

Parcel No: 232802-018500-000403

This instrument was prepared by or under the direction of:

Tom Mattiacci

City of Lakeland Water Utilities Department

501 E. Lemon Street

Lakeland, Florida, 33801

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Space above this line for recording information

### **EASEMENT**

**THIS EASEMENT** is made this \_\_\_\_\_ day of \_\_\_\_\_. 2024 between the **POLK REGIONAL WATER COOPERATIVE**, an independent special district under the laws of Florida, whose address is 330 West Church Street, Bartow, Florida 33831, "Grantor," and the **CITY OF LAKELAND**, a Florida municipal corporation, whose address is 228 South Massachusetts Avenue, Lakeland, Florida 33801, "Grantee."

### **WITNESSETH**

That the Grantor, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby grants to the Grantee, its successors and assigns, a non-exclusive perpetual easement and right-of-way for the purposes of ingress/egress, clearing, excavating, constructing, operating and maintaining public electric utilities in, upon, over, and through the following-described lands in the County of Polk, State of Florida to wit.

### **See Exhibit "A"**

IT IS EXPRESSLY COVENANTED AND AGREED that this easement does in no way convey the fee simple title to this property but is only an easement for the use thereof for the purposes herein stated.

Grantor covenants with Grantee that it is lawfully seized of said lands and that it has good and right and lawful authority to grant this easement.

**IN WITNESS WHEREOF**, the said Grantor has caused these presents to be executed in its name by its proper officers thereunto duly authorized on the date first written above.

SIGNATURES ARE ON THE FOLLOWING PAGE.

Parcel No: 232802-018500-000403

Attest:

Polk Regional Water Cooperative  
A Florida Independent Special District

By: \_\_\_\_\_  
Mac Fuller, Secretary

By: \_\_\_\_\_  
H. William Mutz, Chair

330 W. Church Street  
Bartow, Florida, 33831

Approved as to form and correctness:

By: \_\_\_\_\_  
Edward P. de la Parte  
Legal Counsel

**STATE OF FLORIDA  
COUNTY OF POLK**

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this \_\_\_\_\_ day of \_\_\_\_\_, 2024, by George Lindsey, Chair of the Polk Regional Water Cooperative on behalf of the Polk Regional Water Cooperative who ☐ is personally known to me or ☐ has produced \_\_\_\_\_ as identification.

(AFFIX NOTARY SEAL)

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
Print Name

My Commission Expires \_\_\_\_\_

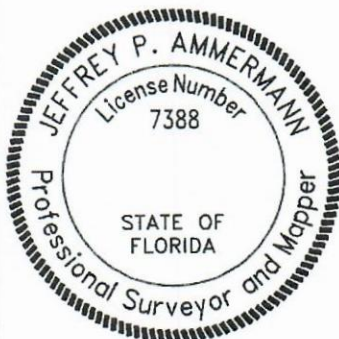
**DESCRIPTION****DESCRIPTION:**

A parcel of land being a portion of Lot 4, Section 2, Township 28 South, Range 23 East, as shown on WEBSTER & OMOHUNDRO EST. LANDS, as recorded in Plat Book 3, Page 81, Public Records of Polk County, Florida, being described as follows:

COMMENCE at the Southeast corner of said Section 2; thence North 00°15'54" West, along the East line of said Section 2, a distance of 1,318.36 feet to the Southeast corner of the Northeast 1/4 of said Southeast 1/4, also being the Southeast corner of Lot 5, WEBSTER & OMOHUNDRO EST. LANDS, as recorded in Plat Book 3, Page 81, Public Records of Polk County, Florida; thence South 89°53'23" West, along the South line of said Northeast 1/4 of the Southeast 1/4, also being the South line of said Lot 5, a distance of 33.00 feet to the West right-of-way line of Providence Road as shown on the Florida Department of Transportation Right-of-Way Map Section 16780-2150 for the POINT OF BEGINNING; thence South 00°15'54" East, along said West right-of-way line, 29.31 feet; thence South 89°44'06" West, along said West right-of-way line, 2.00 feet; thence South 00°15'54" East, along said West right-of-way line, 15.29 feet to a line being 50.00 feet South of and parallel with the South line of the North 653.90 feet of the South 1/2 of said Northeast 1/4 of the Southeast 1/4; thence South 89°54'35" West, along said line, 400.00 feet; thence North 00°15'54" West, 44.47 feet to said South line of said Northeast 1/4 of the Southeast 1/4, also being the South line of said Lot 5; thence North 89°53'23" East, along said South line, 205.00 feet to the West line of the East 230.00 feet of the South 1/2 of the Northeast 1/4 of the Southeast 1/4 of said Section 2; thence North 00°15'54" West, along said West line, 5.46 feet to the South line of the North 653.90 feet of the South 1/2 of said Northeast 1/4 of the Southeast 1/4; thence North 89°54'35" East, along said South line, 197.00 feet to said West right-of-way line of Providence Road; thence South 00°15'54" East, along said West right-of-way line, 5.39 feet to the POINT OF BEGINNING. Said parcel containing 18,943 square feet, more or less.

**CERTIFICATION:**

I hereby certify that this Description with Sketch was made under my direction and was made in accordance with Standards of Practice adopted by the State of Florida Department of Agriculture and Consumer Services, Board of Professional Surveyors and Mappers, Chapter 5J-17 of the Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.



**Jeffrey P  
Ammermann**

JEFFREY P. AMMERMAN, P.S.M.  
FLORIDA REGISTRATION PSM 7388  
JAMMERMAN@CHASTAINSKILLMAN.COM  
THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY THE ABOVE  
SURVEYOR ON THE DATE ADJACENT TO SEAL. ANY SIGNATURE MUST BE  
VERIFIED ON ANY ELECTRONIC COPIES. PRINTED COPIES OF THIS DOCUMENT  
ARE NOT CONSIDERED VALID WITHOUT A RAISED SEAL.

Digitally signed by  
Jeffrey P Ammermann  
Date: 2024.01.26  
12:06:03 -05'00'

**SHEET 1 OF 2**  
SEE SHEET 2 FOR  
DESCRIPTION SKETCH, LEGEND,  
AND SURVEYOR'S NOTES

PREPARED BY: CHASTAIN-SKILLMAN, INC. - 205 EAST ORANGE STREET SUITE #110  
LAKELAND, FLORIDA 33801 - (863) 646-1402 - LB 262

10135.03

DRAWN BY: S. CHILDS

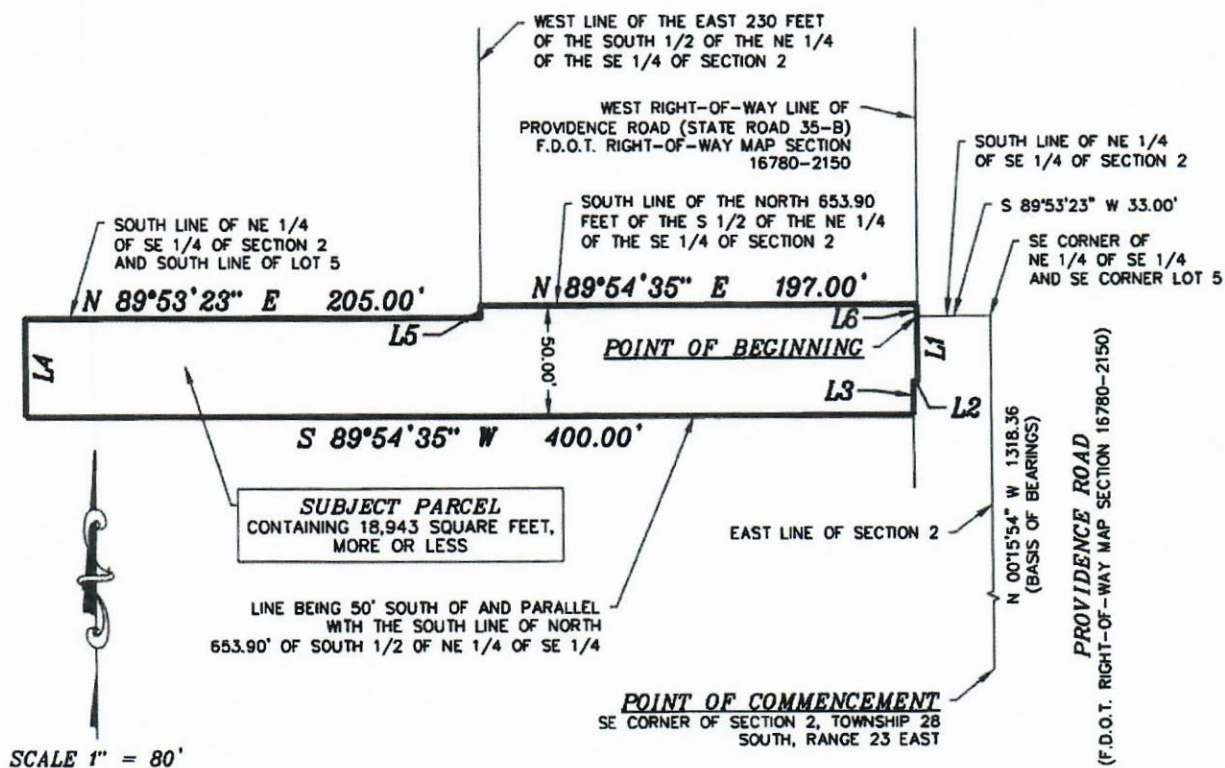
FIELD BOOK: — PAGE: —

DATE: 01/26/2024

SHEET NO. V-01



## DESCRIPTION SKETCH

SURVEYOR'S NOTES:

- 1) This is not a boundary survey.
- 2) Bearings are based on the East line of Section 2, Township 28 South, Range 23 East, Polk County, Florida, being North 00°15'54" West.
- 3) See sheet 1 of 2 for description, certifications, and Surveyor's signature.

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S 00°15'54" E	29.31'
L2	S 89°44'06" W	2.00'
L3	S 00°15'54" E	15.29'
L4	N 00°15'54" W	44.47'
L5	N 00°15'54" W	5.46'
L6	S 00°15'54" E	5.39'

SHEET 2 OF 2

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DRAWN BY: S. CHILDS

FIELD BOOK: — PAGE: —

DATE: 01/26/2024

SHEET NO. V-02