

THIS INSTRUMENT PREPARED BY:
Matt Riggs, Acquisition Agent, American Acquisition Group, LLC
On Behalf of: Property Acquisition Division
Manatee County Property Management Department
1112 Manatee Avenue West, Suite 800
Bradenton, Florida 34205

Recorded with
Manatee County Florida Clerk
Access Official Records at
www.ManateeClerk.com
PROJECT NAME: 44th Avenue East
PROJECT#: 335-6071160
PARCEL#: 700
PID#: 15451.1440/9

=====SPACE ABOVE THIS LINE FOR RECORDING DATA=====

TEMPORARY CONSTRUCTION EASEMENT

For and in consideration of the benefits accruing to the owner, **STEVEN G. GASPER and SHARON L. GASPER**, husband and wife, whose mailing address is 4228 34th Street East, Bradenton, Florida 34208-7391, as "**Grantor**", does hereby give, grant, bargain and release to **MANATEE COUNTY**, a political subdivision of the State of Florida, whose mailing address is Post Office Box 1000, Bradenton, Florida 34206, as "**Grantee**", 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 Manatee County.

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:

Kathy Schroeder
Witness

Kathy Schroeder
Printed Name

Robert M. Riggs
Witness

Robert M. Riggs
Printed Name

Kathy Schroeder
Witness

Kathy Schroeder
Printed Name

Robert M. Riggs
Witness

Robert M. Riggs
Printed Name

(Signature of two witnesses required by law)

Steven G. Gasper
Grantor

STEVEN G. GASPER
Printed Name

Sharon L. Gasper
Grantor

SHARON L. GASPER
Printed Name

STATE OF FLORIDA
COUNTY OF MANATEE

ACCEPTED IN OPEN SESSION 11/19/13
BOARD OF COUNTY COMMISSIONERS, MANATEE COUNTY

The foregoing instrument was acknowledged before me this 17 day of October, 2013, by Steven G. Gasper and Sharon L. Gasper, husband and wife, who are () personally known to me or () who have produced as identification.

Notary Public Seal:



Kathy Schroeder
NOTARY PUBLIC, State of Florida

Kathy Schroeder
Printed Name

LEGAL DESCRIPTION AND SKETCH

TEMPORARY CONSTRUCTION EASEMENT

PARCEL 700

That part of Lot 53 of Oak Trace subdivision, as recorded in Plat Book 41, Page 122, Public Records of Manatee County, Florida, being in Section 8, Township 35 South, Range 18 East more particularly described as follows:



Commence at the north quarter corner of said Section 8, thence along the east line of Highland Ridge subdivision as recorded in Plat Book 39, Page 55, Public Records of Manatee County, Florida, S 00° 13' 03" W a distance of 107.91 feet to the southeast corner of Tract "F"; thence continue S 00° 13' 03" W a distance of 60.01 feet to a point on the survey base line of 44th Avenue East per Manatee County Public Works Project 6071160; thence along said survey base line S 88° 48' 04" E a distance of 125.02 feet; thence departing said survey base line, N 00° 13' 03" E a distance of 60.01 feet to the southeast corner of said Lot 53, being the POINT OF BEGINNING; thence along the south line of said Lot 53, N 88° 48' 04" W a distance of 28.35 feet; thence departing said south line N 46° 11' 56" E a distance of 39.42 feet to the east line of said Lot 53; thence along said east line S 00° 13' 03" W a distance of 27.88 feet to the POINT OF BEGINNING.

Containing 395 square feet, more or less.

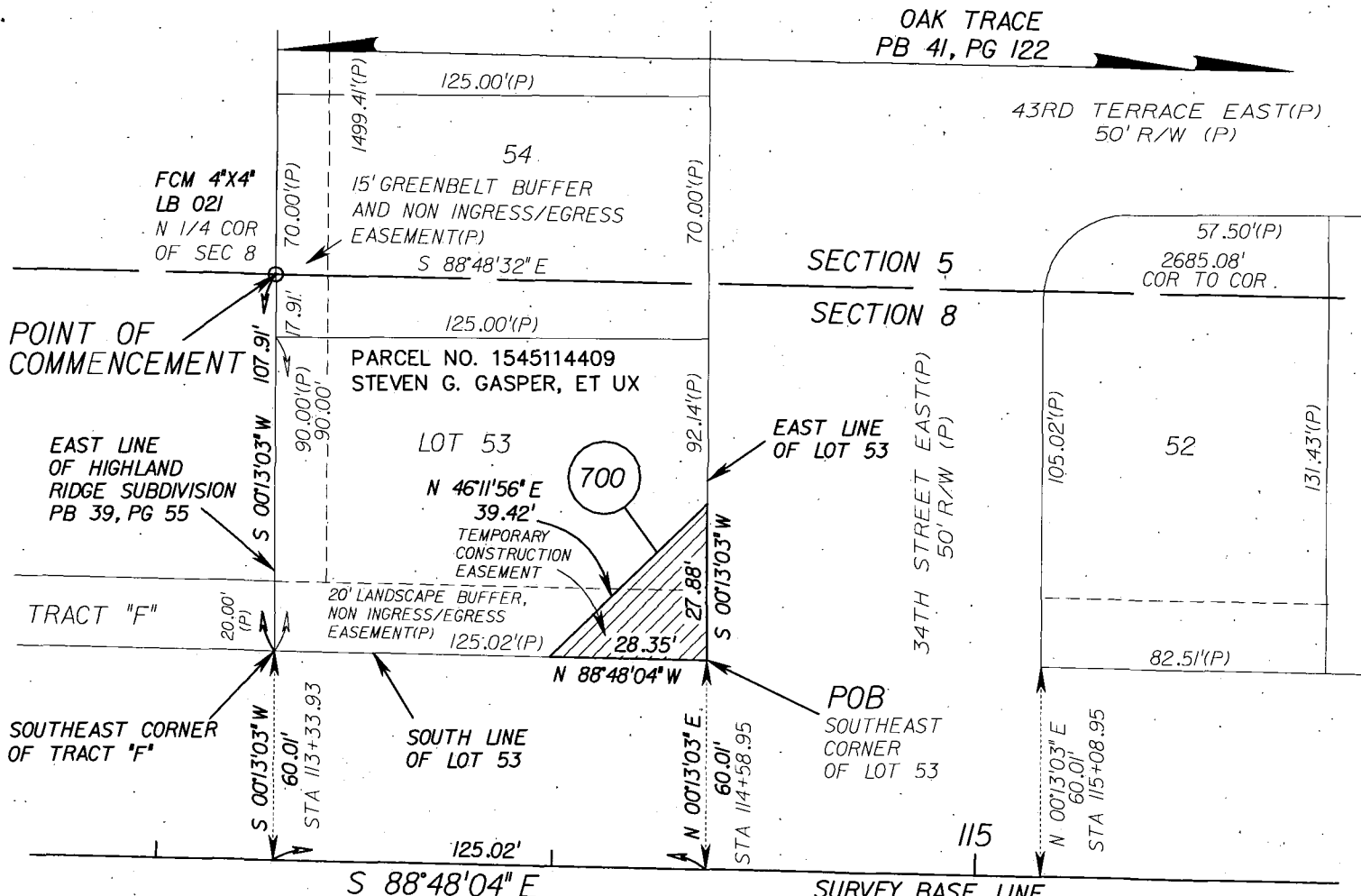
This legal description and sketch prepared by:

G. Jones
 GREGORY V. JONES
 No. 6388
 DATE: 6/05/12
 PROFESSIONAL SURVEYOR AND MAPPER
 STATE OF FLORIDA
 LICENSE NUMBER LS 6388

Note: Not Valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

		 MANATEE COUNTY PUBLIC WORKS		PREPARED BY:  MKIM & CREED 378 INTERSTATE COURT SARASOTA, FL. 34240 941-379-3404 LB 7917	
PARCEL SKETCH - THIS IS NOT A SURVEY					
		BY	DATE	Parcel Number 700	
		DRAWN	G. JONES	6 /05 /12	
		CHECKED	R ABERNATHY	6 /05 /12	
REVISION	BY	DATE	Project Number: 6071160 44th Avenue East		SHEET 1 OF 2

SECTION 8, TOWNSHIP 35 SOUTH, RANGE 18 EAST



ABBREVIATIONS

- B - BASE LINE
- CD - CHORD DISTANCE
- CB - CHORD BEARING
- COR - CORNER
- D - DEGREE OF CURVATURE
- FCIR - FOUND CAPPED IRON ROD
- FCM - FOUND CONCRETE MONUMENT
- FIR - FOUND IRON ROD
- FND - FOUND
- L - LENGTH OF CURVE
- LT - LEFT
- ID - IDENTIFICATION
- NO. - NUMBER
- O/S - OFFSET
- ORB - OFFICIAL RECORD BOOK
- (P) - PLAT
- PB - PLAT BOOK
- PC - POINT OF CURVATURE
- PG - PAGE
- PI - POINT OF INTERSECTION
- POB - POINT OF BEGINNING
- POC - POINT OF COMMENCEMENT
- PT - POINT OF TANGENCY
- R - RADIUS OF CURVE
- RR - RAILROAD
- RT - RIGHT
- R/W - RIGHT OF WAY
- SEC - SECTION
- STA - STATION
- T - TANGENT

This legal description and sketch is incomplete without the signed and sealed legal description.

PARCEL 700 CONTAINS
395 SQUARE FEET,
MORE OR LESS

THE BEARINGS SHOWN ON THIS SKETCH ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, 1983 NORTH AMERICAN DATUM, 1999 ADJUSTMENT, AS ESTABLISHED FROM THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST BEING A FCIR^{5/8}" - "FDOT" AND A FOUND 80d NAIL WITH DISK "ILLEGIBLE" DERIVING A BEARING OF N 01°12'25" W.

NOT TO SCALE

		MANATEE COUNTY PUBLIC WORKS		PREPARED BY: MKIM & CREED 378 INTERSTATE COURT SARASOTA, FL 34240 941-379-3404 LB 7917	
				PARCEL SKETCH - THIS IS NOT A SURVEY	
		BY	DATE	Parcel Number 700	
		DRAWN	G. JONES	6/05/12	
		CHECKED	R ABERNATHY	6/05/12	Project Number: 6071160 44th Avenue East
REVISION	BY	DATE	SHEET 2 OF 2		

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

BOARD RECORDS ATTN ROBIN
MAN CO PROJECT MGT

RECEIPT
#1 of #1

FL

001.133000

AR PAYOR: AR700013 GOMC Book# 2498 Page# 6399
DOC TYPE: EAS CALC AMOUNT: \$0.00
PAGES: 3 FILE# 003214336
Receipt: 475030162 11/19/13 12:31PM By: FGERNS

CODE	RECEIPT DESC.	FUND	ACCOUNT	QTY	FEE
R	RECORDING TRUST	199	000000341150	0	2.00
R	RECORDING FEES	001	000000341100	0	13.00
R	CLERK CT TECH FUND	199	000000341160	0	5.70
R	FL ASSOC COURT CLERK	001	000000208911	0	0.30
R	BD OF COUNTY COMM	001	000000208912	0	6.00



RECEIPT TOTAL: \$27.00
GRAND TOTAL: \$27.00

Receipt#
475030162 thru 475030162

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

Clerk of the Circuit Court - Manatee County
R.B."Chips" Shore
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UPDATED AGENDA MEMORANDUM

Manatee County Government Administrative Center
Commission Chambers, First Floor
9:00 a.m. - November 19, 2013

REVISED November 19, 2013 - Regular Meeting

Agenda Item #20

Approved in Open Session 11/19/13,
Manatee Board of County Commissioners

Subject

44th Avenue East, 30th Street East to 45th Street East, Road Right of Way CIP Project #335-6071160. Parcel 700, a Temporary Construction Easement owned by Steven G. Gasper and Sharon L. Gasper, located at 4228 34th Street East, Bradenton, Florida.

Briefings

None

Contact and/or Presenter Information

Lynn Willis, Real Property Specialist, Property Acquisition Division, Manatee County Property Management Department, Ext. 6287

Property Acquisition Division, Manatee County Property Management Department, Ext. 6286

Action Requested

Accept and Record Temporary Construction Easement from Steven G. Gasper and Sharon L. Gasper for property located at 4228 34th Street East, Bradenton, Florida for constructing the adjacent improvements, tying in and harmonizing to 44th Avenue East.

Enabling/Regulating Authority

Chapters 125 and 127, Florida Statutes, and Manatee County Comprehensive Plan - Goal 5.1 addresses the safety and efficiency of forecasted vehicular demands.

Background Discussion

The original 44th Avenue East Road Right of Way Improvement Project was approved in the FY 1994/1995 CIP on February 25, 1994, and re-approved in FY 2009/2010 CIP on September 15, 2009, Resolution R-09-219.

On August 13, 2013, the Board of County Commissioners executed the Contract for Purchase Temporary Construction Easement with Steven G. Gasper and Sharon L. Gasper, and the closing of this transaction was held October 17, 2013.

County Attorney Review

Not Reviewed (No apparent legal issues)

Explanation of Other

Reviewing Attorney

N/A

Instructions to Board Records

Record Temporary Construction Easement - Charge CCC #AR700013, Project Management, for Recording Fees.

Please e-mail a copy of this approved Agenda Item to:

Lynn Willis, Property Acquisition Division, (lynn.willis@mymanatee.org) and Sandra Murphy, County Attorney's Office (sandra.murphy@mymanatee.org).

Emailed 11/19/13, RLL

Cost and Funds Source Account Number and Name

Code cost of \$27.00 to 335-6071160 (Road Impact Fees Dist. D.).

Amount and Frequency of Recurring Costs

N/A

* Attachment: [TCE Gasper 700.pdf](#)

Attachment: [44th Ave E 30th-45th Parcel 700 Location Map.pdf](#)

This is correct attachment.

Manatee County Government Administrative Center
Commission Chambers, First Floor
9:00 a.m. - November 19, 2013

November 19, 2013 - Regular Meeting
Agenda Item #20

Subject

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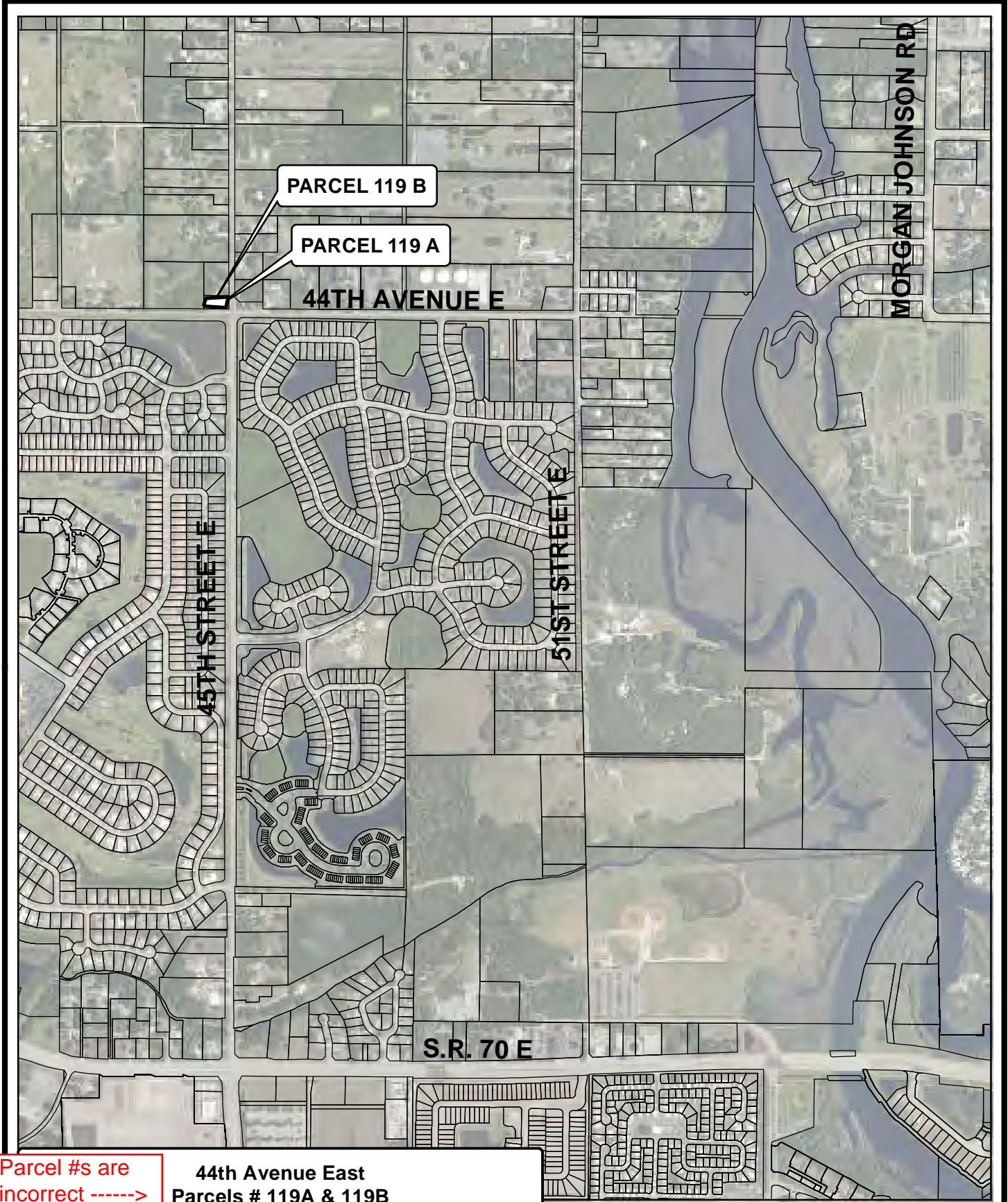
Amount and Frequency of Recurring Costs

N/A

Attachment: [TCE Gasper 700.pdf](#)

Attachment: [44th Ave E 30th-45th Parcel 119 A & B.pdf](#) **This attachment is incorrect**

THIS MAP HAS BEEN REPLACED - PARCEL #S 119a & 119b are incorrect; should be Parcel #700



Parcel #s are incorrect ----->

44th Avenue East
Parcels # 119A & 119B

Owners: Enjoy Faith Ang & New Blossom Ang

District 2 - Commissioner Michael Gallen

MEMORANDUM



County Administrator's Office
1112 Manatee Avenue West
Bradenton, FL 34205

MANATEE COUNTY FLORIDA

Phone: 941.745.3717
Fax: 941.745.3790
www.myanatee.org

DATE: November 19, 2013
TO: Ed Hunzeker, County Administrator
FROM: Diane Vollmer, Agenda Coordinator
SUBJECT: AGENDA UPDATE FOR MEETING OF NOVEMBER 19, 2013

THIS MEMO AND THE CHANGES INDICATED BELOW ARE REFLECTED IN THE ELECTRONIC AGENDA (E-AGENDA)

CHANGES TO CONSENT AGENDA

10. **FINAL PLAT – Prospect Point** – *The requested action was amended to delete the acceptance, execution, and recording of the Maintenance Agreement for Paver Brick.*
20. **44th Avenue East, 30th Street East to 45th Street East, Parcel 700, Temporary Construction Easement from Steven G. and Sharon L. Gasper** – *The corrected location map was added to the e-agenda.*