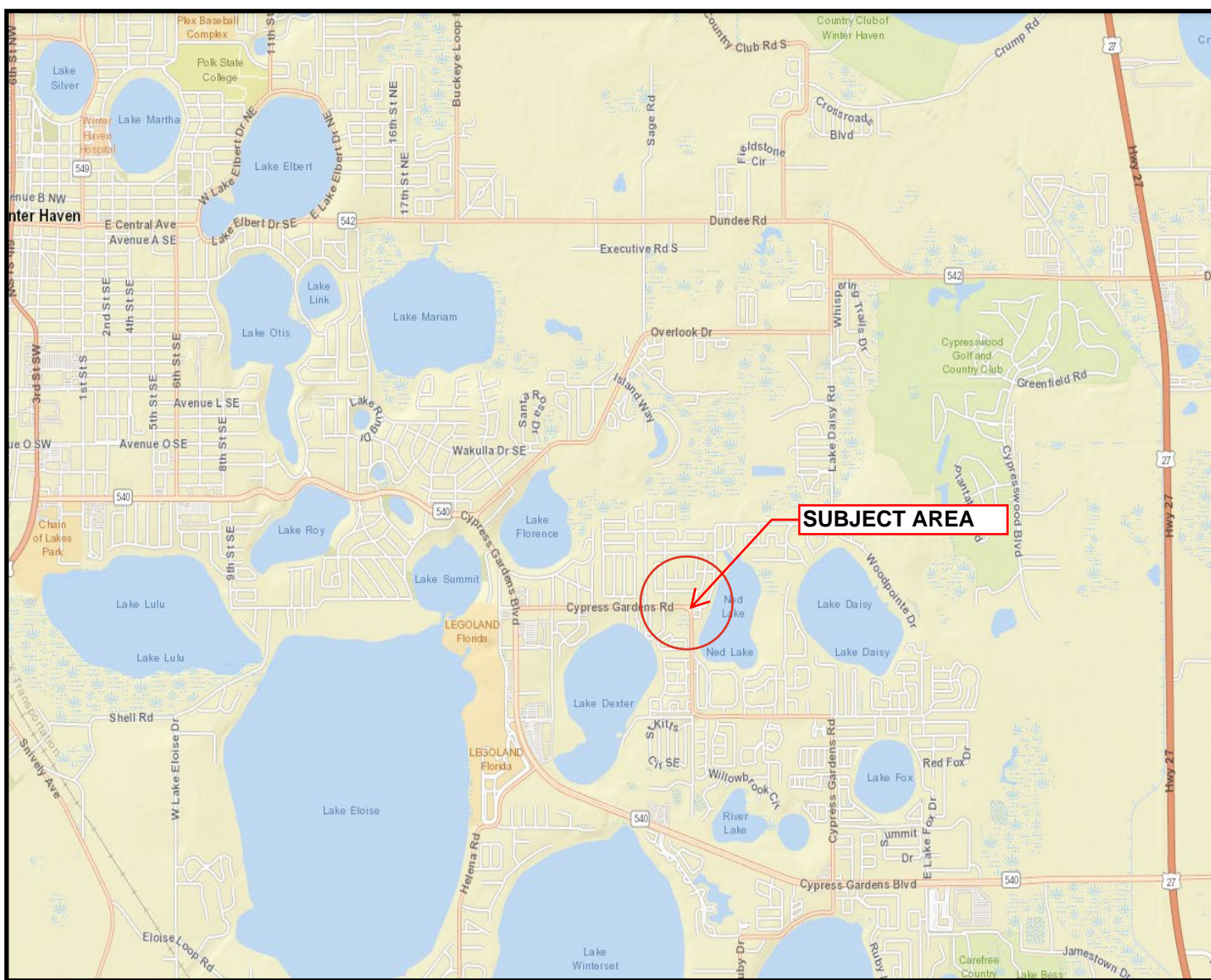
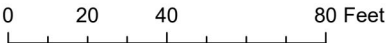
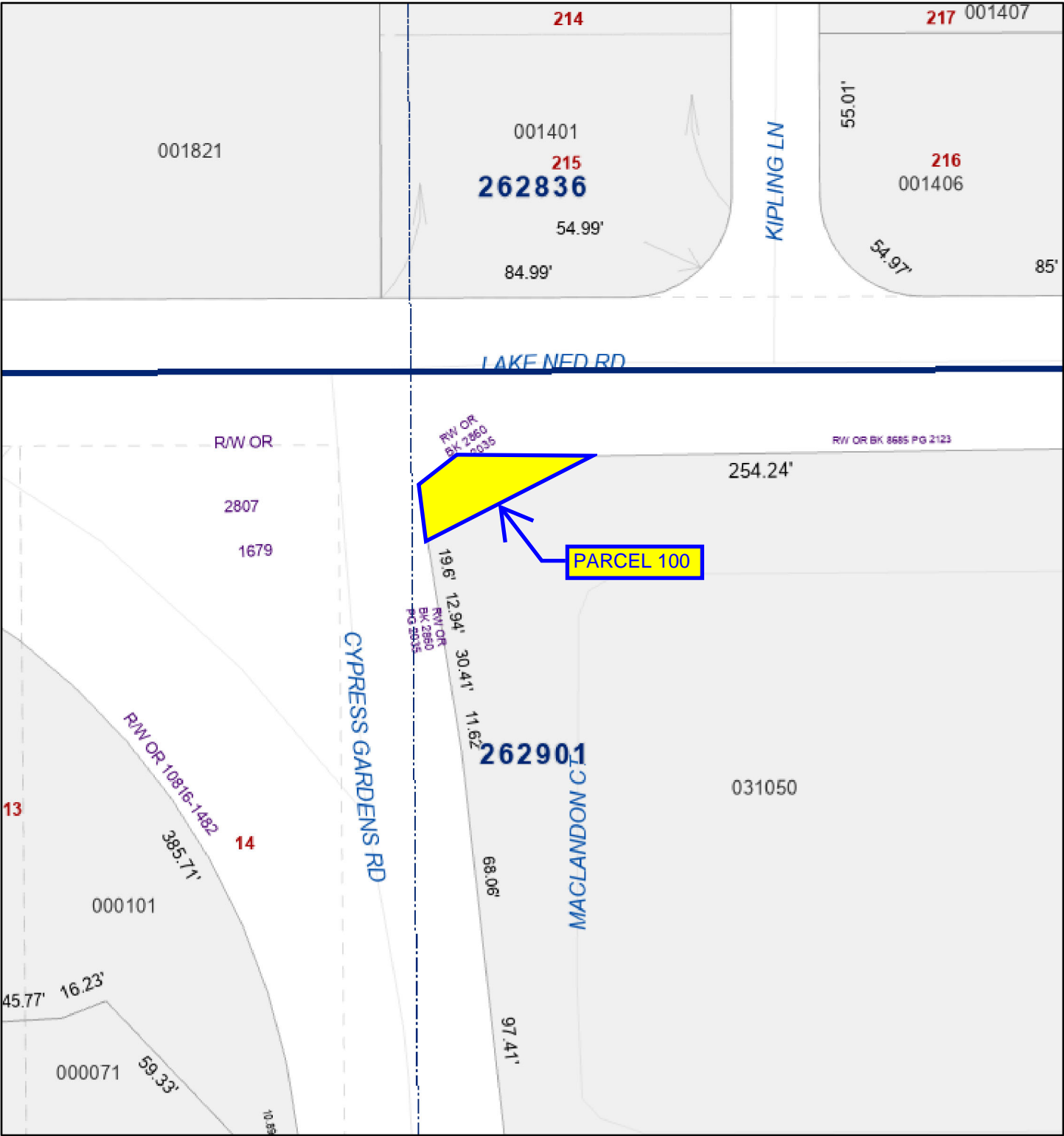




Section 01, Township 29 South, Range 26 East



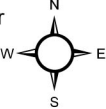
Section 01, Township 29 South, Range 26 East



All maps are worksheets used for illustrative purposes only, they are not surveys. The Polk County Property Appraiser assumes no responsibility for errors in the information and does not guarantee the data is free from error or inaccuracy. The information is provided "as is".



Polk County Property Appraiser
Polk County, Florida
June 2, 2025



This instrument prepared under the direction of:
R. Wade Allen, Director
Polk County Real Estate Services
P.O. Box 9005, Drawer RE 01
Bartow, Florida 33831-9005
Prepared by: Chris Eisenhauer
Project Name: CR 540 (Cypress Gardens Rd) at Lake Ned Rd
Project Number: 5400194

Parent Parcel Number 262901-000000-031050

SUBORDINATION AGREEMENT

This Agreement entered into this ____ day of _____, 2025, by and between **POLK COUNTY**, a political subdivision of the State of Florida, whose mailing address is P.O. Box 9005, Bartow, Florida 33831-9005 (hereinafter "COUNTY") and **TAMPA ELECTRIC COMPANY**, a Florida corporation, whose mailing address is P.O. Box 111, Tampa Florida 33601, (hereinafter "UTILITY").

WITNESSETH

WHEREAS, the UTILITY presently has an interest in certain lands (hereinafter the "Lands") that have been determined necessary for road and drainage improvements to CR 40 (Cypress Gardens Road) at Lake Ned Road, Capital Improvement Project No. 5400194, (hereinafter the "Project"); and

WHEREAS, the proposed use of these Lands for the Project will require the subordination of the interest claimed in such Lands by the UTILITY to the COUNTY; and

WHEREAS, at the request of the COUNTY, the UTILITY has agreed to subordinate its interest in such Lands as described in "**ATTACHMENT A**" attached hereto and made a part hereof.

NOW, THEREFORE, in consideration of the mutual covenants and promises of the parties hereto, UTILITY and COUNTY agree as follows:

UTILITY hereby subordinates, to the interest of COUNTY, its successors or assigns, any and all of its interest in the Lands as follows, viz:

SEE ATTACHMENT "A"

Parcel No.	Encumbrance	Date	From	Book/Page
100	Easement	08/19/2013	Lakeside Investments of Winter Haven, LP	OR 9061/1714

PROVIDED that the UTILITY has the following rights:

1. The UTILITY shall have the right to construct, operate, maintain, improve, add to, upgrade, remove, and relocate facilities on, within, and upon the lands described herein in accordance with the established Polk County right-of-way permitting process. Any new construction or relocation of facilities within the Lands described in attached "Attachment A" shall be subject to prior approval by the COUNTY. Should the COUNTY fail to approve any new construction or relocation of facilities by the UTILITY or require the UTILITY to alter, adjust, or relocate its facilities located within the Lands described herein, the COUNTY hereby agrees to pay the cost of such alteration, adjustment or relocation, including, but not limited to, the cost of acquiring appropriate replacement easements.
2. The UTILITY shall have a reasonable right to enter upon the lands described herein for the purposes outlined in paragraph 1 above including the right to trim such trees, brush, and growth which might endanger or interfere with such facilities, provided that such rights do not in any way interfere with the operation and safety of the COUNTY's facilities.
3. The UTILITY agrees to repair any damage to COUNTY facilities resulting from the UTILITY's use of the Lands described in attached Attachment "A".
4. The COUNTY agrees to repair any damage to UTILITY facilities resulting from the COUNTY's use of the Lands described in attached Attachment "A".

IN WITNESS WHEREOF, the COUNTY has caused these presents to be executed in its name through its Board of County Commissioners, signing by and through its Chairman, authorized to execute same by Board action on the _____ day of _____, 2025.

ATTEST:

**Polk County, Florida, a political
subdivision of the State of Florida**

Stacy M. Butterfield
Clerk to the Board

By: _____
Deputy Clerk

By: _____
T. R. Wilson, Chairman

This _____ day of _____, 2025

Reviewed as to form and legality

Name
County Attorney's Office

Date

IN WITNESS WHEREOF, the UTILITY has caused these presents to be executed in its name by and through its authorized executive officer, on behalf of the Corporation, on the 28th day of May, 2025.

Signed, sealed and delivered
in the presence of:
(Signature of two witnesses required by Florida Law)

By: [Signature]
Taylor J. Leggett
Print Name/Title
702 N. Franklin St.
Address of Witness
Tampa, FL 33602

By: [Signature]
Carolina Kirby
Print Name/Title
702 N. Franklin St.
Address of Witness
Tampa, FL 33602

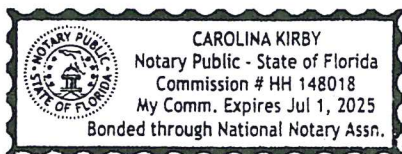
TAMPA ELECTRIC COMPANY
a Florida corporation

By: [Signature]
JOE ROMANO
Print Name/Title
DIRECTOR
REAL ESTATE
702 N. Franklin St.
Tampa, FL 33602

STATE OF FLORIDA
COUNTY OF Hillsborough

THE FOREGOING instrument was acknowledged before me by means of ☒ physical presence or ☐ on-line notarization, this 28th day of May, 2025, by Joe Romano, as Director Real Estate of Tampa Electric Company, a Florida corporation, who ☐ is personally known to me or ☐ has produced _____ as identification.

(SEAL)



[Signature]
Notary Public, State of Florida
Carolina Kirby
Printed Name
July 1, 2025
Commission Number and Expiration Date

Attachment "A"

Page 1 of 2

Parcel Number: 100

Road Number: 863602

Project Name: LAKE NED ROAD @ CYPRESS GARDENS ROAD Project Number: 9601E24-2

Tax Folio Number: 262901-000000-031050

DESCRIPTION

A parcel of land being in the Northeast 1/4 of the Northwest 1/4 of Section 1, Township 29 South, Range 26 East, Polk County, Florida, being described as follows:

Commence at the intersection of the East right-of-way line of Cypress Gardens Road as recorded in Official Records Book 8685, Page 2123 and the South right-of-way line of Lake Ned Road as recorded in Official Records Book 2860, Page 2035, all of the Public Records of Polk County, Florida, for the **Point of Beginning**; thence South 09°23'02" East, along said East right-of-way line, 14.03 feet; thence North 64°26'28" East, 54.12 feet to the South right-of-way line of Lake Ned Road as recorded in said Official Records Book 8685, Page 2123; thence South 89°18'11" West, along said South right-of-way line, 38.01 feet to the said South right-of-way line as recorded in Official Records Book 2860, Page 2035; thence South 55°22'59" West, along said South right-of-way line, 15.91 feet to said **Point of Beginning**.

Containing 533 square feet, more or less.

SHEET 1 OF 2

FOR SKETCH SEE SHEET 2 OF 2

REVISION	DATE	BY
CHANGED SIZE OF PARCEL	12/11/24	BCZ
REVISED SHAPE OF PARCEL	01/07/25	BCZ
ADDED ADDITIONAL EASEMENT INFORMATION	03/26/25	BCZ

THIS IS NOT A SURVEY

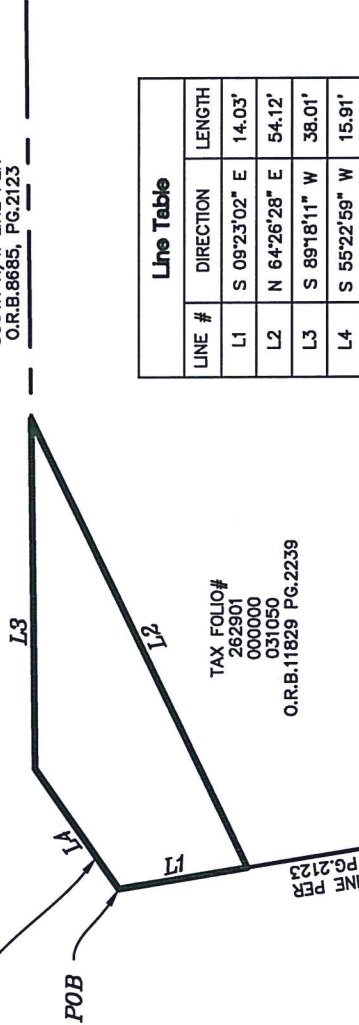
LAKE NED ROAD

NORTH

SCALE
1" = 20 feet

SOUTH R/W LINE PER
O.R.B. 2860, PG. 2035

SOUTH R/W LINE PER
O.R.B. 8685, PG. 2123



TAX FOLIO#
262901
000000
031050
O.R.B. 11829 PG. 2239

CYPRESS GARDENS ROAD

EAST R/W LINE PER
O.R.B. 8685, PG. 2123

Line Table		
LINE #	DIRECTION	LENGTH
L1	S 09°23'02" E	14.03'
L2	N 64°26'28" E	54.12'
L3	S 89°18'11" W	38.01'
L4	S 55°22'59" W	15.91'

TAMPA ELECTRIC COMPANY
BLANKET EASEMENT FOR
15' STRIP OF LAND
(O.R.B. 9061, PG. 1714)

BRIGHT HOUSE NETWORKS, LLC
INSTALLATION AND ACCESS AGREEMENT
BLANKET EASEMENT
(O.R.B. 9058, PG. 1391)

LEGEND

- (C) = CALCULATED
- COR. = CORNER
- O.R.B. = OFFICIAL RECORDS BOOK
- P.B. = PLAT BOOK
- PG(S) = PAGE(S)
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- P.S.M. = PROFESSIONAL SURVEYOR AND MAPPER

R = RANGE
R/W = RIGHT-OF-WAY
SEC = SECTION
T = TOWNSHIP

DATE
11/18/24



Digitally signed by
Bryan Zelenenki
Date: 2025.03.26
10:39:37 -04'00'

BRYAN C. ZELENENKI, P.S.M.
FLORIDA REGISTRATION #7140
SURVEYING AND MAPPING SECTION

SURVEYOR'S NOTES
BEARINGS AND DISTANCES ARE BASED ON THE FLORIDA
STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE,
NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011.
SEE SHEET 1 OF 2 FOR DESCRIPTION.



DESCRIPTION SKETCH
LOCATED IN SECTION 1,
TOWNSHIP 29 SOUTH, RANGE 26 EAST,
POLK COUNTY, FLORIDA.

REVISION	DATE	BY
CHANGED SIZE OF PARCEL	12/11/24	BCZ
REVISED SHAPE OF PARCEL	01/07/25	BCZ
ADDED ADDITIONAL EASEMENT INFORMATION	03/28/25	BCZ

POLK COUNTY ROADS AND DRAINAGE			
3000 SHEFFIELD ROAD, WINTER HAVEN, FL 33880			
PHONE: (863) 535-2200		FAX: (863) 519-8117	
Sheet No.	Drawn by	Checked by	Drawn Date
2 of 2	BCZ	JRN	11/18/24
Parcel Number:	PREPARED FOR:		Job Number:
100	REAL ESTATE SERVICES		9601E24-1

THIS DESCRIPTION AND
SKETCH IS NOT VALID
WITHOUT THE SIGNATURE
AND ORIGINAL SEAL OF A
LICENSED SURVEYOR AND
MAPPER.