

This instrument prepared by:
Joaquin Servia, Manager, Property Acquisition
Property Management Department
P.O. Box 1000
Bradenton, Florida 34206

OR BOOK 02327 PAGES 0439 - 0441
MANATEE COUNTY CLERK COURT
3 PAGES(S)
RECORDED; 1/28/2010 8:53:51



PROJECT #6073980
PARCEL #1
ID #17159.0000/5

-----SPACE ABOVE THIS LINE FOR RECORDING DATA-----

PERMANENT EASEMENT

THIS INDENTURE made this 10TH day of DECEMBER, 2009, between JOSEPH E. POIRIER, whose mailing address is 6012 47th Avenue East, Bradenton, Florida 34203, as Grantor, and COUNTY OF MANATEE, a Political Subdivision of the State of Florida, with its mailing address being P.O. Box 1000, Bradenton, Florida 34206, as Grantee.

WITNESSETH

That said Grantor, for and in consideration of the sum of \$1.00 and other valuable consideration in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, sold and transferred, and by these presents does grant, bargain, sell and transfer unto Grantee, a **nonexclusive access easement for ingress, egress, construction, installation, maintenance and operation of public utility facilities** through and across the following described property situate in the County of Manatee, State of Florida, more particularly described as follows:

See legal description identified as Exhibit "A" attached hereto.

This is a nonexclusive utility easement with the Grantor reserving unto itself, its heirs, successors or assigns, the right to the continued free use and enjoyment of the property herein described, for any purposes which are not inconsistent with the rights granted herein unto the Grantee.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal, the day and year above written.

Signed, sealed, and delivered in the presence of:

William C. Pearce
Witness

WILLIAM C. PEARCE
Printed Name

[Signature]
Witness

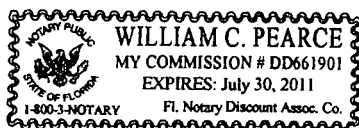
Walter Sava
Printed Name

(Signature of two witnesses required by law)

Joseph E. Poirier
JOSEPH E. POIRIER Grantor

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me this 10TH day of DECEMBER, 2009, by JOSEPH E. POIRIER, who are personally known to me or who have produced _____ as identification.



William C. Pearce
NOTARY PUBLIC Signature
WILLIAM C. PEARCE
Printed Name

JAN 26 2010

ACCEPTED IN OPEN SESSION
BOARD OF COUNTY COMMISSIONERS, MANATEE COUNTY

THIS IS NOT A SURVEY

THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
 THIS LEGAL DESCRIPTION AND SKETCH WAS PREPARED WITHOUT THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE.
 BEARINGS ARE BASED UPON THE NATIONAL GEODETIC SURVEY (NGS), STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM 1983/1990 ADJUSTMENT (NAD 83/90).

EXHIBIT "A"

LEGAL DESCRIPTION:

A parcel of land being a portion of the West 10.00 feet of Lot 20, DUDE RANCH ACRES, as recorded in Plat Book 12, page 29 of the Public Records of Manatee County, Florida, same being a portion of that certain property as described in Official Records Book 1557, page 3120 of the Public Records of Manatee County, Florida, lying within Section 10, Township 35 South, Range 18 East, Manatee County, Florida, being more particularly described as follows:

COMMENCE at the Northeast corner of Lot 20, DUDE RANCH ACRES, as recorded in Plat Book 12, page 29 of the Public Records of Manatee County, Florida; thence Southwesterly, along the South Right-of-Way line of 47th Avenue East (N. Ranch Rd. by plat), according to said DUDE RANCH ACRES, same being the North line of said Lot 20, along the arc of a curve, having a radius of 965.93 feet, a central angle of 1°44'00", an arc length of 29.22 feet, and a chord bearing S89°25'28"W for 29.22 feet to the point of intersection with a non-tangent line; thence N89°45'38"W, continuing along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20 (being the basis of bearings for this legal description), for 239.97 feet to the point of curvature of a curve concave Southeasterly; thence Southwesterly continuing along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20, along the arc of said curve, having a radius of 25.00 feet, a central angle of 37°52'49", an arc length of 16.53 feet, and a chord bearing S71°17'57"W for 16.23 feet to the POINT OF BEGINNING; thence continue Southwesterly along the arc of said curve, same being said South Right-of-Way line of 47th Avenue East, same also being said North line of Lot 20, having a radius of 25.00 feet, a central angle of 53°07'48", an arc length of 23.18 feet, and a chord bearing S25°47'39"W for 22.36 feet to the point of tangent, same being the point of intersection with the East Right-of-Way line of Caruso Road, according to Deed Book 362, page 174 of the Public Records of Manatee County, Florida; thence S00°46'15"E, along said East Right-of-Way line of Caruso Road, same being the West line of said Lot 20, for 325.55 feet; thence leaving said East Right-of-Way line of Caruso Road, N58°12'58"E, for 11.67 feet to the point of intersection with a line 10.00 feet East of and parallel with said East Right-of-Way line of Caruso Road, same being the point of intersection with a line 10.00 feet East of and parallel with said West line of Lot 20; thence N00°46'15"W, along said line 10.00 feet East of and parallel with the East Right-of-Way line of Caruso Road, same being said line 10.00 feet East of and parallel with the West line of Lot 20, for 339.54 feet to the POINT OF BEGINNING.

Containing 3.365 square feet or 0.077 acres, more or less.

Error of closure: 0.0040 feet (LCS)

NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN SPECIFIC PURPOSE SURVEY AND TOPOGRAPHIC SURVEY TITLED "DUDE RANCH ACRES", PREPARED BY FLORIDA DESIGN CONSULTANTS, INC., JOB NUMBER 0300-0001, LAST DATE OF FIELD WORK 6-17-2009.

PREPARED FOR: **MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES**

SHEET DESCRIPTION: **PERMANENT EASEMENT LOT 20**

SCALE: NONE	DATE: 10-27-2009	DRAWN: LCS [Signature]	CALCED: LCS [Signature]	CHECKED: LCS [Signature]
JOB No.:	EPN:	SECTION:	TOWNSHIP:	RANGE:
0577-0013	337	10	35 S	18 E

SEE SHEET 1 FOR LEGAL DESCRIPTION
 SEE SHEET 2 FOR SKETCH



FLORIDA DESIGN CONSULTANTS, INC.
 ENGINEERS, ENVIRONMENTALISTS
 SURVEYORS & PLANNERS
 3030 Starkey Blvd.
 New Port Richey, Florida 34655
 (727) 849-7588
 Certificate of Authorization: LB 6707
 State of Florida

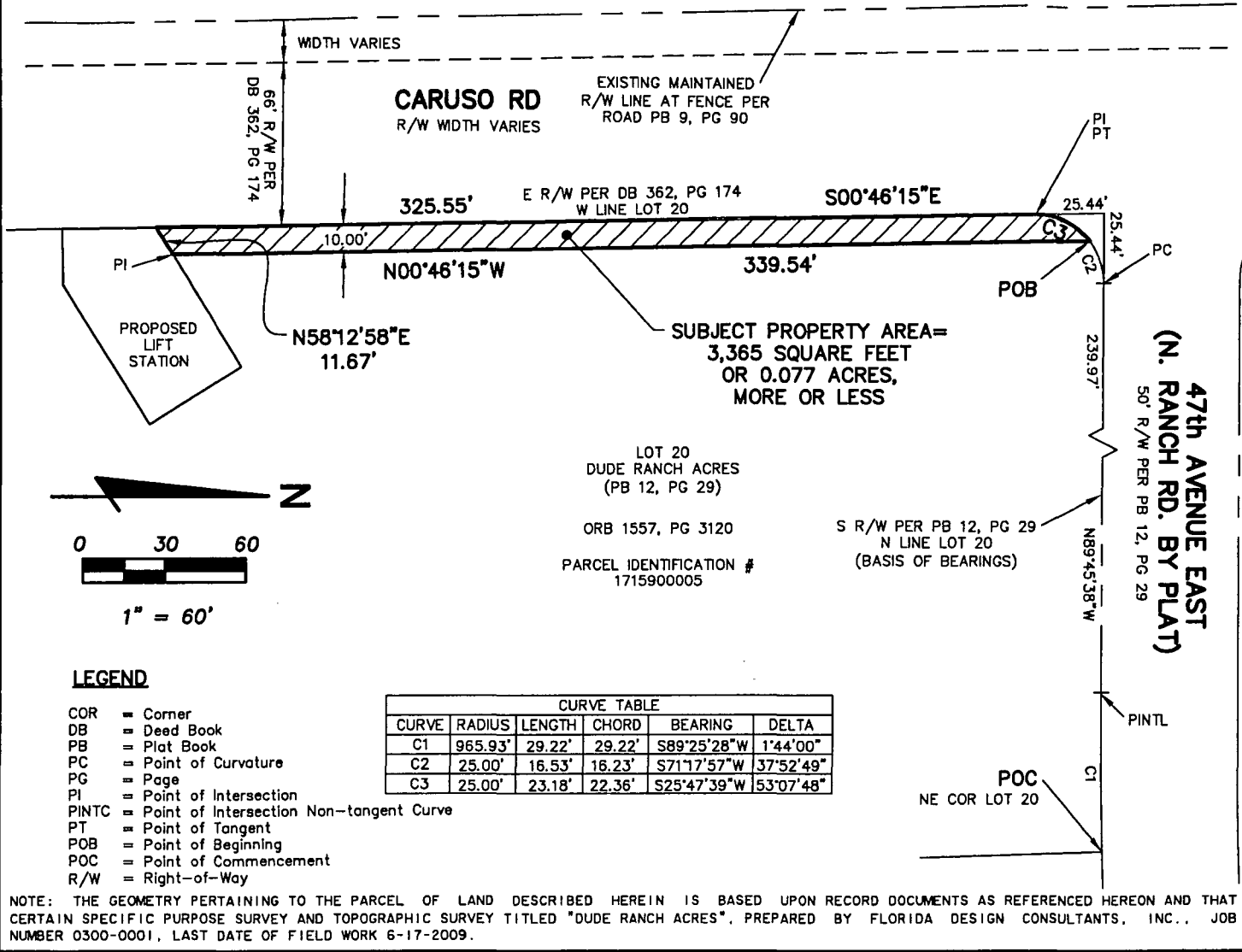
NOT VALID WITHOUT THE SIGNATURE
 AND THE ORIGINAL RAISED SEAL OF A FLORIDA
 LICENSED SURVEYOR AND MAPPER.

DAVID WILLIAM McDANIEL
 PROFESSIONAL SURVEYOR AND MAPPER
 LICENSE NUMBER LS 5840
 STATE OF FLORIDA

THIS IS NOT A SURVEY

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EXHIBIT "A"



PREPARED FOR: **MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES**

SHEET DESCRIPTION: **PERMANENT EASEMENT LOT 20**

SCALE: 1" = 60'	DATE: 10-27-2009	DRAWN: LCS	CALCED: LCS	CHECKED: LCS	SEE SHEET 1 FOR LEGAL DESCRIPTION SEE SHEET 2 FOR SKETCH
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JOB No.: 0577-0013	EPN: 337	SECTION: 10	TOWNSHIP: 35 S	RANGE: 18 E
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FLORIDA DESIGN CONSULTANTS, INC.
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Certificate of Authorization: LB 6707
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DAVID WILLIAM McDANIEL
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NUMBER LS 5840
STATE OF FLORIDA

Temporary Construction Easement

This instrument prepared by:
Joaquin Servia, Manager, Property Acquisition
Property Management Department
P.O. Box 1000
Bradenton, Florida 34206

OR BOOK 02327 PAGES 0436 - 0438
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PROJECT #6073980
PARCEL #1
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TEMPORARY CONSTRUCTION EASEMENT

For and in consideration of the benefits accruing to the owner, **JOSEPH E. POIRIER**, as Grantor, whose mailing address is **6012 47th Avenue East, Bradenton, Florida 34203**, does hereby give, grant, bargain and release to the COUNTY OF MANATEE, a political subdivision of the State of Florida, with its mailing address being P.O. Box 1000, Bradenton, Florida 34206, a Temporary Construction Easement to enter upon that portion of the owner's land, said portion described as follows:

See legal description identified as Exhibit "A" attached hereto.

for the purpose of constructing the adjacent improvements and tying in and harmonizing said property and any existing improvements thereon with the construction to be undertaken by the County of Manatee.

This Easement is granted upon the condition that the sloping and/or grading upon the above land shall not extend beyond the limits outlined above, and that all grading and/or sloping shall conform to all existing improvements on Grantor's property, and all work shall be performed in such a manner that existing improvements will be left in same or like condition.

This Easement shall be for a term of three years from the effective date, which is defined herein as the date of acceptance by the Manatee Board of County Commissioners.

Signed, sealed and delivered in the presence of:

Walter Sowa
Witness

William C. Pearce
Printed Name

WILLIAM C. PEARCE
Witness

Printed Name

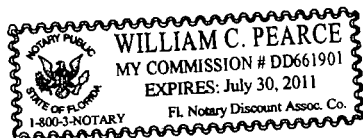
Joseph E. Poirier
JOSEPH E. POIRIER Grantor

(Signature of two witnesses required by law)

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me this 10th day of DECEMBER 2009, by **JOSEPH E. POIRIER** as owner, who is personally known to me or who has produced _____ as identification.

William C. Pearce
NOTARY PUBLIC Signature
WILLIAM C. PEARCE
Printed Name



JAN 26 2010

ACCEPTED IN OPEN SESSION _____
BOARD OF COUNTY COMMISSIONERS, MANATEE COUNTY

THIS IS NOT A SURVEY

EXHIBIT "A"

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BEARINGS ARE BASED UPON THE NATIONAL GEODETIC SURVEY (NGS), STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM 1983/1990 ADJUSTMENT (NAD 83/90).

LEGAL DESCRIPTION:

A parcel of land being a portion of the East 10.00 feet of the West 20.00 feet of Lot 20, DUDE RANCH ACRES, as recorded in Plat Book 12, page 29 of the Public Records of Manatee County, Florida, same being a portion of that certain property as described in Official Records Book 1557, page 3120 of the Public Records of Manatee County, Florida, lying within Section 10, Township 35 South, Range 18 East, Manatee County, Florida, being more particularly described as follows:

COMMENCE at the Northeast corner of Lot 20, DUDE RANCH ACRES, as recorded in Plat Book 12, page 29 of the Public Records of Manatee County, Florida; thence Southwesterly, along the South Right-of-Way line of 47th Avenue East (N. Ranch Rd. by plat), according to said DUDE RANCH ACRES, same being the North line of said Lot 20, along the arc of a curve, having a radius of 965.93 feet, a central angle of 1°44'00", an arc length of 29.22 feet, and a chord bearing S89°25'28"W for 29.22 feet to the point of intersection with a non-tangent line; thence N89°45'38"W, continuing along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20 (being the basis of bearings for this legal description), for 239.97 feet to the point of curvature of a curve concave Southeasterly; thence Southwesterly continuing along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20, along the arc of said curve, having a radius of 25.00 feet, a central angle of 12°32'50", an arc length of 5.47 feet, and a chord bearing S83°57'57"W for 5.46 feet to the point of intersection with a line 20.00 feet East of and parallel with the East Right-of-Way line of Caruso Road, according to Deed Book 362, page 174 of the Public Records of Manatee County, Florida, same being the point of intersection with a line 20.00 feet East of and parallel with the West line of said Lot 20, same also being the POINT OF BEGINNING; thence leaving said South Right-of-Way line of 47th Avenue East, S00°46'15"E, along said line 20.00 feet East of and parallel with the East Right-of-Way line of Caruso Road, same being said line 20.00 feet East of and parallel with the West line of Lot 20, for 338.02 feet; thence S58°12'58"W, for 11.67 feet to the point of intersection with a line 10.00 feet East of and parallel with said East Right-of-Way line of Caruso Road, same being the point of intersection with a line 10.00 feet East of and parallel with said West line of Lot 20; thence N00°46'15"W, along said line 10.00 feet East of and parallel with the East Right-of-Way line of Caruso Road, same being said line 10.00 feet East of and parallel with the West line of Lot 20, for 339.54 feet to the point of intersection with said South Right-of-Way line of 47th Avenue East, same being the point of intersection with said North line of Lot 20, same also being the point of intersection with a non-tangent curve, concave Southeasterly; thence Northeasterly, along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20, along the arc of said curve, from a radial bearing of N37°38'27"W, having a radius of 25.00 feet, a central angle of 25°19'59", an arc length of 11.05 feet, and a chord bearing N65°01'32"E for 10.96 feet to the POINT OF BEGINNING.

Containing 3,392 square feet or 0.078 acres, more or less.

Error of closure: 0.0053 feet (LCS)

NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN SPECIFIC PURPOSE SURVEY AND TOPOGRAPHIC SURVEY TITLED "DUDE RANCH ACRES", PREPARED BY FLORIDA DESIGN CONSULTANTS, INC., JOB NUMBER 0300-0001, LAST DATE OF FIELD WORK 6-17-2009.

PREPARED FOR:

MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES

SHEET DESCRIPTION:

TEMPORARY CONSTRUCTION EASEMENT LOT 20

SCALE: NONE	DATE: 10-27-2009	DRAWN: LCS <i>[Signature]</i>	CALCED: LCS <i>[Signature]</i>	CHECKED: LCS <i>[Signature]</i>
JOB No.:	EPN:	SECTION:	TOWNSHIP:	RANGE:
0577-0013	337	10	35 S	18 E

SEE SHEET 1 FOR LEGAL DESCRIPTION
SEE SHEET 2 FOR SKETCH



FLORIDA DESIGN CONSULTANTS, INC.
ENGINEERS, ENVIRONMENTALISTS
SURVEYORS & PLANNERS

3030 Starkey Blvd.
New Port Richey, Florida 34655
(727) 849-7588

Certificate of Authorization: LB 6707
State of Florida

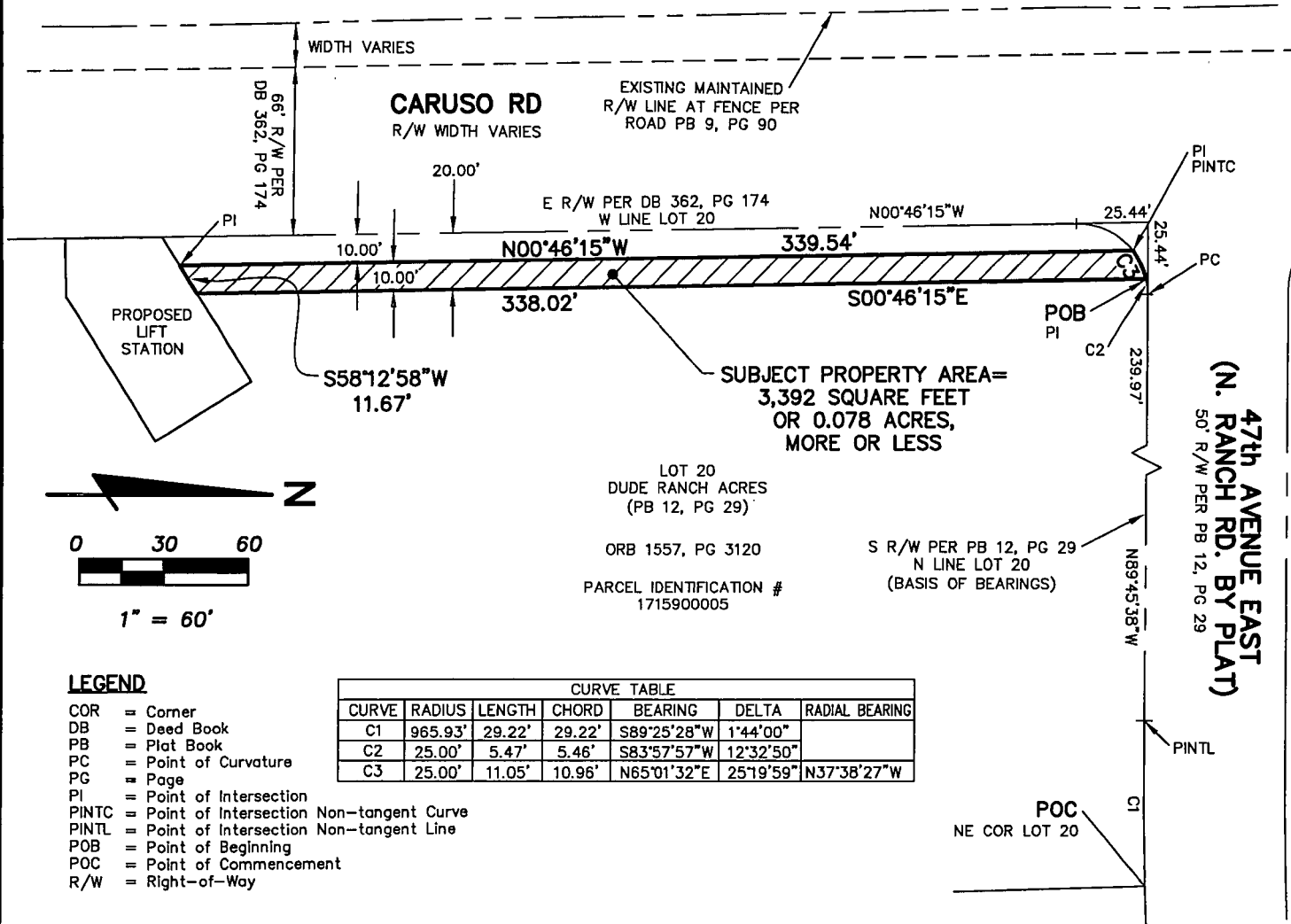
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AND THE ORIGINAL RAISED SEAL OF A FLORIDA
LICENSED SURVEYOR AND MAPPER.

[Signature]
DAVID WILLIAM McDANIEL
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NUMBER LS 5840
STATE OF FLORIDA

THIS IS NOT A SURVEY

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EXHIBIT "A"



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PREPARED FOR: **MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES**

SHEET DESCRIPTION: **TEMPORARY CONSTRUCTION EASEMENT LOT 20**

SCALE: 1" = 60'	DATE: 10-27-2009	DRAWN: LCS	CALCED: LCS	CHECKED: LCS
JOB No.:	EPN:	SECTION:	TOWNSHIP:	RANGE:
0577-0013	337	10	35 S	18 E

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FLORIDA DESIGN CONSULTANTS, INC.
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DAVID WILLIAM McDANIEL
 PROFESSIONAL SURVEYOR AND MAPPER
 LICENSE NUMBER LS 5840
 STATE OF FLORIDA

This instrument prepared by:
Joaquin Servia, Manager, Property Acquisition
Property Management Department
P.O. Box 1000
Bradenton, Florida 34206

OR BOOK 02327 PAGES 0430 - 0432
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AFFIDAVIT OF OWNERSHIP AND ENCUMBRANCES

STATE OF FLORIDA
COUNTY OF MANATEE

BEFORE ME, the undersigned authority, this day personally appeared **JOSEPH E. POIRIER**, whose mailing address is **6012 47th Avenue East, Bradenton, Florida 34203**, who being first duly sworn, deposes and says:

1. That the undersigned, hereinafter called the Grantor, is the owner of and has full authority to sell or encumber the following described property, (hereinafter "Property").

See legal description identified as Exhibit "A" attached hereto

2. That the Owner plans to convey the Property to the **COUNTY OF MANATEE** whose principal office is at 1112 Manatee Avenue West, Post Office Box 1000, Bradenton, Florida 34206 (hereinafter "Grantee").

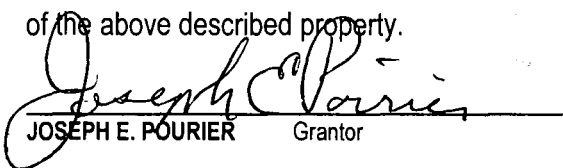
3. To the best of my knowledge, the only mortgages, liens, encumbrances, including but not limited to any leasehold interest or potential claims against the Property are:

Mortgage held by Branch Banking and Trust Company (BB&T) dated February 18, 2009, recorded in O.R. Book 2292, Page 1668, as recorded in the Public Records of Manatee County, Florida.

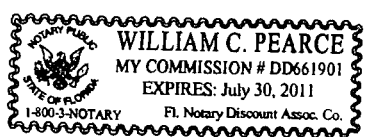
4. That there has been no labor, material, or service furnished for improvement of the Property, which remains unpaid, except as set forth in paragraph 3 of this affidavit.


5. That there are no claims, demands, liens, or judgments outstanding against the above-described property and the Grantor is not indebted to anyone for any such Property, except as set forth in paragraph 3 of this affidavit.

6. That the Grantor makes this affidavit for the purpose of assisting the Grantee in the acquisition of the above described property.


JOSEPH E. POIRIER Grantor

SWORN to, or affirmed and subscribed before me this 10TH day of DECEMBER, 2009, by **JOSEPH E. POIRIER**, who is personally known to me or who has produced _____ as identification.




NOTARY PUBLIC Signature
WILLIAM C. PEARCE
Printed Name

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PREPARED FOR: **MANATEE COUNTY, FLORIDA – DUDE RANCH ACRES**

SHEET DESCRIPTION: **PERMANENT EASEMENT LOT 20**

SCALE: NONE	DATE: 10-27-2009	DRAWN: LCS <i>[Signature]</i>	CALCED: LCS <i>[Signature]</i>	CHECKED: LCS <i>[Signature]</i>
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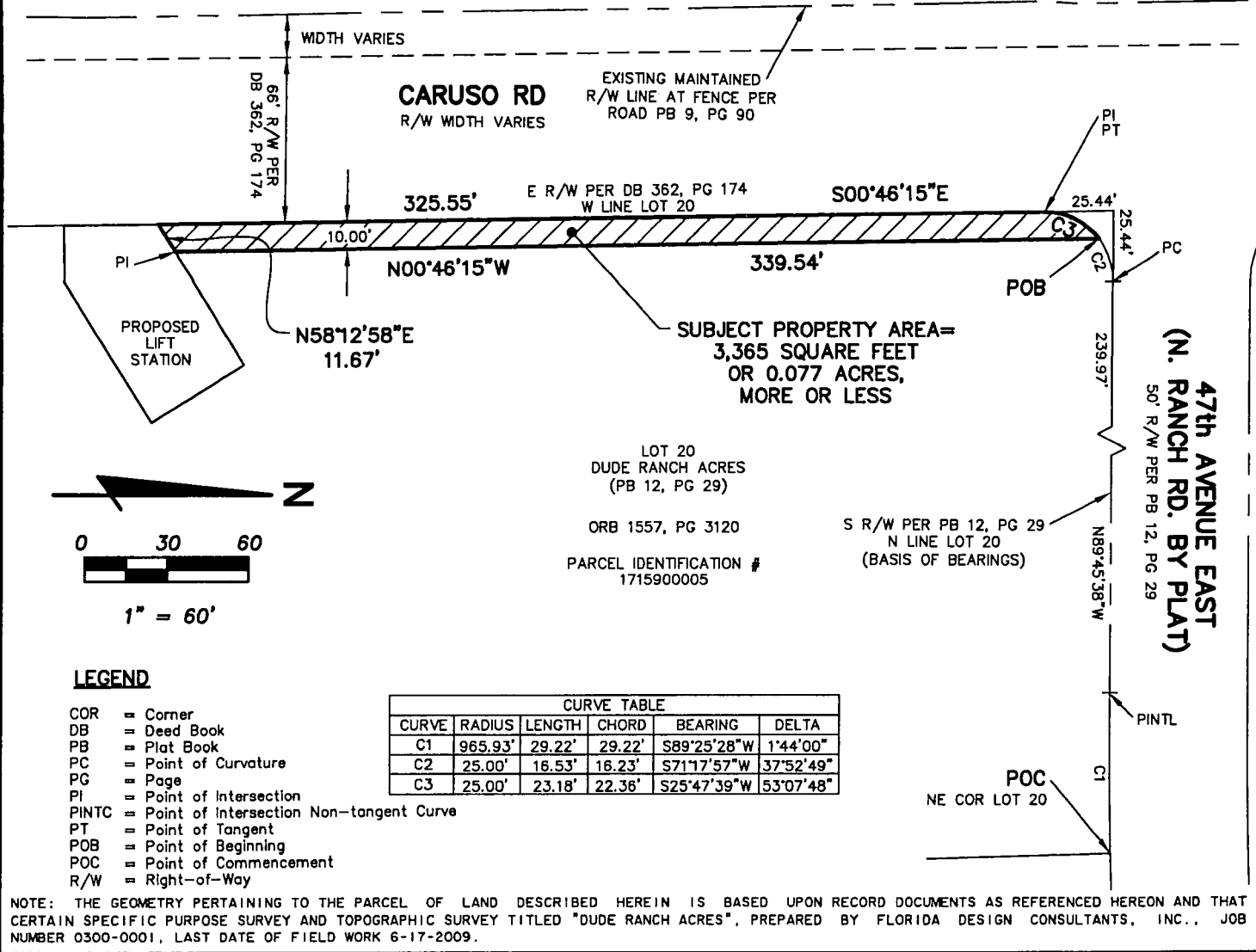
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[Signature]
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 LICENSE NUMBER LS 5840
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EXHIBIT "A"



PREPARED FOR: **MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES**

SHEET DESCRIPTION: **PERMANENT EASEMENT LOT 20**

SCALE: 1" = 60'	DATE: 10-27-2009	DRAWN: LCS	CALCED: LCS	CHECKED: LCS	SEE SHEET 1 FOR LEGAL DESCRIPTION SEE SHEET 2 FOR SKETCH
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JOB No.: 0577-0013	EPN: 337	SECTION: 10	TOWNSHIP: 35 S	RANGE: 18 E
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FLORIDA DESIGN CONSULTANTS, INC.
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 Certificate of Authorization: LB 6707
 State of Florida

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

DAVID WILLIAM McDANIEL
 PROFESSIONAL SURVEYOR AND MAPPER
 LICENSE NUMBER LS 5840
 STATE OF FLORIDA

Joinder Corporate

This instrument prepared by:
Joaquin Servia, Manager, Property Acquisition
Property Management Department
P.O. Box 1000
Bradenton, Florida 34206

OR BOOK 02327 PAGES 0433 - 0435
MANATEE COUNTY CLERK COURT
3 PAGES(S)
RECORDED; 1/28/2010 8:53:50



PROJECT #6073980
PARCEL #1
ID #17159.0000/5

-----SPACE ABOVE THIS LINE FOR RECORDING DATA-----

JOINDER

WHEREAS, BRANCH BANKING and TRUST COMPANY (BB&T), whose mailing address is **BB&T Document Control, P.O. Box 1290, Whiteville, North Carolina 28472**, hereinafter referred to as the "Mortgagee" is the owner and holder of that certain mortgage dated the 18th day of February 2009, and recorded in Official Records Book 2292, Page 1668 of the Public Records of Manatee County, Florida, covering the hereinafter described real property, and

WHEREAS, Mortgagee hereby joins in the conveyance to **MANATEE COUNTY**, whose mailing address is P.O. Box 1000, Bradenton, Florida 34206 of the Easement and Right-of-Way of the following described real property located in Manatee County, Florida, to wit:

See legal description identified as Exhibit "A" attached hereto.

IN WITNESS WHEREOF, the Mortgagee has caused this Joinder to be duly executed this 12th day of January, 2010.

(CORPORATE SEAL)

Signed, sealed and delivered in the presence of:

BRANCH BANKING and TRUST COMPANY(BB&T)
Corporation,

Cathy R. Samia
Witness Signature
Cathy R. Samia
Printed Name

BY: Sandra G. Martius
Asst. President Signature
SANDRA G. MARTIUS
Printed Name

Tina E. Weaver
Witness Signature
Tina E. Weaver
Printed Name
(Signature of two witnesses or secretary required by law)

ATTEST: _____
Secretary Signature
Printed Name

STATE OF
COUNTY OF

The foregoing instrument was acknowledged before me this 12th day of January, 2010 by Sandra G. Martius (name and title of agent) of **BRANCH BANKING and TRUST COMPANY (BB&T)**, a North Carolina corporation, on behalf of the corporation, who is personally known to me or has produced _____ as identification.

Cathy R. Samia
NOTARY PUBLIC Signature
Cathy R. Samia
Printed Name

THIS IS NOT A SURVEY

THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. THIS LEGAL DESCRIPTION AND SKETCH WAS PREPARED WITHOUT THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE. BEARINGS ARE BASED UPON THE NATIONAL GEODETIC SURVEY (NGS), STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM 1983/1990 ADJUSTMENT (NAD 83/90).

EXHIBIT "A"

LEGAL DESCRIPTION:

A parcel of land being a portion of the West 10.00 feet of Lot 20, DUDE RANCH ACRES, as recorded in Plat Book 12, page 29 of the Public Records of Manatee County, Florida, same being a portion of that certain property as described in Official Records Book 1557, page 3120 of the Public Records of Manatee County, Florida, lying within Section 10, Township 35 South, Range 18 East, Manatee County, Florida, being more particularly described as follows:

COMMENCE at the Northeast corner of Lot 20, DUDE RANCH ACRES, as recorded in Plat Book 12, page 29 of the Public Records of Manatee County, Florida; thence Southwesterly, along the South Right-of-Way line of 47th Avenue East (N. Ranch Rd. by plat), according to said DUDE RANCH ACRES, same being the North line of said Lot 20, along the arc of a curve, having a radius of 965.93 feet, a central angle of 1°44'00", an arc length of 29.22 feet, and a chord bearing S89°25'28"W for 29.22 feet to the point of intersection with a non-tangent line; thence N89°45'38"W, continuing along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20 (being the basis of bearings for this legal description), for 239.97 feet to the point of curvature of a curve concave Southeasterly; thence Southwesterly continuing along said South Right-of-Way line of 47th Avenue East, same being said North line of Lot 20, along the arc of said curve, having a radius of 25.00 feet, a central angle of 37°52'49", an arc length of 16.53 feet, and a chord bearing S71°17'57"W for 16.23 feet to the POINT OF BEGINNING; thence continue Southwesterly along the arc of said curve, same being said South Right-of-Way line of 47th Avenue East, same also being said North line of Lot 20, having a radius of 25.00 feet, a central angle of 53°07'48", an arc length of 23.18 feet, and a chord bearing S25°47'39"W for 22.36 feet to the point of tangent, same being the point of intersection with the East Right-of-Way line of Caruso Road, according to Deed Book 362, page 174 of the Public Records of Manatee County, Florida; thence S00°46'15"E, along said East Right-of-Way line of Caruso Road, same being the West line of said Lot 20, for 325.55 feet; thence leaving said East Right-of-Way line of Caruso Road, N58°12'58"E, for 11.67 feet to the point of intersection with a line 10.00 feet East of and parallel with said East Right-of-Way line of Caruso Road, same being the point of intersection with a line 10.00 feet East of and parallel with said West line of Lot 20; thence N00°46'15"W, along said line 10.00 feet East of and parallel with the East Right-of-Way line of Caruso Road, same being said line 10.00 feet East of and parallel with the West line of Lot 20, for 339.54 feet to the POINT OF BEGINNING.

Containing 3.365 square feet or 0.077 acres, more or less.

Error of closure: 0.0040 feet (LCS)


NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN SPECIFIC PURPOSE SURVEY AND TOPOGRAPHIC SURVEY TITLED "DUDE RANCH ACRES", PREPARED BY FLORIDA DESIGN CONSULTANTS, INC., JOB NUMBER 0300-0001, LAST DATE OF FIELD WORK 6-17-2009.

PREPARED FOR: **MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES**

SHEET DESCRIPTION: **PERMANENT EASEMENT LOT 20**

SCALE: NONE	DATE: 10-27-2009	DRAWN: LCS	CALCED: LCS	CHECKED: LCS	SEE SHEET 1 FOR LEGAL DESCRIPTION SEE SHEET 2 FOR SKETCH
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JOB No.: 0577-0013	EPN: 337	SECTION: 10	TOWNSHIP: 35 S	RANGE: 18 E
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FLORIDA DESIGN CONSULTANTS, INC.
ENGINEERS, ENVIRONMENTALISTS
SURVEYORS & PLANNERS
3030 Starkey Blvd.
New Port Richey, Florida 34655
(727) 849-7588
Certificate of Authorization: LB 6707
State of Florida

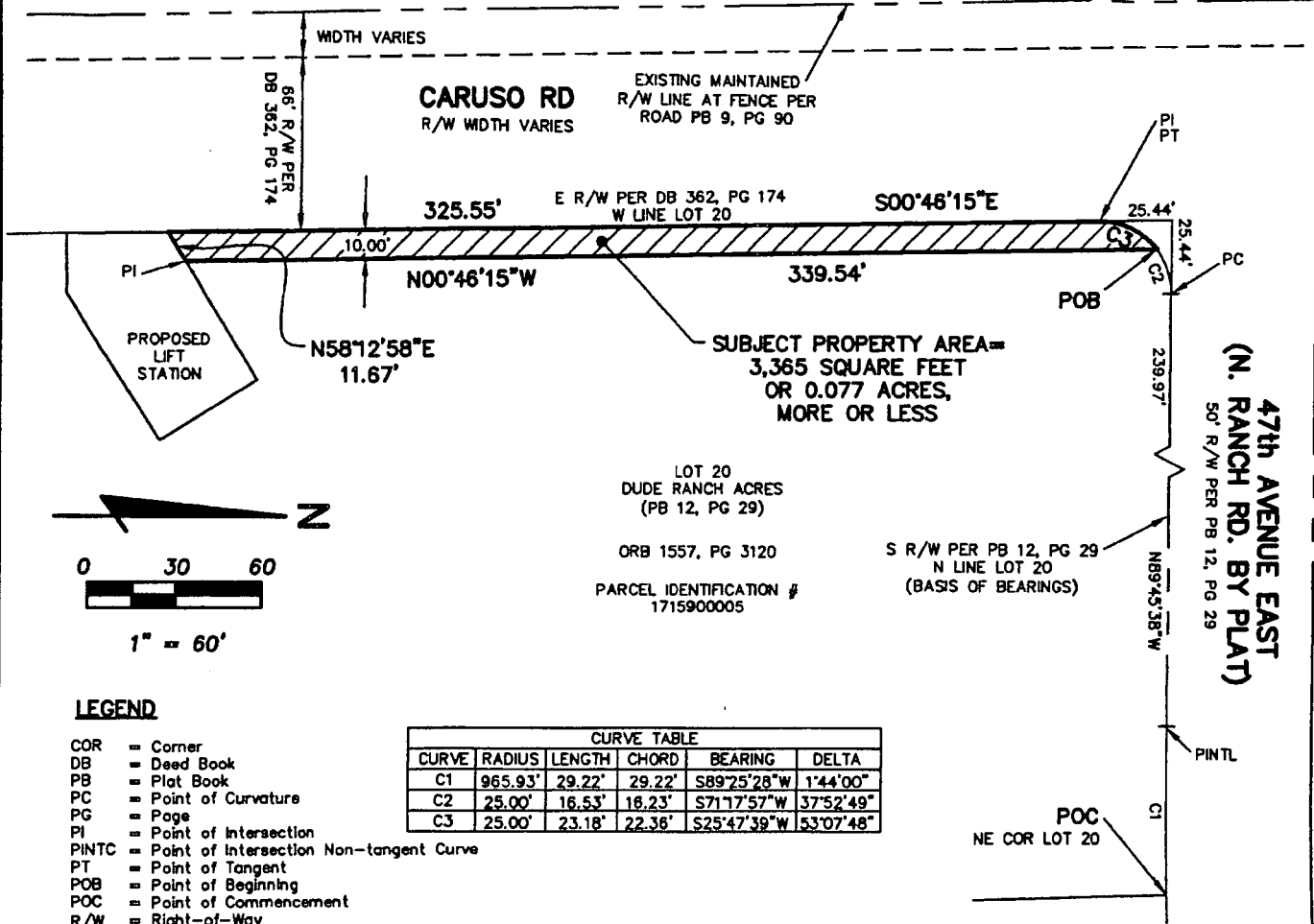
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

DAVID WILLIAM McDANIEL
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NUMBER LS 5840
STATE OF FLORIDA

THIS IS NOT A SURVEY

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EXHIBIT "A"



NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN SPECIFIC PURPOSE SURVEY AND TOPOGRAPHIC SURVEY TITLED "DUDE RANCH ACRES", PREPARED BY FLORIDA DESIGN CONSULTANTS, INC., JOB NUMBER 0300-0001, LAST DATE OF FIELD WORK 6-17-2009.

PREPARED FOR: **MANATEE COUNTY, FLORIDA - DUDE RANCH ACRES**

SHEET DESCRIPTION: **PERMANENT EASEMENT LOT 20**

SCALE: 1" = 60'	DATE: 10-27-2009	DRAWN: LCS	CALCED: LCS	CHECKED: LCS
JOB No.:	EPN:	SECTION:	TOWNSHIP:	RANGE:
0577-0013	337	10	35 S	18 E

SEE SHEET 1 FOR LEGAL DESCRIPTION
SEE SHEET 2 FOR SKETCH

FLORIDA DESIGN CONSULTANTS, INC.
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David William McDaniel

DAVID WILLIAM McDANIEL
PROFESSIONAL SURVEYOR AND MAPPER
LICENSE NUMBER LS 5840
STATE OF FLORIDA

MANATEE COUNTY GOVERNMENT
AGENDA MEMORANDUM

SUBJECT	Dude Ranch Acres Sanitary Sewer Lift Station Acquisition	TYPE AGENDA ITEM	Consent
DATE REQUESTED	January 26, 2010	DATE SUBMITTED/REVISED	January 13, 2010
BRIEFINGS? Who?	N/A	CONSEQUENCES IF DEFERRED	N/A
DEPARTMENT/DIVISION	Property Management Property Acquisition	AUTHORIZED BY TITLE	Charlie Bishop, Interim Director Property Management Department <i>clb</i>
CONTACT PERSON TELEPHONE/EXTENSION	Bill Pearce/6281	PRESENTER/TITLE TELEPHONE/EXTENSION	Joaquin Servia, Property Acquisition Manager/ 3021
ADMINISTRATIVE APPROVAL		<i>[Signature]</i>	
ACTION DESIRED INDICATE WHETHER 1) REPORT; 2) DISCUSSION; 3) FORM OF MOTION; OR 4) OTHER ACTION REQUIRED			
<p>Acceptance of, authorization to record, a Permanent Easement and a Temporary Construction Easement from Joseph E. Poirier required for the construction of a sanitary sewer line on Caruso Road.</p> <p>Authorization to record Affidavit of Ownership and Encumbrances from Joseph E. Poirier.</p> <p>Authorization to record Joinder from Branch Banking and Trust Company (BB&T).</p>			
ENABLING/REGULATING AUTHORITY Federal/State law(s), administrative ruling(s), Manatee County Comp Plan/Land Development Ordinance, ordinances, resolutions, policy			
Comp plan: - Goal 11.2 addresses sanitary sewer systems.			
BACKGROUND/DISCUSSION			
<ul style="list-style-type: none"> • Construction of the lift station on Caruso Road was approved by a public hearing for the Dude Ranch Acres Sanitary Sewer Assessment Project on July 29, 2008. • On January 12, 2010, the Chairman executed a Contract for Purchase of a Permanent Easement in the amount of \$4,000. • The subject documents are hereby presented to the BCC for acceptance and recording. 			
COUNTY ATTORNEY REVIEW			
Check appropriate box			
<input type="checkbox"/>	REVIEWED Written Comments: <input type="checkbox"/> Attached <input type="checkbox"/> Available from Attorney (Attorney's initials: _____)		
<input type="checkbox"/>	NOT REVIEWED (No apparent legal issues.)		
<input checked="" type="checkbox"/>	NOT REVIEWED (Utilizes exact form or procedure previously approved by CAO.)		
<input type="checkbox"/>	OTHER		
ATTACHMENTS: (List in order as attached)		INSTRUCTIONS TO BOARD RECORDS:	
1) Permanent Easement 2) TCE 3) Affidavit 4) Joinder 5) Location Map		Please notify Deborah Allan, Property Management Department at extension 6290 of recording information. CCC Charge Account # AR300026; Project Management.	
COST:	\$108 Recording Fees	SOURCE (ACCT # & NAME):	404-6067880-561000-6067880-0003 Utilities Rates Dude Ranch Acres Sanitary Sewer Assessment Project.
COMMENTS:	N/A	AMT./FREQ. OF RECURRING COSTS: (ATTACH FISCAL IMPACT STATEMENT)	N/A

APPROVED IN OPEN SESSION

JAN 26 2010

BOARD OF COUNTY COMMISSIONERS
MANATEE COUNTY, FLORIDA

Project No. 404-6073980
Sanitary Sewer Line
Caruso Road

DISTRICT 5
COMMISSIONER
DONNA HAYES

Joseph E. Poirier
6012 47th Av E
ID#17159.0000/5

