

Work Request No.11138939

UNDERGROUND EASEMENT (BUSINESS)

Sec 04 Twp 50 S, Rge 42 E

This Instrument Prepared By

Parcel I.D. 494234067980
(Maintained by County Appraiser)

Name:

Co. Fort Lauderdale Community
Redevelopment Agency, Fort Lauderdale FL
33311

Address: NW 8th 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 wires to 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 heretofore described, 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 _____, 2023

Signed, sealed and delivered in the presence of:

Fort Lauderdale Community Redevelopment Agency.

By: _____

(Witness' Signature)

Print Name: _____

Print Name: _____
(Witness)

Print Address NW 8 St Fort Lauderdale FL 33311

(Witness' Signature)

By: _____

Print Name: _____
(Witness)

Print Name: _____

Print Address: _____

STATE OF FLORIDA AND COUNTY OF BROWARD. The foregoing instrument was acknowledged before me this _____ day of _____, 2023, by _____, and _____, [who is (are) personally known to me or] has (have) produced _____ as identification or by means of [] physical presence or [] online notarization, and who did (did not) take an oath.

My Commission Expires:

Notary Public, Signature

Print Name _____

"EXHIBIT A"
LEGAL DESCRIPTION AND SKETCH
 (ID #4942 34 06 7980)

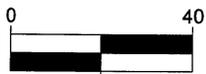
DESCRIPTION:

THE EAST 10.00 FEET OF LOT 48, BLOCK 275, PROGRESSO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

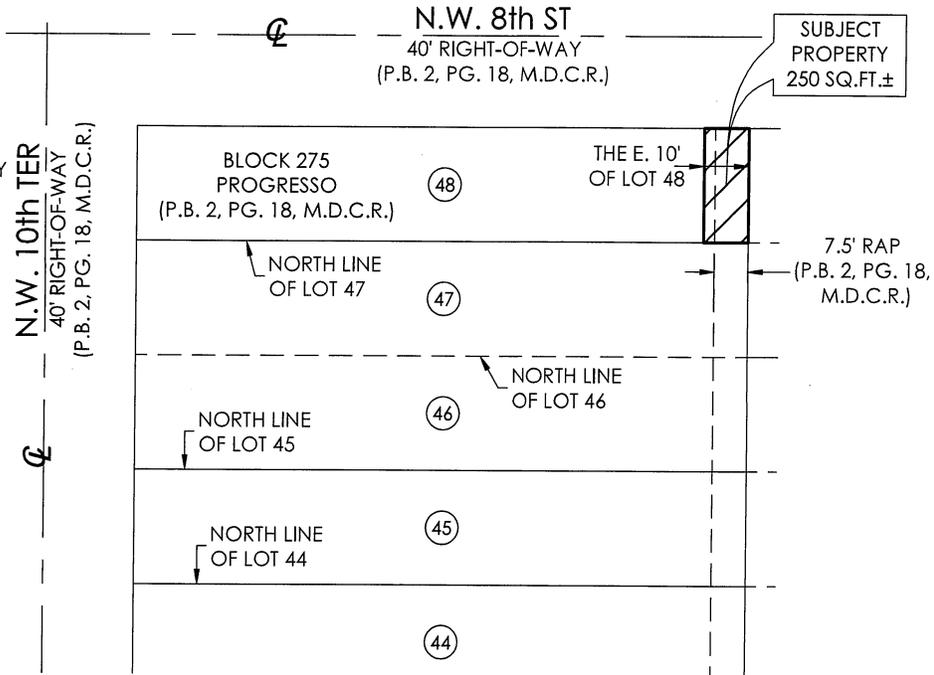
SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA, CONTAINING 250 SQUARE FEET MORE OR LESS.

ABBREVIATIONS

- B.C.R.....BROWARD COUNTY RECORDS
- E.....EAST
- M.D.C.R.....MIAMI-DADE COUNTY RECORDS
- N.....NORTH
- P.....PLAT
- P.B.....PLAT BOOK
- PG.....PAGE
- R.A.P.....RESERVED FOR ALLEY PURPOSES
- R/W.....RIGHT-OF-WAY
- S.....SOUTH
- W.....WEST



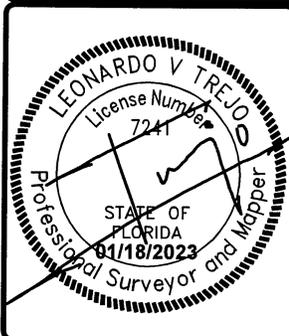
SCALE: 1"=40'



NOTES:

1. THIS IS NOT A SURVEY, BUT ONLY A GRAPHIC DEPICTION OF THE LAND SHOWN HEREON AND ITS LEGAL DESCRIPTION; NO BOUNDARY CORNERS WERE SET IN THE FIELD RELATED TO THIS SKETCH.
2. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHT-OF-WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
3. THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY LEONARDO V TREJO ON 01/18/2023.
4. WR# **11138939**.

LAND OWNER SIGNATURE:



JOB NUMBER: **22-084 LOTS 48, BLOCK 275**

TREJO
 & associates inc

Certificate of authorization LB#8339
 2848 N University Dr
 Coral Springs, Florida 33065
 Telephone 954-449-5971

No	REVISIONS	DATE

DRAWN BY OB
CHECKED BY LT
SCALE 1"=40'
SHEET NUMBER 1 OF 1

Work Request No.11138939

UNDERGROUND EASEMENT (BUSINESS)

Sec 04 Twp 50 S, Rge 42 E

This Instrument Prepared By

Parcel I.D. 494234067960
(Maintained by County Appraiser)

Name:

Co. Fort Lauderdale Community
Redevelopment Agency, Fort Lauderdale FL
33311

Address: 740 NW 10 Ter 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")

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IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on _____, 2023

Signed, sealed and delivered in the presence of:

Fort Lauderdale Community Redevelopment Agency

By: _____

(Witness' Signature)

Print Name: _____

Print Name: _____
(Witness)

Print Address 740 NW 10 Ter Fort Lauderdale FL 33311

(Witness' Signature)

By: _____

Print Name: _____
(Witness)

Print Name: _____

Print Address: _____

STATE OF FLORIDA AND COUNTY OF BROWARD. The foregoing instrument was acknowledged before me this ____ day of _____, 2023, by _____ and _____, []who is (are) personally known to me or [] has (have) produced _____ as identification or by means of [] physical presence or [] online notarization, and who did (did not) take an oath.

My Commission Expires:

Notary Public, Signature

Print Name _____

"EXHIBIT A"
LEGAL DESCRIPTION AND SKETCH
 (740 NW 10th TER, ID# 4942 34 06 7960)

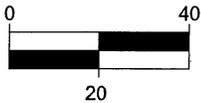
DESCRIPTION:

THE EAST 10.00 FEET OF LOT 45, BLOCK 275, PROGRESSO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 18 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

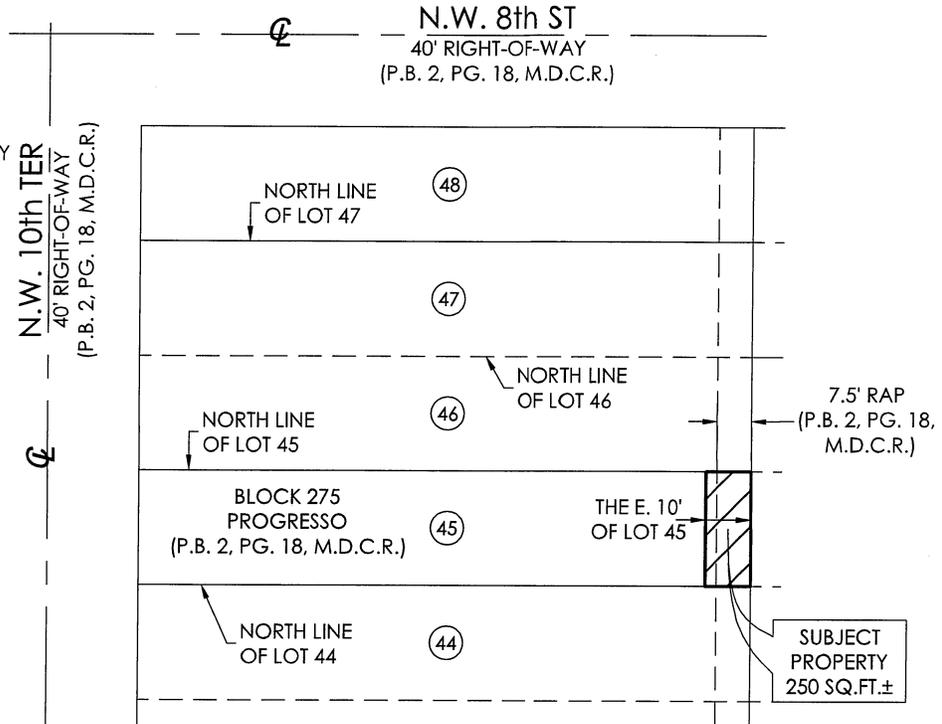
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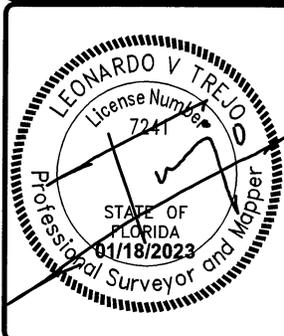
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4. WR# **11138939**.

LAND OWNER SIGNATURE:



JOB NUMBER: **22-084 LOTS 45 BLOCK 275**

TREJO
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Certificate of authorization LB#8339
 2848 N University Dr
 Coral Springs, Florida 33065
 Telephone 954-449-5971

No	REVISIONS	DATE

DRAWN BY
OB

CHECKED BY
LT

SCALE
1"=40'

SHEET NUMBER

1 OF 1