



North

Subject Area

Section 25,
Township 28 South,
Range 22 East
(Hillsborough County)



**SECTION 25, TOWNSHIP 28 SOUTH, RANGE 22 EAST
(Hillsborough County)**



This instrument prepared under the direction of:
R. Wade Allen, Director
Real Estate Services
P.O. Box 9005, Drawer RE-01
Bartow, FL 33831-9005
By: Scott C. Lowery

Parent Parcel No.: P-25-28-22-D3C-000000-00001.0
(Hillsborough County)

PARTIAL RELEASE OF EASEMENT

THIS PARTIAL RELEASE OF EASEMENT, made this 7th day of April, 2026, by POLK COUNTY, a political subdivision of the State of Florida ("County"), whose mailing address is P.O. Box 988, Bartow, Florida 33831-0988.

WITNESSETH:

WHEREAS, on the 24th day of July, 1986, Agri-Leis Corporation, a Florida corporation, granted to the County a Drainage Easement which was subsequently recorded in Official Record Book 4916, at Pages 1957 and 1958, Public Records of Hillsborough County and in O.R. Book 2446, at Pages 1283 and 1284, Public Records of Polk County, Florida ("Easement"), in conjunction with a roadway identified as County Line Road; and

WHEREAS, the current owner of a property identified as Parcel ID Number P-25-28-22-D3C-000000-00001.0 in Hillsborough County, CLF One, LLC ("Owner"), is in the process of developing the property which is part of a plat known as County Line Business Park as recorded in Plat Book 145, at Pages 240 through 263, Public Records of Hillsborough County, Florida; and

WHEREAS, the Owner has requested the release of that portion of the Easement lying within, and encumbering, Lot 1 of said plat in order to accommodate its planned development; and

WHEREAS, the County has determined that the drainage associated with the portion of the Easement lying within said Lot 1 is being accommodated by the new development and is no longer needed.

NOW, THEREFORE, the County hereby releases and abandons the lands as more particularly described in Exhibit "A", attached hereto and made a part hereof, from the Easement. Provided always, nevertheless, that nothing herein contained shall in anyway impair, alter or diminish the effect or encumbrance of the Easement on the remaining part of the premises contained in the Easement, which is not hereby released therefrom, or any of the rights and remedies of the holder thereof. The intention being to release only the lands described in Exhibit "A" from the Easement.

[signatures and acknowledgements follow on next page]

IN WITNESS WHEREOF, the County has executed this Partial Release of Easement as of the date first set forth above.

WITNESSES:

COUNTY:

POLK COUNTY, a political subdivision of the State of Florida

Print Name: _____
Address: _____

By: _____
Martha Santiago, Ed.D., Chair
Board of County Commissioners

Print Name: _____
Address: _____

STATE OF FLORIDA)
) ss:
COUNTY OF POLK)

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this _____ day of April, 2026, by Martha Santiago, Ed.D., as Chair of the Board of County Commissioner of Polk County, a political subdivision of the State of Florida, on behalf of said entity. She is personally known to me or who has produced _____ as identification.

[NOTARY SEAL]

Notary Public, State of Florida
Printed Name: _____
My Commission Expires: _____

Exhibit "A"

That portion of the lands described in that certain Drainage Easement recorded in O.R. Book 4916, at Pages 1957 and 1958, Public Records of Hillsborough County, Florida and in O.R. Book 2446, at Pages 1283 and 1284, Public Records of Polk County, Florida lying within Lot 1, COUNTY LINE BUSINESS PARK, according to the map or plat thereof recorded in Plat Book 145, at Pages 240 through 263, inclusive, Public Records of Hillsborough County, Florida.