00
ASSORTED FITTINGS	6"	1.0	LS	\$350.00	\$350.00
FIRE HYDRANT ASSEMBLY	6"	2.0	EA	\$2,000.00	\$4,000.00
<b>TOTAL</b>					<b>\$17,241.25</b>



LEE COUNTY  
SOUTHWEST FLORIDA  
Contractor's Certification of Contributory Assets - Form (May 2004)

(If more space is required, use additional forms(s).

I do hereby certify that the quantities of material and services described above are a true and accurate representation of the as-installed cost of the system being contributed to Lee County and corresponds with the record drawings.

CERTIFYING:

X M  
(Signature of Certifying Agent)

Mark LaForce, Secretary  
(Name & Title of Certifying Agent)

Sun Coast Underground  
(Name of Firm or Corporation)

17259 Jean Street  
(Address of Firm or Corporation)

Ft. Myers, FL 33912 -


STATE OF FL )  
                  ) SS:  
COUNTY OF Lee )

The foregoing instrument was signed and acknowledged before me this 24 th day of March, 2005 by Mark LaForce who is personally known to me - Cousin , and who did not take an oath.

Andrew LaForce  
Notary Public Signature

Andrew LaForce  
Printed Name of Notary Public

# DD 134018  
Notary Commission Number

 Andrew D. LaForce  
Commission # DD134018  
Expires July 15, 2006  
Bonded Thru  
Atlantic Bonding Co., Inc.

(NOTARY SEAL)

This Instrument Prepared By:  
Lee County Utilities  
1500 Monroe Street - 3<sup>rd</sup> Floor  
Fort Myers, Florida 33901

Strap Number:

08-46-25-57-00000.0290

THIS SPACE RESERVED FOR RECORDING

### **GRANT OF PERPETUAL PUBLIC UTILITY EASEMENT**

THIS INDENTURE is made and entered into this \_\_\_\_ day of \_\_\_\_\_, by and between Struve FLP, Owner, hereinafter referred to as GRANTOR(S), and LEE COUNTY, a political sub-division of the State of Florida, hereinafter referred to as GRANTEE.

#### **WITNESSETH:**

1. For and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged and accepted, GRANTOR hereby grants, bargains, sells and transfers to the GRANTEE, its successors and assigns, a perpetual public utility easement situated in Lee County, Florida, located and described as set forth in Exhibit "A", attached hereto and made a part hereof.

2. GRANTEE, its successors, appointees and assigns, are granted the right, privilege, and authority to construct, replace, renew, extend and maintain a wastewater collection and/or water distribution system, together with, but not limited to, all necessary service connections, manholes, valves, fire hydrants, lift stations and appurtenances, to be located on, under, across and through the easement which is located on the property described (Exhibit "A"), with the additional right, privilege and authority to remove, replace, repair and enlarge said system, and to trim and remove roots, trees, shrubs, bushes and plants, and remove fences or other improvements which may affect the operation of lines, mains and/or utility facilities.

3. The public utility easement will not be limited to any particular diameter size or type and/or number of connections to other water/sewer mains for providing water/sewer service to this and any adjacent properties. The total area of this public utility easement is reserved for utility lines, mains, or appurtenant facilities and for any landscaping (excluding trees), walkways, roadways, drainage ways, or similar uses. Houses, fences, buildings, carports, garages, storage sheds, overhangs, or any other structures or portions of structures may not be constructed on or placed within this easement at anytime, present or future, by GRANTOR, or its heirs, successors or assigns.

4. Title to all utilities constructed and/or placed hereunder by GRANTEE or its agents will remain in the GRANTEE, GRANTEE's successors, appointees, and/or assigns.

5. Subject to any pre-existing easements for public highways or roads, railroads, laterals, ditches, pipelines and electrical transmission or distribution lines and telephone and cable television lines covering the land herein described, GRANTOR(S) covenant that they are lawfully seized and possessed of the described real property (Exhibit "A"), have good and lawful right and power to sell and convey it, and that the said property is free from any and all liens and encumbrances, except as herein stated, and accordingly, GRANTOR(S) will forever defend the right, title and terms of this said easement and the quiet possession thereof by GRANTEE against all claims and demands of all other entities.

6. GRANTOR(S), its heirs, successors or assigns, agrees to assume all liability for any consequential damages to any houses, fences, buildings, carports, garages, storage sheds, overhangs, or any other structures or portions of structures subsequently constructed by GRANTOR(S) in violation of paragraph 3. within the above easement, which result from the required activities of the GRANTEE for any construction, maintenance or repairs to the utilities located within the above-described easement.

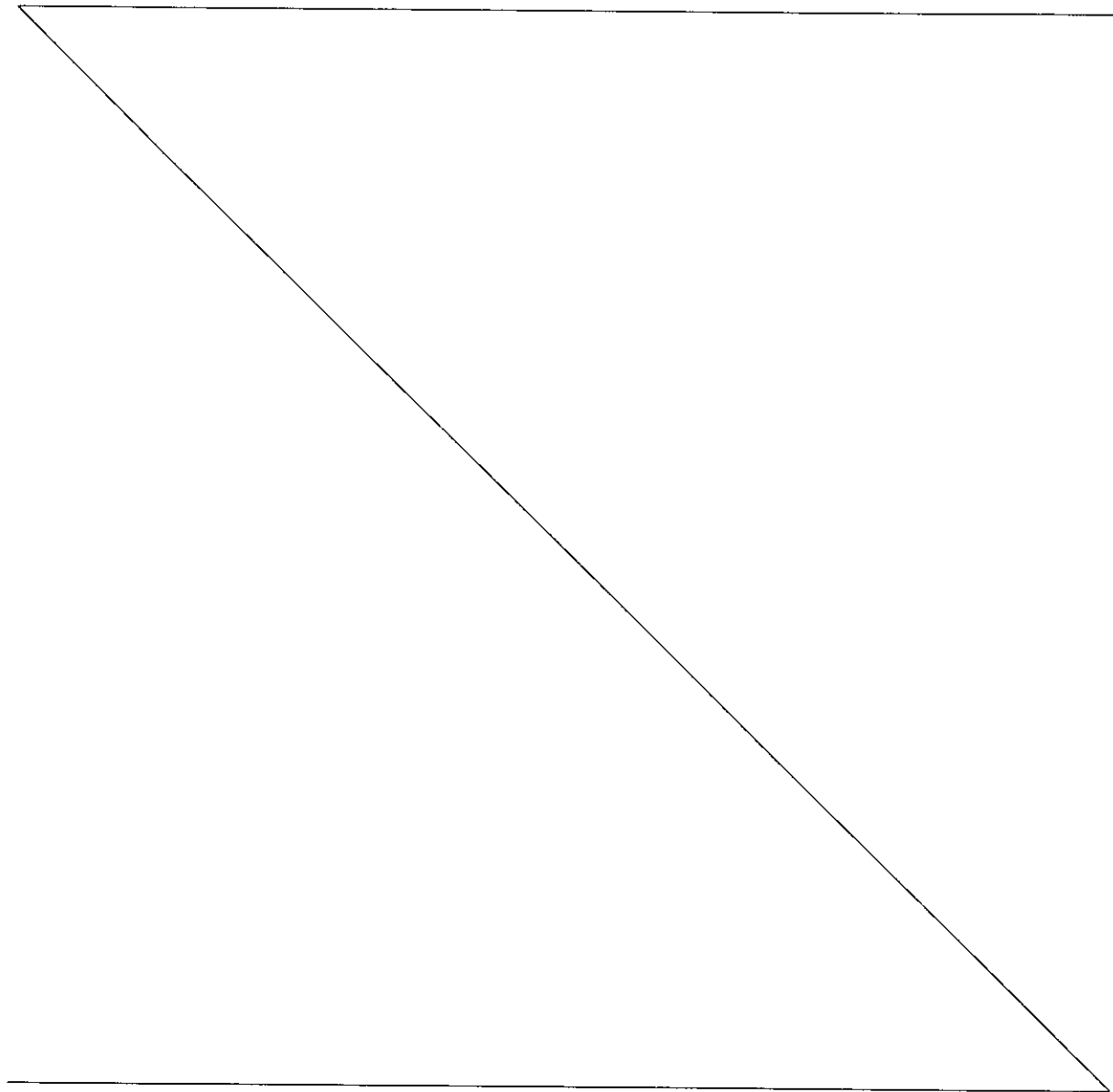
7. GRANTEE will be liable for money damages in tort for any injury to or loss of property, personal injury, or death caused by the negligent or wrongful act(s) or omission(s) of any official or employee of the GRANTEE while acting within the scope of the official's or employee's office or employment under circumstances in which a private person would be found to be liable in accordance with the general laws of the State of Florida, and subject to the limitations as set out in Section 768.28, Florida Statutes, as it may be revised, amended or renumbered from time to time.

8. GRANTEE will have reasonable right of access across GRANTOR's property for the purposes of reaching the described easement (Exhibit "A") on either paved or unpaved surfaces. Any damage to GRANTOR's property or permitted improvements thereon as the result of such access to the described easement or the construction, maintenance, or repairs located within the described easement shall be restored by GRANTEE, to the condition in which it existed prior to the damage, as is reasonably practicable.

9. By acceptance of this easement, the GRANTEE assumes no responsibility for ownership or maintenance of any associated roads. The easement is strictly for utility purposes.

10. This easement will be binding upon the parties hereto, their successors in interest and any assigns.

(Balance of Page Left Intentionally Blank)



IN WITNESS WHEREOF, the GRANTOR has caused this document to be signed on the date and year first above written.

[Handwritten Signature]

[1<sup>st</sup> Witness' Signature]

[Handwritten Name]

[Type or Print Name]

[Handwritten Signature]

[2<sup>nd</sup> Witness' Signature]

[Handwritten Name]

[Type or Print Name]

BY:

[Handwritten Signature]

[Signature Grantor's/Owner's]

David C. Struve

[Type or Print Name]

President

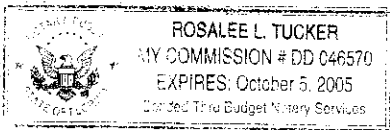
[Title]

STATE OF FLORIDA

COUNTY OF Broward

The foregoing instrument was signed and acknowledged before me this 18th day of May 2005, by David C. Struve who produced the following as identification \_\_\_\_\_ or is personally know to me, and who did/did not take an oath.

[stamp or seal]



[Handwritten Signature]

[Signature of Notary]

Rosalee L. Tucker

[Typed or Printed Name]

Approved and accepted for and on behalf of Lee County, Florida, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

ATTEST:  
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS  
OF LEE COUNTY, FLORIDA

BY: \_\_\_\_\_  
Deputy Clerk

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

APPROVED AS TO FORM

BY: \_\_\_\_\_  
Office of the County Attorney



# GULF SHORE SURVEYING, INC.

TIM J. PUFAHL, P.L.S.  
30930 OIL WELL RD., PUNTA GORDA, FL. 33955  
(941) 639-7800 • FAX: (941) 639-7600

NICK POULOS, P.L.S.  
2112 SE. 11<sup>TH</sup> ST., CAPE CORAL, FL. 33990  
(239) 458-2388 • FAX: (239) 574-3719

EXHIBIT A

JUNE 01, 2005  
JOB NUMBER: 0463  
FILE: 0463L02.LGL

## DESCRIPTION

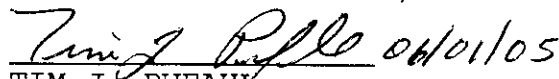
A TRACT OR PARCEL OF LAND BEING PART OF LOT 30, ALICO COMMERCIAL PARK, A SUBDIVISION LYING IN SECTION 8, TOWNSHIP 46 SOUTH, RANGE 25 EAST AND RECORDED IN PLAT BOOK 75, PAGES 11 THROUGH 13 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

COMMENCE AT THE SOUTHEAST CORNER OF LOT 30 OF SAID ALICO COMMERCIAL PARK; THENCE N.01°16'33"W. FOR 75.57 FEET ALONG THE WESTERLY RIGHT OF WAY OF DREW CIRCLE; THENCE S.88°43'27"W. FOR 10.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S.88°43'27"W. FOR 26.63 FEET; THENCE N.01°16'33"W. FOR 20.00 FEET; THENCE N.88°43'27"E. FOR 26.63 FEET; THENCE S.01°16'33"E. FOR 20.00 FEET TO THE POINT OF BEGINNING.

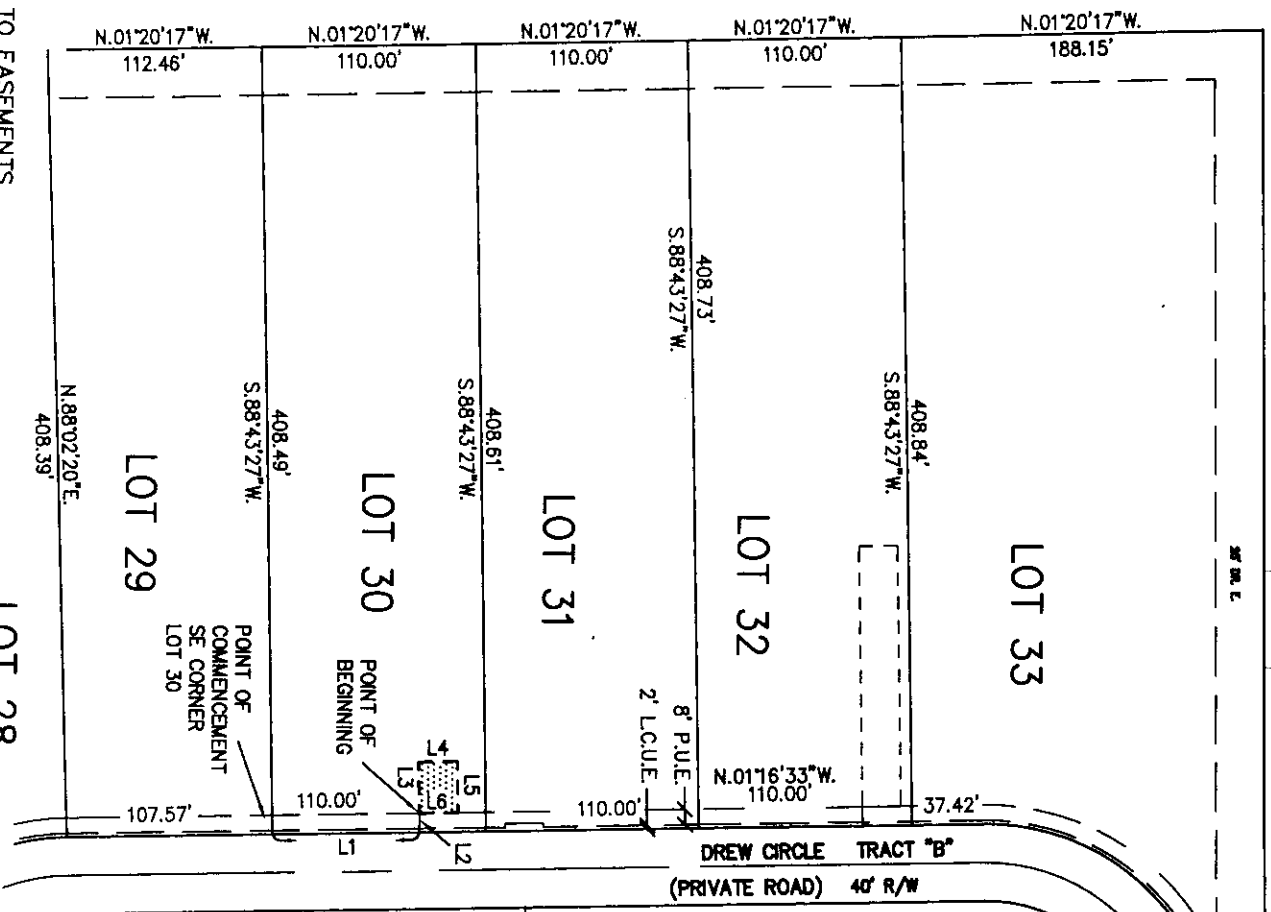
SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS OF WAY OF RECORD.

BEARINGS MENTIONED HEREIN ARE BASED ON THE NORTH LINE OF SECTION 8, TOWNSHIP 44 SOUTH, RANGE 26 EAST, BEING N.89°58'08"E.

REFER TO 8 1/2" X 11" SKETCH.  
GULF SHORE SURVEYING, INC.

  
TIM J. PUFAHL  
PROFESSIONAL SURVEYOR & MAPPER  
FLORIDA CERTIFICATE NUMBER 4666





**LINE TABLE**

Line	Bearing	Distance
L1	N.01°16'33"W.	75.57'
L2	S.88°43'27"W.	10.00'
L3	S.88°43'27"W.	26.63'
L4	N.01°16'33"W.	20.00'
L5	N.88°43'27"E.	26.63'
L6	S.01°16'33"E.	20.00'

**LEGEND**

LC.U.E. = LEE COUNTY  
UTILITY EASEMENT

P.U.E. = PUBLIC UTILITY  
EASEMENT

REFER TO 8 1/2" X 11" (LEGAL DESCRIPTION)  
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE ATTACHED SKETCH IS AN ACCURATE REPRESENTATION OF THE LANDS DESCRIBED HEREON, WAS PREPARED IN ACCORDANCE WITH THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING, CHAPTER 61G17-6 FAC, AND AS PREPARED UNDER THE DIRECT SUPERVISION OF THE UNDERSIGNED REGISTERED LAND SURVEYOR, IS TRUE AND CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELIEF.

DATE OF SIGNATURE: 05/25/05

*Tim J. [Signature]*  
TIM J. [Signature]  
PROFESSIONAL SURVEYOR AND MAPPER  
FLA. CERTIFICATE NO. 4666

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

SUBJECT TO EASEMENTS,  
RESTRICTIONS, RESERVATIONS, AND  
RIGHTS OF WAY OF RECORD.  
BEARINGS SHOWN HEREON ARE BASED ON PLAT OF ALICO COMMERCIAL AS  
RECORDED IN PLAT BOOK 75, PAGE 11 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

<b>JOB</b> <b>0463</b> <b>L02</b>	<b>SKETCH OF DESCRIPTION</b> (NOT A FIELD SURVEY) PART OF LOT 30 ALICO COMMERCIAL PARK LEE COUNTY, FLORIDA	DATE : 05/25/05 SCALE : 1" = 100' CADD : TP CHECK : TP FILE : 0463L02.DWG	<b>GULF SHORE SURVEYING, INC.</b> LICENSED BUSINESS NO. 6728 LEE COUNTY: 2112 S.E. 11TH STREET CAPE CORAL, FL 33990 (239) 458-2388 CHARLOTTE COUNTY: 30630 OIL WELL ROAD PUNTA GORDA, FL 33955 (941) 839-7800

TO: LEE COUNTY FINANCE DEPARTMENT

FROM: UTILITIES ENGINEERING  
(Department)  
SUE GULLEDGE

V#111463  
BS 20051020-UTL

A. AUTHORIZATION:

This transmittal authorizes the UTIL. ENGINEERING  
office to incur expenses for filing/record against:

Purchase Order # N/A for LATITE ROOFING OFFICE & WAREHOUSE  
project.  
ACCOUNT NO. OD5360748700.504930

ORIGINAL EASEMENT TO MINUTES AFTER RECORDING,  
WITH COPY TO SUE GULLEDGE, UTL.



SUE GULLEDGE  
7-21-05  
Signature Authorization

B. SERVICE RECEIVED:

RECORDING EASEMENT: STRUVE FLP

O. R. COPIES

PLAT COPIES

CASE # INDEX FEE

DESCRIPTION OF SERVICE RECORDING

AMOUNT OF FEE INCURRED \$

(date)

(DEPUTY CLERK)

(CUSTOMER) (DEPT.)

THIS FORM GOES TO CASHIER WITH REGULAR RECEIPT ATTACHED

C. INVOICE INFORMATION: (FOR CLERK'S DEPARTMENT ONLY)

REC'D

ENTERED

CUST. # 500283

INV. #

PLEASE REMIT TO: Clerk's Accounting  
P.O. BOX 2396  
FORT MYERS, FLORIDA 33902-2396