

36-SUB.10

Date: June 11, 2026
This instrument prepared
under the direction of:
Angela D. Tucker, Chief Counsel
Post Office Box 1249
Bartow, Florida 33831-1249
Department of Transportation

F.P. NO. 4335921
PARCEL 765.2
SECTION 13010-000
STATE ROAD 45 (US 41)
COUNTY Manatee

**SUBORDINATION AGREEMENT
For TEMPORARY EASEMENTS**

THIS AGREEMENT Made this 22nd day of September, 2026, by and between
MANATEE COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA,
hereinafter called the "party of the first part", and the STATE OF FLORIDA
DEPARTMENT OF TRANSPORTATION, hereinafter called the "Department", whose
post office address is: Post Office Box 1249, Bartow, Florida 33831-1249.

WITNESSETH:

WHEREAS, the party of the first part is the holder of a certain Permanent
Sidewalk Easement dated the 22nd day of October, 1999, and recorded in Official
Records Book 1614, Page 15, of the Public Records of Manatee County, Florida and,

WHEREAS, a portion of the land encumbered by said Permanent Sidewalk
Easement is required by the Department for public transportation purposes;

NOW THEREFORE, for and in consideration of the sum of One Dollar (\$1.00)
and other good and valuable considerations, paid, the receipt and sufficiency of which is
hereby acknowledged, the party of the first part hereby agrees, covenants, and
consents with the Department that the aforesaid Permanent Sidewalk Easement is and
shall continue to be subject and subordinate to the property rights of the Department
insofar as said affects the following described property, viz:

SEE EXHIBIT "A"

It is understood and agreed by the parties hereto that the rights granted herein
shall terminate upon completion of this transportation project, but no later than the 31st
day of December, 2032.

This subordination agreement shall be binding upon and inure to the benefit of
the respective heirs, legal representatives, successors and assigns of the parties
hereto.

DULY ADOPTED with a quorum present and voting this 21st day of September 2020.



**BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA**

By: [Signature]
Chairperson

ATTEST: ANGELINA COLONNESO
CLERK OF THE CIRCUIT COURT

By: [Signature]
Deputy Clerk

Grantor(s)' Mailing Address:

FP. NO. 4335921

SECTION 13010-000

PARCEL 765

TEMPORARY CONSTRUCTION EASEMENT

That portion of a Common Element Driveway, DDK Commercial Condominium, a subdivision in Section 23, Township 35 South, Range 17 East, as per plat thereof recorded in Condominium Book 36, Page 144, Public Records of Manatee County, Florida.

Being described as follows:

Commence at the northwest corner of the southwest 1/4 of said Section 23; thence along the north line of said southwest 1/4, South 89°33'59" East a distance of 1,314.06 feet to the survey base line of State Road 45(US 41); thence along said survey base line South 00°28'52" West a distance of 693.28 feet; thence North 89°30'48" West a distance of 48.05 feet for a POINT OF BEGINNING; thence continue North 89°30'48" West a distance of 6.66 feet; thence North 00°28'52" East a distance of 22.35 feet; thence South 89°31'08" East a distance of 6.66 feet; thence South 00°28'52" West a distance of 22.35 feet to the POINT OF BEGINNING.

Containing 149 square feet.

Legal Description Approved by
Wilfredo A. Alfonzo P.S.M. #7107
On August 14, 2025

EXHIBIT "A"

36-SUB.10

Date: July 24, 2026
This instrument prepared
under the direction of:
Angela D. Tucker, Chief Counsel
Post Office Box 1249
Bartow, Florida 33831-1249
Department of Transportation

F.P. NO. 4335921
PARCEL 766.2
SECTION 13010-000
STATE ROAD 45 (US 41)
COUNTY Manatee

**SUBORDINATION AGREEMENT
For TEMPORARY EASEMENTS**

THIS AGREEMENT Made this 23rd day of September, 2026, by and between
MANATEE COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA,
hereinafter called the "party of the first part", and the STATE OF FLORIDA
DEPARTMENT OF TRANSPORTATION, hereinafter called the "Department", whose
post office address is: Post Office Box 1249, Bartow, Florida 33831-1249.

WITNESSETH:

WHEREAS, the party of the first part is the holder of a certain Permanent
Sidewalk Easement dated the 22nd day of October, 1999, and recorded in Official
Records Book 1614, Page 15, of the Public Records of Manatee County, Florida and,

WHEREAS, a portion of the land encumbered by said Permanent Sidewalk
Easement is required by the Department for public transportation purposes;

NOW THEREFORE, for and in consideration of the sum of One Dollar (\$1.00)
and other good and valuable considerations, paid, the receipt and sufficiency of which is
hereby acknowledged, the party of the first part hereby agrees, covenants, and
consents with the Department that the aforesaid Permanent Sidewalk Easement is and
shall continue to be subject and subordinate to the property rights of the Department
insofar as said affects the following described property, viz:

SEE EXHIBIT "A"

It is understood and agreed by the parties hereto that the rights granted herein
shall terminate upon completion of this transportation project, but no later than the 31st
day of December, 2032.

This subordination agreement shall be binding upon and inure to the benefit of
the respective heirs, legal representatives, successors and assigns of the parties
hereto.

DULY ADOPTED with a quorum present and voting this 23rd day of September 2026.



**BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA**

By: *Tal*
Chairperson

ATTEST: ANGELINA COLONNISO
CLERK OF THE CIRCUIT COURT

By: *Debra P. Hise*
Deputy Clerk

Grantor(s)' Mailing Address:

FP. NO. 4335921

SECTION 13010-000

PARCEL 766

TEMPORARY CONSTRUCTION EASEMENT

That portion of Unit B, DDK Commercial Condominium, a subdivision in Section 23, Township 35 South, Range 17 East, as per plat thereof recorded in Condominium Book 36, Page 144, Public Records of Manatee County, Florida.

Being described as follows:

Commence at the northwest corner of the southwest 1/4 of said Section 23; thence along the north line of said southwest 1/4, South 89°33'59" East a distance of 1,314.06 feet to the survey base line of State Road 45 (US 41); thence along said survey base line South 00°28'52" West a distance of 693.28 feet; thence North 89°30'48" West a distance of 48.05 feet for a POINT OF BEGINNING; thence South 00°28'52" West a distance of 7.13 feet; thence North 89°31'08" West a distance of 6.66 feet; thence North 00°28'52" East a distance of 7.13 feet; thence South 89°30'48" East a distance of 6.66 feet to the POINT OF BEGINNING.

Containing 47 square feet.

Legal Description Approved by:
Wilfredo A. Alfonzo P.S.M. #7107
On: August 14, 2025



September 22, 2026 - Regular Meeting

Subject

Execution of Subordination Agreement for Temporary Easements to the Florida Department of Transportation for Parcels 765.2 and 766.2, located on 14th Street West, Bradenton, Florida, 34207, Peter Morrow Property Acquisition Division Manager-District 4

Category

CONSENT AGENDA

Briefings

None

Contact and/or Presenter Information

- Peter Morrow, Property Acquisition Division Manager, Property Management Department, Extension 6913
- Eva Mejia, Senior Real Property Specialist, Property Acquisition Division, Property Management Department, Extension 6290

Action Requested

- Execution of Subordination Agreement for Temporary Easements ("Subordination") with The Florida Department of Transportation for parcel 765.2; and
- Execution of Subordination Agreement for Temporary Easements ("Subordination") with The Florida Department of Transportation for parcel 766.2

Enabling/Regulating Authority

- Florida Statutes, Chapter 125. County Government

Applicable Advisory Board

N/A

Background Discussion

- The Florida Department of Transportation (FDOT) owns the property located at 14th Street West, Bradenton, Florida, 34207 (Property) (also known as parcel identification number 5471600609).
- FDOT has a sidewalk project located on State Road 45 (US 41) from 69th Avenue (Bay Drive) to 63rd Avenue West and from 53rd Avenue (SR 70) to Cortez Road (SR 684).
- FDOT's acquisition related to the project was originally completed around 2020. The project was not constructed and the Temporary Construction Easements that were acquired by FDOT had an expiration date of December 31, 2024.

- With the anticipation of constructing the project, FDOT is extending the expiration date of the Temporary Construction Easements to December 31, 2032 and is repurchasing the needed Temporary Construction Easements.
- Manatee County has Permanent Sidewalk Easements within the FDOT's project area that was conveyed to Manatee County and recorded on October 22, 1999, in Official Records Book 1614, Page 15, of the Public Records of Manatee County, Florida.
- FDOT requires Manatee County to subordinate their easement interests to allow construction of their sidewalk project.
- The Public Works Department has reviewed the Subordinations and does not object to the execution of the Subordinations that is the subject of this agenda.

Attorney Review

Not Reviewed (No apparent legal issues)

Instructions to Board Records

Please have the Chair execute page 2 of Subordination 765.2 and execute page 2 of Subordination 766.2. The original Subordination will also be executed by FDOT and then recorded in public record, please return via interoffice mail, two original, County executed Subordination Agreement for Temporary Easements Interests to:

Eva Mejia, Property Management Department / Property Acquisition Division, 9000 Town Center Parkway, Lakewood Ranch, Florida, 34202

The fully executed and recorded Subordination will be provided to Board Records by Eva Mejia once received back from FDOT.

Please email a copy of the approved agenda item to:

- Eva Mejia at eva.mejia@mymanatee.org
- Gary Hinton at gary.hinton@mymanatee.org

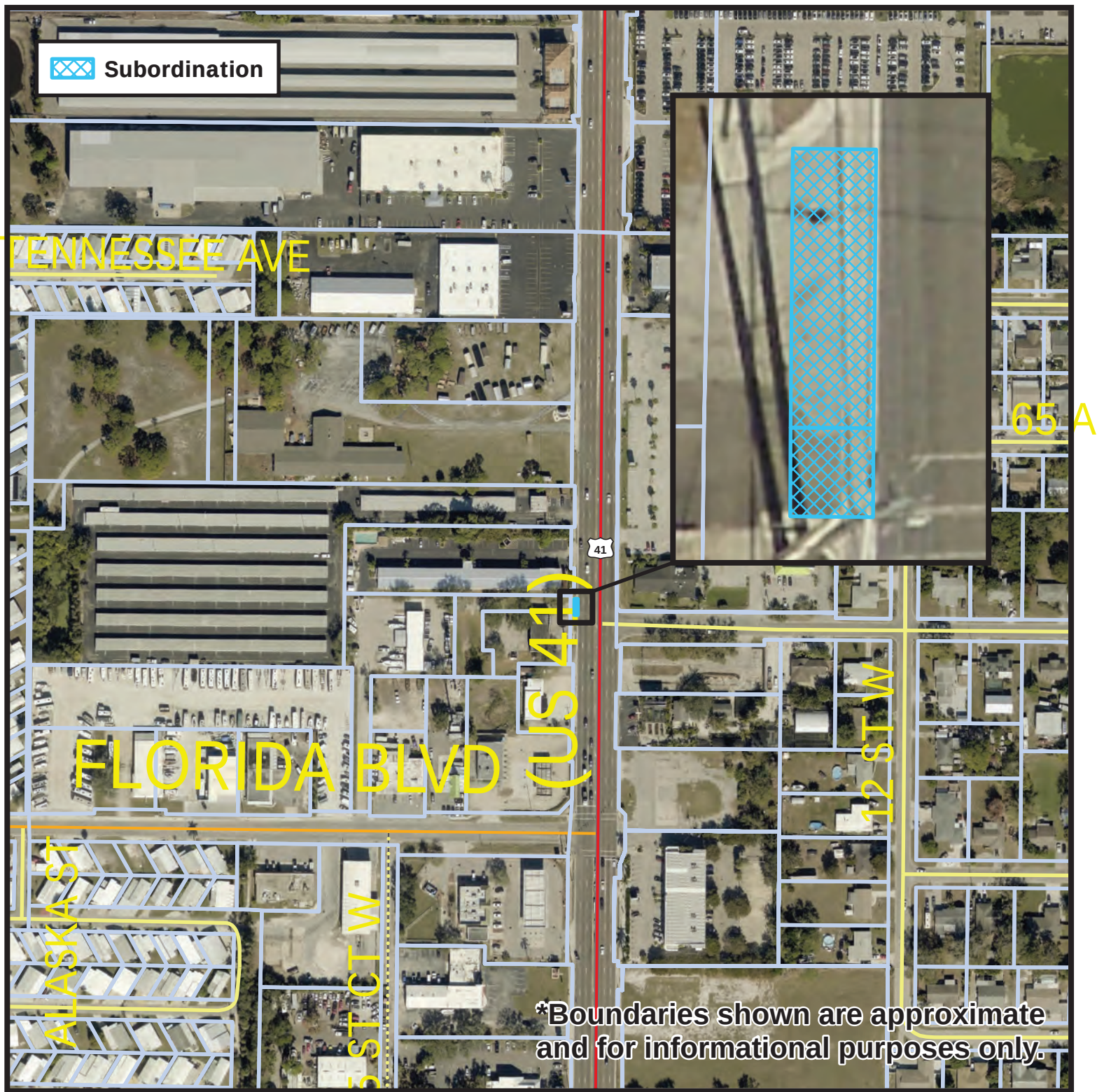
Cost and Funds Source Account Number and Name

N/A

Amount and Frequency of Recurring Costs

N/A

Distributed 9/25/26, RT



SUBORDINATION

STATE OF FLORIDA
DEPARTMENT OF TRANSPORTATION
14TH STREET WEST
BRADENTON, FLORIDA 34207
PID 5471600609



DISTRICT 4- MIKE RAHN