

Work Request No. 11671257

UNDERGROUND EASEMENT (BUSINESS)

Sec.3, Twp 50 S, Rge 42 E

This Instrument Prepared By

Parcel I.D. 504210210330
(Maintained by County Appraiser)

Name: _____
Co. Name: City of Fort Lauderdale
Address: 528 NW 2nd St
Fort Lauderdale, FL 33311

The undersigned, in consideration of the payment of \$1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company, its affiliates, licensees, agents, successors, and assigns ("FPL"), a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility facilities (including cables, conduits, appurtenant equipment, and appurtenant above ground equipment) to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage as well as the size of, and remove such facilities or any of them within an easement described as follows:

Reserved for Circuit Court

See Exhibit "A" ("Easement Area")

Together with the right to permit any other person, firm, or corporation to attach or place wires to or within any facilities hereunder and lay cable and conduit within the Easement Area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area; the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on _____, 20__.

Signed, sealed and delivered in the presence of:

City of Fort Lauderdale

(Witness' Signature)

By: _____

Print Name: _____
(Witness)

Print Name: Greg Chavarria, City Manager

Print Address: 528 NW 2nd St, Fort Lauderdale FL 33311

(Witness' Signature)

Print Name: _____
(Witness)

STATE OF FLORIDA AND COUNTY OF Broward. The foregoing instrument was acknowledged before me by [] physical presence or [] on-line notarization, this _____ day of _____, 2023, by _____, the _____ of _____

a _____, who is personally known to me or has produced _____ as identification, and who did (did not) take an oath.
(Type of Identification)

My Commission Expires:

Notary Public, Signature

Print Name



Exhibit A

Refer to final copy for official records

Section 4 Township 50 S, Range 42 E
BROWARD County, Florida Scale: 1"=30'

FPL Work Request # _____

Reserved for Circuit Court

LEGAL DESCRIPTION:

FPL EASEMENT

THE SOUTH 10 FEET OF LOT 31, BLOCK 8, BRYAN SUBDIVISION OF BLOCKS 5, 8 AND 19, FORT LAUDERDALE, FLA." AS RECORDED IN PLAT BOOK 1 AT PAGE 18 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA.
CONTAINING 1,349 SQUARE FEET MORE OR LESS.

SURVEYOR'S NOTES:

- Legal Description as per client's written instructions.
- Platted easements, if any, are not shown.
- Surveyor makes no statement as to ownership.

B.E.C. ORDER NO. 03-87743, DRAWING: 2634-SS-02,
DATE: 07-26-23

Biscayne Engineering Company, Inc.
529 West Flagler Street, Miami, FL. 33130
Tel. (305) 324-7671, Fax (305) 324-0809
State of Florida Department of Agriculture
LB-0000129

- Document is not complete without all 2 pages.
THIS IS NOT A SURVEY
PAGE 1 OF 2

SURVEYOR'S CERTIFICATE:

I hereby certify that the attached "SKETCH TO ACCOMPANY LEGAL DESCRIPTION" was prepared in accordance with the Standards of Practice for Surveying and Mapping, as set forth in Chapter 5J-17 Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Not valid without the original signature and seal of a Florida Licensed Surveyor and Mapper.

Digitally signed by WOLFGANG S HUECK

Date: 2023.09.29 09:35:12 -04'00'

Wolfgang S. Hueck
Professional Surveyor and Mapper No. 6519
State of Florida



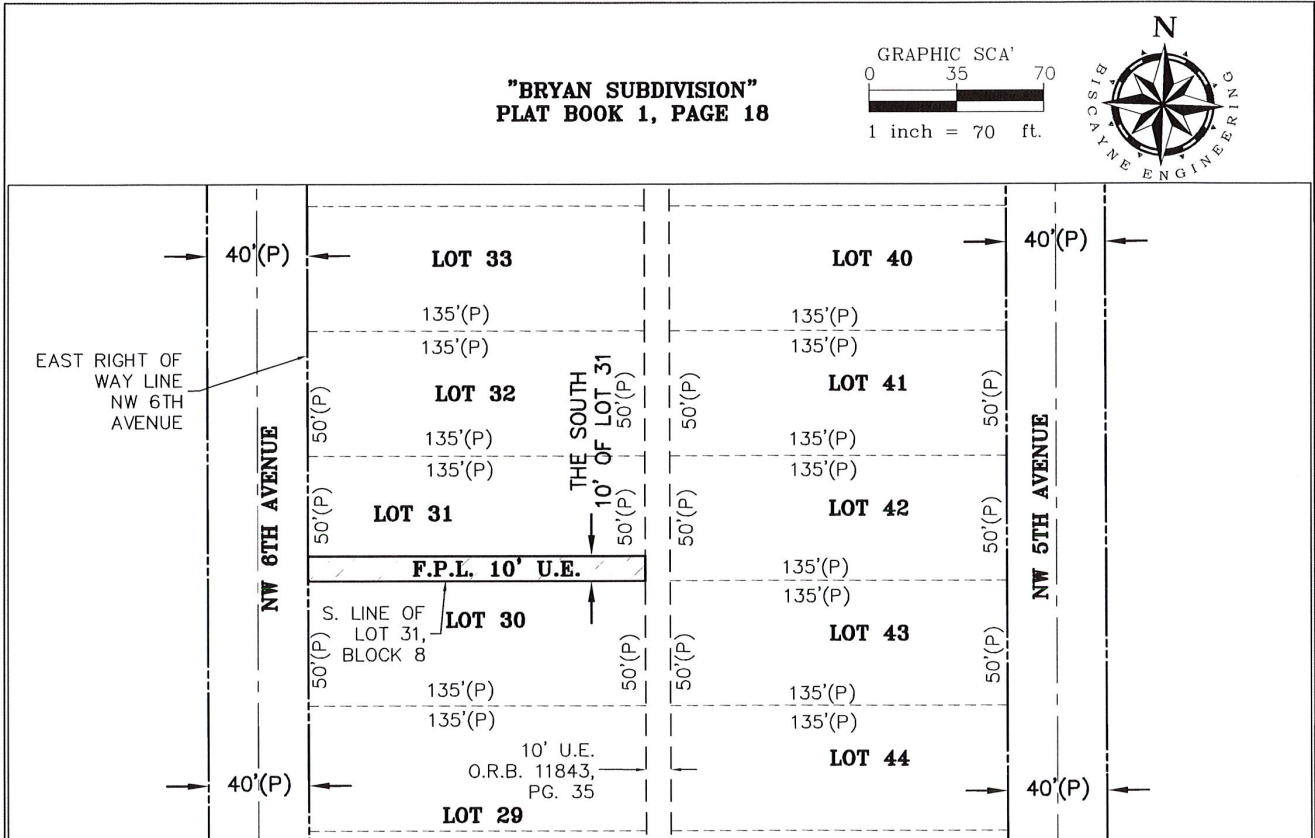
Exhibit A

*Refer to land copy
for official stamp-off*

Section 4 Township 50 S, Range 42 E
BROWARD County, Florida Scale: 1"=30'

FPL Work Request # _____

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PAGE 2 OF 2

ABBREVIATIONS:

F.P.L. = FLORIDA POWER AND LIGHT
(P) = PER PLAT
PG. = PAGE
O.R.B. = OFFICIAL RECORDS BOOK
U.E. = UTILITY EASEMENT