

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



PROJECT #402-5126970
ID #75971.0000/2

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

UTILITY EASEMENT

THIS INDENTURE made this 16th day of December, 2010, between **GLORIA PREECE**, whose mailing address is 8702 King Road, Lakeview, Ohio 43331-9736, 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:

[Signature]
Witness
Gabriel D. Wickline
Printed Name
Lisa L. Preece
Witness
Lisa L. Preece
Printed Name

[Signature]
Grantor **GLORIA PREECE**

ACCEPTED IN OPEN SESSION

JAN 11 2011

BOARD OF COUNTY COMMISSIONERS
MANATEE COUNTY, FLORIDA

(Signature of two witnesses required by law)

STATE OF Ohio
COUNTY OF Logan

The foregoing instrument was acknowledged before me this 16th day of December, 2010, by **GLORIA PREECE**, who is personally known to me or who has produced Driver's License as identification.



GABRIEL D. WICKLINE
ATTORNEY AT LAW
Notary Public, State of Ohio
My Commission has no
Expiration Date
Section 147.03 R.C.

[Signature]
NOTARY PUBLIC Signature
Gabriel D. Wickline
Printed Name

EXHIBIT "A"

Description and Sketch

(NOT A SURVEY)

DESCRIPTION:

UTILITY EASEMENT. The northerly 5.00' of Lot 18, Block 1, TWIN ISLES ESTATE, Plat Book 5, Page 6, of the Public Records of Manatee County, Florida, lying in Section 11, Township 35 South, Range 16 East, Manatee County, Florida.

Containing 600 square feet more or less.

Lot 17

103rd Street West
Paradiso Drive (per P.B. 5, PG. 6)
50' Platted Right-of-Way
S25°37'38"W 60.00'

5' Utility
Easement
600 sq.ft.±

Lot 18

PID
7597100002

Lot 19

5' EASEMENT PER PLAT
N25°22'38"E 60.00'
15th Ave
(Per P.B. 2, PG. 59)
(UNIMPROVED)

NOTES:

1. This description and sketch does not certify or warranty: title, zoning, easements, or freedom of encumbrances.
2. No instruments of record reflecting easements, rights-of-way and/or ownership are known by, or were furnished except as shown hereon.
3. Not valid without the signature and original raised seal of a Florida licensed surveyor & mapper. This is not a survey.
4. The basis of bearing is the easterly right-of-way line of 103rd Street (Paradiso Drive) bears S 25°37'38" W (Plat).



MANATEE COUNTY
PROPERTY MANAGEMENT - SURVEY DIVISION



1112 MANATEE AVENUE WEST
BRADENTON, FLORIDA, 34205,
(941)748-4501

Todd E. Boyle, RSM
Registered Surveyor & Mapper, 6047

07/09/10

DATE

- LEGEND
- POB = POINT OF BEGINNING
 - POC = POINT OF COMMENCEMENT
 - R/W = RIGHT OF WAY
 - PC = POINT OF CURVATURE
 - P.B. = PLAT BOOK
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 - PID = PARCEL IDENTIFICATION NUMBER

Scale: NOT TO SCALE

Project / Job Number:
201004004_A

Sheet: 1 of 1

Section 11, Township 35
South, Range 16 East

DWG Date: July 06, 2010

Clerk of the Circuit Court - Manatee County
R.B."Chips" Shore
P.O. Box 25400 Bradenton FL 34206
Visit our website: "www.manateeclerk.com"

INVOICE

MAN CO PROJECT MGT
ATTN: DIANE - BOARD RECORDS

RECEIPT
#1 of #1

001.133000

AR PAYOR: AR300026 GOMC Book# 2366 Page# 17
DOC TYPE: EAS CALC AMOUNT: \$0.00
PAGES: 2 FILE# 002881618
Receipt: 490069879 1/13/11 3:45PM By: FGERNS

CODE	RECEIPT DESC.	FUND	ACCOUNT	QTY	FEE
R	RECORDING TRUST	199	000000341150	0	1.50
R	RECORDING FEES	001	000000341100	0	9.00
R	CLERK CT TECH FUND	199	000000341160	0	3.80
R	FL ASSOC COURT CLERK	001	000000208911	0	0.20
R	BD OF COUNTY COMM	001	000000208912	0	4.00



RECEIPT TOTAL: \$18.50
GRAND TOTAL: \$18.50

Receipt#
490069879 thru 490069879

OFFICE HOURS *****8:30 AM - 5:00 PM
"Pride in Service with a Vision to the Future"

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



PROJECT#402-5126970
ID #75971.0000/2

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

AFFIDAVIT OF OWNERSHIP AND ENCUMBRANCES

STATE OF FLORIDA
COUNTY OF MANATEE

BEFORE ME, the undersigned authority, this day personally appeared **GLORIA PREECE**, whose mailing address is **8702 King Road, Lakeview, Ohio 43331-9736**, 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:

NONE

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.

ACCEPTED IN OPEN SESSION

GLORIA PREECE
Grantor

JAN 11 2011

State of Ohio, County of Cuyahoga

SWORN to, or affirmed and subscribed before me this 16th day of December, 2010, by **GLORIA PREECE**, who is personally known to me or who has produced Drivers License as identification.

BOARD OF COUNTY COMMISSIONERS
MANATEE COUNTY, FLORIDA



GABRIEL D. WICKLINE
ATTORNEY AT LAW
Notary Public, State of Ohio
My Commission has no
Expiration Date
Section 147.03 R.C.

NOTARY PUBLIC Signature

Gabriel D. Wickline
Printed Name

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Todd E. Boyle, RSM
Registered Surveyor & Mapper, 6047

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Sheet: 1 of 1
Section 11, Township 35 South, Range 16 East
DWG Date: July 06, 2010

MANATEE COUNTY
PROPERTY MANAGEMENT - SURVEY DIVISION



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**MANATEE COUNTY GOVERNMENT
AGENDA MEMORANDUM**

SUBJECT	Twin Isles – Paradise Bay Estates Waterline Acquisition	TYPE AGENDA ITEM	Consent
DATE REQUESTED	January 11, 2011	DATE SUBMITTED/REVISED	December 29, 2010
BRIEFINGS? Who?	N/A	CONSEQUENCES IF DEFERRED	N/A
DEPARTMENT/DIVISION	Property Management Property Acquisition	AUTHORIZED BY TITLE	Charlie H. Bishop, Director, Property Management <i>CHB</i>
CONTACT PERSON TELEPHONE/EXTENSION	Bill Pearce / 6281	PRESENTER/TITLE TELEPHONE/EXTENSION	Joaquin Servia, Division Manager Property Acquisition / Extension 3021 <i>J.S.</i>
ADMINISTRATIVE APPROVAL		<i>[Signature]</i>	
ACTION DESIRED INDICATE WHETHER 1) REPORT; 2) DISCUSSION; 3) FORM OF MOTION; OR 4) OTHER ACTION REQUIRED			
Acceptance of, authorization to record, a Utility Easement from Gloria Preece for construction and maintenance of a water line along the north 5 feet of her property in the Twin Isles Estates Subdivision in Bradenton. Authorization to record, Affidavit of Ownership and Encumbrances from Gloria Preece.			
ENABLING/REGULATING AUTHORITY Federal/State law(s), administrative ruling(s), Manatee County Comp Plan/Land Development Code, ordinances, resolutions, policy			
Comp plan: - Goal 9.5-9.6 address the potable water system. Land Development Code- Section 909.1 Dedication.			
BACKGROUND/DISCUSSION			
<ul style="list-style-type: none"> • The Twin Isles – Paradise Bay Estates Waterline project was approved by the 2007 CIP. • The subject parcel is Lot 18 Twin Isles Estates located at 4603 103rd Street West in Bradenton. • The owner conveyed the Utility Easement by donation. • The aforementioned documents are hereby presented to the BCC for acceptance and recording. 			
COUNTY ATTORNEY REVIEW			
Check appropriate box	APPROVED IN OPEN SESSION		
<input type="checkbox"/>	REVIEWED	JAN 11 2011	
	Written Comments:	BOARD OF COUNTY COMMISSIONERS	
	<input type="checkbox"/> Attached	MANATEE COUNTY, FLORIDA	
	<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) Utility Easement 2) Affidavit 3) Location Map		Please notify Bill Pearce, Property Management Department, at extension 6281 regarding recording information. CCC Charge Account #AR300026; Project Management	
COST:	\$ 37 Recording Fees	SOURCE (ACCT # & NAME):	402-5126970-552000-5126970-0003 Twin Isles-Paradise Estates Waterline Fund Source: Utility Rates
COMMENTS:	N/A	AMT./FREQ. OF RECURRING COSTS: (ATTACH FISCAL IMPACT STATEMENT)	N/A

Gloria Preece
4603 103rd Street West
ID#75971.0000/2

Project No. 5126970
Utility Easement
Twin Isles-Paradise Bay Estates

DISTRICT 3
COMMISSIONER
John Chappie