

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

Blue Sheet No. 20051294-UTL

1. Action Requested/Purpose:

Approve final acceptance by Resolution and recording of one (1) utility easement as a donation of one (1) fire line and one (1) water service serving *Crown of Life Lutheran Church* to provide potable water service, fire protection to this proposed place of worship. This is a Developer Contributed asset project located on the south side of Daniels Parkway approximately 1/2 mile east of US 41.


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:

Approval.

4. Departmental Category: 10 - **CIOA** **5. Meeting Date:** 10-11-2005


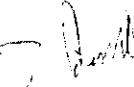

6. Agenda:	7. Requirement/Purpose (specify)	<input type="checkbox"/> Statute	8. Request Initiated
		<input type="checkbox"/> Ordinance	
		<input type="checkbox"/> Admin. Code	
		<input checked="" type="checkbox"/> Other	
		<input type="checkbox"/> Approval	
<input checked="" type="checkbox"/> Consent		Commissioner	 Public Works Utilities By: 9/15/05 Rick Diaz, P. E., Utilities Director
<input type="checkbox"/> Administrative		Department	
<input type="checkbox"/> Appeals		Division	
<input type="checkbox"/> Public		By:	
<input type="checkbox"/> Walk-On			

9. Background:

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.
 Sanitary sewer service is provided by an existing privately owned and maintained on-site wastewater collection system.
 100% of the connection fees have been paid.
 Funds are available for recording fees in account number OD5360748700.504930.

SECTION 24 TOWNSHIP 45S RANGE 24E 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.	
 J. Lavender Date: 9/22/05	N/A	N/A	P.O. T. Osterhout Date: 9/15	 S. Coovert Date: 9/22/05	Analyst P.M. 9/22/05	Risk OR 9/23/05	Grants 9/23/05	Mgr. 9/23/05	 J. Lavender Date: 9/22/05

11. Commission Action:

- Approved
- Deferred
- Denied
- Other

RECEIVED BY
 COUNTY ADMIN:
 9/22/05
 4:25
 COUNTY ADMIN
 FORWARDED TO: PL
 9/29/05
 [Signature]

RECVD: 9/22/05
 by CO. ATTY.
 3:30pm
 CO. ATTY.
 FORWARDED TO:
 Admin
 9/22/05



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.

0 1 2 3 4 5 6 7 8 9 0 1 2 3 4 5 6 7 8 9

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

2445240000002003A

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 BY:

CROWN OF LIFE EVANG. LUTHERAN CHURCH

Last

First

MI

Corporate Name (if applicable)

5820 DANIELS PKWY

FT. MYERS

FL

33912

Mailing Address

City

State

Zip Code Phone No.

4. Grantee (Buyer):

RICK DIAZ, P.E. UTIL. DIRECTOR

FOR LEE CO. BD. OF CO. COMMISSIONERS

Last

First

MI

Corporate Name (if applicable)

P. O. BOX 398

FT. MYERS

FL

33902

(2394798181

Mailing Address

City

State

Zip Code Phone No.

5. Date of Sale/Transfer ?

Sale/Transfer Price

10 /

/

2005

\$

\$10

. 00

Property Located In

Lee

Month

Day

Year

(Round to the nearest dollar.)

6. Type of Document

Contract/Agreement for Deed

Other

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

YES

NO

Warranty Deed

Quit Claim Deed

(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:

Residential

Commercial

Industrial

Agricultural

Institutional/Miscellaneous

Government

Vacant

Acreage

Timeshare

Mark (x) all that apply

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

\$

Cents

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

Under penalties of perjury, I declare that I have read the foregoing return and that the facts stated in it are true. If prepared by someone other than the taxpayer, his/her declaration is based on all information of which he/she has any knowledge.

Signature of Grantor or Grantee or Agent

Date

7/15/05

WARNING: FAILURE TO FILE THIS RETURN OR ALTERNATIVE FORM APPROVED BY THE DEPARTMENT OF REVENUE SHALL RESULT IN A PENALTY OF \$25.00 IN ADDITION TO ANY OTHER PENALTY IMPOSED BY THE REVENUE LAW OF FLORIDA

<p>To be completed by the Clerk of the Circuit Court's Office</p> <p>This copy to Property Appraiser</p> <p>O. R. Book and Page Number and File Number</p> <p>Date Recorded</p> <p>Month / Day / Year</p>	<p>Clerks Date Stamp</p>
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This copy to Property Appraiser



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

INET

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**

2445240000002003A

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 BY: CROWN OF LIFE EVANG. LUTHERAN CHURCH**

Last: **5820 DANIELS PKWY** First: **FT. MYERS** MI: **FL** Corporate Name (if applicable): **33912**

4. Grantee (Buyer): Mailing Address: **RICK DIAZ, P.E. UTIL. DIRECTOR** City: **FOR LEE CO. BD. OF CO. COMMISSIONERS** State: **FL** Zip Code: **33902** Phone No.: **(239) 4798181**

Last: **P. O. BOX 398** First: **FT. MYERS** MI: **FL** Corporate Name (if applicable): **33902 (239) 4798181**

5. Date of Sale/Transfer: **10** / **2005** \$ **\$10** . **00** Property Located In **46** County Code

Month Day Year (Round to the nearest dollar.)

6. Type of Document: Contract/Agreement for Deed Other 7. Are any mortgages on the property? If "Yes", outstanding mortgage balance: **0.00**

Warranty Deed Quit Claim Deed (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: 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 penalties of perjury, I declare that I have read the foregoing return and that the facts stated in it are true. If prepared by someone other than the taxpayer, his/her declaration is based on all information of which he/she has any knowledge.

Signature of Grantor or Grantee or Agent _____ Date **9/15/05**

WARNING: FAILURE TO FILE THIS RETURN OR ALTERNATIVE FORM APPROVED BY THE DEPARTMENT OF REVENUE SHALL RESULT IN A PENALTY OF \$25.00 IN ADDITION TO ANY OTHER PENALTY IMPOSED BY THE REVENUE LAW OF FLORIDA.

<p>To be completed by the Clerk of the Circuit Court's Office</p> <p align="center">This copy to Department of Revenue</p> <p>O. R. Book and Page Number and File Number</p> <p>Date Recorded _____</p> <p align="center">Month Day Year</p>	<p align="center">Clerks Date Stamp</p>
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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 "Crown of Life Evangelical Church of Ft. Myers, Florida, Inc.", owner of record, to make a contribution to Lee County Utilities of water facilities, (one fire line and one water service) serving "CROWN OF LIFE LUTHERAN CHURCH"; 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 **\$9,432.00** 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

COPY

LETTER OF COMPLETION

DATE: 9/7/2005

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** located at
Crown of Life Evangelical Lutheran Church of Ft. Myers, Florida, Inc.
(Name of Development/Project)

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,

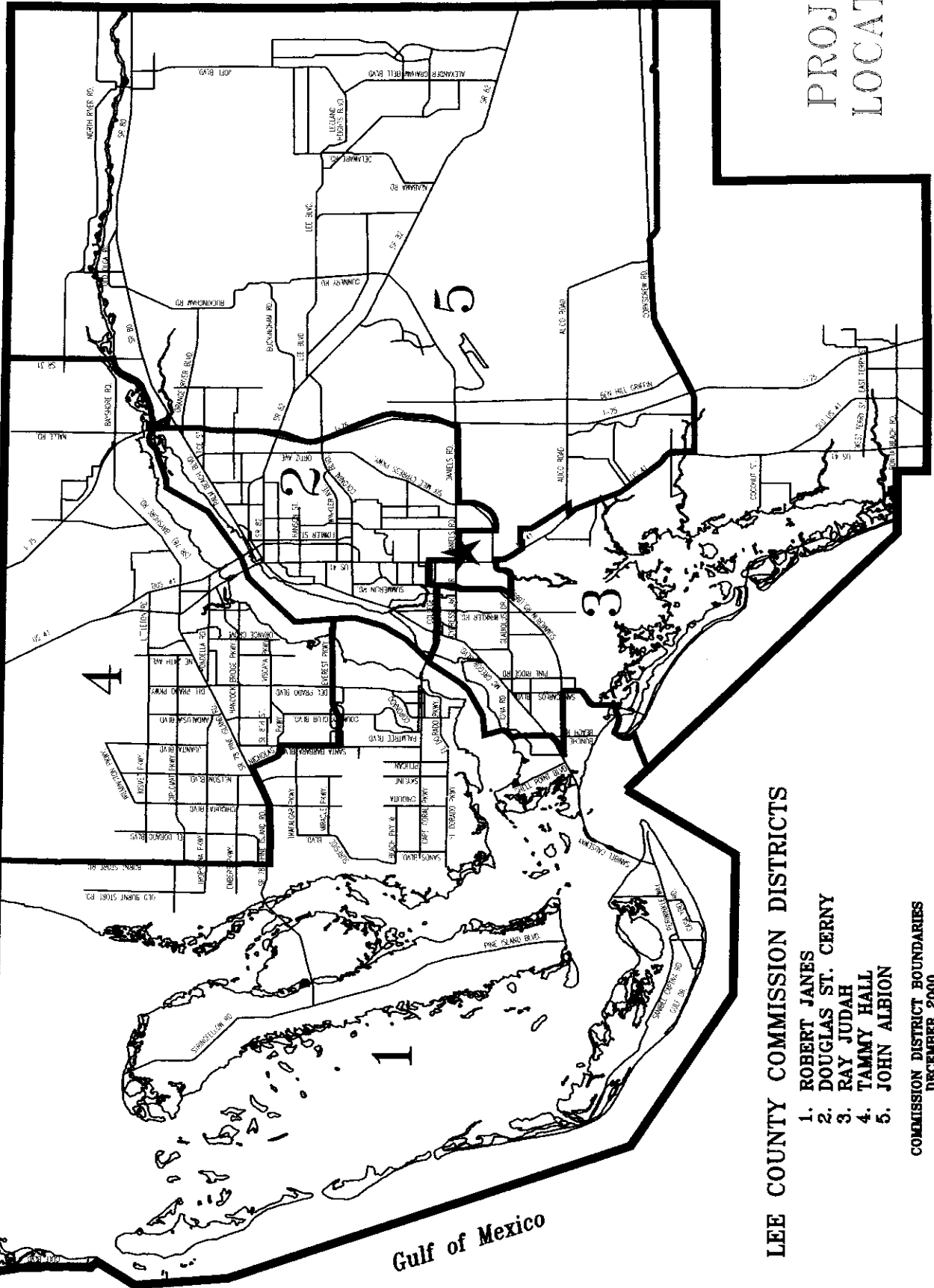
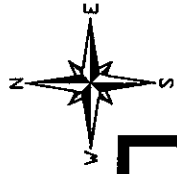
Coastal Engineering Consultants, Inc.
3106 S. Horseshoe Drive
Naples, FL 34104
(Owner or Name of Corporation/Firm)

Clayton R. Miller
(Signature)

Clayton R. Miller, P.E. 46972
Civil Engineering Manager
(Name and Title)

(Seal of Engineering Firm)

**CROWN OF LIFE LUTHERAN CHURCH
24-45-24-00-00002.0030
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 Crown of Life Lutheran Church 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.

Michael Sappah
(Name of Owner/Contractor)

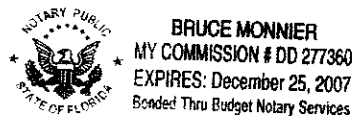
BY: *Michael Sappah*
(Signature of Owner/Contractor)

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 4 th day of AUG, 2005 by Michael Sappah who is personally known to me - _____, and who did not take an oath.

Notary Public Signature

Bruce Monnier
Printed Name of Notary Public



(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 Nine Thousand Four Hundred Thirty Two & 00/100's (\$9,432.00) hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished to Crown of Life Lutheran Church on the job of Crown of Life Lutheran Church to the following described property:

Crown of Life Lutheran Church
(Name of Development/Project)

5820 Daniels Parkway
(Location)

water distribution system
(Facilities Constructed)

24-45-24-00-00002-003A
(Strap # or Section, Township & Range)

Dated on: August 4, 2005

By: *Michael Sappah*
(Signature of Authorized Representative)

By: Michael Sappah
(Print Name of Authorized Representative)

Title: President

Phone #: (239)731-2333 Ext.

B.J. Enterprises, Inc.
(Name of Firm or Corporation)

8102 Grady Dr
(Address of Firm or Corporation)

N Fort Myers, FL 33917-
(City, State & Zip Of Firm Or Corporation)

Fax#: (239)731-2333

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 4th day of August, 2005 by Michael Sappah who is personally known to me - _____, and who did not take an oath.



(Notary Seal & Commission Number)

Bruce Monnier
(Notary Public Signature)

Bruce Monnier
(Printed Name of Notary Public)

CERTIFICATION OF CONTRIBUTORY ASSETS

PROJECT NAME: Crown of Life Lutheran Church

STRAP NUMBER: 24-45-24-00-00002-003A

LOCATION: 5820 Daniels Parkway

OWNER'S NAME: Crown of Life Lutheran Church

OWNER'S ADDRESS: 5820 Daniels Parkway

OWNER'S ADDRESS: Fort Myers, FL 33912-

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"x10"	1.0	LS	\$3,900.00	\$3,900.00
CL-50 DIP	10"	21.0	LF	\$42.00	\$882.00
ASSORTED FITTINGS	10"	2.0	EA	\$375.00	\$750.00
FIRE LINE UP TO AND INCL 1ST OS + Y VALVE	10"	1.0	LS	\$2,100.00	\$2,100.00
SINGLE WATER SERVICE/COMPLETE	2"	1.0	EA	\$1,800.00	\$1,800.00
TOTAL					\$9,432.00

(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 Michael Sappah
(Signature of Certifying Agent)

Michael Sappah President
(Name & Title of Certifying Agent)

B.J. Enterprises, Inc.
(Name of Firm or Corporation)

8102 Grady Dr
(Address of Firm or Corporation)

N Fort Myers, FL 33917 -

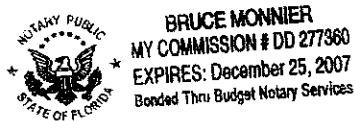
STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 4 th day of August, 2005 by Michael Sappah who is personally known to me - _____, and who did not take an oath.

Bruce Monnier
Notary Public Signature

Bruce Monnier
Printed Name of Notary Public

Notary Commission Number



(NOTARY SEAL)

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

Strap Number:

24-45-24-00-00002.003A

LCU 500283

THIS SPACE RESERVED FOR RECORDING

GRANT OF PERPETUAL PUBLIC UTILITY EASEMENT

THIS INDENTURE is made and entered into this ____ day of _____, by and between Crown of Life Evangelical Lutheran Church of Ft. Myers, Florida, Inc., 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.

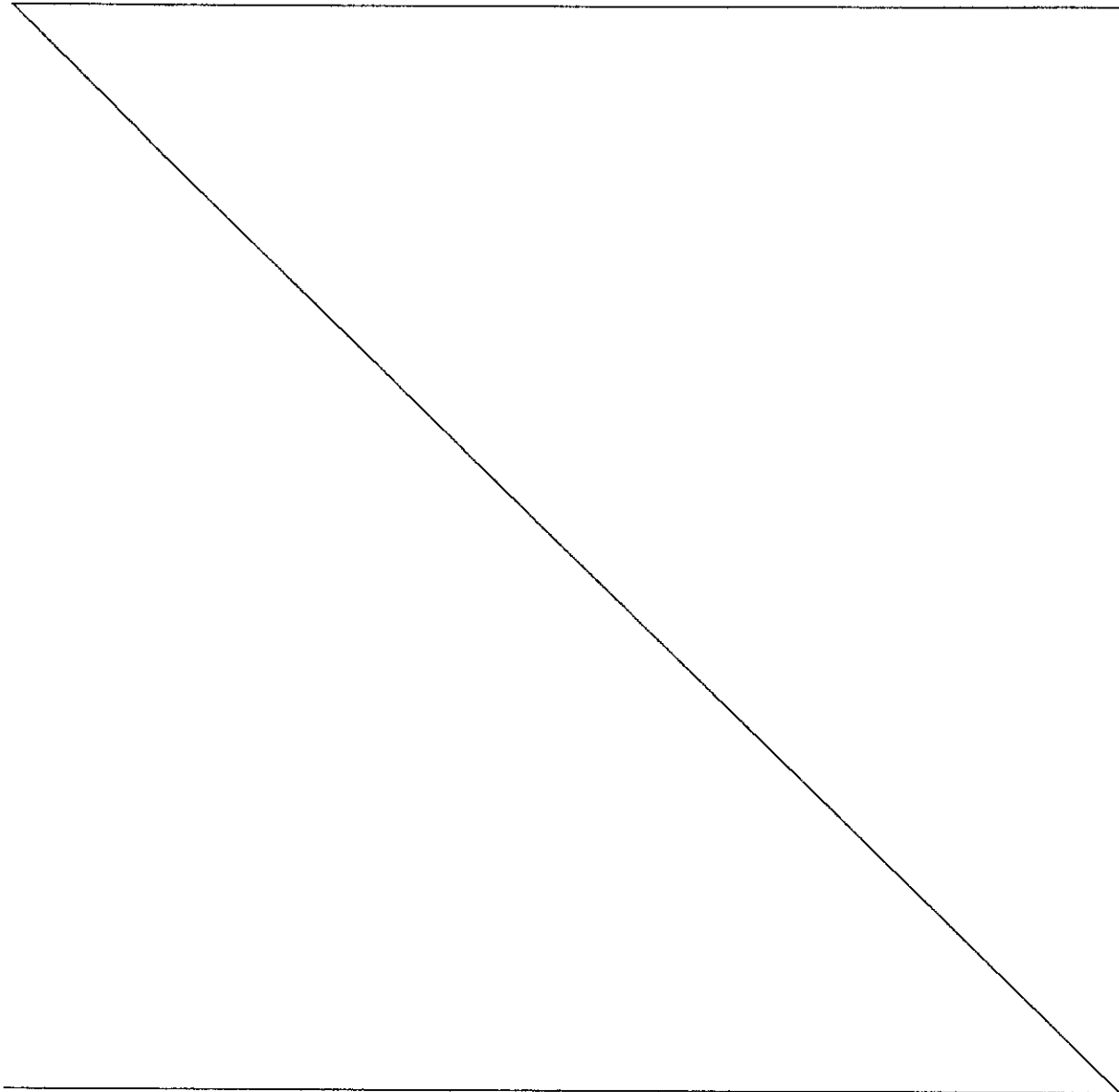
7. GRANTEE will be liable for money damages in tort for any injury to or loss of property, personal injury, or death caused by the negligent or wrongful act(s) or omission(s) of any official or employee of the GRANTEE while acting within the scope of the official's or employee's office or employment 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)



Mary Behrend

[1st Witness' Signature]

Mary Behrend

[Type or Print Name]

Lynn Donohue

[2nd Witness' Signature]

Lynn Donohue

[Type or Print Name]

BY:

Milan Pavlisin

[Signature Grantor's/Owner's]

MILAN PAVLISIN

[Type or Print Name]

PRESIDENT

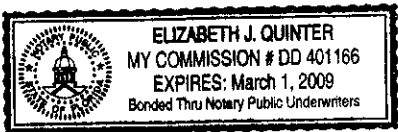
[Title]

STATE OF FLORIDA

COUNTY OF COLLIER

The foregoing instrument was signed and acknowledged before me this 13th day of September 2005 by Mel Pavlisin who produced the following as identification _____ or is personally know to me, and who did/did not take an oath.

[stamp or seal]



Elizabeth J. Quinter

[Signature of Notary]

ELIZABETH QUINTER

[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

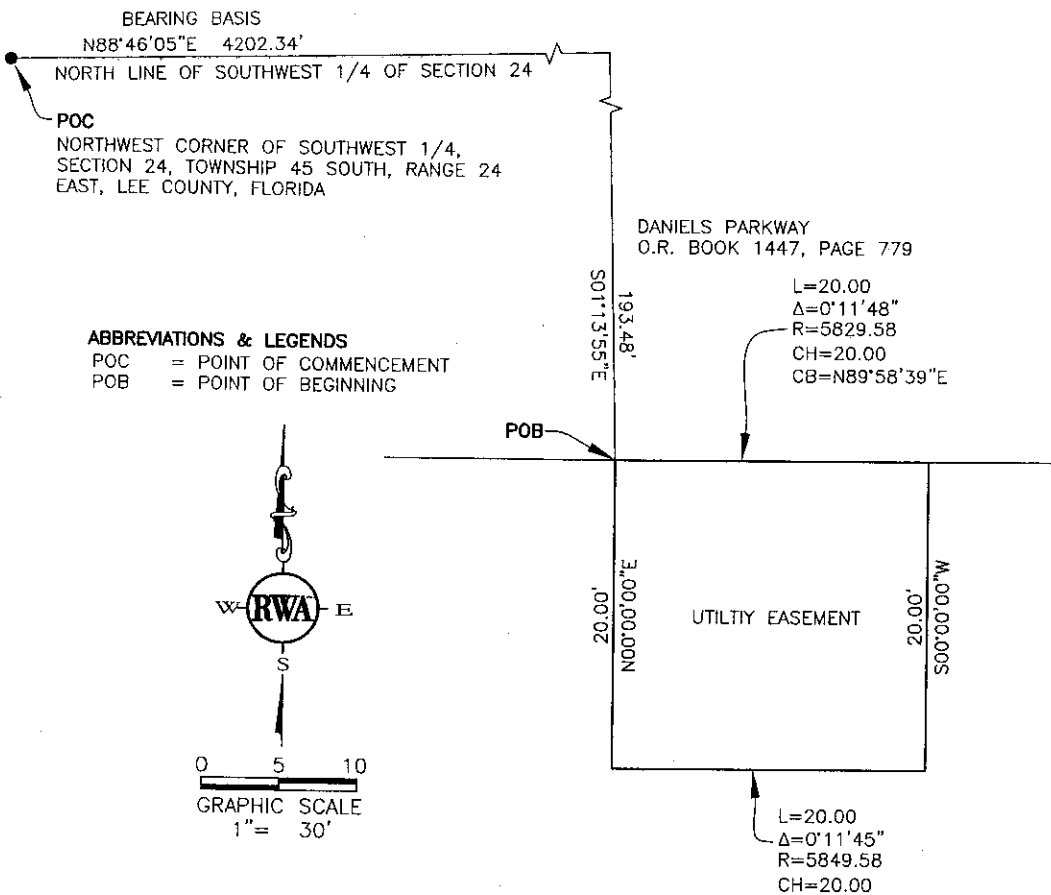
BY: _____
Chairman

APPROVED AS TO FORM

BY: _____
Office of the County Attorney

BS 20051294-UTL

THIS IS NOT A SURVEY



COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 24, TOWNSHIP 45 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA.
THENCE N.88°46'05"E., ALONG THE NORTH LINE OF SOUTHWEST 1/4 OF SECTION 24, FOR 4202.34 FEET;
THENCE S.01°13'55"E., FOR 193.48 FEET TO A POINT ON A CURVE TO THE LEFT AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED UTILITY EASEMENT:
THENCE EASTERLY 20.00 FEET ALONG THE ARC OF A CURVE HAVING A RADIUS OF 5829.58 FEET THROUGH A CENTRAL ANGLE OF 00°11'48", AND HAVING A CHORD BEARING OF N.89°58'39"E., FOR 20.00 FEET;
THENCE S.00°00'00"W., FOR 20.00 FEET TO A POINT ON A CURVE;
THENCE WESTERLY 20.00 FEET ALONG THE ARC OF A NON-TANGENTIAL CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 5,849.58 FEET THROUGH A CENTRAL ANGLE OF 00°11'45" AND BEING SUBTENDED BY A CHORD WHICH BEARS S.89°58'40"W. FOR 20.00 FEET;
THENCE N.00°00'00"E., FOR 20.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 400 SQUARE FEET OR 0.01 ACRES, MORE OR LESS

BEARINGS ARE BASED ON THE NORTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 24, TOWNSHIP 45 SOUTH, RANGE 24 EAST HAVING AN ASSUMED BEARING OF N.88°46'05"E.

BY: *[Signature]*
RICHARD V. NESTLER
PROFESSIONAL SURVEYOR AND MAPPER LS# 4786
DATE: 8/29/05

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

RWA INC.
Engineers,
Surveyors & Mappers,
Planners, Project Managers

1542 Carson Street
Fort Myers, Florida 33901
Phone: (239) 278-5224
FAX: (239) 278-5419
Florida Certificate of Authorization # 6952

DATE: 08-26-05	CLIENT: DEANGELIS DIAMOND CONSTRUCTION COMPANY
SCALE: 1"=30'	TITLE: SKETCH AND DESCRIPTION OF UTILITY EASEMENT
DRAWN BY: CAM	PROJECT NUMBER: 04-0074.03
CHECKED BY: DAM	SHEET NUMBER: 1 OF 1
SEC: TWP: RGE: 24 45S. 24E	FILE NUMBER: 0002

COPY