

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

**Blue Sheet No. 20070113-UTL**

**1. ACTION REQUESTED/PURPOSE:**

Developer Contributed Asset: Approve final acceptance, by Resolution and recording of one Utility Easement, as a donation of one 8" diameter fire line, one fire hydrant, and 24 water services, to provide water service and fire protection to *Alico Commercial Park, Lots 4-10*, a recently constructed commercial development. This is a Developer Contributed asset project located on the east side of Cam Court approximately 800' south of Alico Road.

**2. FUNDING SOURCE:** No funding required.

**3. WHAT ACTION ACCOMPLISHES:**

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

**4. MANAGEMENT RECOMMENDATION:** Approve.

<b>5. Departmental Category:</b> 10 - Utilities <span style="float:right; font-size: 1.5em;">C10F</span>		<b>6. Meeting Date:</b> FEB 13 2007
<b>7. Agenda:</b> <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Administrative <input type="checkbox"/> Appeals <input type="checkbox"/> Public <input type="checkbox"/> Walk-On	<b>8. Requirement/Purpose: (specify)</b>	
	Statute _____	
	Ordinance _____	
	Admin. Code _____	
	Other _____	
		<b>9. Request Initiated:</b> Commissioner _____ Department _____ Division _____ By: <i>Douglas L. Meurer</i> 1-25-2007 <b>Douglas L. Meurer, P.E., Director</b>

**10. Background:**

Fire lines, fire hydrants, and water services 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 Lee County Utilities via existing infrastructure located within the right-of-way of Cam Court.  
 Funds are available for recording fees in: Account No. OD5360748700.504930  
 (Util-Util Eng-Dep Clerk Fees for Recording & Filing)

SECTION 32    TOWNSHIP 45S    RANGE 25E    DISTRICT # 5    COMMISSIONER MANN

**11. Review for Scheduling:**

Department Director	Purchasing or Contracts	Human Res.	Other	County Attorney	Budget Services				County Manager/P.W. Director
					Analyst	Risk	Grants	Mgr.	
<i>J. Lavender</i> Date: 1-26-07	N/A Date:	N/A Date:	<i>T. Osterhout</i> Date: 1/24	<i>S. Coovert</i> Date: 1/29/07	<i>ew</i> 1-30-07	<i>MP</i> 1-30-07	<i>MP</i> 1/30/07	<i>MP</i> 1/30/07	<i>J. Lavender</i> Date: 1-26-07

**12. Commission Action:**

- \_\_\_\_\_ Approved
- \_\_\_\_\_ Deferred
- \_\_\_\_\_ Denied
- \_\_\_\_\_ Other

RECEIVED BY COUNTY ADMIN: <i>V</i> 4:30 MP
1/29 to EW
COUNTY ADMIN FORWARDED TO: <i>V</i> 11:00 MP
1/30 to PR

Rec. by CoAtty
Date: 1/29/07
Time: 11:50 AM
Forwarded To: 1/29/07 2:10 PM

RESOLUTION NO.

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

WHEREAS, it is the desire of "DOLPHIN INVESTMENTS AND PROPERTIES, INC.", owner of record, to make a contribution to Lee County Utilities of water facilities (one 8" diameter fire line, one hydrant, twenty-four water services, potable water, and fire protection), serving "ALICO COMMERCIAL PARK, LOTS 4-10"; 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 \$76,706.00 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 Bob Janes: \_\_\_\_\_ (1)
- Commissioner Brian Bigelow: \_\_\_\_\_ (2)
- Commissioner Ray Judah: \_\_\_\_\_ (3)
- Commissioner Tammara Hall: \_\_\_\_\_ (4)
- Commissioner Frank Mann: \_\_\_\_\_ (5)

DULY PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

ATTEST:  
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS  
OF LEE COUNTY, FLORIDA

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

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

APPROVED AS TO FORM

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

**BS 20070113-UTL**

**COPY**

LETTER OF COMPLETION

DATE: 1/17/2007

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

Gentlemen:

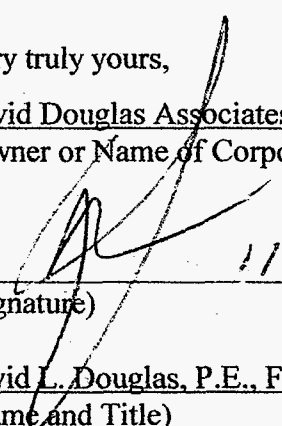
This is to certify that the **water service(s) , fire hydrant(s) and fire line up to and including 1st OS + Y valve(s)** located at **Alico Commercial Park-Lots 4-10**  
(Name of Development/Project)

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,

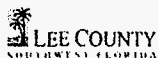
David Douglas Associates, Inc.  
(Owner or Name of Corporation/Firm)

  
\_\_\_\_\_  
(Signature)

1/17/07

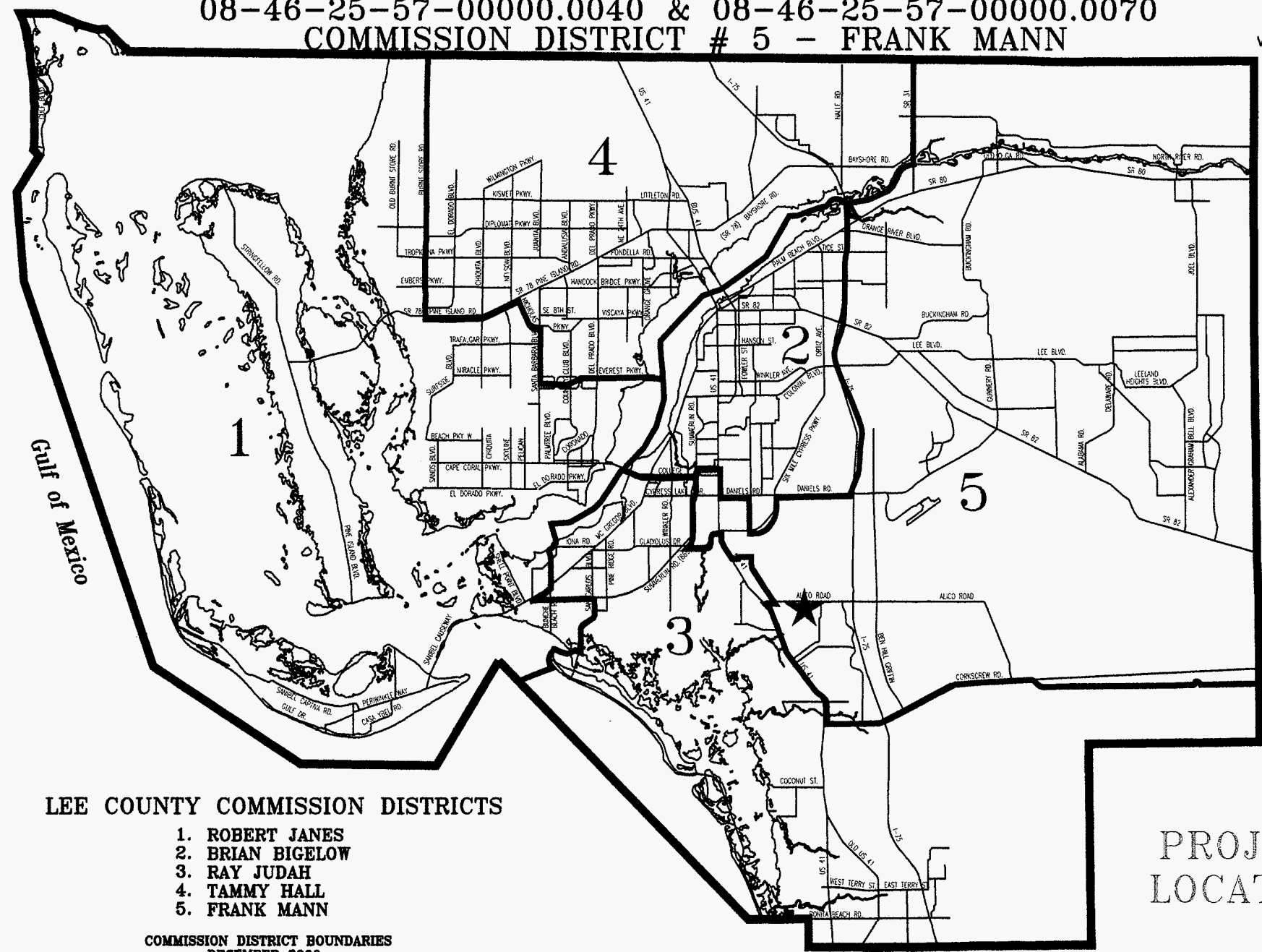
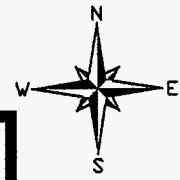
David L. Douglas, P.E., FL #34818  
(Name and Title)

(Seal of Engineering Firm)



(Forms - Letter of Completion - Revised 2004)

**ALICO COMMERCIAL PARK, LOTS 4-10**  
**08-46-25-57-00000.0040 & 08-46-25-57-00000.0070**  
**COMMISSION DISTRICT # 5 - FRANK MANN**



Gulf of Mexico

**LEE COUNTY COMMISSION DISTRICTS**

- 1. ROBERT JANES
- 2. BRIAN BIGELOW
- 3. RAY JUDAH
- 4. TAMMY HALL
- 5. FRANK MANN

COMMISSION DISTRICT BOUNDARIES  
 DECEMBER 2000

**COPY**

PROJECT  
 LOCATION

WAIVER AND RELEASE OF LIEN  
UPON FINAL PAYMENT

COPY

The undersigned lienor, in consideration of the final payment in the amount of SEVENTYSIX THOUSAND SEVEN HUNDRED SIX DOLLARS AND NO CENTS (\$76,706.00 ) hereby waives and releases its lien and right to claim a lien for labor, services, or materials furnished to DOLPHIN INVESTMENTS & PROPERTY, INC.. on the job of ALICO COMMERCIAL PARK, LOTS 4-10 to the following described property:

ALICO COMMERCIAL PARK, LOTS 4-10  
(Name of Development/Project)

CAM COURT FT. MYERS, FLORIDA  
(Location)

Dated on: November 6, 2006

By: [Signature]  
(Signature of Authorized Representative)

By: Thomas P. McKimm  
(Print Name of Authorized Representative)

Title: President

Phone #: (239)643-6449 Ext.

Water Distribution System

(Facilities Constructed)

0846255700000 , 0070 ,0040  
(Strap # or Section, Township & Range)

Florida State Underground  
(Name of Firm or Corporation)

4540 Domestic Avenue  
(Address of Firm or Corporation)

Naples, FL 34104-  
(City, State & Zip Of Firm Or Corporation)

Fax#: (239)643-6891

STATE OF FL )  
) SS:  
COUNTY OF Collier )

The foregoing instrument was signed and acknowledged before me this 6 th day of November, 2006 by Thomas P. McKimm who is personally known to me - \_\_\_\_\_, and who did not take an oath.

 Cathye VanKerschaever  
Commission # DD467293  
Expires September 19, 2009  
Bonded Troy Fain - Insurance, Inc 800-385-7019

(Notary Seal & Commission Number)

[Signature]  
(Notary Public Signature)

Cathye VanKerschaever  
(Printed Name of Notary Public)

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the water system of ALICO COMMERCIAL PARK, LOTS 4-10 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.

FLORIDA STATE UNDERGROUND, INC.

(Contractor/Company Name)

THOMAS P. MCKIMM, PRESIDENT

(Authorized Representative, Title)

BY: 

(Signature)

STATE OF FL )

) SS:

COUNTY OF COLLIER )

The foregoing instrument was signed and acknowledged before me this 6 th day of November, 2006 by Thomas P. McKimm who is personally known to me - \_\_\_\_\_, and who did not take an oath.

  
Notary Public Signature



Cathye VanKerschaever  
Printed Name of Notary Public

(Notary Seal & Commission Number)



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:

*[Handwritten Signature]*

(Signature of Certifying Agent)

Thomas P. McKimm, President  
(Name & Title of Certifying Agent)

Florida State Underground, Inc.  
(Name of Firm or Corporation)

4540 Domestic Ave.  
(Address of Firm or Corporation)

Naples, FL 34104 -

STATE OF FL )  
                          ) SS:  
COUNTY OF COLLIER )

The foregoing instrument was signed and acknowledged before me this 6 th day of November, 2006 by Thomas P. McKimm who is personally known to me - \_\_\_\_\_, and who did not take an oath.

*[Handwritten Signature]*  
Notary Public Signature

Cathye VanKerschaever  
Printed Name of Notary Public

\_\_\_\_\_  
Notary Commission Number

(NOTARY SEAL)









**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 08452557000000040; 0070**

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? →   
**EASEMENT: BS 20070113 DOLPHIN. INVESTMENTS PROPERTIES INC**

3. Grantor (Seller): Last **1616-102 W CAPE CORAL PKWY** First **CAPE CORAL** MI **FL** Corporate Name (if applicable) **33914**

4. Grantee (Buyer): Mailing Address **THOM OSTERHOUT** City **AS AGENT: FT. MYERS** State **FL** Zip Code **33902** Phone No. **2394798181**

5. Date of Sale/Transfer: **02 13 2007** Sale/Transfer Price: **\$ 10** Property Located In: **00 46** County Code: **46**

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

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  \$ **0.00**

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/her has any knowledge.  
Signature of Grantor or Grantee or Agent Alan O... Date 1/24/07

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.

To be completed by the Clerk of the Circuit Court's Office	Clerks Date Stamp
<b>This copy to Department of Revenue</b>	
O. R. Book and Page Number and File Number	
Date Recorded	

**This copy to Department of Revenue**

**TO: RECORDERS OFFICE**

**PLEASE PUT MY NAME ON THE ATTENTION LINE:**

***Sue Gulledge***

**CHARGE TO: LEE COUNTY UTILITIES -  
LCU 500283**

**ACCOUNT NO. OD5360748700.504930**

**THANK YOU.**

**FOR UTILITIES USE ONLY:**

**BLUE SHEET NO. 20070113-UTL**

**PROJECT NAME: ALICO COMMERCIAL PARK,  
LOTS 4-10**

**EASEMENT NAME: DOLPHIN INVESTMENTS AND  
PROPERTIES, INC.**

**TYPING BY: *Jeanette Cruz***

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

Strap Number(s):

**08-46-25-57-00000.0040**  
**08-46-25-57-00000.0070**

**LCU 500283**

(THIS SPACE RESERVED FOR RECORDING)

**GRANT OF PERPETUAL PUBLIC UTILITY EASEMENT**

THIS INDENTURE is made and entered into this \_\_\_\_ day of \_\_\_\_\_ 2007, by and between "DOLPHIN INVESTMENTS AND PROPERTIES, INC." Owner, hereinafter referred to as GRANTOR(S), and "LEE COUNTY", a political subdivision 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.

**BS 20070113-UTL**



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.

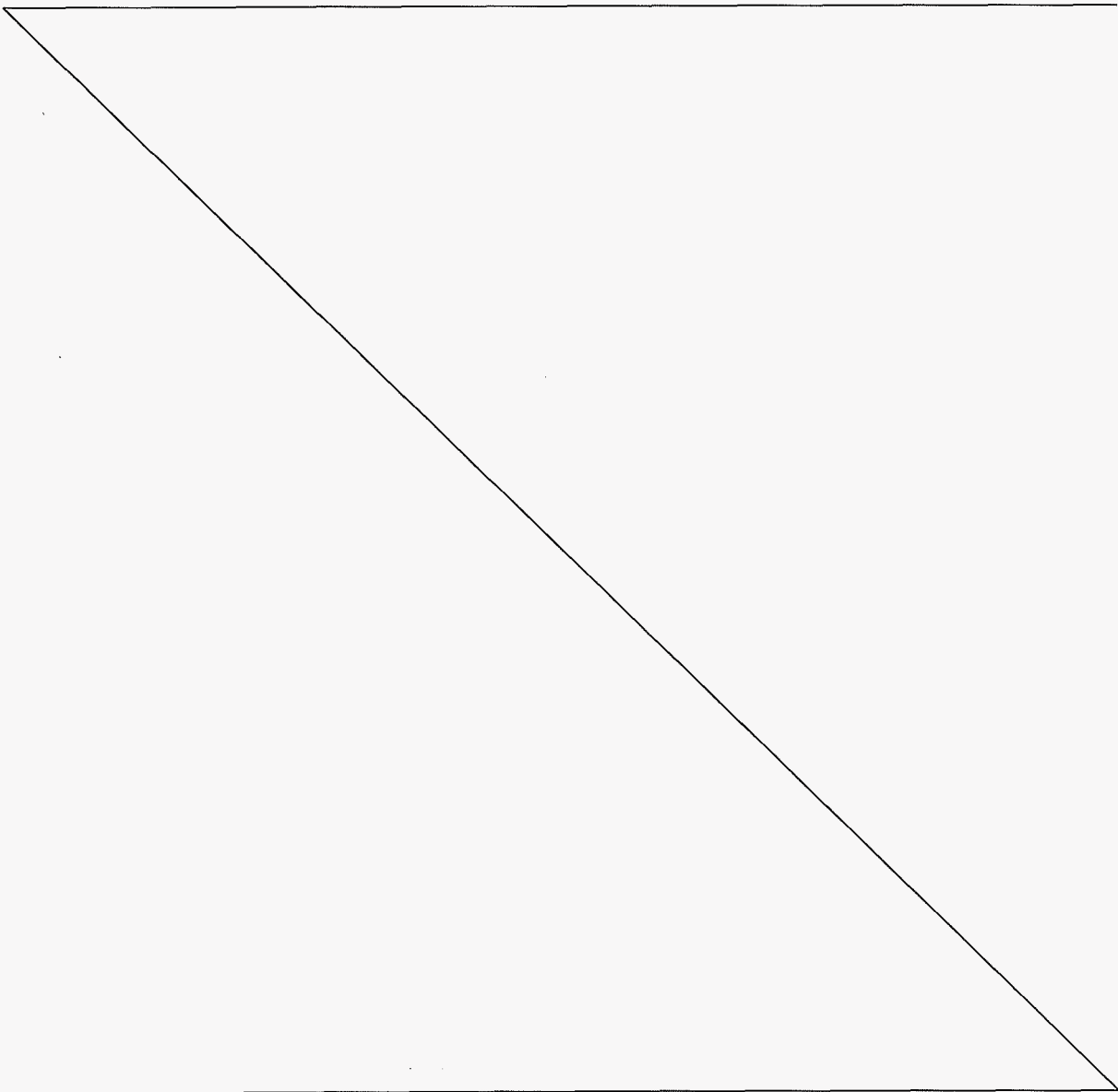
7. GRANTEE will be liable for money damages in tort for any injury to or loss of property, personal injury, or death caused by the negligent or wrongful act(s) or omission(s) of any official or employee of the GRANTEE while acting within the scope of the official's or employee's office or employment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

Isabel Cortado

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

Isabel Cortado

[Type or Print Name]

Ramon Garcia

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

Ramon Garcia

[Type or Print Name]

BY:

Joseph Rcycs

[Signature Grantor's/Owner's]

Joseph Rcycs

[Type or Print Name]

President

[Title]

STATE OF FLORIDA

COUNTY OF Lee

The foregoing instrument was signed and acknowledged before me this 28 day of Nov 2006 by Joseph Rcycs who produced the following as identification \_\_\_\_\_ or is personally know to me, and who ~~did~~ not take an oath.

[stamp or seal]

Raul Reyes

[Signature of Notary]

Raul Reyes

[Typed or Printed Name]



Raul Reyes  
My Commission DD288531  
Expires February 27, 2008

Approved and accepted for and on behalf of Lee County, Florida, this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

ATTEST:  
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS  
OF LEE COUNTY, FLORIDA

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

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

APPROVED AS TO FORM

BY: \_\_\_\_\_  
Office of the County Attorney  
Scott S. Coover, Esquire





# GULF SHORE SURVEYING, INC.

02-0129  
JS/LW/SB

TIM J. PUF AHL, 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

NOVEMBER 21, 2006  
JOB NUMBER: 0653  
FILE: 0653L01.LGL

## DESCRIPTION


A TRACT OR PARCEL OF LAND BEING PART OF LOT 4 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.

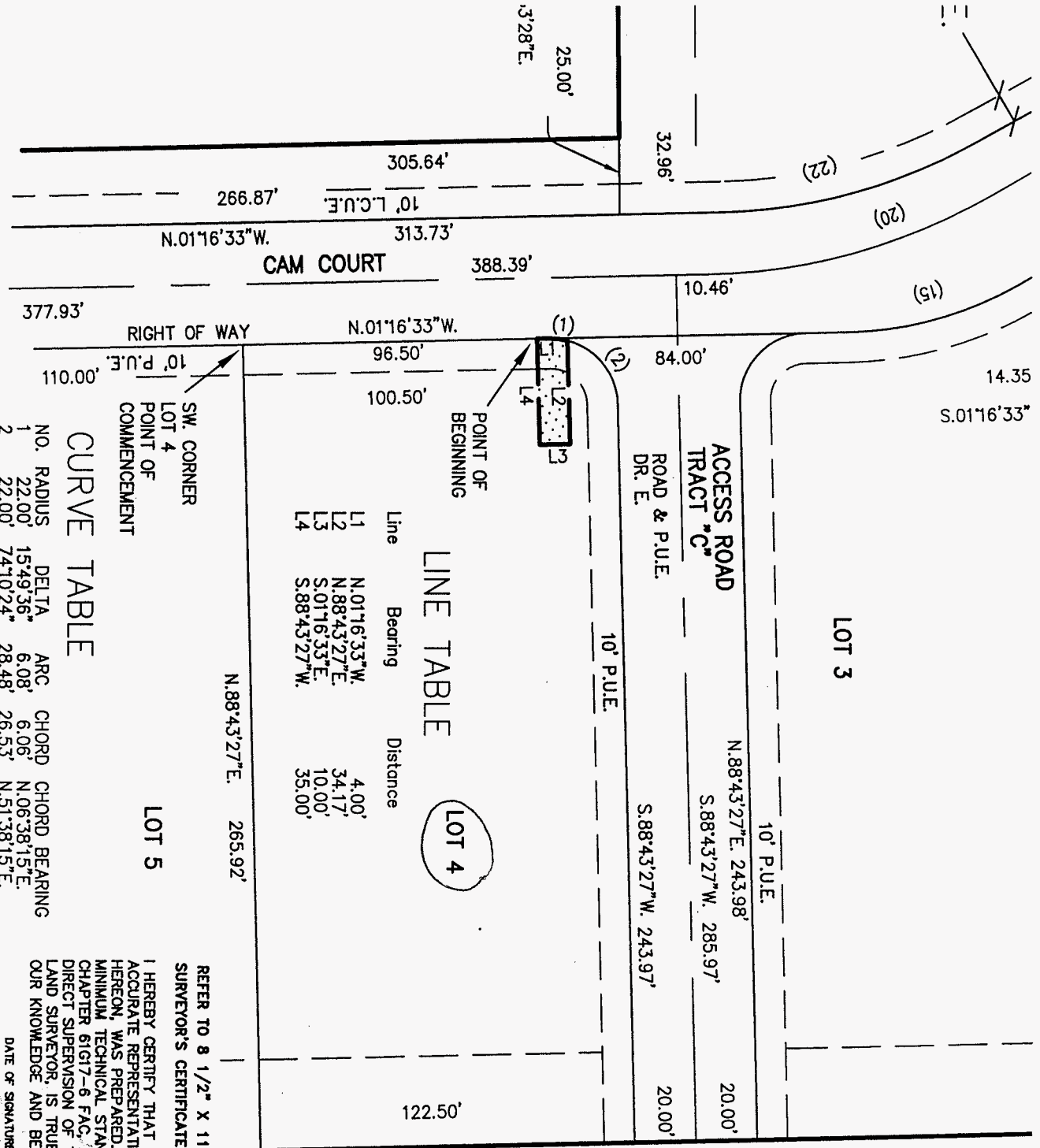
COMMENCE AT THE SOUTHWEST CORNER OF LOT 4 OF SAID ALICO COMMERCIAL PARK; THENCE N.01°16'33"W. FOR 96.50 FEET ALONG THE EASTERLY RIGHT OF WAY OF CAM COURT TO THE POINT OF BEGINNING; THENCE CONTINUE N.01°16'33"W. FOR 4.00 FEET TO A POINT OF CURVATURE OF A CURVE TO THE RIGHT, RADIUS 22.00 FEET, CENTRAL ANGLE 15°49'36"; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE FOR 6.08 FEET; THENCE N.88°43'27"E. FOR 34.17 FEET; THENCE S.01°16'33"E. FOR 10.00 FEET; THENCE S.88°43'27"W. FOR 35.00 FEET TO THE EASTERLY RIGHT OF WAY OF CAM COURT AND TO THE POINT OF BEGINNING.

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

BEARINGS MENTIONED HEREIN ARE BASED ON THE PLAT OF ALICO COMMERCIAL PARK AS RECORDED IN PLAT BOOK 75, PAGE 11 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

 11/22/06  
TIM J. PUF AHL  
PROFESSIONAL SURVEYOR & MAPPER  
FLORIDA CERTIFICATE NUMBER 4666



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.

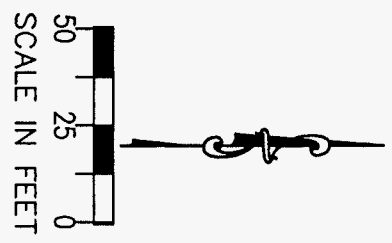
REFER TO 8 1/2" X 11" (LEGAL DESCRIPTION) SURVEYOR'S CERTIFICATE

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: 11/21/06

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

THE L. RUFUS... PROFESSIONAL SURVEYOR AND MAPPER FLA. CERTIFICATE NO. 4886



<b>JOB</b> <b>0653</b> <b>L01</b>	SKETCH OF DESCRIPTION (NOT A FIELD SURVEY) PART OF LOT 4 ALICO COMMERCIAL PARK LEE COUNTY, FLORIDA	DATE : 11/21/06 SCALE : 1" = 50' CADD : TP CHECK : TP FILE : 0653L01.DWG	<b>GULF SHORE SURVEYING, INC.</b> LICENSED BUSINESS NO. 6729 LEE COUNTY: 2112 S.E. 11TH STREET CAPE CORAL, FL 33990 (239) 458-2388 CHARLOTTE COUNTY: 30930 OIL WELL ROAD PUNTA GORDA, FL 33955 (941) 639-7800
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# 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.  
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NOVEMBER 21, 2006  
JOB NUMBER: 0653  
FILE: 0653L02.LGL

## DESCRIPTION

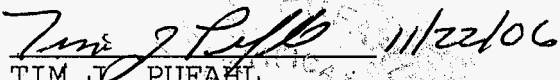
A TRACT OR PARCEL OF LAND BEING PART OF LOT 7 ALICO COMMERCIAL PARK, A SUBDIVISION LYING IN SECTION 8, TOWNSHIP 46 SOUTH, RANGE 25 EAST AND RECORDED IN PLAT BOOK 75, PAGES 11 THROUGH 13 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

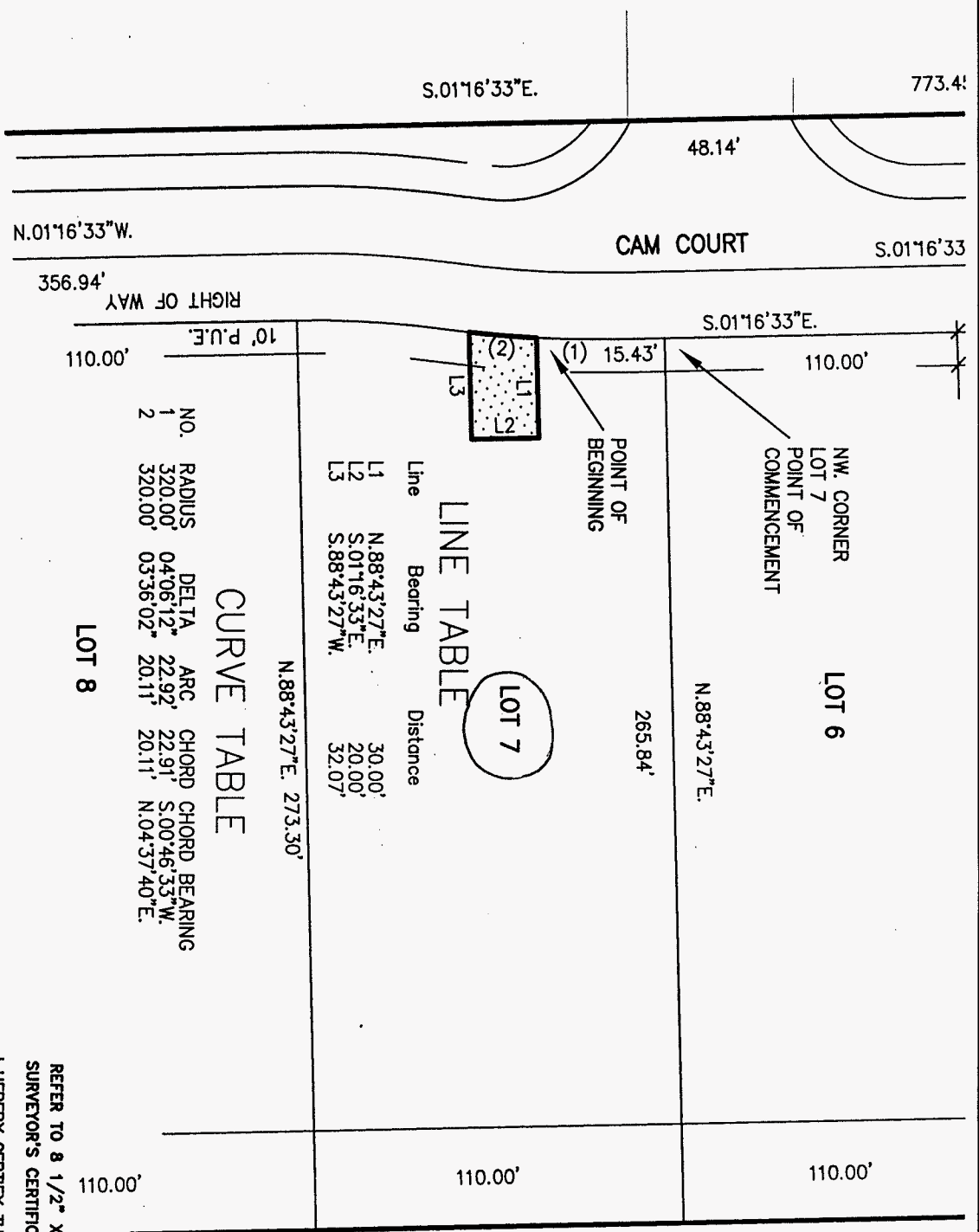
COMMENCE AT THE NORTHWEST CORNER OF LOT 7 OF SAID ALICO COMMERCIAL PARK; THENCE S.01°16'33"E. FOR 15.43 FEET ALONG THE EASTERLY RIGHT OF WAY OF CAM COURT TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, RADIUS 320.00 FEET, CENTRAL ANGLE 04°06'12"; THENCE SOUTHERLY ALONG THE EASTERLY RIGHT OF WAY OF CAM COURT AND ALONG THE ARC OF SAID CURVE FOR 22.92 FEET TO THE POINT OF BEGINNING. THENCE N.88°43'27"E. FOR 30.00 FEET; THENCE S.01°16'33"E. FOR 20.00 FEET; THENCE S.88°43'27"W. FOR 32.07 FEET TO THE EASTERLY RIGHT OF WAY OF CAM COURT AND A POINT ON A CURVE BEING THE SAME AS MENTIONED ABOVE, RADIUS 320.00 FEET, CENTRAL ANGLE 03°36'02", CHORD 20.11 FEET, CHORD BEARING N.04°37'40"E.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE AND THE EASTERLY RIGHT OF WAY OF CAM COURT TO THE POINT OF BEGINNING.

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

BEARINGS MENTIONED HEREIN ARE BASED ON THE PLAT OF ALICO COMMERCIAL PARK AS RECORDED IN PLAT BOOK 75, PAGE 11 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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.88°43'27"E.	30.00'
L2	S.01°16'33"E.	20.00'
L3	S.88°43'27"W.	32.07'

**CURVE TABLE**

NO.	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
1	320.00'	04°06'12"	22.92'	22.91'	S.00°46'33"W.
2	320.00'	03°36'02"	20.11'	20.11'	N.04°37'40"E.

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.

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.

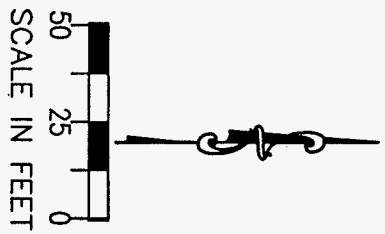
DATE OF SIGNATURE: 11/22/06

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

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

THE L. PUESAT SURVEYOR AND MAPPER  
 PROFESSIONAL SURVEYOR AND MAPPER  
 FLA. CERTIFICATE NO. 4666

*James P. Poesat*



**JOB**  
 0653  
 L02

SKETCH OF DESCRIPTION  
 (NOT A FIELD SURVEY)  
 PART OF LOT 7  
 ALICO COMMERCIAL PARK  
 LEE COUNTY, FLORIDA

DATE : 11/21/06  
 SCALE : 1" = 50'  
 CADD : TP  
 CHECK : TP  
 FILE : 0653L02.DWG

**GULF SHORE SURVEYING, INC.**  
 LICENSED BUSINESS NO. 6729  
 LEE COUNTY: 2112 S.E. 11TH STREET CAPE CORAL, FL. 33909 (239) 458-2388  
 CHARLOTTE COUNTY: 30930 OIL WELL ROAD PUNTA GORDA, FL. 33955 (941) 639-7800